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ESTATE NOTICES**

Notice is hereby given that, in the estates of the decedents set forth below, the Register of Wills, has granted letters testamentary or of administration to the persons named. All persons having claims or demands against said estates are requested to present the same without delay and all persons indebted to said estates are requested to make immediate payment to the executors or administrators or their attorneys named below.

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FIRST PUBLICATION

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 302 Shadow Wood Court
 Trafford, PA 15085

DONALD E. ROHRBACHER, a/d, DONALD E. ROHRBACHER, SR., late of Penn Township, Westmoreland County, PA
 Exr.: Donald E. Rohrbacher, Jr.
 1232 Claridge Elliot Road
 Jeannette, PA 15644
 Atty.: Richard M. Conte
 Pine Center, Suite Two, 2090 Harrison Avenue
 Jeannette, PA 15644

LARRY M SANDERS, late of West Newton Borough,
Westmoreland County, PA
Admrs.: Fred Gambrell
126 Manor Drive
West Newton, PA 15089
Brenda Snead
202 Broadway Street
West Newton, PA 15089
Atty.: Richard C. Mudrick
300 Fallowfield Avenue
Charleroi, PA 15022

LANNY E. SCHAKE, a/d, LANNY ERNEST SCHAKE, late of
Hempfield Township, Westmoreland County, PA
Exrx.: Christina Brown
13195 Amblewood Drive
Manassas, VA 20112
Atty.: Michael J. Stewart
Stewart, McArdle, Sorice, et. al., LLC

PATRICIA A. SHAFFER, a/d, PATRICIA ANN SHAFFER,
late of the City of Jeannette, Westmoreland County, PA
Admr.: David J. Shaffer
205 Mary Street
Jeannette, PA 15644
Atty.: L. Christian DeDiana

ELIZABETH J. SHOUP, late of Loyalhanna Township,
Westmoreland County, PA
Exrx.: Tammy E. Zimmerman
15347 State Rte 286 Highway West
Clarksburg, PA 15725
Atty.: Robert B. Stein
Savinis Kane & Gallucci, LLC
Suite 3626 Gulf Tower, 707 Grant Street
Pittsburgh, PA 15219

STEVE W. STANISLAV, a/d, STEVE W. STANISLAV, JR.,
a/d, STEVE S. STANISLAV, JR., a/d, STEVE
STANISLAV, a/d, STEVEN S. STANILAV, JR., late of
Fairfield Township, Westmoreland County, PA
Exrx.: Catherine Volchko
50 Howard Street
Latrobe, PA 15650
Atty.: Richard J. Baumgardner

RICHARD C. WALLAT, a/d, RICHARD CHARLES WALLAT,
late of Hempfield Township, Westmoreland County, PA
Exrx.: Heather A. Morocco
1088 Government Rd
Irwin, PA 15642

LEGAL NOTICES

NOTICE OF TRUST THE YOCUM FAMILY TRUST DATED APRIL 8, 2002

The successor Trustee identified below gives notice of the death of Dorothy M. Yocum on October 29, 2020, late of Trafford, Westmoreland County, Pennsylvania. The Decedent was the surviving settlor/trustee of the **YOCUM FAMILY TRUST DATED APRIL 8, 2002**; Linda S. Yocum serving as sole successor trustee. Notice is hereby given to all persons indebted to said Trust and/or decedent to make immediate payment, and to those having claims against said trust and/or decedent to present them, duly authenticated for settlement, to:

LINDA S. YOCUM
c/o Robert J. Specht, Esquire
Morocco, Morocco & Specht, P.C.
315 Cavitt Avenue
Trafford, PA 15085

8/15/22 Jan

NOTICE OF REVOCABLE TRUST PURSUANT TO 20 PA C.S. SECTION 7755(c)

NOTICE is hereby given of the administration of the **WILLIAM HENRY HIGGS AND DOROTHY DOLORES HIGGS REVOCABLE LIVING TRUST DATED MAY 19, 1994 AND AMENDED ON DECEMBER 19, 1996**. Dorothy Dolores Higgs, Settlor of the Trust of Trafford Borough, Westmoreland County, Pennsylvania, died on November 28, 2020. All persons having claims against Dorothy Dolores Higgs or the Trust are requested to make known the same to the Trustee or Attorney named below. All persons indebted to Dorothy Dolores Higgs or the Trust are requested to make payment without delay to the Trustee or Attorney named below.

Jennifer Rae Adamik, Trustee
234 Saunders Station Road
Trafford, PA 15085,

or to

Richard A. Husband, Esquire
208 South Arch Street, Suite 2
Connellsville, PA 15425.

22/29 Jan; 5 Feb

IN THE UNITED STATES BANKRUPTCY COURT FOR THE WESTERN DISTRICT OF PENNSYLVANIA

Bank. Case No.: 16-24726-GLT
16-24727-GLT

Chapter 7

Rel. Doc No.:515, 521,
Rel Doc. No.: 276, 281

Hearing Date: February 12, 2021 at
11:00 a.m.

