

WASHINGTON COUNTY REPORTS

CONTAINING FOR TEMPORARY USE ADVANCE SHEETS OF THE DECISIONS OF THE JUDGES OF THE 27TH JUDICIAL DISTRICT OF PENNSYLVANIA AND THE OFFICIAL LEGAL NOTICES AND ADVERTISEMENTS OF THE SEVERAL COURTS OF THE COUNTY OF WASHINGTON, PENNSYLVANIA. Established March 31, 1920 as the **Official Legal Periodical** for Washington County, Pennsylvania. Owned & Published since January 1, 1958 by the **Washington County Bar Association**, 119 S. College St., Washington, PA 15301

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**SERVING THE LEGAL COMMUNITY
OF WASHINGTON COUNTY, PENNSYLVANIA**

MOTIONS COURT SCHEDULE

CR#/Suite#	Complete info @www.washingtoncourts.us/101/Judges <i>Note Senior Judge Kathy Emery moved to CR#4/Third Floor/#3005</i>
Costanzo, Valarie CR#7/1001	Motions Tu & Th at 9:15a.m. Motions in person, with sign up at least 24 hours prior to presentation. Judge of the Term, Criminal: March, May, July, Sept, Nov. For complete Standard Operating Procedures: https://www.washingtoncourts.us/194/Valarie-Costanzo .
DiSalle, John CR#2/2002	Effective July 7, 2025 , all Family Court motions presented on behalf of parties represented by counsel shall be handled remotely via email, fax or mail to chambers. Attorney must e-file all motions prior to emailing them to Judge DiSalle's staff. Counsel for filing party must notify all necessary parties that the motion is being filed and shall clearly indicate to the court whether the motion is contested. Contested motions shall include a scheduling order. Pro Se motions and emergency motions (i.e. those involving the health, safety and welfare of a child or risk of flight) shall be presented on Tuesdays at 9:15a.m. in courtroom #2 with requisite five (5) days' notice to all necessary parties.
Lucas, Michael, CR#6/1006	Motions 1st-20th of each month on M 1:15p and Tu-Fri 8:45a Civil Judge of the Term, 1st-15th of each month. Motions Court is held in person. Motions sign-up in person, mail or email. Original motion to be filed with Prothonotary prior to presentation and copy of motion delivered to chambers to arrive by noon (12:00p) the business day prior to the scheduled presentation.
Neuman, Brandon CR#1/2001	Tu, W & Th at 9:15a. Judge of the Term, Civil: 15th to the end of each month. Motions in person, with signup by Noon the business day prior to presentation; signup in-person, by mail, or by email. Motions submitted by mail or email: original to be filed with Prothonotary, copy to Judge's office. Uncontested motions dropped off or emailed to amber.ross, court.crier.neuman or law.clerk.neuman all @washingtoncourts.us. NO MOTIONS 12/23, 12/24, 12/25, 12/30, 12/31
McDonald, Traci CR#5/1004	Tu & Th 9:30a. Motions in person, with signup by Noon the business day prior to presentation. Judge of the Term, Criminal: Aug., Oct., Dec. See Standard Operating Procedures at https://www.washingtoncourts.us/258/Traci-L-McDonald
Pettit, Jesse CR#3/2003	Tu & Th 9:15a. Motions in person, with signup for Tues. motions by Noon the Friday prior and signup for Thurs. motions by Noon the Monday prior. See Standard Operating Procedures: https://www.washingtoncourts.us/375/Jesse-D-Pettit-Judge .

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OBITER DICTUM

From the ABA Journal Daily Newsletter: [1] A Nevada judge, who argued a State Supreme Court reversal order “could mean a lot of things,” has been suspended for failing to comply with the law. Judge Erika Ballou has been suspended without pay for 18 months with 12 months suspended if she successfully completes a probationary period of two years and takes remedial training. Judge Ballou sits in the state’s 8th Judicial District and was accused of failing to follow orders of the Nevada Supreme Court in the case of Mia Christman, who argued she received ineffective assistance of counsel during sentencing. Ballou ruled for Christman and ordered her released from custody. Prosecutors sought a Writ of Mandamus which was granted by the Nevada Supreme Court in August 2022, on the basis that the evidence did not support the finding of ineffective counsel, reversed Ballou’s order and demanded for proceedings consistent with its order. On remand, Judge Ballou scheduled a hearing to allow Christman to present more evidence. Prosecutors filed a Petition for Writ of Mandate, which was granted by the Supreme Court in October 2023. The Court found that Judge Ballou failed to follow its 2022 mandate and ordered Ballou to enter judgment for the prosecution. Ballou didn’t immediately follow the State Supreme Court’s directive and, therefore, prosecutors filed a motion with the Supreme Court to enforce its previous mandates and also filed a recusal motion in Christman’s criminal case. Ballou did not stay the case at that point. Christman filed a Motion to Strike the Recusal Motion, arguing it should have been filed in her Post Conviction proceeding rather than the underlying criminal case. Ballou granted Christman’s motion. In May 2024, the State Supreme Court ordered assignment of the case to a different judge. The Commission rejected Judge Ballou’s arguments finding that she failed to follow the Supreme Court’s two orders and failed to stay the case while the recusal motion was pending. According to the Commission, Ballou was “a seasoned defense attorney” before taking the bench and understood criminal procedure. Other News: The trial court lacks jurisdiction to stay eviction after properly denying untimely appeal from judgment against tenant for possession and monetary damages in landlord-tenant action. *Penn Sycamore Apartments v. Brooks*, 2025 Pa. Super. 217 (September 25, 2025).

Note: Obiter Dictum does not necessarily reflect the views of the employees, officers, and/or members of the Washington County Bar Association. Obiter Dictum is not an editorial, it is a compilation of items about the law, attorneys, and related matters. It is not intended to endorse or promote any particular point of view.

NOTICES TO THE PROFESSION

Effective Friday, October 24, 2025, and moving forward, DUI Central Court proceedings will be held in Courtroom #8 of the Washington County Courthouse (located in the basement). The office address for all correspondence concerning DUI Central court shall be: Court Administrator, 1 South Main Street, Suite 1003, Washington, PA 15301. Phone #724-228-1105, Fax #724-228-5559.

WASHINGTON COUNTY BAR ASSOCIATION 2025 BOARD OF DIRECTORS

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2026 ADMINISTRATIVE REGULATIONS



FILED
November 12, 2025 12:50 PM
Office of the Prothonotary
Washington County, Pennsylvania
Notice of Judgment, Order or Decree
Served on November 12, 2025
Pursuant to Pa.R.C.P. 236
To all parties or counsel of record.
See distribution list or docket for more information
CV-2025-00001

IN THE COURT OF COMMON PLEAS OF WASHINGTON COUNTY PENNSYLVANIA

CIVIL DIVISION

IN RE:)				
)		No.	2025-1	
ADMINISTRATIVE)		No.	2026-1	
REGULATIONS)				

ADMINISTRATIVE ORDER

AND NOW, this 12th day of November, 2025, it is ORDERED, ADJUDGED, and DECREED that the Administrative Regulations for calendar year 2026 are set forth below. The Administrative Regulations shall be effective January 1, 2026.

I. CALENDAR 2026

The following court calendar and judicial assignments are made for calendar year 2026. While this Administrative Order attempts to set forth a pattern designed to expedite all the business of the court, the members of the bench shall remain flexible so that adjustments may be made as necessary to effectuate the prompt and proper administration of justice.

In the event a judge seeks to recuse from a case, he or she shall complete a recusal form and forward same to the President Judge for reassignment. In the event a magisterial district judge seeks to recuse from a case, he or she shall complete a recusal form and forward same to the Deputy Court Administrator for Special Courts for reassignment by the President Judge.

