

## LEGAL ADS

## Sheriff's Sale

William P. Mullen, Sheriff

Abstracts of properties taken in execution upon the writs shown, at the numbers and terms shown, as the properties of the severally named defendants, owners or reputed owners and to be sold by William P. Mullen, Sheriff of Allegheny County, Pennsylvania, Monday, October 7, 2019 at 9:00 AM, at Room 410 (Gold Room), Fourth Floor, Court House, City of Pittsburgh.

## CONDITIONS OF SALE

Successful bidder will pay full amount of bid in CASH, CERTIFIED CHECK OR CASHIER'S CHECK at time of sale, otherwise the property will be resold at the next regular Sheriff's Sale; provided, that if the sale is made on Monday, October 7, 2019 the bidder may pay ten (10%) percent of purchasing price but not less than \$75.00, in CASH, CERTIFIED CHECK, OR CASHIER'S CHECK at time of sale and the balance in CASH, CERTIFIED CHECK, OR CASHIER'S CHECK, on or before Friday, October 11, 2019 at 10:00 AM, at which time the property will be resold at the next regular Sheriff's Sale if the balance is not paid; and in such case all moneys paid in at the original sale shall be applied to any deficiency in the price of which property is resold; and provided further that if successful bidder is the plaintiff in the execution the BIDDER shall pay full amount of bid ON OR BEFORE THE FIRST MONDAY OF THE FOLLOWING MONTH, OTHERWISE WRIT WILL BE RETURNED MARKED "REAL ESTATE UNSOLD" and all moneys advanced by plaintiff will be applied as required by Common Pleas Court Rule 3129.2(1)(a).

Forfeited sales will be posted in the Sheriff's Office and listed on the Sheriff of Allegheny County web site.

Amendment of the Code Second Class County New Chapter 485.

The Allegheny County Code of Ordinances, Chapter 475, entitled "Taxation," is hereby amended through the creation of a new Article XII, entitled "Sheriff's Sales," and comprised as follows:

## Article XII

## Sheriff's Sales

§475-60. Recording of deeds and notification of Sheriff's sales to taxing bodies.

A. For any real property offered at Sheriff's sale due to nonpayment of real estate taxes and purchased by a third party through such sale, the Sheriff shall be responsible for filing the deed and, within seven days of filing of the Sheriff's deed, provide written notice of the conveyance to the Allegheny County Office of Property Assessments. The written notice required pursuant to this subsection shall include the date of sale, identification of the property sold by both address and lot and block number, and the name and address of the individual(s) or other entity that purchased the property.

B. At the time of the sale the Sheriff shall collect all requisite filing costs, realty transfer taxes and fees necessary to properly record the deed.

C. Within seven days of receipt of written notice from the Sheriff, the Allegheny County Office of Property Assessments shall forward copies of such notice to all taxing bodies levying real estate taxes on the property described, including but not limited to the municipality and school district where the property is located.

AS REQUIRED BY SECTION 14 OF ACT NO. 77 OF 1986. THE COST OF ALL DOCUMENTARY STAMPS FOR REAL ESTATE TRANSFER TAXES (STATE, LOCAL, AND SCHOOL) WILL BE DEDUCTED BY THE SHERIFF FROM THE PROCEEDS OF THE SALE. Purchasers must Record their own Deeds and pay the necessary Recording fees. Pursuant to Rule 3136 P.R.C.P., notice is hereby given that a schedule of distribution will be filed by the Sheriff not later than 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 will be given.

A Land Bank formed under 68 Pa.C.S.A. §2101 et seq. may exercise its right to bid pursuant to 68 Pa.C.S.A. §2117(d)(2) through 68 Pa.C.S.A. §2117(d)(4) on certain properties listed for sale under the Municipal Claims and Tax Lien Law, 53 P.S. §7101 et seq. The Sheriff of Allegheny County will honor the terms of payment which the Land Bank has entered with any municipalities having a claim against said property. If the Land Bank tenders a bid under Pa.C.S.A. §2117(d)(3) or §2117(d)(4) the Property will not be offered for sale to others and the Property will be considered sold to the Land Bank for the Upset Price as defined in 53 P.S. §7279 and no other bids will be accepted.

Notice is given that all Sheriff's Deeds tendered to purchasers will contain the following: "This document may not sell, convey, transfer, include or insure the title to the coal and right of support underneath the surface land described or referred to herein and the owner or owners of such coal may have the complete legal right to remove all of such coal, and in that connection damage may result to the surface of the land, any house, building or other structure on or in such land."