Response Date: February 5, 2021

In Re:

C & D COAL COMPANY, LLC and
DERRY COAL COMPANY, LLC,
Debtors.

CHARLES O. ZEBLEY, Jr., INTERIM
CHAPTER 7 TRUSTEE of C&D Coal
Company, LLC and Derry Coal Company,
LLC,

Movant,

v.

ATLAS ACQUISITIONS, LLC; C&D COAL
COMPANY, LLC; COMMONWEALTH OF
PENNSYLVANIA- UCTS, DEPARTMENT OF
LABOR AND INDUSTRY; DEPARTMENT
OF TREASURY- INTERNAL REVENUE
SERVICE; DERRY COAL COMPANY, LLC;
INTEGRITY COAL SALES, INC.; JOHNSON
INDUSTRIES, INC.; KINGSTON COAL
COMPANY; KINGSTON GAS, LLC;
PALISADE AVENUE REALTY ASSOCIATES
LIMITED PARTNERSHIP; PENNSYLVANIA
DEPARTMNET OF REVENUE; RTB
HOLDINGS, LLC; WESTMORELAND
COUNTY TAX CLAIMS BUREAU, and THE
COMMONWEALTH OF PENNSYLVANIA,
DEPARTMENT OF ENVIRONMENTAL
PROTECTION,

Respondents.

NOTICE OF SALE OF SUBSTANTIALLY ALL OF THE DEBTORS' ASSETS FREE AND DIVESTED OF ALL LIENS, CLAIMS AND ENCUMBRANCES

To: Respondents and all Creditors and Parties in Interest of the above-named Debtors:

NOTICE IS HEREBY GIVEN THAT Charles O. Zebley, Jr., the Chapter 7 Trustee of C&D Coal Company, LLC and Derry Coal

Company, LLC (the "Trustee")¹, has filed a Motion for an Order Authorizing and Approving: (I) the Sale of Substantially All of the Debtors' Assets Free and Clear of All Liens, Claims, Encumbrances, Interests, and Liabilities and (II) the Assumption, Sale, and Assignment to Buyer of Certain Contracts of Debtors [C&D Coal Doc No. 515 and Derry Coal Doc. No. 276] (the "Sale Motion"). The property to be sold is described as follows:

- (1) The real estate owed by C&D Coal Company, LLC ("C&D Coal") located in Derry Township, Westmoreland County, Pennsylvania, as more particularly described in: (i) that certain Deed from Kennametal, Inc., a Pennsylvania corporation, to C&D Coal dated December 13, 2010 and recorded on December 16, 2010 in the Office of the Recorder of Deeds for Westmoreland County, Pennsylvania, at Instrument Number 201012160047129 and (ii) that certain Coal Deed from Kennametal, Inc. to C&D Coal dated August 27, 2012 and recorded on September 5, 2012 in the Office of the Recorder of Deeds for Westmoreland County, Pennsylvania, at Instrument Number 201209050036746 identified as tax map number 45-41-00-0-120-90-100 (collectively the "Kennametal Property").²
- (2) The real estate owned by Derry Coal Company, LLC ("Derry Coal" and together with C&D Coal the "Debtors") located in Derry Township, Westmoreland County, Pennsylvania identified as tax map numbers 45-41-04-0-036 and 45-41-04-0-041 and more particularly described in the deed between Derry Coal and Derry Rail Terminal, Ltd. dated

¹ Capitalized terms used but not otherwise defined herein shall have the meaning ascribed to them in the Sale Motion.

² C&D Coal reconveyed certain coal and/or coalbed methane rights that C&D Coal may have had to Kennametal, Inc. pursuant to a Quitclaim Deed dated August 24, 2012 and recorded September 5, 2012 in the Office of the Recorder of Deeds for Westmoreland County at Instrument Number 201209050036745. Any real estate interest that was reconveyed to Kennametal, Inc. by the Quitclaim Deed and not transferred back to the Debtors pursuant to the Coal Deed dated August 27, 2012 is not being sold.

November 5, 2014 and recorded on December 31, 2014 in the Office of the Recorder of Deeds for Westmorland County, Pennsylvania at Instrument Number 201412310042507 (the "Derry Coal Real Estate") and together with the Kennametal Property the "Real Estate").

- (3) All tangible and intangible personal property used in connection with their business of mining and the production of coal, oil, and gas, owned by the Debtors including but not limited to:
- (i) Joy Miner;
 - (ii) 2 Joy 21 Shuttle Cars;
 - (iii) MCI Power Center;
 - (iv) Fletcher Bolter;
 - (v) Switch House;
 - (vi) DBT Scoop;
 - (vii) Caterpillar Scoop;
 - (viii) Caterpillar Scoop Charger;
 - (ix) Mine Fan; and
 - (x) other miscellaneous equipment, fixtures, intellectual property, inventory, goodwill, general intangibles, and other tangible personal property (the "Personal Property").
- (4) The Trustee is assigning to the buyer all the Debtors' interest, if any, in the Kingston Assignments.
- (5) Further, Kingston is selling/assigning all of its interest in the Kingston Leases to the buyer, so that after the closing of the sale, the Kingston Leases will be directly between the buyer of the Assets and the individual third-party lessors.

