

# WASHINGTON COUNTY REPORTS

OFFICIAL LEGAL PERIODICAL FOR WASHINGTON COUNTY,  
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VOL. 100

THURSDAY, OCTOBER 10, 2019

No. 12



## *Serving the Legal Community of Washington County*

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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.

PERIODICAL PUBLICATION. DATED MATERIAL. DO NOT DELAY DELIVERY.

**ESTATE NOTICES****FIRST PUBLICATION****BERNZWEIG, MARILYN**

Late of North Strabane Twp.,  
Washington Co., PA  
File No. 63-19-1109

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: Cheryl B. Snyder, 171 Field-gate Dr., Pittsburgh, PA 15241

Attorney: Edward C. Wachter, Esq.,  
McCann Garland Ridall & Burke,  
11 Stanwix St., Ste. 1030,  
Pittsburgh, PA 15222

WCR Vol 100 Issues 12,13,14

**DELSIGNORE, DOMENICK**

Late of South Strabane Twp.,  
Washington Co., PA  
File No. 63-19-1187

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

Executors: Vance L. Delsignore; 1566 N. Main St., Washington PA 15301, Kathy Lynn Delsignore; 4190 Flower Blossom Dr., Ellicott City, MD 21043,

Attorney: Susan M. Key, Esq.,  
Peacock Keller, LLP, 70 E. Beau St.,  
Washington, PA 15301

WCR Vol 100 Issues 12, 13, 14

**DEMPSTER, TIMOTHY W.**

a/k/a TIMOTHY WADE DEMPSTER  
Late of Chartiers 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 Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Phoenix Marie Dempster,  
43050 12 Oaks Crescent Dr., Apt. 6044,  
Novi, MI 48377

Attorney: Belinda Dunmire Attwood,  
Esq., Law Offices of Belinda Dunmire  
Attwood, 6 S. Main St., Ste. 500,  
Washington, PA 15301

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**DHAYER, JULIA L.**

a/k/a JULIA LORETTA DHAYER  
Late of Hanover Twp.,  
Washington Co., PA  
File No. 63-19-0736

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: Sandra Marshall, 2550 Hunting Ridge Trail, Bridgeville, PA 15017

Attorney: Mark S. Riethmuller, Esq.,  
Speakman, Riethmuller & Allison, 6 S.  
Main St., Ste. 614, Washington, PA  
15301

WCR Vol 100 Issues 12,13,14

**HERROD, JR., CHARLES S.**

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

Executor: Charles S. Herrod, III, 256 Waynesburg Rd., Washington, PA 15301

Attorney: Cary D. Jones, Esq. Marriner, Jones & Fitch, 6 S. Main St., Ste. 600, Washington, PA 15301

\_\_\_\_\_ WCR Vol 100 Issues 12,13,14

**KEHM, IRIS C.** a/k/a IRIS KEHM

Late of Cecil Twp., Washington Co., PA  
File No. 63-19-1079

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: Jan M. Vanhorenbeck, 63 Creedmore Rd., Cecil, PA 15321

\_\_\_\_\_ WCR Vol 100 Issues 12,13,14

**KRUSIK, IRENE**

a/k/a IRENE D. KRUSIK

Late of Marianna, 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: Marie M. Mittleberg, 1026 Harrison St., Pittsburgh, PA 15234

Attorney: Thomas O. Vreeland, Esq., Bassi, Vreeland & Associates, P.C., 62 E. Wheeling St., Washington, PA 15301

\_\_\_\_\_ WCR Vol 100 Issues 12,13,14

**MAY, PATRICIA ANN**

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

Executrix: Wendy May a/k/a Wendy Lee May, 1621 Shadyside Ave., Washington, PA 15301

Attorney: E.J. Julian, Esq., 71 N. Main St., Washington, PA 15301

\_\_\_\_\_ WCR Vol 100 Issues 12,13,14

**MOTYCKI, MARIA T.**

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

Executor: Edward J. Motycki, 1342 Wickerham Dr., Monongahela, PA 15063

Attorney: Cary D. Jones, Esq., Marriner, Jones & Fitch, 6 S. Main St., Ste. 600, Washington, PA 15301