## Aleppo

142. Joshua J. Grimm  
MG-19-000293—\$101,527.93  
Peter Wapner, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Aleppo Township: Having erected thereon a dwelling being known and numbered as 351 Weber Road, Sewickley, PA 15143. Deed Book 13674, Page 460. Block and Lot Number 0422-L-00289.

## Avalon

53. Robert M. Winter and the United States of America  
GD-14-020521—\$4,298.83  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Avalon: Having erected thereon a two story frame house being known as 230 Cleveland Avenue, Pittsburgh, PA 15202. Deed Book Volume 14810, Page 366. Block & Lot No. 214-R-140.

58. Pat Crow  
GD-18-009893—\$3,244.11  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Avalon: Having erected thereon a two story frame house being known as 412 North Home Avenue, Pittsburgh, PA 15202. Deed Book Volume 10275, Page 516. Block & Lot No. 160-B-235.

78. Linda Joan Adams and James David Adams III  
GD-16-024043—\$6,911.14  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Avalon: Having erected thereon a two story frame house being known as 218 Fisk Avenue, Pittsburgh, PA 15202. Deed Book Volume 11484, Page 172. Block & Lot No. 214-R-185.

106. Breon A. Roberts and Deloris E. Roberts  
MG-15-001180—\$144,457.40  
Peter Wapner, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Avalon: Having erected thereon a dwelling being known and numbered as 928 California Avenue, Pittsburgh, PA 15202. Deed Book 14838, Page 434. Block and Lot Number 160-E-61.

125. Christine C. Faler  
MG-19-000086—\$83,669.35  
The Law Office of Gregory Javardian, LLC  
215-942-9690

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Avalon: Having erected thereon a two-story frame dwelling house and garage being known and numbered as 122 Cleveland Avenue, Pittsburgh, PA 15202. Deed Book Volume 12597, Page 527. Block and Lot Number 159-C-228.

## Baldwin Borough

26. Darlene D. Porch and Clarence J. Porch  
GD-15-022420—\$4,401.57  
Gerik Jenco, Esq.  
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Baldwin: Having erected thereon a two-story colonial masonry frame single family dwelling known and numbered as 5410 McAnnulty Road, Pittsburgh, PA 15236. Deed Book Volume 14815, Page 534. Block and Lot Number 390-J-56.

85. Nancy A. Billotte and James M. Billotte  
GD-18-010468—\$1,660.68  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Baldwin: Having erected thereon a two story brick house being known as 5213 Campbell Drive, Pittsburgh, PA 15236. Deed Book Volume 13273, Page 438. Block & Lot No. 314-S-48.

121. Chelsey Hartman  
MG-19-000026—\$150,953.97  
Lauren M. Moyer, Esq.  
McCabe, Weisberg & Conway, LLC  
215-790-1010

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Baldwin: Having erected thereon a dwelling being known and numbered as 662 Charlotte Drive, Pittsburgh, Pennsylvania 15236. Deed Book Volume 16961, Page 413, Block & Lot No. 0316-R-00104-0000-00.

139. Brian M. McMonagle and Jill M. McMonagle  
MG-19-000613—\$55,854.35  
Leon P. Haller, Esq.  
Purcell, Krug and Haller  
717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Baldwin: Having erected thereon a dwelling known and numbered as: 5321 Holiday Drive, Pittsburgh, PA 15236. Deed Book 11127, Page 34. Block/Lot 390-K-38. Being Lot No. 581, Olympic Plan of Lots, Allegheny Plan Book 56, Pages 79 and 80.

## Bellevue

38. Dorothy M. Rinaman  
MG-19-000308—\$27,089.95  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Bellevue: Having erected thereon a dwelling being known and numbered as 133 Grant Avenue, Pittsburgh, PA 15202. Document Number

6643, Deed Book Volume 4468, Page 369. Block and Lot Number 0113-D-00275-0000-00.

89. Agnes R. Kunkel, with Notice to Heirs and Assigns  
GD-15-006740—\$4,490.19  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Bellevue: Having erected thereon a two story brick house being known as 39 Greenough Avenue, Pittsburgh, PA 15202. Deed Book Volume 3698, Page 3. Block & Lot No. 113-M-343.

