

# The Greene Reports

Official Legal Publication for Greene County, Pennsylvania  
Owned and operated by Greene County Bar Association  
Greene County Courthouse, Waynesburg, PA 15370

**Vol. XL, No. 39**

**March 27, 2025**

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# The Greene Reports

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## COURT OF COMMON PLEAS

Honorable Louis Dayich, President Judge

Honorable Jeffry N. Grimes, Judge

### MOTIONS

Criminal & Civil & O.C.:  
March 31 and April 2, 2025

### CRIMINAL

Arraignments: March 31, 2025  
ARDs: April 14, 2025  
ARD Revocations: April 14, 2025  
Parole Violations: March 31, 2025  
Plea Court: April 8-10, 2025  
License Suspension: April 15, 2025

### ORPHANS

Accounts Nisi: April 7, 2025  
Accounts Absolute: April 18, 2025

### SUPREME COURT SUPERIOR COURT

### COMMONWEALTH COURT

### ARGUMENTS

Argument Court: April 16, 2025

### CIVIL

Domestic Relations Contempts: April 22,  
2025  
Domestic Relations Appeals: April 22,  
2025

### JUVENILE

Plea Day: April 17, 2025

Convenes in Pgh.: April 7-11, 2025

Convenes in Pgh.: April 1 and 2, 2025

Convenes in Pgh.: May 5-9, 2025

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### THE GREENE REPORTS

Owned and published by the GREENE COUNTY BAR ASSOCIATION

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### EDITORIAL POLICY

All articles published in The Greene Reports are intended to inform, educate or amuse. Any article deemed by the editorial staff to be reasonably interpreted as offensive, demeaning or insulting to any individual or group will not be published.

The views expressed in the articles represent the views of the author and are not necessarily the views of The Greene Reports or the Greene County Bar Association.

The Greene Reports welcomes letters to the Editor both for publication and otherwise. All letters should be addressed to: Editor, The Greene Reports, Greene County Courthouse, 10 East High Street, Waynesburg, PA 15370. Letters must include signature, address and telephone number. Anonymous correspondence will not be published. All letters for publication are subject to editing and, upon submission, become the property of The Greene Reports.

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### THE GREENE COUNTY BAR ASSOCIATION

Timothy M. Ross, President

Adam J. Belletti, Vice-President

John R. Headley, Secretary

Lukas B. Gatten, Treasurer

Christopher M. Simms, Ex-Officio

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## DEED TRANSFERS

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The following property transfers have been recorded in the Greene County Recorder of Deeds office.

### CARMICHAELS BOROUGH

Kathleen Vidunis to Mark E. Hanley, et ux., Lot, \$20,000.00 (3-21-25)

### DUNKARD TOWNSHIP

Lewis Paul Strosnider, III to Kayden Boyer, Lot 147, Bobtown, \$70,000.00 (3-24-25)

### FRANKLIN TOWNSHIP

Elma D. Peters Estate, et ux., to Jacob V. Vehar, et ux., .452 Acre, \$295,000.00 (3-24-25)

Walter A. Lohr to John R. Adams, 2 Tracts, \$200,000.00 (3-25-25)

Andrew A. Zimmer, et ux., to Carl G. Berkowitz, et ux., 2 Tracts, \$393,000.00 (3-25-25)

### GILMORE TOWNSHIP

Patricia Eddy Smith, et ux., to EQT Production Company, 419.084 Acres, O&G, \$7,906.28 (3-21-25)

Cynthia A. Jones a/k/a Cynthia A Dinicola to Divot Acquisitions LLC, et ux., 41 Acres, O&G, \$2,000.00 (3-24-25)

### JACKSON TOWNSHIP

David D. Downing, et al., to EQM Gathering OPCO LLC, R/W, 90.86 Acres, \$69,000.00 (3-21-25)

### JEFFERSON TOWNSHIP

Robert D. Yoney, et ux., to Tad S. Klaner, et ux., 1.119 Acres, \$294,000.00 (3-20-25)

### MORRIS TOWNSHIP

Joseph William Moger, Jr., Estate, et ux., to CNX Gas Company, LLC, 54,4125 Acres, O&G, \$500.00 (3-20-25)