\_\_\_\_\_ WCR Vol 100 Issues 12,13,14

**REEDER, BETTY JEAN**

a/k/a BETTY REEDER,

a/k/a BETTY J. REEDER

Late of North Strabane Twp.,  
Washington Co., PA  
File No. 63-19-1169

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

ing 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: Alan DePaoli, 210 N. DePaoli Rd., McDonald, PA 15057

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### **SCHULTE, CHARLES R.**

Late of Burgettstown,  
Washington Co., PA  
File No. 63-19-1168

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: Billie Foltz, 522 N. McDonald St., McDonald, PA 15057

Attorney: Jeffrey P. Derrico, Esq., Greenlee Derrico Posa, LLC, 122 S. McDonald St., McDonald, PA 15057

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### **SUWAK, EDITH S.**

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

Executor: Robert J. Suwak, 219 Village Green Dr., McMurray, PA 15317

Attorney: Colin E. Fitch, Esq., Marriner, Jones & Fitch, 6 S. Main St. - Ste. 600, Washington, PA 15301

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## **SECOND PUBLICATION**

The Register of Wills has granted letters testamentary or of administration in the following estates. Notice is hereby given to all persons indebted thereto to make payment without delay and to those having claims or demands to present them for settlement to the Executors or Administrators or their attorneys.

### **DRAPER, WILLIAM CLARK**

late of Brownsville, Washington Co., PA  
Administrator/Attorney: Lisa J. Buday,  
P.O. Box 488, California, PA 15419

### **FENTON, DAVID R.**

a/k/a DAVID RUSSELL FENTON,  
late of Cecil Township,  
Washington Co., PA  
Executor/Attorney: William M. Thomson, 1700 North Highland Road, Suite 207, Pittsburgh, PA 15241

### **MCDONALD, JOHN W.**

a/k/a JOHN W. MCDONALD, JR.,  
JOHN WILLIAM MCDONALD, JR.,  
late of Borough of East Washington,  
Washington Co., PA  
Executor/Attorney: Cary D. Jones, Marriner, Jones & Fitch, 6 South Main Street, Suite 600, Washington, PA 15301

### **QUAYLE, ROSEMARIE**

late of East Washington,  
Washington Co., PA  
File No. 63-19-1111  
Executor: John A. Quayle,  
564 Franklin Farms Road,  
Washington, PA 15301  
Attorney: James P. Liekar, Esquire,  
38 West Pike Street,  
Canonsburg, PA 15317

**SABOLSKY, CHARLES**

a/k/a CHARLES F. SABOLSKY,  
late of West Bethlehem Township,  
Washington Co., PA  
Executrix: Karen C. Drill,  
77 Meadow Lane, Marianna, PA 15345

**ZIELINSKI, WALLACE**

late of Carroll Township,  
Washington Co., PA  
File No. 63-19-0983  
Executor: Jonathan Baker,  
6821 Jones Valley Drive,  
Huntsville, AL 35802  
Attorney: Richard J. Federowicz, Esq.,  
Two PPG Place, Suite 400,  
Pittsburgh, PA 15222

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**THIRD PUBLICATION**

The Register of Wills has granted letters testamentary or of administration in the following estates. Notice is hereby given to all persons indebted thereto to make payment without delay and to those having claims or demands to present them for settlement to the Executors or Administrators or their attorneys.

**BARBOSKY, GERALDINE S.**

late of The Borough of Canonsburg,  
Washington Co., PA  
Executrix: Lisa A. Barbosky, 803 Second  
Street, Canonsburg, PA 15317  
Attorney: Frank C. Roney, Jr.,  
382 West Chestnut Street, Suite 102,  
Washington, PA 15301

**COCHRAN, KATHRYN L.**

late of South Strabane Township,  
Washington Co., PA  
Executor: Carl W. Cochran  
c/o Attorney: Frank C. Roney, Jr.  
382 West Chestnut Street, Suite 102,  
Washington, PA 15301