The Court Administrator shall publish a court calendar incorporating the dates set forth herein and any other pertinent information for the benefit of the Bar and the public. The court calendar shall be available on the court's website at www.washingtoncourts.us and in hard copy in the office of Court Administration.

A. TRIAL TERMS**Criminal Jury Selection Dates**

<u>Zone 1</u>	<u>Zone 2</u>
January 12	January 6
February 9	February 2
March 9	March 2
April 13	April 6
May 11	May 4
June 8	June 1
August 10	August 3
September 21	September 14
October 19	October 5
November 2	November 16
December 14	December 7

Civil Juror Qualification Dates

January 8	June 11
January 15	August 6
February 5	August 13
February 12	September 17
March 5	September 24
March 12	October 8
April 9	October 22

April 16	November 5
May 7	November 19
May 14	December 10
June 4	December 17

Judges assigned to Courtroom Numbers 1, 2, and 7 shall be prepared to allow for use of those courtrooms for jury selection and for trials involving special circumstances.

B. ARGUMENT COURT

The Court Administrator shall set sessions for argument court in the court calendar and shall assign cases to the argument list pursuant to Local Rule of Civil Procedure 302.

C. ORPHANS' COURT

Accounts shall be scheduled for audit on the following dates at 9:30 A.M. before the judge assigned to Orphans' Court:

January 16	March 20	May 15
July 17	September 18	November 20

The Motions Court schedule for Orphans' Court can be found on the Court's website at www.washingtoncourts.us and in the *Washington County Reports*. Copies of all accounts scheduled for Audit and a copy of every motion shall be provided prior to presentation to the Audit and Guardianship Clerk in the Court Administrator's office and the Audit Attorney.

D. DUI CENTRAL COURT

Preliminary hearings in cases where Driving Under the Influence is a charged offense shall be scheduled for DUI Central Court, in accordance with the policy established by

the President Judge. A matter shall not be scheduled for DUI Central Court if the accompanying charges include a felony offense (other than a felony DUI charge) or if the accompanying charges involve a victim. DUI Central Court shall be held in Courtroom Number 8 at the Washington County Courthouse.

All continuance requests pertaining to DUI Central Court hearings shall be in writing and include the position of the other party. Continuance requests shall be submitted to the Deputy Court Administrator for Special Courts, who will review same and present such requests, as appropriate, to the President Judge for review and determination. Any continuance requested on the day of the hearing shall be decided upon by the presiding magisterial district judge

Defendants who have a second offense or greater DUI conviction in ten years and defendants who have multiple lifetime DUI convictions shall be considered for placement into the Washington County DUI Repeat Offender Program (D.R.O.P.) as a condition of bail; said placement decision shall be made by the Magisterial District Judge on a case-by-case basis.

The following schedule is established for DUI Central Court:

January 9 January 30	February 6 February 20	March 13 March 27
April 10 April 24	May 1 May 15 May 29	June 12 June 26
July 10 July 17 July 31	August 14 August 28	September 4 September 18
October 2 October 16 October 30	November 6 November 20	December 4 December 18

II. JUDGE OF TERM

A. Civil. The Judge of the Term shall preside over Motions Court for unassigned cases.

He or she shall decide unassigned civil matters brought before him/her and schedule any proceedings, if necessary, to dispose of issues involving those cases. The Motions Court schedule for the Judge of Term shall be posted on the website for the Court and in the *Washington County Reports*. If the Judge of the Term is changed or unavailable to hear motions, the regularly assigned Judge of the Term shall notify the President Judge, the Court Administrator, and the Washington County Bar Association.

The following schedule is established for the Judge of Term:

January 1-21	Judge Lucas
January 22-31	Judge DiSalle
February 1-21	Judge Lucas
February 22-29	Judge DiSalle
March 1-21	Judge Lucas
March 22-31	Judge DiSalle
April 1-21	Judge Lucas
April 22-30	Judge DiSalle
May 1-21	Judge Lucas
May 22-31	Judge DiSalle
June 1-21	Judge Lucas
June 22-30	Judge DiSalle
July 1-21	Judge Lucas
July 22-31	Judge DiSalle
August 1-21	Judge Lucas
August 22-31	Judge DiSalle
September 1-21	Judge Lucas
September 22-30	Judge DiSalle

October 1-21	Judge Lucas
October 22-31	Jude DiSalle
November 1-21	Judge Lucas
November 22-30	Judge DiSalle
December 1-21	Judge Lucas
December 22-31	Judge DiSalle

B. Criminal. For the year 2026, Criminal Trial responsibility has been primarily assigned to President Judge Valarie Costanzo (Zone 1) and Judge Traci McDonald (Zone 2). Preliminary matters on criminal cases shall be brought to the assigned judge for disposition. Miscellaneous matters that have not been assigned, such as extradition proceedings and expungement petitions, shall be presented to the Criminal Motions Judge unless specifically exempted below. The Criminal Motions Judge schedule is as follows:

January	-	Judge McDonald
February	-	President Judge Costanzo
March	-	Judge McDonald
April	-	President Judge Costanzo
May	-	Judge McDonald
June	-	President Judge Costanzo
July	-	Judge McDonald
August	-	President Judge Costanzo
September	-	Judge McDonald
October	-	President Judge Costanzo
November	-	Judge McDonald
December	-	President Judge Costanzo

Fines, costs, and restitution enforcement shall be heard by the sentencing judge who originally

assessed the same, and in the event that the original judge is no longer sitting on the bench, the enforcement proceedings shall be assigned as set forth in Section V below.

III. MOTIONS COURT

All sitting judges shall establish a Motions Court schedule which shall be held in person at a minimum of two days per week, unless otherwise approved by the President Judge. Motions relating to assigned cases must be presented to the judge to whom the case has been assigned at his or her regularly scheduled Motions Court. The Motions Court schedules for the individual judges can be found on the Court's website at www.washingtoncourts.us and in the *Washington County Reports*; internal operating procedures are located on the Court's website. Motions for senior judges shall be submitted to the Court Administrator for scheduling.

IV. JUDICIAL DUTIES AND ASSIGNMENTS

A. PRESIDENT JUDGE COSTANZO

1. Criminal Jury and Non-Jury Trials (Zone 1 excluding DUIs)
2. Treatment Courts: Veterans' Court
3. Oversee Pretrial Services Program
4. Administrative Duties
5. Statutory or rules mandated matters for the President Judge
6. Matters involving Magisterial District Courts
7. Back-up for Treatment Courts and Search Warrants

B. JUDGE DISALLE

1. Family: Custody, Divorce, and Support Actions
2. Termination of Parental Rights and Adoptions
3. Summary Appeals
4. Back-up for Juvenile Delinquency and Mental Health Appeals

- C. JUDGE LUCAS
 - 1. Civil Jury and Non-Jury Trials (as assigned)
 - 2. Mental Health Commitment Procedures and Appeals
 - 3. Fines and Costs Hearings (if sentencing judge no longer on the bench)
 - 4. Search Warrants (1st through 15th of each month)
 - 5. Back-up for Orphans' Court and License Suspension Appeals
- D. JUDGE MCDONALD
 - 1. Criminal Jury and Non-Jury Trials (Zone 2 excluding DUIs)
 - 2. Treatment Courts: Drug Court
 - 3. Juvenile Delinquency
 - 4. Back-up for Juvenile Dependency and Summary Appeals
- E. JUDGE PETTIT
 - 1. Juvenile Dependency
 - 2. Criminal: DUIs excluding jury trials
 - 3. Treatment Courts: DUI Court and Mental Health Court
 - 4. Search Warrants (16th through end of each month)
 - 5. Back-up for Family and Veterans' Court
- F. SENIOR JUDGES
 - 1. Orphans' Court (excluding TPRs)
 - 2. Protection from Abuse Actions (final hearings and related matters)*
 - 3. License Suspension Appeals
 - 4. Civil cases (as assigned)

These assignments designate areas of primary responsibility. All members of the bench shall be available for assignment in every area of the court as it may become necessary to effectuate the efficient operation of the court. The President Judge shall have the authority to reassign cases among the members of the bench.