91. Gory Management Company, LLC  
GD-18-009802—\$2,368.72  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Bellevue: Having erected thereon a two story brick house being known as 28 Greenough Avenue, Pittsburgh, PA 15202. Deed Book Volume 15817, Page 242. Block & Lot No. 113-M-332.

## Brackenridge

144. Mary Kanakis a/k/a Mary Ann Kanakis and David J. Kanakis  
MG-17-001491—\$75,348.92  
Stephen J. Crawford, Esq.  
Crawford Law LLC  
216-750-6162

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Brackenridge: Having erected thereon a dwelling being known and numbered as 1112 9th Avenue, Brackenridge, PA 15014. Deed Book Volume 16142, Page 242. Block and Lot Number 1367-R-143.

## Braddock

73. Jacqueline Davis  
GD-16-011584—\$2,570.93  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Braddock: Having erected thereon a two and one half story frame house being known as 634 2nd Street, Braddock, PA 15104. Deed Book Volume 16582, Page 418. Block & Lot No. 236-H-327.

94. Michael D. Daye  
GD-17-001176—\$10,057.53  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Braddock: Having erected thereon a two and one half story commercial building being known as 704-706 Braddock Avenue, Braddock, PA 15104. Deed Book Volume 17451, Page 525. Block & Lot No. 237-D-169.

## Brentwood

129. Lawrence L. Tomikel, Jr.  
MG-14-000180—\$72,171.27  
Kenya Bates, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Brentwood: Having erected thereon a dwelling being known and numbered as 293 Greenlee Road, Pittsburgh, PA 15227. Deed Book 13253, Page 12. Block and Lot Number 0137-N-00244.

## Carnegie

60. Robert F. Crewl, Jr.  
GD-18-000591—\$2,578.19  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Carnegie: Having erected thereon a two story frame house being known as 507 3rd Avenue, Carnegie, PA 15106. Deed Book Volume 5699, Page 231. Block & Lot No. 102-B-78.

70. Susan Jones Mack  
GD-18-007716—\$2,485.33  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Carnegie: Having erected thereon a two story frame house being known as 301 6th Street, Carnegie, PA 15106. Deed Book Volume 9534, Page 534. Block & Lot No. 102-F-34.

## Castle Shannon

79. Linda Ann Daube and James Allan Daube  
GD-17-013783—\$2,675.56  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Castle Shannon: Having erected thereon a two story frame house being known as 3521 Rosalia Avenue, Pittsburgh, PA 15234. Deed Book Volume 16344, Page 436. Block & Lot No. 249-A-284.

## Chalfant

71. Sally J. Mahon  
GD-17-014676—\$2,238.58  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Chalfant: Having erected thereon a one story brick house being known as 210 Lynnwood Avenue, East Pittsburgh, PA 15112. Deed Book Volume 15504, Page 51. Block & Lot No. 374-G-271.

## City of Clairton

43. Amanda M. Nelson a/k/a Amanda M. Steiner and Joseph P. Case  
MG-18-000308—\$62,266.17  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, City of Clairton: Having erected thereon a dwelling being known and numbered as 259 Mitchell Avenue, Clairton, PA 15025. Document Number 2015-8371, Deed Book Volume 15928, Page 53. Block and Lot Number 0878-J-00296-0000-00.

138. Marie E. Merlin  
GD-18-016672—\$3,870.17  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Clairton - Ward 2: Having erected thereon a two story frame house being known as 533 Constitution Circle, Clairton, PA 15025. Deed Book Volume 14581, Page 140. Block & Lot No. 1002-C-119.

## Collier

86. Kathy L. Armstrong and the United States of America  
GD-17-013479—\$2,733.38  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Collier: Having erected thereon a two story concrete block house being known as 3 Camp Hill Road, Carnegie, PA 15106. Deed Book Volume 17599, Page 550, Block & Lot 147-M-3.

## Coraopolis

104. Michael DeAngelis Jr. Solely in His Capacity as Heir of Michael DeAngelis Deceased, and the Unknown Heirs of Michael DeAngelis Deceased  
MG-19-000249—\$68,939.18  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Coraopolis: Having erected thereon a dwelling being known and numbered as 905 1st Avenue, Coraopolis, PA 15108. Deed Book 15987, Page 196. Block and Lot Number 0343-N-00131.

112. Paul Johnson, Jr.  
MG-19-000610—\$55,975.47  
Peter Wapner, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Coraopolis: Having erected thereon a dwelling being known and numbered as 624 6th Avenue, Coraopolis, PA 15108. Deed Book 11071, Page 264. Block and Lot Number 419-C-125.