**FETSKO, FLORENCE RITA**

a/k/a F. RITA FETSKO a/k/a  
F.R. FETSKO a/k/a R.M. FETSKO  
a/k/a RITA F. FETSKO  
late of Chartiers Township,  
Washington Co., PA  
File No. 63-19-1128  
Executors: Florence Rita Christy, 370  
Washington Avenue, Hickory, PA  
15340, Terry S. Fetsko, 303 N. Shady  
Avenue, Houston, PA 15342,  
Attorney: Mark S. Riethmuller,  
Speakman, Riethmuller & Allison,  
6 South Main St., Suite 614, Washington  
Trust Bldg., Washington, PA 15301

**MAGGI, BARBARA ANN**

late of Canton Township,  
Washington Co., PA  
Executor: Arthur Wayne Maggi  
c/o Attorney: Frank C. Roney, Jr.,  
382 West Chestnut St., Suite 102,  
Washington, PA 15301

**MCFARLAND, TANNER LEE**

a/k/a TANNER L. MCFARLAND  
a/k/a TANNER MCFARLAND,  
late of Washington, Washington Co., PA  
File No. 63-19-1135  
Executor: Casey Leigh McFarland  
c/o Attorney: Kelly J. Dollins,  
Yablonksi, Costello & Leckie, P.C.,  
116 North Main Street,  
Washington, PA 15301

**RIES, LOIS L.**

a/k/a LOIS LOUISE RIES,  
late of Carroll Township,  
Washington Co., PA  
File No. 63-19-1118  
Executor: Bert H. Ries, Jr., 173 Top of  
Hickory Hill Lane, Somerset, PA 15501  
Attorney: Michael L. Kuhn, 555 East  
Main Street, Somerset, PA 15501

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**TRUST NOTICE**

Trust of: Robert M. Smith, the  
Smith Family Revocable Living Trust  
Dated 09/04/2013  
Late of: McDonald, Washington County,  
Pennsylvania, deceased

All persons having claims against the  
same will present them for payment; duly  
authenticated; and those indebted hereto,  
will please make immediate payment to:

Randall M. Smith, Successor Trustee  
11 Pebblebrook Circle  
Richardson, TX 75080

Or

Suzanne D. Smith, Successor Trustee  
441 Woodstock Lane  
Wilmington, DE 19808

Or to:

James P. Shields, Esq.  
Elder Law Offices of Shields and Boris  
1150 Old Pond Road  
Bridgeville, PA 15017

WCR Vol. 100 Issues 12,13,14

**NAME CHANGE NOTICE****Change of Name**

Notice is hereby given that on the date of  
September 18, 2019 a Petition was filed  
with the Court of Common Pleas of  
Washington County, Pennsylvania, Civil  
Division, at Docket No. 2019-4873. The  
Petition of Wyatt Rack-Wildner, a minor,  
by Mackenzie De Jesus, for a change of  
name to Wyatt De Jesus.

The Court has fixed the date of November  
1, 2019 and time of 9:00 **o'clock a.m.** in  
Courtroom #5 in the Washington County  
Courthouse as the time and place for the  
hearing on said Petition. Any and all per-  
sons interested may appear and show  
cause, if any, why the request of the peti-  
tioner should not be granted.

WCR Vol 100 Issue 12

**REAL ESTATE NOTICE****FOR SALE**

DUE NOTICE IS GIVEN THAT THE  
RINGGOLD SCHOOL DISTRICT IS  
SELLING THE PROPERTY KNOWN  
AS ARMSTRONG PARK (Parcel Num-  
bers 130-006-00-00-0094-00 & 430-022-  
00-00-0001-00) CONSISTING OF AP-  
PROX. 17.5 ACRES. THE SALE WILL  
BE CONDUCTED LIVE AND BY ON-  
LINE AUCTION ON October 22, 2019  
AT 5:00 P.M. The Live Auction will be  
held at the Ringgold School District Ad-  
ministration Building at 400 Main Street,  
New Eagle, PA 15067. ALL INTER-  
ESTED PARTIES ARE DIRECTED TO  
CONTACT THE AUCTIONEER,  
HOSTETTER AUCTIONEERS,  
AT 724-847-1887 or  
sold@HostetterAuctioneers.com  
FOR DETAILS.