*Related matters include modifications, expungements, and Indirect Criminal Contempt

hearings. The Court Administrator shall develop a calendar providing for the assignment of sitting judges for the hearing of temporary *ex parte* PFAs. The assigned judge shall be available daily until the time set forth by local rule to hear temporary *ex parte* petitions requesting an order of protection, and shall be available, if administrative procedures permit, to perform a preliminary arraignment of any defendant arrested for alleged contempt of a protection from abuse order pursuant to 23 Pa. Con. Stat. § 6113.

V. APPOINTMENTS

- A. Prison Board – President Judge Costanzo
- B. Criminal Justice Advisory Board – Judge McDonald
- C. Dependency Roundtable – Judge Pettit
- D. Constable Review Board – Judge Lucas
- E. Local Court Security Committee – President Judge Costanzo

VI. HOLIDAYS AND OFFICIAL FUNCTIONS

A. COURT HOLIDAYS

The court shall observe the holidays listed below during the 2026 calendar year. In addition, the court shall excuse lawyers of the Jewish faith from appearing in court on Rosh Hashanah (September 11) and Yom Kippur (September 21).

Thursday	January 1	New Year's Day
Monday	January 19	Martin Luther King, Jr. Day
Monday	February 16	Presidents' Day
Friday	April 3	Good Friday
Monday	May 25	Memorial Day
Friday	June 19	Juneteenth
Friday	July 3	Independence Day
Monday	September 7	Labor Day

Monday	October 12	Columbus Day
Wednesday	November 11	Veterans' Day
Thursday	November 26	Thanksgiving
Friday	November 27	Day after Thanksgiving
Thursday	December 24	Christmas Eve
Friday	December 25	Christmas

B. JUDICIAL CONFERENCES

February 25 – February 28, 2026
July 22 – July 25, 2026

C. MEMORIAL MINUTES

February 23, 2026
May 18, 2026
August 24, 2026
November 23, 2026

VII. PUBLIC SCHOOL DISTRICTS

To expedite this area of court business, matters affecting a public school district shall be brought to the judge assigned to hear those matters, except as follows:

1. Civil matters in which a jury trial is requested;
2. Tax Assessment Appeals; and
3. Eminent Domain actions.

The following assignments are made for the calendar year 2026:

President Judge Costanzo	Avella, Bentworth, Charleroi
Judge DiSalle	Fort Cherry, McGuffey, Ringgold
Judge Lucas	Burgettstown, Intermediate Unit/Vo-Tech, Trinity
Judge McDonald	Beth-Center, California, Peters Township
Judge Pettit	Canon-McMillan, Chartiers-Houston, Washington

Tax assessment appeals shall be assigned as necessary by the Court Administrator. Eminent domain actions and civil jury trial matters shall be assigned at random to the judges designated to hear civil cases.

VIII. MAGISTERIAL DISTRICT COURTS

A. Office Operations. Office hours for all magisterial district courts shall be approved by the President Judge pursuant to Pa. R.J.A. 605(A)(3). Any request to modify the approved office hours must be submitted to the Deputy Court Administrator for Special Courts for review and approval by the President Judge. Bank accounts are to be established in the name of the magisterial district court, and authorized signatories shall be the magisterial district judge, the Deputy Court Administrator for Special Courts, and any other individual as approved by the President Judge.

B. Zone Prosecution. The criminal zones are set forth as follows:

Zone 1:	27-1-01	27-2-01	27-3-06	27-3-07	27-3-10
Zone 2:	27-1-02	27-1-03	27-3-01	27-3-03	27-3-05

Zones are subject to revision by the President Judge, and individual cases may be reassigned as necessary irrespective of the originating zone.

C. Rule 117 Availability of Issuing Authorities. The schedule for “after-hours coverage” pursuant to Pa. R. Crim. P. 117(B)(4) is set forth below. The on-call/night duty magisterial district judge shall also be available during business hours in their district court office to provide back-up coverage for search and arrest warrants and for arraignments. It is the responsibility of the magisterial district judge changing assignment to provide written notification to the Deputy Court Administrator for Special Courts, Public Safety/911 Center, and the District Attorney’s Office of the revision to the duty schedule.

<u>BEGINNING</u>	<u>MDJ</u>	<u>HOLIDAY</u>
JANUARY 5	HAVELKA*	
JANUARY 12	PORTER	
JANUARY 19	WILSON	MARTIN LUTHER KING
JANUARY 26	MANFREDI*	
FEBRUARY 2	MELOGRANE*	
FEBRUARY 9	HAVELKA	
FEBRUARY 16	KANALIS*	PRESIDENTS' DAY
FEBRUARY 23	TENNY	
MARCH 2	BRUNER	
MARCH 9	MCQUILLAN*	
MARCH 16	STEWART	
MARCH 23	WILSON*	
MARCH 30	PORTER	GOOD FRIDAY
APRIL 6	MELOGRANE*	
APRIL 13	MANFREDI	
APRIL 20	HAVELKA*	
APRIL 27	TENNY*	
MAY 4	MCQUILLAN	
MAY 11	KANALIS*	
MAY 18	BRUNER	
MAY 25	STEWART*	MEMORIAL DAY
JUNE 1	MELOGRANE	
JUNE 8	WILSON*	
JUNE 15	TENNY	JUNETEENTH
JUNE 22	PORTER*	
JUNE 29	HAVELKA	INDEPENDENCE DAY
JULY 6	MCQUILLAN*	
JULY 13	MANFREDI*	
JULY 20	KANALIS	
JULY 27	STEWART*	

<u>BEGINNING</u>	<u>MDJ</u>	<u>HOLIDAY</u>
AUGUST 3	TENNY	
AUGUST 10	BRUNER*	
AUGUST 17	PORTER	
AUGUST 24	MELOGRANE*	
AUGUST 31	WILSON*	
SEPTEMBER 7	MANFREDI	LABOR DAY
SEPTEMBER 14	STEWART*	
SEPTEMBER 21	HAVELKA	
SEPTEMBER 28	MCQUILLAN*	
OCTOBER 5	MELOGRANE	
OCTOBER 12	BRUNER*	COLUMBUS DAY
OCTOBER 19	KANALIS	
OCTOBER 26	TENNY*	
NOVEMBER 2	PORTER*	
NOVEMBER 9	STEWART	VETERANS' DAY
NOVEMBER 16	WILSON*	
NOVEMBER 23	MCQUILLAN	THANKSGIVING/DAY AFTER
NOVEMBER 30	MANFREDI*	
DECEMBER 7	KANALIS	
DECEMBER 14	BRUNER*	
DECEMBER 21	TENNY	CHRISTMAS EVE/CHRISTMAS
DECEMBER 28	MELOGRANE	NEW YEAR'S DAY

* denotes DUI Central Court assignment on Friday of the on-call week

D. Central Court. Preliminary hearings for the below-identified categories of cases are to be heard in Central Court. The Court Administrator shall be responsible for the scheduling of Central Court

as to the time and location, the assignment of necessary staff, and the assignment of magisterial district judges to preside over Central Court cases. Except for DUI Central Court cases, all requests for a continuance prior to the preliminary hearing shall be made to the President Judge. DUI Central Court continuances are addressed above in Section I(D).

All preliminary hearings for criminal defendants charged with Criminal Homicide (and inchoate offenses), Murder, Voluntary Manslaughter, Involuntary Manslaughter, and Drug Delivery Resulting in Death shall be scheduled for Central Court. Inchoate offenses related to Criminal Homicide added by amendment on the day of the preliminary hearing may proceed on that date at the Magisterial District Court if all parties consent.