The Trustee intends to sell substantially all of the Debtors' assets on an **As is, Where is** basis with no representations and/or warranties whatsoever, either express or implied, other than title and authority to sell/transfer; and (ii) free and clear of all liens, claims, interests, and encumbrances existing as of the date of the closing of the transactions except as set forth in the Sale Motion and/or Bid Procedures Order.

The only assets owned by the Debtors that are excluded from this sale are specific assets that are delineated in the Section 1.02(b) of the Purchase Agreement (the "Excluded Assets").

The Trustee and Kingston have received an offer from Low Vol Properties, LLC (the "Buyer") to purchase substantially all of the Debtors' assets except the Excluded Assets, including the Real Estate, the Personal Property, and the Kingston Assignments (collectively the "Debtors' Assets") and the Kingston Leases (and together with the Debtors' Assets the "Assets") for \$5,000,000.00 (the "Purchase Price") pursuant to the terms and conditions contained in the Asset and Real Estate Purchase Agreement dated November 30, 2020 attached to the Sale Motion (the "Purchase Agreement").

An Order has been issued setting deadlines for objections to the sale of the Assets and for the date of the sale hearing. On or before **February 5, 2021**, any objections shall be filed with the United States Bankruptcy Court, 5414 U.S. Steel Tower, 600 Grant Street, Pittsburgh, PA 15219, with a copy served on all interested parties. The video conference on the Sale Motion will be held on **February 12, 2021 at 11:00 am.** before Judge Gregory L. Taddonio via Zoom at which time the Bankruptcy Court will consider higher and better offers for the Assets (the "Sale Hearing"). All parties wishing to appear by video conference must register by submitting a video conference registration form via the link published on Judge Taddonio's website (which can be found at <http://www.pawb.uscourts.gov/judgetaddonios-video-conference-hearing-information>) no later than 4 p.m. on the business day prior to a scheduled hearing. All counsel and parties participating by video conference shall comply with Judge Taddonio's Modified Procedures for Remote Participation (effective October 1, 2020), (which can be found at <http://www.pawb.uscourts.gov/sites/default/files/pdfs/glt-procappearances>).

Further, an Order has been entered approving certain bid procedures [C&D Coal Doc. No. 521 and Derry Coal Doc. No. 281] (the "Bid Procedures Order") that must be followed by anyone who desires to submit a bid and participate as a bidder at the Sale Hearing. A copy of the Bid Procedures Order can be obtained by contacting Crystal Thornton-Illar at the below phone number or email address. Among other requirements of the Bid Procedures Order, anyone wishing to

bid at the sale hearing will need to provide the Trustee with a deposit in the form of a cashier’s check, certified check, and/or wire transfer in the amount \$50,000.00 payable to: Charles O. Zebly, Jr., the Chapter 7 Trustee for C&D Coal Company, LLC and Derry Coal Company, LLC (the “Bid Deposit”) on or before February 2, 2021. Bid Deposits may be wired pursuant to instructions provided by Crystal H. Thornton-Illar, counsel for the Trustee.

Further, arrangements to receive a copy of the Purchase Agreement and/or for inspection of the Assets prior to the Sale Hearing may be made by contacting Crystal H. Thornton-Illar at the below phone number and/or email address. More information about the Debtors’ assets can be obtained on the Court’s Electronic Access to Sales Information website at www.pawb.uscourts.gov/easi.htm. All parties considering submitting a bid are encouraged to thoroughly review the Sale Motion and the Bid Procedures Order.

Date: January 8, 2020

By: */s/ Crystal H. Thornton-Illar*
Crystal H. Thornton-Illar
PA I.D. No. 93003
cthorton-illar@leechtishman.com
525 William Penn Place
28th Floor
Pittsburgh, Pennsylvania 15219
(412) 261-1600

22 Jan

NOTICE

Pursuant to the provisions of the Real Estate Tax Sale Law, Act of July 7, 1947, P.L. 1368, as amended, at Section 613 thereof, the Property of:

Jacqueline R. Kriner being Map Number **14-01-12-0-362**, and being located in **City of Jeannette**, Westmoreland County, Pennsylvania, will be sold free of all Tax Claims and Tax Judgments at Private Sale on **March 16, 2021**, in the office of Westmoreland County Tax Claim Bureau, 40 North Pennsylvania Avenue, Suite 109, Greensburg, PA 15601, at 10:00 a.m., prevailing time, to the highest bidder for an amount not less than **\$1,388.08**, plus costs, which sum is due at the time of the sale.

22 Jan; 5 Feb

IN THE COURT OF COMMON PLEAS
OF WESTMORELAND COUNTY
PENNSYLVANIA
CIVIL DIVISION
NO.: 4305 of 2020

S&T BANK,
Plaintiff,

vs.