## Crafton

49. Robert W. Beatty, III  
MG-19-000622—\$80,420.57  
Peter Wapner, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Crafton: Having erected thereon a dwelling being known and numbered as 73 North Linwood Avenue, Pittsburgh, PA 15205. Deed Book 14078, Page 325. Block and Lot Number 69-S-307.

## Dormont

37. Edward Beveridge and Jayne K. Beveridge  
MG-18-001175—\$159,532.96  
Daniel C. Kerrick, Esq.  
302-656-7540

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Dormont: Having erected thereon a dwelling being known and numbered as 2810 Glenmore Avenue, Pittsburgh, PA 15216. Deed Book 12917, Page 270. Block and Lot Number 63-M-268.

40. Lindsay A. Kozlowski  
MG-19-000515—\$80,933.13  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Dormont: Having erected thereon a dwelling being known and numbered as 1211 Arkansas Avenue, Pittsburgh, PA 15216. Document Number 2015-5405, Deed Book Volume 15898, Page 443. Block and Lot Number 0097-A-00186-0000-00.

90. Thomas F. Boyle Jr. and Holly M. Boyle  
GD-17-002521—\$3,499.64  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Dormont: Having erected thereon a two story masonry frame house being known as 2632 Broadway Avenue, Pittsburgh, PA 15216. Deed Book Volume 10230, Page 81. Block & Lot No. 63-H-293.

## Duquesne

44. Cheryl L. Stubbs  
GD-18-010416—\$97,175.82  
Christina J. Pross, Esq.  
Robert W. Williams, Esq.  
856-429-5507

In the Commonwealth of Pennsylvania, County of Allegheny, and 2nd Ward of the City of Duquesne: Having erected thereon a dwelling being known and numbered as 1007 Sherman Avenue, Duquesne, PA 15110. Deed Book Volume 12807, Page 92. Block and Lot Number 305-L-321.

## East Deer

28. Lance J. Pockey  
MG-18-001108—\$206,525.71  
Shapiro & DeNardo, LLC  
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Township of East Deer:

Having erected thereon a dwelling being known and numbered as 134 Cambria Hill Drive, Tarentum, PA 15084. Deed Book Volume 16805, Page 1, Block and Lot 0841-J-00003-000A-00.

## East McKeesport

32. Russell L. Hawes a/k/a Russell Lee Hawes  
MG-19-000478—\$93,456.99  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of East McKeesport: Having erected thereon a dwelling being known and numbered as 566 Helena Street, East McKeesport, PA 15035. Document Number 2016-35107, Deed Book Volume 16597, Page 233. Block and Lot Number 0546-M-00055-0000-00.

41. John A. Yacko, as believed Heir and/or Administrator to the Estate of John Yacko; Unknown Heirs and/or Administrators of the Estate of John Yacko; Karl Yacko, as believed Heir and/or Administrator to the Estate of John Yacko; Norman Yacko, as believed Heir and/or Administrator to the Estate of John Yacko  
GD-19-002812—\$39,892.06  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of East McKeesport: Having erected thereon a dwelling being known and numbered as 424 Desota Street, East McKeesport, PA 15035. Deed Book Volume 2976, Page 593. Block and Lot Number 0546-P-00093-0000-00.

74. Henry B. Stanley, Jr., Executor and Beneficiary of the Estate of Fay E. Stanley, Deceased and Deborah Talackine McGartland, as Beneficiary of the Estate of Fay E. Stanley, Deceased  
GD-19-002126—\$59,987.13  
Christopher E. Vincent, Esq.  
724-978-0333

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of East McKeesport: Having erected thereon a dwelling being known and numbered as 419 Miami Street, East McKeesport, PA 15035. Deed Book 3095, Page 163. Block and Lot Number 547-F-175.

## Elizabeth Township

80. Lew Kliment and Janet E. Kliment n/k/a Janet E. Strutt  
GD-18-015399—\$8,344.02  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: Being thereon vacant land being known as Boyds Hollow Road, Buena Vista, PA 15018. Deed Book Volume 6185, Page 207, Block & Lot 1128-S-254.

81. Wilbur A. Terrill, with Notice to Heirs and Assigns  
GD-18-014544—\$9,113.92  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: Being thereon vacant land being known as Boyds Hollow Road, Buena Vista, PA 15018. Deed Book Volume 1994, Page 416, Block & Lot 1128-S-237.