The President Judge may transfer a particular case to Central Court in the interest of the efficient administration of justice, emergency, or due to size or safety concerns.

The Commonwealth or defense counsel may petition the President Judge to approve holding the preliminary hearing for a case at Central Court. Said petition must be presented in Motions Court at least 3 business days before the date of the preliminary hearing and articulate the reasons for the request.

E. Temporary Assignment of Issuing Authorities. Pursuant to Pa. R. Crim. P. 132, the President Judge may assign temporarily the issuing authority of any magisterial district to serve another magisterial district as needed in certain situations, including, but not limited to, illness, vacation, scheduling conflicts, attendance at centralized preliminary hearings, and participation in continuing education classes.

IX. COVERAGE

With respect to all of the foregoing assignments, when a Common Pleas Judge is unavailable due to vacation, illness, conference, etc., he or she shall be responsible for ensuring coverage and shall notify the President Judge and the Court Administrator. Magisterial District Judges who are unavailable due to vacation, illness, conference, etc., shall notify the Deputy Court Administrator for Special Courts, subject to any policy adopted pursuant to Pa. R.J. A. 605(B)(2).

BY THE COURT:


_____, P.J.
Valarie Costanzo, President Judge

ADMINISTRATIVE ORDER — Rule L-1018.1: NOTICE TO DEFEND



FILED
November 06, 2025 3:09 PM
Office of the Prothonotary
Washington County, Pennsylvania
Notice of Judgment, Order or Decree
Served on November 06, 2025
Pursuant to Pa.R.C.P. 236
to all parties or counsel of record.
See distribution list or docket for more information
CV-2025-00001

IN THE COURT OF COMMON PLEAS OF WASHINGTON COUNTY, PENNSYLVANIA

CIVIL DIVISION

IN RE:

AMENDMENT OF
LOCAL RULE OF CIVIL PROCEDURE
L-1018.1

No. 2025-1

ADMINISTRATIVE ORDER

AND NOW, this 31st day of October, 2025, having received approval from the appropriate statewide rules committee in accordance with Pennsylvania Rule of Judicial Administration 103(d)(4), it is hereby ORDERED, ADJUDGED, and DECREED that the amendment of Local Rule of Civil Procedure L-1018.1, **as set forth on the attachment to this Order**, is **APPROVED** and **ADOPTED**.

The above-identified local rule of civil procedure shall be effective following publication in the *Pennsylvania Bulletin* pursuant to Pa. R. J. A. 103(c)(5). The District Court Administrator is directed to:

1. File copies of this Administrative Order and the adopted local rules with the Legislative Reference Bureau for publication in the *Pennsylvania Bulletin*;
2. File one (1) electronic copy of this Administrative Order and the adopted local rules with the Administrative Office of Pennsylvania Courts;
3. Arrange for the publication of the local rules on the website for the Twenty-seventh Judicial District, www.washingtoncourts.us, within thirty (30) days of the effective date; and

4. Cause a copy hereof to be published in the *Washington County Reports* once a week for two (2) successive weeks at the expense of the County of Washington.

BY THE COURT:

_____, P.J.
Valarie Costanzo, President Judge

RULE 1018.1. Notice to Defend

The organizations to be named in the notice to defend accompanying a complaint filed in the Court of Common Pleas of Washington County, Pennsylvania shall be:

Lawyer Referral Service
119 South College Street.
Washington PA 15301
(724 225-6710

Summit Legal Aid
10 West Cherry Avenue
Washington, PA 15301
(724) 225-6170

ESTATE NOTICES

FIRST PUBLICATION

Delso, Kathy J.

Late of Monongahela
Washington Co., PA
File No. 63-25-1577

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Larry A. Healey
aka Larry Aiden Healy, 27 Smith
St., Charleroi, PA 15022
Attorney: Justin Ellis, Esq.,
Zacharia Brown & Bratkovich,
108 West McMurray Rd.,
Canonsburg, PA 15317

WCR Vol 106 Issues 18,19,20

Farkas, Marcella A.

Late of West Pike Run Twp.
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Julius Farkas, Jr., 36200
Behm Dr., North Ridgeville, OH
44039

Attorney: John M. Petrisek, Esq.,
998 Main St., Bentleyville, PA
15314

WCR Vol 106 Issues 18,19,20

Gostic, Jr., Stephen C.

Late of Brownsville
Washington Co., PA
File No. 63-25-1626

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the

decedent to make payment to the Executor without delay.

Executor: Brian Stephen Gostic,
257 North Central Ave.,
Canonsburg, PA 15317
Attorney: James P. Liekar, Esq.,
38 W. Pike St., Canonsburg, PA
15317

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Gregor, William V.

Late of Houston
Washington Co., PA
File No. 63-25-1599

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Paula Franitti,
1036 East End Ave., Pittsburgh, PA
15221

Attorney: Joseph S. Bielecki, Esq.,
68 South 12th St., Pittsburgh, PA
15203

WCR Vol 106 Issues 18,19,20

Kara, Dolores

Late of Canonsburg
Washington Co., PA
File No. 63-25-1579

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Daniel P. Johnson c/o
Attorney: Joanne Parise, Esq.,
Williams Coulson LLC, One Gate-
way Ctr., 420 Fort Duquesne Blvd.,
16th Floor, Pittsburgh, PA 15222

WCR Vol 106 Issues 18,19,20

Lascko, Paul

a/k/a Paul M. Lascko
Late of Venetia
Washington Co., PA
File No. 63-25-1584

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Timothy A. Lascko,
a/k/a Timothy Allen Lascko,
1925 Roland Clarke Place, Apt.
730, Reston, VA 20191
Attorney: Dorothy A. Milovac,
Esq., Peacock Keller, LLP, 95 West
Beau Street, Suite 600, Washington,
PA 15301

WCR Vol 106 Issues 18,19,20

Loris, George

Late of Finleyville
Washington Co., PA
File No. 63-25-1613

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Barbara A. Loris,
1228 Second St., Jefferson Hills,
PA 15025

Attorney: James P. Liekar, Esq.,
38 W. Pike St., Canonsburg, PA
15317

WCR Vol 106 Issues 18,19,20

Monaghan, Carol Virginia

Late of Cecil Twp.
Washington Co., PA
File No. 63-25-1149

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Kevin Matthew
Monaghan, 111 Lakeview Ct.,
Washington, PA 15301

Attorney: Edward J. Morascyzk, Esq., Morascyzk, Yarosz & Morascyzk, 382 West Chestnut St., Suite 102, Washington, PA 15301

WCR Vol 106 Issues 18,19, 20

Nelson, Joann

Late of Brownsville
Washington Co., PA
File No. 63-25-1585

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Stephanie L. Kline,
124 Linton Rd., Fredericktown, PA 15333

Attorney: Lisa J. Buday, Esq., P.O. Box 488, California, PA 15419

WCR Vol 106 Issues 18,19, 20

Normile, Michael D.

a/k/a Michael D. Normile
Late of Eighty-Four
Washington Co., PA
File No. 6325-1567

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Kristin Walsh,
209 Pineview Dr.,
Canonsburg, PA 15317
Attorney: Beth Shovlin, Esq., 144 North Dithridge St., Suite 110, Pittsburgh, PA 15213

WCR Vol 106 Issues 18,19, 20

Seward, Jr., Robert Grant

Late of Meadowlands
Washington Co., PA
File No. 63-25-0646

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to re-

quest all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Torrie Seward-Sparks, 1006 Race St., Connellsville, PA 15425

Attorney: Margaret Zylka House, Esq, 815 A Memorial Blvd., Connellsville, PA 15425

WCR Vol 106 Issues 18,19, 20

Spurrier, Betsy E.