GRETCHEN LAWRENCE, ALEXIS
JACKMAN, RACHEL GODLEWSKI,
KNOWN HEIRS OF THE ESTATE OF
THOMAS J. GODLEWSKI, AND THE
UNKNOWN HEIRS, EXECUTORS AND/OR
ADMINISTRATORS OF THE ESTATE OF
THOMAS J. GODLEWSKI, AND THE
UNITED STATES OF AMERICA,

Defendants.

Notice

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

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, 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.

Lawyer Referral Service
Westmoreland Bar Assoc
PO Box 565
Greensburg, PA 15601
(724) 834-8490 <http://lrs.westbar.org>

22 Jan

**IN THE COURT OF COMMON PLEAS OF
WESTMORELAND COUNTY, PA
CIVIL DIVISION
NO. 146 OF 2021**

**IN RE:
REQUEST OF JAMES ALBERT, SHERIFF
OF WESTMORELAND COUNTY, PA FOR
FORFEITURE AND DESTRUCTION OF
ABANDONED FIREARMS, AS WELL AS
CONFISCATED WEAPONS CURRENTLY IN
POSSESSION OF THE WESTMORELAND
COUNTY SHERIFF'S OFFICE**

NOTICE

There will be a hearing before the Honorable Rita Donovan Hathaway, President Judge in Courtroom Number 07 of the Westmoreland County Courthouse, on the 25th day of FEBRUARY, 2021, @ 9:30 AM regarding the Petition for the Forfeiture and Destruction of Abandoned and Confiscated Firearms and other Weapons currently in possession of the Westmoreland County Sheriff's Office. This Notice is being posted by James Albert, the Sheriff of Westmoreland County, Pennsylvania pursuant to Court Order. Notice is hereby given that these weapons have been confiscated by the Westmoreland County Sheriff's Office by Court Order: namely Protection From Abuse Orders (as well as through the course of filing criminal charges and/or executing bench warrants and other duties pertaining to civil and criminal matters) for the time period from 2003 through 2010. Accordingly, any rightful owner who objects to the forfeiture and destruction of said weapons shall appear at said time and place of hearing to be heard.

/s/ James Albert, Sheriff
of Westmoreland County,
Pennsylvania

22 Jan

NOTICE OF QUIET TITLE ACTION

IN THE CIVIL DIVISION OF THE COURT OF COMMON PLEAS OF WESTMORELAND, COUNTY, PENNSYLVANIA, Westmoreland County Land Bank v. WPJ Company, ET AL, No. 4146 of 2020, ATTORNEY: ERIC E. BONONI. CONTACT LISTED BELOW. NOTICE TO: ALL PARTIES WITH A LEGAL INTEREST IN PROPERTY HEREINAFTER DESCRIBED. The Westmoreland County Land Bank filed a Complaint to Quiet Title regarding property identified as Westmoreland County Tax Map Nos. 06-01-06-0-005, 06-01-06-0-006, 19-03-11-0-036, 19-03-11-0-041, 56-08-03-0-003, and 58-07-11-0-280. A hearing is scheduled for Friday, February 19, 2021, 2:00 PM, Westmoreland County Courthouse, 2 N. Main Street, Greensburg, PA 15601. YOU ARE WARNED THAT IF YOU HAVE A LEGAL INTEREST IN THE PROPERTIES DESCRIBED ABOVE AND FAIL TO APPEAR AT THE SCHEDULED HEARING, THE CASE MAY PROCEED WITHOUT YOU AND A JUDGMENT MAY BE ENTERED BY THE COURT WITHOUT YOUR PRESENCE. YOU HAVE RIGHT TO BE REPRESENTED BY A LAWYER. IF YOU DO NOT HAVE A LAWYER, THEN YOU MAY CONTACT THE WESTMORELAND COUNTY LAWYER REFERRAL SERVICE AT (724)834-8490.

Bononi and Company, PC
20 N. Pennsylvania Ave
Greensburg, PA 15601
724-832-2499

22 Jan

CORPORATE NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on or about January 4, 2021, for:

RURAL RENOVATIONS INC.
138 Kifer Hill Road
Penn, PA 15601

The corporation has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

22 Jan

NOTICE OF DISSOLUTION:

All persons are notified that **KEYSTONE ORAL AND MAXILLOFACIAL SURGERY, P.C.**, a Pennsylvania professional corporation (the "Corporation"), is winding up its affairs in the manner prescribed by §1975 of the Business Corporation Law of 1988, as amended, so that its corporate existence shall cease upon the filing of Articles of Dissolution in the Department of State of the Commonwealth of Pennsylvania. All persons having a claim against the Corporation are required to present their claims against the Corporation in accordance with this notice. All such claims must be presented in writing and contain sufficient information reasonably to inform the Corporation of the identity of the claimant and the substance of the claim. All such claims must be sent to Mindi M. Albert, Esq., Williams Coulson, One Gateway Center, 16th FL, 420 Ft. Duquesne Blvd., Pittsburgh, PA 15222.

22 Jan

CHANGE OF NAME NOTICE

IN THE COURT OF COMMON PLEAS
OF WESTMORELAND COUNTY,
PENNSYLVANIA

No. 4510 of 2020

In re: Petition of Blaze Clawson
for change of name to Blaze DeMalta

To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed the 23rd day of Feb, 2021, at 1:00 P.M., as the time and the Westmoreland County Courthouse, Courtroom No. 2, 2 North Main Street, Greensburg, PA, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for.