WCR Vol. 100 Issues 11,12,13

**MISCELLANEOUS NOTICE****NOTICE OF PENDING  
DIVORCE AND NOTICE TO  
DEFEND AND CLAIM RIGHTS**

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

Barbara J. Wright, Plaintiff vs. Vinton D.  
Wright, Defendant, Case No. 2019-989

TO: VINTON DONALD WRIGHT, aka  
VINTON D. WRIGHT, of  
ALPHARETTA, FULTON  
COUNTY, GEORGIA, Defendant:

You are hereby notified that a  
civil cause of action for DIVORCE, with  
a count for EQUITABLE DISTRIBUTION,  
was instituted against you in the

Court of Common Pleas of Washington County, Pennsylvania on February 25, 2019 by the Plaintiff, your wife, Barbara J. Wright.

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

**YOU SHOULD TAKE THIS 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.**

If you do not know a lawyer:

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

If you cannot afford a lawyer:

Southwestern Pennsylvania  
Legal Aid Society  
10 West Cherry Avenue  
Washington, Pennsylvania 15301  
Telephone: (724) 225-6170

BY: Anthony W. Selbe, Esq., DODARO, MATTA, & CAMBEST, P.C., 1900 Main Street, Suite 207, Canonsburg, Pennsylvania 15317, (412) 243-1600, as Counsel for Plaintiff.

## CORPORATION NOTICE

### INCORPORATION NOTICE

NOTICE IS HEREBY GIVEN that a Certificate of Organization was filed with the Department of State, Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, on September 27, 2019 for the purpose of obtaining a Limited Liability Company which was organized under the Business Corporation Law of the Commonwealth of Pennsylvania approved December 21, 1988, Act 177.

The name of the corporation is  
CAMERSON CONSTRUCTION  
CONSULTING, LLC.

The purpose or purposes for which it has been organized is to engage in and to do any lawful act concerning any or all lawful business for which corporations may be incorporated under the Pennsylvania Business Corporation Law.

Jeffrey P. Derrico, Esq.  
GREENLEE DERRICO POSA, LLC  
60 E. Beau St.  
Washington, PA 15301

WCR Vol 100 Issue 12

## SHERIFF SALES

### SHERIFF'S SALE — Samuel F. Romano—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 Samuel F. Romano, Sheriff of Washington County, Pennsylvania, on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock a.m.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

### CONDITIONS OF SALE

Ten (10%) percent of purchase bid (but not less than the Sheriff's Cost), shall be paid in CASH, CERTIFIED FUNDS OR MONEY ORDER on the **day of the sale** and the balance on or before **WEDNESDAY, NOVEMBER 6, 2019 at 4:00 o'clock p.m.** If ten (10%) percent down payment is not made on the day of the sale, or if the balance of payment is not made on Wednesday following the date of sale, the property will again be put up for sale on **FRIDAY, NOVEMBER 8, 2019, 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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, PA)

### Sheriff Sale List -- October 4, 2019 — Index

Note: Index info. excerpted from Sheriff Sale notices as provided; captions abbreviated.

<b>Case#</b>	<b>Plaintiff v Defendant(s)</b>	<b>Property Location</b>
2019-2973.....	Citizens Bank vs Halpin .....	Amwell
2019-2399.....	US Bank vs Pordash .....	Bentleyville
2018-1498.....	US Bank vs Brisky .....	Burgettstown
2019-1235.....	Midfirst Bank vs Schifano a/k/a/ Friend	Canonsburg
2015-6913.....	JPMorgan vs Spencer .....	Canton
2019-1907.....	JPMC Specialty vs Hickey .....	Chartiers
2019-2548.....	Newrez vs Rice.....	Cross Creek
2018-2769.....	Wells Fargo vs Chess .....	Donegal
2018-5601.....	DiTech Financial vs Deter.....	Marianna
2019-1287.....	HSBC Bank USA vs Chilton.....	New Eagle
2017-1710.....	PNC Bank vs Salamone.....	North Bethlehem
2019-927.....	Lakeview Loan vs Rose.....	North Strabane
2019-2559.....	Slovenian Savings vs Carosone.....	North Strabane
2010-8926.....	Bear Stearns vs Likens .....	Nottingham
2012-5416.....	Deutsche Bank vs Fieber .....	Peters
2013-6344.....	Green Tree Servicing vs Hosaflook.....	Peters
2018-3834.....	Slovenian Savings vs Powell.....	Peters
2019-1172.....	Slovenian Savings vs Scott.....	Robinson
2019-2504.....	Bank of NY Mellon vs Kimenski .....	South Strabane
2019-2409.....	Bank of America vs Kopelic .....	Washington
2019-3084.....	Wells Fargo vs McClelland .....	Washington
2019-2552.....	Ditech Financial vs Tippman.....	Washington
2018-6754.....	Bank of America vs Karl.....	Washington