Late of Canonsburg
Washington Co., PA
File No. 63-25-1609

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Katherine A. M. Steratore, 116 Woodside Dr., McMurray, PA 15317

Attorney: Todd A. Fuller, Esq., Brenlove & Fuller, LLC, 401 Washington Ave., Bridgeville, PA 15017

WCR Vol 106 Issues 18,19,20

Tokar, Marie Y.

Late of Cokeburg
Washington Co., PA
File No. OC-2025-00445

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Deborah Daniels,
15116 Stillfield Place,
Centerville, VA 20102

Attorney: Mary C. Conn, Esq., 1675 Hathaway Ln., Pittsburgh, PA 15241

WCR Vol 106 Issues 18,19, 20

Wright, Richard D.

Late of Eighty Four
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Jody S. Barker, 126 Ridge Rd., Eighty Four, PA 15330

WCR Vol 106 Issues 18,19, 20

**SECOND
PUBLICATION**

Alsko, Lillian Jean McDonald

a/k/a Jean M. Alsko
a/k/a Lillian McDonald Alsko
Late of Bentleyville
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Co-Executors or attorney, and all persons indebted to the decedent to make payment to the Co-Executors without delay.

Co-Executors: Richard Clayton Umbel, 5 Market Street, Apt. 501, Brownsville, PA 15417; Kathleen Umbel a/k/a Kathleen Kay Umbel, 51 Colvin Rd., Charleroi, PA 15022

Attorney: Jeffrey P. Derrico, Esq., Greenlee Derrico Posa, LLC, 60 East Beau St., Washington, PA 15301

WCR Vol 106 Issues 17,18,19

Benson, Tracie Claire

a/k/a Tracie C. Benson
Late of McMurray
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administratrix or attorney, and all persons indebted to

the decedent to make payment to the Administratrix without delay.

Administratrix: Chelsea Miller,
1602 Garvin Road, Cranberry Twp.,
PA 16066

Attorney: Amanda E. Palbus, Esq.,
Myers Law Group, LLC, 17025
Perry Hwy., Warrendale, PA 15086

WCR Vol 106 Issues 17,18,19

Bollman, Jr., Philip D.

Late of Peters Township
Washington Co., PA
File No. 63-25-1411

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Bernice H. Bollman, 282
Justabout Road, Venetia, PA 15367
Attorney: Mary Jo Corsetti, Esq.,
Williams Coulson Attorneys at
Law, One Gateway Center, 16th
Floor, 420 Ft. Duquesne, Blvd.,
Pittsburgh, PA 15222

WCR Vol 106 Issues 17,18,19

DiNardo, Christopher M

Late of Cecil Twp.
Washington Co., PA
File No. 63-25-1469

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Paulette K. DiNardo
c/o

Attorney: Jeffrey J. Morella, Esq.,
Morella & Assoc., P.C., 706 Roch-
ester Rd., Pittsburgh, PA 15237

WCR Vol 106 Issues 17,18,19

Hunter, Gary Paul

Late of West Alexander
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to re-

quest all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Jeremy G. Hunter,
12833 Kickapoo Park Rd.,
Oakwood, IL 61858

Attorney: Bradley M. Bassi, Esq.,
Bassi, Vreeland & Associates, P.C.,
P.O. Box 144, 111 Fallowfield
Ave., Charleroi, PA 15022

WCR Vol 106 Issues 17,18,19

Klinger, Mary E.

a/k/a Mary Elizabeth Klinger
a/k/a Mary Klinger
Late of Fallowfield Township
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Farrah M. Nuzzo, 1904
Grange Road, Charleroi, PA 15022
Attorney: Richard C. Mudrick, Esq.,
Attorney at Law, 300 Fallowfield
Ave., Charleroi, PA 15022

WCR Vol 106 Issues 17,18,19

Krieger, Fritz G.

Late of McDonald
Washington Co., PA
File No. 63-25-01521

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Mr. William P. Krieger,
1620 East Maiden Street, Washing-
ton, PA 15301

Attorney: Joseph H. Fox, Esq., Jo-
seph H. Fox, LLC, 125 South Col-
lege Street, Washington, PA 15301

WCR Vol 106 Issues 17,18,19

Kupperman, Candice

a/k/a Candice J. Kupperman
a/k/a Candy Kupperman
Late of Daisytown
Washington Co., PA
File No. 63-24-0983

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Heidi S. Kupperman-
Armell

a/k/a Heidi Armell, 1170 Knox Rd.,
Adah, PA 15410

Attorney: Sheryl R. Heid, Esq., 4 N.
Beeson Blvd., Uniontown, PA
15401

WCR Vol 106 Issues 17,18,19

Lascko, Paul

a/k/a Paul M. Lascko
Late of Venetia
Washington Co., PA
File No. 63-25-1584

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Timothy A. Lascko, a/k/a
Timothy Allen Lascko, 1925 Ro-
land Clarke Place, Apt. 730, Reston,
VA 20191

Attorney: Dorothy A. Milovac,
Esq., Peacock Keller, LLP, 95 West
Beau Street, Ste. 600, Washington,
PA 15301

WCR Vol 106 Issues 17,18,19

Liberatore, Brent

a/k/a Brent J. Liberatore
a/k/a Brent Jerome Liberatore
Late of South Strabane
Washington Co., PA
File No. 63-25-00368

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known

the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Jocelyn M. Liberatore,
73 Moger Drive, Washington, PA
15301

WCR Vol 106 Issues 17,18,19

Phillips, William O.

Late of Canonsburg
Washington Co., PA
File No. 63-24-01207

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Nancy L. Phillips, 412
Greenside Ave., Canonsburg, PA
15317

Attorney: Emmanuel S. Anthou,
Esq., 165 McClelland Road, Canonsburg, PA 15317

WCR Vol 106 Issues 17,18,19

Pomfret, George W.

a/k/a George William Pomfret
Late of Houston
Washington Co., PA
File No. 63-25-1549

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administratrix or attorney, and all persons indebted to the decedent to make payment to the Administratrix without delay.

Administratrix: Renee Pomfret, 819
Monongahela Ave., Glassport, PA
15045

Attorney: Megan E. Lottis, Esq.,
1650 Broadway Ave., Floor 1, Pittsburgh, PA 15216

WCR Vol 106 Issues 17,18,19

Richman, John W.

Late of Washington
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to re-

quest all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Cynthia Lynn Schuler a/
k/a Cynthia L. Schuler, 1 Wilmont
Ave., Washington, PA 15301

Attorney: Bradley M. Bassi, Esq.,
Bassi, Vreeland & Assoc., P.C.,
P.O. Box 144, 111 Fallowfield
Ave., Charleroi, PA 15022

WCR Vol 106 Issues 17,18,19

Sadler, Wayne Joseph

a/k/a Wayne Sadler
a/k/a Wayne Sader
Late of Peters Township
Washington Co., PA
File No. 63-25-1580

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Jeffrey Sadler, 511
Moreland Dr., Pittsburgh, PA
15243

Attorney: Chris A. George, Esq.,
303 Olde Chapel Trail, Pittsburgh,
PA 15238

WCR Vol 106 Issues 17,18,19

Smith, David A.

a/k/a David Anthony Smith
Late of Canonsburg
Washington Co., PA
File No. 63-25-1536

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Ashley L. McMurry c/o
Attorney: C. Eric Pfeil, Esq., Den-
tons Cohen & Grigsby P.C., Attor-
neys, 625 Liberty Ave., Pittsburgh,
PA 15222-3152

WCR Vol 106 Issues 17,18,19

Steiner, James A.