Darren Rice
1910 Wood St
Latrobe PA 15650
724 972 9358

22 Jan

**NOTICE OF VOLUNTARY DISSOLUTION
Business Corporation**

Notice is hereby given that **DENNIS F. TOLNER, D.M.D., P.C.**, a Pennsylvania professional corporation, is winding up its affairs in the manner prescribed by the Pennsylvania Corporation Law of 1988, as amended, as of December 31, 2020 so that its corporate existence shall cease upon the filing of Articles of Dissolution in the Department of State of the Commonwealth of Pennsylvania.

22 Jan

NOTICE

Notice is hereby given that a Petition to Involuntarily Transfer Ownership of a Vehicle Pursuant to 75 Pa. C.S.A. Section 1116(b) was filed on behalf of Petitioner, Richard D. Corbett, t/d/b/a Richlin Imports LLC, at No. 134 of 2021 in the Court of Common Pleas of Westmoreland County, Pennsylvania, Civil Division. A Hearing on Petitioner's request to Order Transfer of Title and/or issue Title for the 1959 MG MGA, Vehicle Identification Number HDK4368864 vehicle shall be heard on the 19th day of February, 2021 at 10:30 a.m. before the Honorable Christian F. Scherer via telephone conference call. Any person interested in participating in the hearing shall provide their respective phone number to the Court prior to February 19, 2021 by calling (724) 853-2201. All interested persons having claim to any title for the property are directed to enter an appearance and file a response to the Petition. The Court will take action at the time of the Hearing if no response is filed. You may forever lose the rights you have in the property if you do not take prompt action.

Notice Given By:
Richard D. Corbett, t/d/b/a
Richlin Imports LLC
c/o Charles R. Conway, Esquire
Creenan & Baczkowski, PC
3907 Old William Penn Highway,
Third Floor
Murrysville, PA 15668

22 Jan

NOTICE OF PETITION TO INVOLUNTARILY TRANSFER OWNERSHIP OF A VEHICLE

To all persons interested or indebted to the said Trust of the late James Snyder of New Kensington, Pa:

Notice is hereby given that an order was authorized by the Court of Common Pleas of Westmoreland County, Pennsylvania, case NO. 98 of 2021 for filing a petition to Obtain a Vehicle Title for a 2000 GMC SIERRA 3500, vin # 1GDKC34J7YF469238, and fixed the 29 day of January, 2021 at 10:30am at the Westmoreland County Courthouse, 2 North Main Street, Greensburg Pa, courtroom NO. 9, as the place for a hearing, when and where all persons may show cause, if any they have as to why the said petition should not be granted.

22 Jan

FICTITIOUS NAME

NOTICE is hereby given pursuant to the provisions of the Act 1982-295 of December 16, 1982, of the filing in the Office of the Secretary of the Commonwealth of Pennsylvania at Harrisburg, on the 14th day of January, 2021, a Certificate for the conduct of a business in Westmoreland County, Pennsylvania, under the assumed or fictitious name, style or designation of: **BFW PROPERTY SOLUTIONS** with its principal place of business at 510 Michigan Ave Jeannette Pa, 15644.

The names and addresses of all persons owning or interested in said business are: James H. Moore - 9508 Liberty St. Manassas Va, 20110; Joshua B. Walker - 510 Michigan Ave Jeannette Pa, 15644.

22 Jan

CHANGE OF NAME NOTICE
IN THE COURT OF COMMON PLEAS OF WESTMORELAND COUNTY, PENNSYLVANIA

No. 4537 of 2020

In re: Petition of Aarika Lynn Yates MacIntyre for change of name to Aarika Lynn MacIntyre

To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed the 19 day of February, 2021, at 11:00 A.M., as the time and the Westmoreland County Courthouse, Courtroom No. 2, 2 North Main Street, Greensburg, PA, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for.

22 Jan

CHANGE OF NAME NOTICE
IN THE COURT OF COMMON PLEAS OF WESTMORELAND COUNTY, PENNSYLVANIA

No. 4552 of 2020

In re: Petition of PILAR LANLI ROSE SWANKLER for change of name to PILAR LANLI ROSE BALLOUGH

To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed the 24TH day of MAY, 2021, at 1:00 P.M., as the time and the Westmoreland County Courthouse, Courtroom No. 2, 2 North Main Street, Greensburg, PA, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for.

DENNIS E. SHEAN,
ATTORNEY AT LAW
3058 Leechburg Rd.,
Suites 10 & 11
Lower Burrell, PA 15068
724-337-1690

22 Jan

CHANGE OF NAME NOTICE

IN THE COURT OF COMMON PLEAS
OF WESTMORELAND COUNTY,
PENNSYLVANIA

No. 3148 of 2020

In Re: Petition of COLBY JAMES THARP
for change of name to COLBY JAMES
RUPP OCHS

Date of Birth: January 7, 2015

To all persons interested: Notice is hereby given that an Order of said Court authorized the filing of said Petition and fixed the 23rd day of February, 2021, at 9:30 a.m., as the time, and the Westmoreland County Courthouse, 2 North Main Street, Greensburg, PA 15601, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for.