**AMWELL****SHERIFF SALE**

Samuel F. Romano – Sheriff  
Writ of Execution  
2019-2973

**BENTLEYVILLE****SHERIFF SALE**

Samuel F. Romano – Sheriff  
Writ of Execution  
2019-2399

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

**CITIZENS BANK, N.A.**

Vs

**CHARLES A.J. HALPIN, III, ESQUIRE,**  
Personal Representative of the Estate of  
**SYLVIA A ROCKWELL, DECEASED**  
Case #: 2019-2973

JUDGEMENT: \$80,700.96

The Commonwealth of Pennsylvania,  
Washington County, Amwell Township;  
309 CHESTNUT RIDGE ROAD,  
WASHINGTON, PA 15301;  
Tax #: 020-006-00-00-0025-00  
Improvements: Residential Dwelling  
Attorney: LAW OFFICE OF GREGORY  
JAVARDIAN, LLC, (215) 942-9690

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**U.S. BANK NA**

Vs

**ANDREW S. and CATHERINE M.**  
**PORDASH**

Case #: 2019-2399

JUDGEMENT: \$35,117.46

The Commonwealth of Pennsylvania,  
Washington County, Borough of Bentleyville;

101 MCCORMICK AVENUE, BENTLEYVILLE, PA 15314;

Tax #: 040-063-00-02-0008-00 & 040-063-00-02-0007-00 (2)

Improvements: Residential Dwelling  
Attorney: SHAPIRO & DENARDO  
LLC, 610-278-6800

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**BURGETTSTOWN**

## SHERIFF SALE

Samuel F. Romano – Sheriff  
Writ of Execution  
2018-1498

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

U.S. BANK NATIONAL ASSOCIATION, as Trustee for the Cabana Series III Trust

vs

DEBORAH BRISKY and the UNITED STATES OF AMERICA

Case #: 2018-1498

JUOGEMENT: \$200,675.86

The Commonwealth of Pennsylvania, Washington County, Borough of Burgettstown;

24 SHADY AVENUE, BURGETTSTOWN, PA 15021;

Tax #: 070-021-00.03-0010-00

Improvements: Residential Dwelling  
Attorney: TUCKER ARENSBERG, P.C., 412-566-1212

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**CANONSBURG**

## SHERIFF SALE

Samuel F. Romano – Sheriff  
Writ of Execution  
2019-1235

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

MIDFIRST BANK

vs

NANCY J. SCHIFANO aka NANCY FRIEND, aka NANCY J. FRIEND

Case #: 2019-1235

JUDGEMENT: \$40,523.24

The Commonwealth of Pennsylvania, Washington County, Borough of Canonsburg;

559 TANNEHILL STREET, CANONSBURG, PA 15317;

Tax #110-043-00-00-0013-00

Improvements: Residential Dwelling  
Attorney: MANLEY DEAS KOCHALSKI LLC, 614-220-5611

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**CANTON****SHERIFF SALE**

Samuel F. Romano – Sheriff  
 Writ of Execution  
 2015-6913

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

JPMORGAN CHASE BANK, N.A. s/b/m  
 Chase Home Finance LLC, s/b/m to  
 Chase

Manhattan Mortgage Corporation  
 Vs

WILLIAM E. SPENCER and AMY  
 SPENCER

Case #: 2015-6913

JJOGEMENT: \$151,794.37

The Commonwealth of Pennsylvania,  
 Washington County, Canton Township;  
 2660 DIANE DRIVE, WASHINGTON,  
 PA 15301;

Tax #: 120-007-01-01-0006-00

Improvements: Residential Dwelling  
 Attorney: PHELAN HALLINAN DIA-  
 MOND & JONES, LLP, 215-563-7000

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**CHARTIERS****SHERIFF SALE**