Late of Charleroi
Washington Co., PA
File No. 63-25-1402

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Corinne Ann Eaton,
12747 Hickory Dr., Conneaut Lake,
PA 16316

Attorney: Amy R. Sherman, Esq.,
138 W. Market St., Mercer, PA
16137

WCR Vol 106 Issues 17,18,19

Taylor, Mary Doyle

Late of Lawrence
Washington Co., PA
File No. 63-25-0924

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: R. Steven Taylor,
7003 Hill Station Dr., Lawrence,
PA 15055

Attorney: Anne Friday Beck, Esq.,
1725 Washington Rd., Ste. 206,
Pittsburgh, PA 15241

WCR Vol 106 Issues 17,18,19

Thomas, Genevieve A.

a/k/a Genevieve Thomas
a/k/a Gen Thomas
Late of Mt. Pleasant Twp.
Washington Co., PA
File No. 63-25-1232

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Janice G. McLaughlin,

12 Caleffe Rd., McDonald, PA 15057

Attorney: Jeffrey P. Derrico, Esq.,
Greenlee Derrico Posa, LLC, 138
N. McDonald St., Ste. 101, McDon-
ald, PA 15057

WCR Vol 106 Issues 17,18,19

Thorp, Dolores A.

Late of Carroll
Washington Co., PA
File No. 63-25-1376

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Co-Executrix or attorney, and all persons indebted to the decedent to make payment to the Co-Executrix without delay.

Co-Executrix: Sandra Thorp and
Danielle Barthus, 1121 Country
Club Rd., Monongahela, PA 15063
Attorney: Amy D. Rees, Esq., 301
Grant Street, One Oxford Center,
35th Floor, Pittsburgh, PA 15219

WCR Vol 106 Issues 17,18,19

Wilttrout, Eva S.

Late of Washington
Washington Co., PA
File No. 63-25-1470

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Gale C. Bogumit a/k/a
Gale Cecelia Bogumit, P.O. Box
105, Clarksville, PA 15322
Attorney: E.J. Julian, Esq., The Jul-
ian Law Firm, 71 N. Main St.,
Washington, PA 15301

WCR Vol 106 Issues 17,18,19

Yevins, Mary Jane

Late of Washington
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known

the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Vincent G. Yevins, c/o
Attorney: Frank C. Roney, Jr., Esq.,
The Roney Law Office, 228 South
Main Street, Washington, PA 15301

WCR Vol 106 Issues 17,18,19

Yoskey, Sylvia

a/k/a Sylvia Lynn Yoskey
Late of Canton Twp.
Washington Co., PA
File No. 63-25-01530

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Mary Ann Berty,
67 N. Watson Ave., Washington,
PA 15301

Attorney: Mark S. Riethmuller,
Esq., Speakman, Riethmuller &
Allison, 6 S. Main St., Ste. 614,
Washington Trust Building, Wash-
ington, PA 15301

WCR Vol 106 Issues 17,18,19

THIRD PUBLICATION

Boyer, Carol B.

Late of Washington
Washington Co., PA
File No. 63-25-1456

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Rilla Jean Reeder a/k/a
Rilla J. Jones, 365 Scenic Dr.,
Washington, PA 15301
Attorney: Benjamin W. Urso, Esq.,
Urso Law Group, LLC, 2581 Wash-
ington Rd., Ste. 230-H, Upper St.
Clair, PA 15241

WCR Vol 106 Issues 16,17,18

Campitella, Donald

Late of Eighty Four
Washington Co., PA
File No. 63-25-01495

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Mark Campitella a/k/a
Mark Stephen Campitella, 117
Killian Point Circle, Chapin, SC
29036; Susan Masters a/k/a Susan
A. Masters, 902 Central Dr., New
Eagle, PA 15067,
Attorney: Timothy R. Berggren,
Esq., Peacock Keller, LLP, 95 W.
Beau St., Ste. 600, Washington, PA
15301

WCR Vol 106 Issues 16,17,18

Diethorn, John F.

a/k/a John Francis Diethorn
Late of McMurray
Washington Co., PA
File No. 63-25-1473

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Janet Diethorn, 115 Strat-
ford Dr., McMurray, PA 15317

WCR Vol 106 Issues 16,17,18

DiPippa, Joseph S.

Late of Canonsburg
Washington Co., PA
File No. 63-25-1366

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Cheryl Lee DiPippa
a.k.a. Cheryl L. Carr, 3020 Fadette

St., Pittsburgh, PA 15204
 Attorney: Lois M. Vitti, Esq., Vitti Law Group, 663 Fifth St., Oakmont, PA 15139

WCR Vol 106 Issues 16,17,18

Garry Jr., John Michael

a/k/a John M. Garry, Jr.
 Late of Peters Twp.
 Washington Co., PA
 File No. 63-25-1531

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Caroline Garry, 113 Judith Dr., Venetia, PA 15367
 Attorney: James A. Welker, Esq., Jubelirer, Pass & Intrieri, P.C., 219 Fort Pitt Blvd., FL 1, Pittsburgh, PA 15222

WCR Vol 106 Issues 16,17,18

Hanak, Margaret

Late of California
 Washington Co., PA
 File No. 63-25-1488

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Stephan Hanak, 604 Madison Ave., Brownsville, PA 15417
 Attorney: Lisa J. Buday, Esq., P.O. Box 488, California, PA 15419

WCR Vol 106 Issues 16,17,18

Hazel, Mary

Late of Washington
 Washington Co., PA
 File No. 63-25-1512

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the

Executor without delay.

Executor: Diana S. Michelucci aka Diana Susan Michelucci, 708 Cryslar St., Pittsburgh, PA 15226
 Attorney: Daniel M. Flynn, Esq., Michael D. Flynn & Assoc., P.C., 2770 South Park Rd., Bethel Park, PA 15102

WCR Vol 106 Issues 16,17,18

Hazimanolis, Arthur Costas

Late of Washington
 Washington Co., PA
 File No. 63-25-1491

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Leslie Hazimanolis, 4113 Dog Leg Dr., Presto, PA 15142

Attorney: Kate Cleary Lennen, Esq., Myers Law Group, LLC, 17025 Perry Highway, Warrendale, PA 15086

WCR Vol 106 Issues 16,17,18

Jacobs, Norma Paul

Late of Peters Twp.
 Washington Co., PA
 File No. 63-25-1440

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Owen Lee Jacobs, 130 Stonebrook Dr., McMurray, PA 15317

WCR Vol 106 Issues 16,17,18

Kistler, Jr., James Hamilton

a/k/a James Hamilton Kistler
 Late of Coal Center
 Washington Co., PA
 File No. 63-25-0398

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims

against the decedent to make known the same to the Co-Executrix or attorney, and all persons indebted to the decedent to make payment to the Co-Executrix without delay.

Co-Executrix: Patricia L. Schweitzer, 1922 Mayview Rd., Bridgeville, PA 15017; Donna Gojsovich Belda, 241 E. Willock Rd., Pittsburgh, PA 15227

Attorney: Stephen J. Taczak, Esq., Taczak Law Office, 12 N. Jefferson Ave., Canonsburg, PA 15317

WCR Vol 106 Issues 16,17,18

Molish, Steven Martin

a/k/a Steven M. Molish
 Late of Daisytown
 Washington Co., PA
 File No. 63-25-00832

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Michele Renee Molish, 531 Todd Farm Rd., Belle Vernon, PA 15012

Attorney: Dennis M. Makel, Esq., Makel & Assoc., LLC, 98 E. Maiden St., Washington, PA 15301

WCR Vol 106 Issues 16,17,18

Moschetta, Judith K.

a/k/a Judith Kinick Moschetta
 Late of Washington
 Washington Co., PA
 File No. 63-25-1436

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Nicole A. Moschetta, 23 Winthrop Rd., Carnegie, PA 15106
 Attorney: Edward J. Kabala, Esq., Fox Rothschild LLP, Six PPG Place, Suite 1000, Pittsburgh, PA 15222

WCR Vol 106 Issues 16,17,18

Paletta, Joseph M.