82. Christ L. Livingstone, with Notice to Heirs and Assigns  
GD-18-014538—\$6,510.25  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: Being thereon vacant land being known as Boyds Hollow Road, Buena Vista, PA 15018. Deed Book Volume 593, Page 434, Block & Lot 1267-D-338.

83. Mary Reimer, with Notice to Heirs and Assigns  
GD-18-014542—\$8,743.83  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: Being thereon vacant land being known as Boyds Hollow Road, Buena Vista, PA 15018. Deed Book Volume 1152, Page 466, Block & Lot 1267-D-341.

84. August Jourdan, Sr., with Notice to Heirs and Assigns  
GD-18-014537—\$8,775.84  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: Being thereon vacant land being known as Boyds Hollow Road, Buena Vista, PA 15018. Deed Book Volume 1855, Page 303, Block & Lot 1128-S-218.

97. The Unknown Heirs of Adolph S. Codeluppi, Deceased  
GD-19-000947—\$10,082.50  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: Having erected thereon a double two story frame dwelling being known and numbered as 2151 Douglas Run Road, Sutersville, PA 15083. Deed Book 4062, Page 548. Block and Lot Number 1569-F-56.

98. Francis E. Haman, with Notice to Heirs and Assigns  
GD-18-014533—\$7,572.94  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth:

Being thereon vacant land being known as Boyds Hollow Road, Buena Vista, PA 15018. Deed Book Volume 861, Page 79, Block & Lot 1267-C-24.

**99. James G. Parsons, with Notice to Heirs and Assigns and Henry H. Lowery, with Notice to Heirs and Assigns and Unknown Heirs of Sarah Jane W. Patterson; Unknown Heirs of Cordelia Jeannette Patterson; Lula May Patterson, with Notice to Heirs and Assigns; David R. Patterson, with Notice to Heirs and Assigns; Edgar M. Patterson, with Notice to Heirs and Assigns; Harry H. Patterson, with Notice to Heirs and Assigns; Naomi J. Patterson a/k/a Naomi J. Rienenschmeider, with Notice to Heirs and Assigns and Harriet Van Kirk, with Notice to Heirs and Assigns**

GD-19-002639—\$14,818.34  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: Parcel #1: Being thereon vacant land being known as Boyds Hollow Road, Buena Vista, PA 15018. Deed Book Volume 2076, Page 102, Block & Lot 1267-G-216.

Parcel #2: Being thereon vacant land being known as Boyds Hollow Road, Buena Vista, PA 15018. Deed Book Volume 1474, Page 263, Block & Lot 1267-G-228.

**109. Virginia G. Murray**  
MG-19-000630—\$31,967.32  
Peter Wapner, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Elizabeth Township: Having erected thereon a dwelling being known and numbered as 1112 Summerset Drive a/k/a 1112 Sommerset Drive, McKeesport, PA 15135. Deed Book 14304, Page 60. Block and Lot Number 652-C-157.

**131. Leo Yacomelli**  
GD-19-003194—\$8,704.56  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: Having erected thereon a dwelling being known and numbered as 501 Oxford Ave., Elizabeth, PA 15037. Deed Book 10914, Page 522. Block and Lot Number 1132-G-262.

## Etna

**47. Margaret Kulkowski, in Her Capacity as Heir of Irma F. Kulkowski a/k/a Irma Kulkowski, Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Irma F. Kulkowski a/k/a Irma Kulkowski, Deceased**  
MG-18-000603—\$100,416.24  
Peter Wapner, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Etna: Having erected thereon a dwelling being known and numbered as 21 Sycamore Street, Pittsburgh, PA 15223. Deed Book 14708, Page 458. Block and Lot Number 167-K-285.

## Fawn

**3. William Frey**  
MG-18-000913—\$114,524.15  
Shapiro & DeNardo, LLC  
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Fawn Township: Having erected thereon a dwelling being known and numbered as 9301 State Route 908, Tarentum, PA 15084. Deed Book Volume 15854, Page 99, Block and Lot 2016-J-00078-0000-00.