Samuel F. Romano – Sheriff  
 Writ of Execution 2019-1907

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

JPMC SPECIALTY MORTGAGE LLC  
 Vs

GEORGE R. HICKEY

Case #: 2019-1907

JUDGEMENT: \$87,347.31

The Commonwealth of Pennsylvania,  
 Washington County, Chartiers Town-  
 ship;

372 CHARTIERS RUN ROAD, CAN-  
 ONSBURG, PA 15317;

Tax #: 170-006-02-00-0010-00

Improvements: Residential Dwelling  
 Attorney: PHELAN HALLINAN DIA-  
 MOND & JONES, LLP, 215-563-7000

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**CROSS CREEK**

SHERIFF SALE

Samuel F. Romano – Sheriff  
 Writ of Execution  
 2019-2548

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

NEWREZ LLC D/B/A SHELLPOINT  
 MORTGAGE SERVICING

Vs

CHAD A. RICE AND KARA L RICE

Case #: 2019-2548

JUDGEMENT: \$105,463.63

The Commonwealth of Pennsylvania,  
 Washington County, Cross Creek Town-  
 ship;

34 BROWNTOWN ROAD, AVELLA,  
 PA 15312;

Tax #: 210-011-05-02-0030-01

Improvements: Residential Dwelling

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

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**DONEGAL**

SHERIFF SALE

Samuel F. Romano – Sheriff  
 Writ of Execution  
 2018-2769

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

WELLS FARGO BANK, N.A.

Vs

SHELLIE CHESS

Case #: 2018-2769

JUDGEMENT: \$45,126.75

The Commonwealth of Pennsylvania,  
 Washington County, Donegal Township;  
 1004 MAPLE AVENUE, WEST ALEX-  
 ANDER, PA 15376;

Tax #: 230-026-00-00-0012-00 & 230-  
 026-00-00-0011-00

Improvements: Residential Dwelling

Attorney: PHELAN HALLINAN DIA-  
 MOND & JONES, LLP, 215-563-7000

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**MARIANNA**

SHERIFF SALE

Samuel F. Romano – Sheriff

Writ of Execution

2018-5601

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

DITECH FINANCIAL LIC

Vs

JOHN W. DETER

Case #: 2018-5601

JUDGEMENT: \$12,136.52

The Commonwealth of Pennsylvania,  
Washington County, Borough of Mariana;  
22 CHURCH STREET, MARIANNA,  
PA 15345;

Tax #: 400-085-00-01-0002-00  
Improvements: Residential Dwelling

Attorney: KML LAW GROUP, P.C.,  
(215) 627-1322

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**NEW EAGLE**

SHERIFF SALE

Samuel F. Romano – Sheriff

Writ of Execution

2019-1287

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

HSBC BANK USA, N.A.

Vs

BONNIE L. CHILTON

Case #: 2019-1287

JUDGEMENT: \$122,641.64

The Commonwealth of Pennsylvania,  
Washington County, Borough of New Eagle;  
405 MONROE STREET, NEW EAGLE,  
PA 15067;

Tax #: 480-012-00-02-0019-00  
Improvements: Residential Dwelling

Attorney: RAS CITRON LLC, 855-225-6906

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**NORTH BETHLEHEM**

SHERIFF SALE

Samuel F. Romano – Sheriff

Writ of Execution

2017-1710

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

PNC BANK, NA

vs

LINDSAY SALAMONE

Case #: 2017-1710

JUDGEMENT: \$43,341.19

The Commonwealth of Pennsylvania,  
Washington County, North Bethlehem  
Township;

15 MAPLE STREET, EIGHTY FOUR,  
PA 15330;

Tax #: 490-014-01-02-0008-00

Improvements: Residential Dwelling

Attorney: KML LAW GROUP, 215-627-  
1322

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**NORTH STRABANE**

SHERIFF SALE

Samuel F. Romano – Sheriff

Writ of Execution

2019-927

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

LAKEVIEW LOAN SERVICING LLC

Vs

ROGER W. ROSE AND CINDY L.  
ROSE

Case #: 2019-927

JUDGEMENT: \$94,908.13

The Commonwealth of Pennsylvania,  
Washington County, North Strabane  
Township;