Late of Washington
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administratrix or attorney, and all persons indebted to the decedent to make payment to the Administratrix without delay.

Administratrix: Angelica Monique Paletta c/o Attorney: Frank C. Roney, Jr., Esq., The Roney Law Office, 228 South Main St., Washington, PA 15301

WCR Vol 106 Issues 16,17,18

Sickles, Dorothy J.

a/k/a Dorothy Jean Sickles
Late of Claysville
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Co-Administrator or attorney, and all persons indebted to the decedent to make payment to the Co-Administrator without delay.

Co-Administrators: Janis L. Chico, 206 Summit Ave., Canonsburg, PA 15317; James Arthur Sickles, 162 Woodburn Rd., Claysville, PA 15323

Attorney: Jeffrey P. Derrico, Esq., Greenlee Derrico Posa, LLC, 60 E. Beau St., Washington, PA 15301

WCR Vol 106 Issues 16,17,18

Theakston, Ernestine

Late of Charleroi
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Ashley L. Sabo, 125 Cooper Rd., Charleroi, PA 15022
Attorney: Bradley M. Bassi, Esq., Bassi, Vreeland & Assoc., P.C.,

P.O. Box 144, 111 Fallowfield Ave., Charleroi, PA 15022

WCR Vol 106 Issues 16,17,18

Worthington, William J.

Late of Brownsville Borough
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor & Attorney: Richard C. Mudrick, Esq., 300 Fallowfield Ave., Charleroi, PA 15022

WCR Vol 106 Issues 16,17,18

TRUST NOTICE

The following decedent died with no probate estate. At the time of death, the decedent maintained a Revocable Living Trust, in which administration proceedings commenced. The named Trustee requests that all person(s) having claims against the decedent make known the same in writing to the Trustee or their attorney and all persons indebted to the decedent make payments to said Trustee without delay:

Danjou, Allen C., Living Trust, deceased September 23, 2025, of Smith Township, Washington County, Pennsylvania. Ellen Grace Carothers, Trustee, c/o Ashley E. Sharek, Esq. Entrusted Legacy Law, P.O. Box 130, Bradford Woods, PA 15015.

WCR Vol 106 Issues 16,17,18

NOTE: The Sheriff Sale date was incorrect as published in Vol. 106 Iss. 17 dated Nov. 6, 2025.

SHERIFF'S SALE—Anthony E. Andronas, Sheriff

Abstracts of properties taken in execution upon the writs shown, at the number and term shown, as the properties of the severally named defendants, owners or reputed owners, and to be sold by ANTHONY E. ANDRONAS, Sheriff of Washington County, Pennsylvania on **FRIDAY, DECEMBER 5, 2025, at 10:00 o'clock AM - ONLINE**, at <https://washington.pa.realforeclose.com>. See information sheet posted on the Washington County Sheriff website and watch for news releases for more information.

CONDITIONS OF SALE: Ten (10%) percent of purchase bid (but not less than Sheriff's costs) shall be deducted from the winning bidder's account at the **completion of the sale** and the balance will be due on or before the following **WEDNESDAY at 4:00 o'clock P.M.** at the Sheriff's Office. If the balance of payment is not made by Wednesday following the date of sale, the property will again be put up for sale on the following **FRIDAY at 10:00 o'clock A.M.**, at the expense and risk of the bidder from the original sale. A schedule of distribution will be filed by the Sheriff not later than thirty (30) days from the date of the sale and distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. (Complete descriptions of the properties are on file in the Sheriff's Office at 95 West Beau St., Suite 110, Washington, PA)

BEALLSVILLE

**SLOVENIAN SAVINGS AND
LOAN ASSOCIATION OF
CANONSBURG,
PENNSYLVANIA**

vs

**COULSON CONSTRUCTION,
LLC, ET AL**

DOCKET #: 2025-3641

JUDGEMENT: \$76,137.09

In the Commonwealth of
Pennsylvania, Washington County,
Beallsville Borough;

Address: 1003 MAIDEN STREET,
BEALLSVILLE, PA 15313
Tax #: 030-009-00-02-0007-00

Improvements: Residential
Dwelling

Attorney: GREENLEE DERRICO
POSA, LLC, (724) 225-7660

WCR Vol 106 Issues 18,19, 20

BENTLEYVILLE

**U.S. BANK NATIONAL
ASSOCIATION as Trustee for
the Pennsylvania Housing
Finance Agency**

vs

**TIMOTHY L. MILLER,
Individually; SEAN DORNIN, In
His Capacity as known Heir of**

BRENDA E. MILLER

**aka BRENDA E. DORNIN,
Deceased, ET AL**

DOCKET #: 2025-273

JUDGEMENT: \$81,177.82

In the Commonwealth of
Pennsylvania, Washington County,
Bentleyville Borough;

Address: 111 BEALLSVILLE
ROAD, BENTLEYVILLE, PA
15314

Tax #: 040-003-00-02-0003-00

Improvements: Residential
Dwelling

Attorney: PURCELL KRUG &
HALLER, (717) 234-4178

WCR Vol 106 Issues 18,19, 20

BURGETTSTOWN

**PENNSYLVANIA HOUSING
FINANCE AGENCY**

vs

**KENNETH L. STEVENS, RIKKI
WILLY aka RIKKY T. WILLY
and THE SECRETARY OF
HOUSING AND URBAN
DEVELOPMENT**

DOCKET #: 2025-1302

JUDGEMENT: \$64,887.70

In the Commonwealth of
Pennsylvania, Washington County,

Burgettstown Borough;

Address: 110 GRANT STREET,
BURGETTSTOWN, PA 15021

Tax #: 070-011-00-01-0019-00

Improvements: Residential
Dwelling

Attorney: PURCELL KRUG &
HALLER, (717) 234-4178

WCR Vol 106 Issues 18,19, 20

CARROLL

**FREEDOM MORTGAGE
CORPORATION**

vs

JOE F. LADONNE

DOCKET #: 2025-2982

JUDGEMENT: \$84,455.35

In the Commonwealth of
Pennsylvania, Washington County,
Carroll Township;

Address: 162 VAN VOORHIS
LANE, MONONGAHELA, PA
15063

Tax #: 130-006-07-00-0033-00

Improvements: Residential
Dwelling

Attorney: BROCK & SCOTT,
PLLC, (844) 856-6646

WCR Vol 106 Issues 18,19, 20

CECIL

**WINDSOR WOODS
MASTER ASSOCIATION**

vs

NICOLE TILAR CLARK

DOCKET #: 2023-4933

JUDGEMENT: \$2,882.56

In the Commonwealth of
Pennsylvania, Washington County,
Cecil Township;

Address: 3009 SIR CHARLES
DRIVE, McDONALD, PA 15057
Tax #: 140-006-19-00-0059-00

Improvements: Residential
Dwelling

Attorney: LMBH LEGAL
SERVICES LLC, (412) 495-5875

WCR Vol 106 Issues 18,19, 20

MCDONALD

**LAKEVIEW LOAN
SERVICING LLC**

vs

**MICHAEL NEAL AND
ELIZABETH K. NEAL**

DOCKET #: 2025-3595

JUDGEMENT: \$90,395.62

In the Commonwealth of
Pennsylvania, Washington County,
McDonald Borough;

Address: 212 NORTH STREET,
MCDONALD, PA 15057
Tax #: 470-015-00-01-0009-00

Improvements: Residential
Dwelling

Attorney: RAS CITRON LLC,
(855) 225-6906

WCR Vol 106 Issues 18,19, 20

MONONGAHELA (Cont'd)

**RINGGOLD SCHOOL
DISTRICT**

vs

TINA M. MUCHO

DOCKET #: 2022-5610

JUDGEMENT: \$2,863.52

In the Commonwealth of
Pennsylvania, Washington County,
City of Monongahela;