## Franklin Park

**1. Melissa D. Brandt a/k/a Melissa Brandt**  
MG-19-000080—\$77,721.55  
Robert Crawley, Esq.  
RAS Citron, LLC  
855-225-6906

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Franklin Park: Having erected thereon a dwelling being known and numbered as 2444 Frazier Lane a/k/a 2444 Rochester Road, Sewickley, PA 15143. Deed Book Volume 13431, Page 456. Block and Lot 1067-A-00238-0000-00.

**21. Paul A. Ionadi**  
MG-18-000304—\$453,436.00  
Preston D. Jaquish, Esq.  
McGrath McCall, P.C.  
412-281-4333

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Franklin Park: Having erected thereon a dwelling being known and numbered as 2513 Acorn Court, Wexford, Pennsylvania 15090. Deed Book Volume 14296, Page 79, Block and Lot Number 1069-C-293.

## Glassport

**7. Michael William Fries and Ashley Nichole Fries**  
GD-17-009285—\$8,722.60  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Glassport: Having erected thereon a dwelling being known and numbered as 930 Delaware Avenue, Glassport, PA 15045. Deed Book 16805, Page 50. Block and Lot Number 558-L-364.

**12. Dean Dziaminski and April T. Dziaminski**  
GD-18-014156—\$229,009.53  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Glassport:

Having erected thereon a dwelling being known and numbered as 601 Allegheny Avenue, Glassport, PA 15045. Deed Book 13508, Page 224. Block and Lot Number 0558-B-00180-0000-00.

## Hampton

**16. Kevin R. Obendorfer and Christina A. Obendorfer**  
MG-19-000037—\$112,174.90  
Peter Wapner, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Hampton Township: Having erected thereon a dwelling being known and numbered as 2401 Saddle Drive, Allison Park, PA 15101. Deed Book 14491, Page 73. Block and Lot Number 829-R-109.

**59. Jill M. Egnacheski**  
GD-18-010674—\$6,090.49  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Hampton: Having erected thereon a one story frame house being known as 2560 Lah Road, Gibsonia, PA 15044. Deed Book Volume 11565, Page 224. Block & Lot No. 1211-J-128.

## Harrison

**103. Christopher A. Tomsik**  
GD-19-003085—\$14,978.01  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Harrison: Having erected thereon a dwelling being known and numbered as 62 Natrona Street, Natrona Heights, PA 15065. Deed Book 10612, Page 1. Block and Lot Number 1368-G-00385-0000-00.

**146. Vanessa S. Hunter and Russell A. Brlitrick, Jr.**  
MG-19-000148—\$64,081.62  
Kenya Bates, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Harrison Township: Having erected thereon a dwelling being known and numbered as 21 Pine Street, Natrona Heights, PA 15065-2607. Deed Book 15906, Page 300. Block and Lot Number 1368-R-00205.

## Haysville

**54. Heather Meister**  
GD-18-012283—\$4,289.52  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Haysville: Having erected thereon a two story frame house being known as 54 South Avenue, Sewickley, PA 15143. Deed Book Volume 16541, Page 201. Block & Lot No. 343-M-10.

## Heidelberg

**72. George H. Nassif, with Notice to Heirs and Assigns**  
GD-17-006267—\$7,323.33  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Heidelberg: Having erected thereon a two story frame house being known as 1630 West Railroad Street, Carnegie, PA 15106. Deed Book Volume 11517, Page 139. Block & Lot No. 101-C-120.

## Indiana

**111. Daniel L. Lipford and Ralyn A. Spangler a/k/a Ralyn Ann Spangler**  
MG-19-000312—\$77,720.15  
Kenya Bates, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Indiana Township: Premises A: Having erected thereon a dwelling being known and numbered as 408 McDade Lane, Cheswick, PA 15024. Deed Book 16253, Page 507. Block and Lot 726-S-252.

Premises B: A right of way - residential being known as McDade Lane, Cheswick, PA 15024. Deed Book 16253, Page 507. Block and Lot 726-S-250.

## Ingram

**120. Linda Crux**  
MG-19-000641—\$71,539.36  
Stephen M. Hladik, Esq.  
Hladik, Onorato and Federman, LLP  
215-855-9521

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Ingram: Having erected thereon a single family residential dwelling being known and numbered as 11 Admiral Dewey Avenue, Pittsburgh, PA 15205. Deed Book 12134, Page 412, Instrument No. 2004-25520. Block and Lot Number 70-S-47.