17 NORRIS DRIVE, CANONSBURG,  
PA 15317;

Tax #: 520-013-07-02-0028-00

Improvements: Residential Dwelling

Attorney: McCABE, WEISBERG &  
CONWAY, (215) 790-1010

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**NORTH STRABANE**

SHERIFF SALE

Samuel F. Romano – Sheriff

Writ of Execution

2019-2559

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

SLOVENIAN SAVINGS & LOAN ASSOCIATION OF CANONSBURG,  
PENNSYLVANIA

Vs

KRISTIE CAROSONE AND SCOTT  
CAROSONE

Case #: 2019-2559

JUDGEMENT: \$62,899.99

The Commonwealth of Pennsylvania,  
Washington County, North Strabane  
Township;

131 LINDEN ROAD, CANONSBURG,  
PA 15317;

Tax #: 520-014-00-00-0006-01

Improvements: Residential Dwelling  
Attorney: GREENLEE, DERRICO &  
POSA, LLC, (724)225-7660

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**NOTTINGHAM**

SHERIFF SALE

Samuel F. Romano – Sheriff

Writ of Execution

2010-8926

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

BEAR STEARNS ASSET BACKED  
SECURITIES I TRUST 2006-IM1, Asset-  
Backed

Certificates, Series 2006-IM1, U.S. Bank  
National Association, as Trustee

Vs

JOSEPH C. LIKENS AND PATRICIA L.  
LIKENS

Case #: 2010-8926

JUDGEMENT: \$630,453.03

The Commonwealth of Pennsylvania,  
Washington County, Nottingham Town-  
ship;

213 ARROWHEAD LANE, EIGHTY  
FOUR, PA 15330;

Tax #: 530-001-10-00-0001-00

Improvements: Residential Dwelling  
Attorney: MANLEY DEAS KOCHAL-  
SKI LLC, 614-220-5611

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**PETERS****SHERIFF SALE**

Samuel F. Romano – Sheriff  
Writ of Execution  
2012-5416

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

DEUTSCHE BANK NATIONAL  
TRUST COMPANY, AS TRUSTEE FOR  
LONG BEACH

MORTGAGE LOAN TRUST 2006-8  
Vs

GARY M. FIEBER AND DREENA R.  
FIEBER

Case #: 2012-5416

JUDGEMENT: \$642,065.47

The Commonwealth of Pennsylvania,  
Washington County, Peters Township;  
102 GOLDEN EAGLE DRIVE, VENE-  
TIA, PA 15367;

Tax #: 540-001-03-00-0021-00

Improvements: Residential Dwelling  
Attorney: KML LAW GROUP PC, 215-  
627-1322

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**PETERS****SHERIFF SALE**

Samuel F. Romano – Sheriff  
Writ of Execution  
2013-6344

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

GREEN TREE SERVICING, LLC

Vs

BECKY A. HOSAFLOOK a/k/a

BECKY J. HOSAFLOOK

Case #: 2013-6344

JUDGEMENT: \$219,935.12

The Commonwealth of Pennsylvania,  
Washington County, Peters Township;  
349 BELLWALT DRIVE, MCMUR-  
RAY, PA 15317;

Tax #: 540-003-02-02-0006-00

Improvements: Residential Dwelling  
Attorney: PHELAN HALLINAN  
JONES & DIAMOND LLP, 215-563-  
7000

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)



**PETERS**

SHERIFF SALE

Samuel F. Romano – Sheriff  
 Writ of Execution  
 2018-3834

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

SLOVENIAN SAVINGS & LOAN ASSOCIATION OF CANONSBURG,  
 PENNSYLVANIA

Vs

CHRISTY I. POWELL

Case #: 2018-3834

JUDGEMENT: \$202,590.24

The Commonwealth of Pennsylvania,  
 Washington County, Peters Township;  
 1025 OLD WASHINGTON ROAD,  
 MCMURRAY, PA 15317;

Tax #: 540-003-05-01-0011-01

Improvements: Residential Dwelling  
 Attorney: GREENLEE, DERRICO &  
 POSA, LLC, (724) 225-7660