Maureen Kroll, Esquire
Attorney for Petitioner.
8981 Norwin Avenue
North Huntingdon, PA 15642
724-863-6770
maureen@mkroll.comcastbiz.net
22 Jan

CHANGE OF NAME NOTICE

IN THE COURT OF COMMON PLEAS
OF WESTMORELAND COUNTY,
PENNSYLVANIA

No. 97 of 2021

In re: Petition of Helena Francesca
Baumgardner for change of name to
Samuel Franklin Baumgardner

To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed the 23 day of February, 2021, at 10:30 A.M., as the time and the Westmoreland County Courthouse, Courtroom No. 2, 2 North Main Street, Greensburg, PA, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for.

22 Jan

SHERIFF SALES

**JAMES ALBERT, SHERIFF
of Westmoreland County, PA**

MONDAY, MARCH 1, 2021

CONDITIONS OF SALE

ALL SUCCESSFUL BIDDERS SHALL PAY TEN PERCENT (10%) OF THE BID IN CASH, CERTIFIED CHECK OR CASHIER'S CHECK MADE PAYABLE TO THE "SHERIFF OF WESTMORELAND COUNTY" WHEN THE PROPERTY IS CALLED FOR BID, AND THE BALANCE ON OR BEFORE MARCH 11, 2021, (WHICH IS 10 DAYS FROM SALE DATE) AT 11:00 A.M., AT WHICH TIME THE PROPERTY WILL BE RESOLD IF THE BALANCE IS NOT PAID; AND IN SUCH CASE, ALL MONEYS PAID IN AT ORIGINAL SALE SHALL BE APPLIED TO ANY DEFICIENCY IN THE PRICE AT WHICH PROPERTY IS RESOLD. HOWEVER, IF THE SALE HAS BEEN PREVIOUSLY ADJOURNED TO THIS DATE, THE SUCCESSFUL BIDDER SHALL PAY THE FULL AMOUNT OF THE BID AT THE TIME OF SALE. IN ALL CASES, IF THE SUCCESSFUL BIDDER IS THE PLAINTIFF IN THE WRIT OF EXECUTION, THEN THE ENTIRE AMOUNT OF THE BID SHALL BE PAID IN TEN (10) DAYS. IF PLAINTIFF FAILS TO PAY THE PURCHASE MONEY, THE SHERIFF MAY RETURN THE WRIT "REAL ESTATE UNSOLD" STATING IN THE RETURN THAT THE SALE WAS HELD PURSUANT TO THE WRIT, AND THAT THE PLAINTIFF WAS THE SUCCESSFUL BIDDER AT THE SALE AND THAT THE PLAINTIFF FAILED TO PAY THE BID AND COMPLETE THE SALE AND THE PLAINTIFF SHALL THEREUPON FORFEIT ALL MONEYS ADVANCED BY HIM, WHICH MONEYS SHALL BE APPLIED BY THE SHERIFF FIRST TO COSTS ON THE WRIT AND SECOND TO LIENS IN ORDER OF THEIR PRIORITY. IN ADDITION TO PRICE, ALL SUCCESSFUL BIDDERS ARE BOUND AND REQUIRED TO PAY THE COUNTY REALTY TRANSFER TAX, WHICH IS REQUIRED FOR THE PURPOSE OF RECORDING THE DEEDS. HOWEVER, PURSUANT TO 72 P.S. 8101-C, ET SEQ., THE PENNSYLVANIA REALTY TRANSFER TAX WILL BE PAID BY THE SHERIFF OUT

OF THE PROCEEDS OF THE SALE. PURCHASERS MUST RECORD THEIR OWN DEEDS AND PAY THE NECESSARY RECORDING FEES. PURSUANT TO PA R.C.P., RULE 3136, NOTICE IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS FROM DATE OF SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THE SCHEDULE UNLESS EXCEPTIONS ARE FILED THERETO, WITHIN TEN (10) DAYS THEREAFTER. NO FURTHER NOTICE OF THE FILING OF THE SCHEDULE OF DISTRIBUTION IS REQUIRED.