Address: 62 HAZEL KIRK ROAD,
MONONGAHELA, PA 15063
Tax #: 130-003-00-00-0023-02

Improvements: Residential
Dwelling

Attorney: PORTNOFF LAW
ASSOCIATES, LTD, (866) 720-
9748

WCR Vol 106 Issues 18,19, 20

DONORA

**RINGGOLD SCHOOL
DISTRICT**

vs

CHARLES G. CHESTER

DOCKET #: 2020-7174

JUDGEMENT: \$1,679.91

In the Commonwealth of
Pennsylvania, Washington County,
Donora Borough;

Address: 309 FIRST STREET,
DONORA, PA 15033
Tax #: 240-029-00-04-0020-00

Improvements: Residential
Dwelling

Attorney: PORTNOFF LAW
ASSOCIATES, LTD, (866) 720-
9748

WCR Vol 106 Issues 18,19, 20

MONONGAHELA

**PNC BANK, NATIONAL
ASSOCIATION**

vs

JESSICA S. KUNZ

DOCKET #: 2025-1442

JUDGEMENT: \$82,926.64

In the Commonwealth of
Pennsylvania, Washington County,
City of Monongahela;

Address: 807 KENNEDY STREET,
MONONGAHELA, PA 15063
Tax #: 420-008-00-01-0005-00

Improvements: Residential
Dwelling

Attorney: LOGS LEGAL GROUP
LLP, (610) 278-6800

WCR Vol 106 Issues 18,19, 20

MONONGAHELA (Cont'd)

**RINGGOLD SCHOOL
DISTRICT**

vs

**RICHARD SCHNEIDER
AND DIANA SCHNEIDER**

DOCKET #: 2022-4747

JUDGEMENT: \$2,898.66

In the Commonwealth of
Pennsylvania, Washington County,
City of Monongahela;

Address: 783 EAST MAIN
STREET, MONONGAHELA, PA
15063

Tax #: 420-001-00-00-0013-00

Improvements: Residential
Dwelling

Attorney: PORTNOFF LAW
ASSOCIATES, LTD, (866) 720-
9748

WCR Vol 106 Issues 18,19, 20

NEW EAGLE**RINGGOLD SCHOOL
DISTRICT**

vs

JENNIFER L. GRIGGLE**DOCKET #: 2015-5163****JUDGEMENT: \$2,018.39**

In the Commonwealth of
Pennsylvania, Washington County,
New Eagle Borough;

Address: 428 BIRCH AVENUE,
NEW EAGLE, PA 15067
Tax #: 480-012-00-01-0024-00

Improvements: Residential
Dwelling

Attorney: PORTNOFF LAW
ASSOCIATES, LTD, (866) 720-
9748

WCR Vol 106 Issues 18,19, 20

UNION (Cont'd)**RINGGOLD SCHOOL
DISTRICT**

vs

NORMAN LEACH**DOCKET #: 2022-6045****JUDGEMENT: \$1,514.39**

In the Commonwealth of
Pennsylvania, Washington County,
Union Township;

Address: 678 ROUTE 837, NEW
EAGLE, PA 15067
Tax #: 640-014-01-00-0034-00

Improvements: Residential
Dwelling

Attorney: PORTNOFF LAW
ASSOCIATES, LTD, (866) 720-
9748

WCR Vol 106 Issues 18,19, 20

UNION**MORTGAGE ASSETS
MANAGEMENT LLC**

vs

MARILYN J. KRIEBEL**DOCKET #: 2025-1021****JUDGEMENT: \$160,653.61**

In the Commonwealth of
Pennsylvania, Washington County,
Union Township;

Address: 3470 FRYE AVENUE,
FINLEYVILLE, PA 15332
Tax #: 640-010-02-04-0004-00

Improvements: Residential
Dwelling

Attorney: STERN & EISENBERG
PC, (215) 572-8111

WCR Vol 106 Issues 18,19, 20

Washington County Bar Association / Washington County Reports (“Publisher”)
Legal Notice Rates & Publishing Policies
Effective 1/1/2026

Additional Affidavits: **\$20** each

Standard Flat-Rate Notices:

- Estate Notices: **\$175** (includes set-up fee, three insertions, one affidavit)
- Corporation Notices: **\$125** (includes up to 20 lines, set-up fee, one insertion, one affidavit; additional lines at Per Line Rate) – notice types include Fictitious Name, Dissolution, Certificates of Organization
- Name Change Notices: **\$115** (includes up to 20 lines, set-up fee, one insertion, one affidavit; additional lines at Per Line Rate)
- County Sheriff’s Office Sheriff’s Sales: **\$425** per sale/property (includes setup fee, up to three insertions, one affidavit). No header fee. No index fee. No discount/refund if sale cancelled after first insertion. Errors not the fault of the Publisher that require a sale to be re-published after or during the initial three-week publication period will incur a cost of \$165 for the first insertion and \$125 for each additional insertion.

Per Line Rate notices: **\$4.50/line/column/insertion**, \$40 set-up fee, including first Affidavit. Line rate calculated as follows: 10-point font (Times New Roman), approximately 57 lines per column, three columns per page.

Per line notices cancellations: If after first insertion, refund 50% of original invoice less \$40 set-up fee; if after second insertion, refund 34% of original invoice less \$40 set-up fee. If canceled after line-rate for sale has already determined, full amount of original invoice less \$40 set-up fee (full refund if line-rate not yet calculated).

Advertiser-generated Inserts: **\$1,700** flat rate for advertiser-generated inserts that do not conform to publication size and are published as an insert; in addition, the Legal Notice (“header”) included with the insert must be published separately in the journal’s main section at an additional cost, calculated based on the Per Line Rate established above.

Digital/Email Subscription rate: \$85 [included in dues for WCBA members].

Single-issue copies: **\$5** (+postage, if mailed).

PUBLISHING POLICIES:

- All legal notices must be pre-paid unless approved by publisher. An account past due more than 60 days or in excess of \$500 is not eligible for a discretionary waiver of pre-payment until that account is paid in full.
- Publisher has the right to decline to publish any material.
- Publisher does not edit for content or substance and is not responsible for errors made by the advertiser.
- Price deviations in exceptional circumstances regarding individual notices are at the discretion of WCBA administrative staff in consultation with the legal journal editor and/or the Publisher’s authorized designee.
- Placement and categorization of items submitted for publication: A.) Items which may have legal ramifications, such as those having publication deadlines, or which may be required to be published by law, statute, rule or Court Order, are considered a “legal notice,” which must be paid in advance (unless pre-payment is waived by publisher) by the advertising party, and for which advertiser will receive an Affidavit. B.) Items of general information or relevance to the profession or Bar Association that are not required by law, statute, rule, or Court Order to be published may be inserted in the format selected by, and at the sole discretion of, the Publisher. These notices will not receive an Affidavit and are generally published at no charge but may be published as a paid display ad if advertiser chooses to do so. C.) Communications from the Court pertaining to the profession generally, as opposed to required publication notices, may be published at the discretion of Publisher as a “Notice to the Profession,” which will generally be deemed to be a public service at no charge.

Approved by the Washington County Bar Association Board of Directors.

Washington County
Bar Association

*Annual
Bar Banquet*

Friday, Dec. 5, 2025
Valley Brook Country Club
6pm Reception, 7pm Dinner

Dinner, Awards, and Bar Foundation fundraising.
Celebrate the achievements, dedication, and service of the legal community at WCBA's Annual Bar Banquet. This elegant evening brings together attorneys, judges, and guests for a night of recognition, networking, and inspiration. Together, we honor the pursuit of justice, professional excellence, and the enduring spirit of our legal community.

No Charge for WCBA Members
Guests: \$85 per person

Tables for 8 to 10 people

To register and/or pay online:
<https://lp.constantcontactpages.com/ev/reg/3cu7qay>



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