### PERRY TOWNSHIP

John R. Adams, et ux., to Tabettha Danielle Burch, Lot, \$87,000.00 (3-21-25)

### RICES LANDING BOROUGH

Michael D. Wilson, et ux., to Susan Browning, 4 Tracts, \$90,000.00 (3-21-25)

### RICHHILL TOWNSHIP

Kevin Mark Romasco, et ux., to EQM Gathering OPCO LLC, R/W, 102.33 Acres, \$2,960.00 (3-21-25)

### SPRINGHILL TOWNSHIP

Ronald L. Richezza, et ux., to Chris James Chism, et ux., 2 Tracts, \$329,000.00 (3-21-25)

### WAYNE TOWNSHIP

William L. Cole to Charles James Cumberledge, et ux., Tracts, \$5,000.00 (3-21-25)

### WAYNESBURG BOROUGH

Larisa Gail Wilkins to Michael Stewart, Lot, \$150,000.00 (3-24-25)

Charles Albert Berryhill Estate a/k/a Charles A. Berryhill Estate, et ux., to Dohyeon Daniel Seo, et ux., Lot, \$137,500.00 (3-25-25)

Drew Summersgill to Country Greens LLC, Tract, \$115,000.00 (3-20-25)

Robert A. Rush, et al., to Garrett L. Anderson, Tract, \$100,000.00 (3-20-25)

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## ESTATE NOTICES

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**NOTICE** is hereby given of the grant of letters by the Register of Wills to the Estates of the following named decedents. All persons having claims are requested to make known the same and all persons indebted to the decedent are requested to make payment to the personal representative or his attorney without delay.

### SECOND PUBLICATION

ADAMSON, RAYMOND, JR.

Late of Clarksville, Greene County, Pennsylvania

Administrator: Raymond E. Adamson, III, 235 Old National Pike, Brownsville, PA

15417

Attorney: Kirk A. King, Esquire, 77 South Washington Street, Waynesburg, PA 15370

COOPER, JOSEPH DEAN A/K/A JOSEPH D. COOPER

Late of Sun City Center, Hillsborough County, Florida

Executor: Douglas J. Cooper, 566 Ellenburg Road, Seneca, SC 29672

Attorney: John R. Headley, Esquire, 76 North Richhill Street, Waynesburg, PA 15370

VARESKO, MARGARET J. A/K/A MARGIE VARESKO

Late of Cumberland Township, Greene County, Pennsylvania

Executrix: Lacy Lynn Varesko a/k/a Lacy Lynn Garcia, 203 Tin Can Hollow Road,

Rices Landing, PA 15357

Attorney: John R. Headley, Esquire, 76 North Richhill Street, Waynesburg, PA 15370

ZOLLARS, MARY R.

Late of Waynesburg, Greene County, Pennsylvania

Executrix: Debra L. Grieneisen, 207 Yellowbreeches Road, Carlisle, PA 17015

Attorney: Kirk A. King, Esquire, 77 South Washington Street, Waynesburg, PA 15370

### THIRD PUBLICATION

CHRISTEN CAROL A. A/K/A CAROL ANNE CHRISTEN A/K/A CAROL CHRISTEN

Late of Morgan Township, Greene County, Pennsylvania

Executrix: Elizabeth Feller, 205 Vine Street, Pittsburgh, PA 15218

Attorney: John R. Headley, Esquire, 76 North Richhill Street, Waynesburg, PA 15370

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## FIRST AND FINAL ACCOUNT

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LIST OF FIRST AND FINAL ACCOUNTS TO BE PRESENTED TO THE COURT BY CRYSTAL D WALTERS, CLERK OF COMMON PLEAS COURT, ORPHANS' COURT DIVISION ON April 7, 2025 FOR NISI CONFIRMATION AND ON April 18, 2025 FOR FINAL CONFIRMATION.

The First & Final Account of Timothy N. Logan, Esquire, Administrator of the Estate of Elizabeth J. Block, a/k/a Elizabeth Jean Block, Deceased.

Attorney: Timothy N. Logan, Esquire  
Logan & Gatten Law Offices  
54 N. Richhill Street  
Waynesburg, PA 15370