BY VIRTUE OF THE WRITS OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS OF WESTMORELAND COUNTY, PENNSYLVANIA, AND TO THE SHERIFF OF WESTMORELAND COUNTY, DIRECTED, THERE WILL BE EXPOSED TO SALE AT PUBLIC VENUE OR OUTCRY AT THE COURT HOUSE IN THE CITY OF GREENSBURG, PENNSYLVANIA, ON MARCH 1, 2021 AT 9:00 A.M. THE FOLLOWING DESCRIBED REAL ESTATE, TO WIT:

1.
Property of: ROBERT B. STEIN and MELISSA L. STEIN
Execution No.: 13CJ04970
Judgment Amt.: \$303,798.77
Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, STE 5000, PHILADELPHIA, PA 19106
ALL the right, title, interest and claim of: ROBERT B. STEIN and MELISSA L. STEIN of in and to:
Township of North Huntingdon; 1502 Jennifer Court North Huntingdon, PA 15642; NA; A RESIDENTIAL DWELLING; 200111150063888
TAX MAP # 54-06-08-0-151

2.
Property of: Robert R. Bryan and Sheryl E. Skovira
Execution No.: 4747 of 2017
Judgment Amt.: \$62,264.30 plus interest from 08/31/20 to date of Sale at a per diem rate of \$8.94
Attorney: Jill M. Fein, Esquire, Hill Wallack LLP, 777 Township Line Road, Suite 250, Yardley, PA 19067
ALL the right, title, interest and claim of: Robert R. Bryan, Kelly Ann Trice, in her capacity as heir of Sheryl E. Skovira, deceased, Daniele Bryan, in her

capacity as heir of Sheryl E. Skovira, deceased, and the Unknown Heirs, Successors, Assigns, and all Persons Firms, or Associations claiming right, Title or Interest from or under Sheryl E. Skovira, deceased of in and to:

South Huntington Township; 134-136 Red Row Road, Smithton, PA 15479; Residential; INSTRUMENT # 200708070037172

TAX MAP# 59-13-08-0-004

3.

Property of: Sandra L. Kebberly

Execution No.: 19CI03907

Judgment Amt.: \$81,274.72

Attorney: Shapiro & DeNardo, LLC, 3600 Horizon Drive, Suite 150, King of Prussia, PA 19406

ALL the right, title, interest and claim of: Sandra L. Kebberly of in and to:

Borough of Mount Pleasant; 700 Park Avenue, Mount Pleasant, PA 15666; 60 x 120 x IR; Residential Dwelling; INSTRUMENT #: 200305070035226

TAX MAP# 21-01-11-0-039

4.

Property of: Shawn M. Minik Known Surviving Heir of Karen Minik and Unknown Surviving Heirs of Karen Minik

Execution No.: 4361 OF 2019

Judgment Amt.: \$66,050.97

Attorney: McCabe, Weisberg & Conway, LLC, 123 S. Broad Street, Suite 1400, Phila., PA 19109

ALL the right, title, interest and claim of: Shawn M. Minik Known Surviving Heir of Karen Minik and Unknown Surviving Heirs of Karen Minik of in and to:

TOWNSHIP OF BELL; 290 Nelson Road, Avonmore, Pennsylvania 15618; Residential Dwelling; Book Number: 2162 and Page Number: 37

TAX MAP# 43-10-00-0-057

5.

Property of: Elisa V. Hurst

Execution No.: 4380 of 2019

Judgment Amt.: \$103,973.42

Attorney: Nicole LaBletta, 2929 Arch Street, Suite 1700, Philadelphia, PA 19104 (PINCUS LAW GROUP)

ALL the right, title, interest and claim of: Elisa V. Hurst of in and to:

Township of Penn; 124 Altman Road, Jeannette, PA 15644; 1.022; Residential Dwelling; DBV 3456 PAGE 0250

TAX MAP# 5519100068

6.

Property of: WAYNE DEFRANCES

Execution No.: 5400 OF 2019

Judgment Amt.: \$178,481.40

Attorney: Jessica N. Manis, Esquire, Stern & Eisenberg, PC, The Shops at Valley Square, 1581 Main Street, Suite 200, Warrington, PA 18976

ALL the right, title, interest and claim of: Wayne DeFrances of in and to:

Salem Township; 605 Trees Mills Road, Greensburg, PA 15601; 0.00; Residential Dwelling; DBV: 3268 PAGE: 208; MORTGAGE INSTRUMENT # 20082150006316

TAX MAP# 57-08-00-0-034

7.

Property of: Richard F. Marcantonio

Execution No.: 20CJ00368

Judgment Amt.: \$114,544.45

Attorney: Kimberly J. Hong, Manley Deas Kochalski LLC, P. O. Box 165028, Columbus, OH 43216-5028, 614-220-5611

ALL the right, title, interest and claim of: Kathryn Marcantonio, as Believed Heir and/or Administrator of the Estate of Richard F. Marcantonio; Antonina Marcantonio, as Believed Heir and/or Administrator of the Estate of Richard F. Marcantonio; Francesca Marcantonio, as Believed Heir and/or Administrator of the Estate of Richard F. Marcantonio; Unknown Heirs and/or Administrators of the Estate of Richard F. Marcantonio of in and to:

City of New Kensington; 113 Broadlawn Drive, New Kensington, PA 15068; N/A; 0.00; Single Family Dwelling; INSTRUMENT #: 201509300034016

TAX MAP# 24-04-05-0-042

8.