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**ROBINSON**

SHERIFF SALE

Samuel F. Romano – Sheriff  
 Writ of Execution  
 2019-1172

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

SLOVENIAN SAVINGS AND LOAN ASSOCIATION OF CANONSBURG,  
 PENNSYLVANIA

Vs

BRIAN E. SCOTT

Case #: 2019-1172

JUDGEMENT: \$102,199.35

The Commonwealth of Pennsylvania,  
 Washington County, Robinson Town-  
 ship;

527 VALLEY STREET, MCDONALD,  
 PA 15057;

Tax #: 550-020-03-00-0008-00

Improvements: Residential Dwelling  
 Attorney: GREENLEE, DERRICO &  
 POSA, LLC, (724)225-7660

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**SOUTH STRABANE**

SHERIFF SALE

Samuel F. Romano – Sheriff

Writ of Execution

2019-2504

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

THE BANK OF NEW YORK MELLON  
Vs

DAVID and LISA KIMENSKI

Case #: 2019-2504

JUDGEMENT: \$83,257.26

The Commonwealth of Pennsylvania,  
Washington County, South Strabane  
Township;

1703 EAST MAIDEN STREET, WASH-  
INGTON, PA 15301;

Tax #: 600-006-02-00-0011-00

Improvements: Residential Dwelling

Attorney: MILSTEAD & ASSOCIATES  
LLC, (856) 482-1400

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**WASHINGTON**

SHERIFF SALE

Samuel F. Romano – Sheriff

Writ of Execution

2019-2409

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

BANK OF AMERICA, N.A.

Vs

JENNIFER RENEE KOPELIC, Execu-  
trix of the Estate of JAMES R. GRAY,  
JR.

Case #: 2019-2409

JUDGEMENT: \$38,152.92

The Commonwealth of Pennsylvania,  
Washington County, City of Washing-  
ton;

390 LIBERTY AVENUE, WASHING-  
TON, PA 15301;

Tax #: 770-044-00-04-0001-00

Improvements: Residential Dwelling

Attorney: McCABE, WEISBERG &  
CONWAY, (215) 790-1010

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**WASHINGTON****SHERIFF SALE**

Samuel F. Romano – Sheriff  
 Writ of Execution  
 2019-3084

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

WELLS FARGO BANK, N.A.

Vs

KELLY MCCLELLAND a/k/a KELLY  
 A. MCCLELLAND AND JAMES  
 MCCLELLAND

Case #: 2019-3084

JUDGEMENT: \$49,236.51

The Commonwealth of Pennsylvania,  
 Washington County, City of Washington;  
 79 SEMINOLE AVENUE, WASHING-  
 TON, PA 15301;

Tax # 760-016-00-04-0030-00

Improvements: Residential Dwelling  
 Attorney: PHELAN HALLINAN DIA-  
 MOND & JONES, LLP, 215-563-7000

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**WASHINGTON****SHERIFF SALE**

Samuel F. Romano – Sheriff  
 Writ of Execution  
 2019-2552

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

DITECH FINANCIAL LLC

Vs

BRANDON J. TIPPMAN

Case #: 2019-2552

JUDGEMENT: \$78,567.98

The Commonwealth of Pennsylvania,  
 Washington County, 7th Ward, City of  
 Washington;

975 ARCH STREET, WASHINGTON,  
 PA 15301;

Tax #: 770-022-00-02-0005-00

Improvements: Residential Dwelling  
 Attorney: KML LAW GROUP PC, 215-  
 627-1322

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

**WASHINGTON**

SHERIFF SALE

Samuel F. Romano – Sheriff

Writ of Execution

2018-6754

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 SAMUEL F. ROMANO, Sheriff of Washington County, Pennsylvania on **FRIDAY, NOVEMBER 1, 2019 at 10:00 o'clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

BANK OF AMERICA, N.A.

Vs

VICTOR H. KARL AND SHELLEY D.

KARL A/K/A SHELLEY DAWN KARL

Case #: 2018-6754

JUDGEMENT: \$64,013.83

The Commonwealth of Pennsylvania,  
Washington County, 7th Ward, City of  
Washington;814 BEECH STREET, WASHINGTON,  
PA 15301;

Tax #: 770-005-00-04-0004-00

Improvements: Residential Dwelling

Attorney: POWERS KIRN LLC, 215-  
942-2090

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 description of the properties are on file in the Sheriff's Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, Pennsylvania)

11, 12, 13