Property of: Junior J. Shoup

Execution No.: 387 of 2020

Judgment Amt.: \$45,039.71

Attorney: Gary W. Darr, Esquire, McGrath McCall, P.C., Four Gateway Center, Suite 1040, 444 Liberty Avenue, Pittsburgh, PA 15222

ALL the right, title, interest and claim of: Junior J. Shoup of in and to:

Township of Loyalhanna; 135 Noel Drive, Saltsburg, PA 15681; N/A; Having erected thereon a trailer/mobile home which is permanently affixed to the real property and garage known as 135 Noel Drive, Saltsburg, PA 15681; DBV: 2066; PAGE: 452

TAX MAP# 52-04-00-0-081

9.
 Property of: Christopher L. Kardos Jr. and
 Johnna Poprosky
 Execution No.: 743 OF 2020
 Judgment Amt.: \$124,995.12
 Attorney: Michelle Pierro, Esquire WELTMAN
 WEINBERG & REIS LLC, 436 7TH AVENUE,
 SUITE 2500, PITTSBURGH, PA 15219

ALL the right, title, interest and claim of: Christopher
 L. Kardos Jr. and Johnna Poprosky of in and to:
 South Huntington Township; 10 Coyle Road, West
 Newton, PA 15089; 0.65; A RESIDENTIAL
 DWELLING; INSTRUMENT #: 201412050039734
 TAX MAP# 59-02-00-0-085

10.
 Property of: Brian K. Dolton and Vickey L.
 Dolton
 Execution No.: 20CJ00979
 Judgment Amt.: \$204,582.57
 Attorney: Kimberly J. Hong, Manley Deas Kochalski
 LLC, P. O. Box 165028, Columbus, OH 43216-5028,
 614-220-5611

ALL the right, title, interest and claim of: Vickey
 Dolton, AKA Vickey L. Dolton of in and to:
 Township of South Huntingdon; 159 Mendon Road,
 Smithton, PA 15479; N/A; 0; Single Family Dwelling;
 INSTRUMENT #: 201509090030889
 TAX MAP# 59-15-00-0-085

11.
 Property of: BARRY ZIMMERMAN
 Execution No.: 20CJ01010
 Judgment Amt.: \$54,241.88
 Attorney: RAS Citron, LLC – Attorneys for Plaintiff,
 Robert Flacco, Esq. ID No. 325024, 133 Gaither
 Drive, Suite F, Mt. Laurel, NJ 08054, 855-225-6906
 ALL the right, title, interest and claim of: BARRY
 ZIMMERMAN of in and to:
 BOROUGH OF MADISON; 146 MAIN STREET
 F/K/A 124 MAIN STREET, MADISON, PA 15663;
 N/A; A RESIDENTIAL DWELLING; INSTRUMENT #
 200508090041032
 TAX MAP# 18-01-06-0-038

12.
 Property of: Gerald J. Burke a/k/a Gerald
 Burke
 Execution No.: 1568 OF 2020
 Judgment Amt.: \$128,012.27
 Attorney: Powers Kirn, LLC, Esquire, Eight
 Neshaminy Interplex, Suite 215, Trevose, PA 19053

ALL the right, title, interest and claim of: Gerald J.
 Burke a/k/a Gerald Burke of in and to:
 Township of Unity; 1318 Beech Drive, Latrobe, PA
 15650; Section 1 in the Monastery Manor Plan of
 Lots; N/A; Residential property. INSTRUMENT #:
 201107120024413
 TAX MAP# 61-14-09-0-146 UPI 61-00896-00000

13.
 Property of: WENDI A. RAZEY
 Execution No.: 20 CJ 01589
 Judgment Amt.: \$36,928.21
 Attorney: RAS Citron, LLC – Attorneys for Plaintiff,
 Robert Flacco, Esq. ID No. 325024, 133 Gaither
 Drive, Suite F, Mt. Laurel, NJ 08054, 855-225-6906
 ALL the right, title, interest and claim of: WENDI A.
 RAZEY of in and to:
 CITY OF JEANNETTE; 603 JEFFERSON AVENUE
 JEANNETTE, PA 15644; N/A; A RESIDENTIAL
 DWELLING; DEED INSTRUMENT #
 200109250052382
 TAX MAP# 14-04-01-0-100

14.
 Property of: SAMUEL G. HOUSEHOLDER, JR.
 A/K/A SAMUEL G. HOUSEHOLDER
 Execution No.: 20 CJ 01623
 Judgment Amt.: \$92,144.07
 Attorney: RAS Citron, LLC – Attorneys for Plaintiff,
 Robert Flacco, Esq. ID No. 325024, 133 Gaither
 Drive, Suite F, Mt. Laurel, NJ 08054, 855-225-6906
 ALL the right, title, interest and claim of: SAMUEL
 G. HOUSEHOLDER, JR. A/K/A SAMUEL G.
 HOUSEHOLDER of in and to:
 HEMPFIELD TOWNSHIP; 421 FOSTERVILLE
 ROAD (F/K/A RR10 BOX 284 GREENSBURG, PA
 15601); N/A; A RESIDENTIAL DWELLING; DBV
 2430 PG# 517
 TAX MAP# 50-27-12-0-088

JAMES ALBERT, SHERIFF
 WESTMORELAND COUNTY
 GREENSBURG, PA 15601
 NOVEMBER 25, 2020

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