## Jefferson Hills

**119. Helene J. Patterson, individually, and as Executrix of the Estate of Ricky Patterson a/k/a Rickey N. Patterson a/k/a Rickie N. Patterson**

GD-18-013296—\$39,430.98  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Jefferson Hills: Having erected thereon a dwelling being known and numbered as 2057 Knight Road,

Finleyville, PA 15332-1519. Deed Book Volume 11753, Page 222. Block and Lot Number 1135-J-190.

## Kennedy

**20. Steven Bridge**  
MG-19-000547—\$143,720.42  
Kristine M. Anthou, Esq.  
Grenen & Birsic, P.C.  
412-281-7650

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Kennedy: Having erected thereon a dwelling known and numbered as 216 Lenore Drive, McKees Rocks, PA 15136. DBV 16711, Pg. 556, B/L #110-D-218.

## Leet

**69. Cynthia Gray Norris**  
GD-17-000763—\$8,257.51  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Leet: Having erected thereon a two story frame house being known as 7 Beech Street, Ambridge, PA 15003. Deed Book Volume 8823, Page 141. Block & Lot No. 933-S-72.

## Liberty

**96. All Unknown Heirs of Elmer P. Brant, Deceased and Helen D. Brant, Deceased**  
GD-16-023045—\$31,529.17  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Liberty: Having erected thereon a one story brick veneer dwelling with integral garage being known and numbered as 3410 Orchard Drive, McKeesport, PA 15133. Deed Book 3359, Page 228. Block and Lot Number 555-J-191.

## Town of McCandless

**64. Keith A. McConville**  
MG-18-000466—\$102,321.06  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Town of McCandless: Having erected thereon a dwelling being known and numbered as 353 Wagon Wheel Trail, Wexford, PA 15090. Deed Book 12081, Page 483. Block and Lot Number 1071-L-378.

**143. George Orluske a/k/a George E. Orluske**  
GD-18-000835—\$73,345.36  
Stephen J. Crawford, Esq.  
Crawford Law LLC  
216-750-6162

In the Commonwealth of Pennsylvania, County of Allegheny, Town of McCandless (formerly Township of McCandless): Having erected thereon a two story dwelling being known and numbered as 9553 Old Perry Highway, Pittsburgh, PA 15237. Deed Book Volume 11819, Page 565. Block and Lot Number 944-R-68.

## McKees Rocks

**127. Donna M. Williams a/k/a Donna Michelle Williams**  
MG-17-000188—\$50,532.42  
Kenya Bates, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of McKees Rocks: Having erected thereon a dwelling being known and numbered as 415 Russellwood Avenue, McKees Rocks, PA 15136. Deed Book 12878, Page 588. Block and Lot Number 0072-G-00218.

## Millvale

**140. Renee Wilson, in Her Capacity as Heir of Robert Lewis Wilson, Deceased, Jobe Wilson, in His Capacity as Heir of Robert Lewis Wilson, Deceased, Nikalena Wilson, in Her Capacity as Heir of Robert Lewis Wilson, Deceased, Elijah Wilson, in His Capacity as Heir of Robert Lewis Wilson, Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Robert Lewis Wilson, Deceased**  
MG-17-000156—\$57,381.03  
Kenya Bates, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Millvale: Having erected thereon a dwelling being known and numbered as 301 William Street, Pittsburgh, PA 15209. Deed Book 17099, Page 143. Block and Lot Number 118-P-138.

## Monroeville

**65. Eugene Wise**  
GD-19-001967—\$47,274.72  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Having erected thereon a dwelling being known and numbered as 4041 Thomas Street a/k/a 4041 Thomas Drive, Monroeville, PA 15146. Document Number 2005-18151, Deed Book Volume 12472, Page 206. Block and Lot Number 0744-H-00149-0000-00.

**135. PRC Acquisitions, LLC t/d/b/a Club 4 Life t/d/b/a Club Sport and Health**  
GD-18-008352—\$463,167.12  
Bernstein-Burkley, P.C.  
412-456-8100

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Having erected thereon a bowling alley and recreation facility being known and numbered as 1 Racquet Lane, Monroeville, PA 15146. Deed Book 12610, Page 60. Block and Lot Number 639-D-147.

## Moon

**122. Nathaniel A. Reed, as Executor to the Estate of Steven K. Delatte a/k/a Steven K. DeLatte**

GD-18-015950—\$84,206.16  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Moon: Having erected thereon a dwelling being known and numbered as 1750 Brodhead Road, Coraopolis, PA 15108. Document Number 2007-2060, Deed Book Volume 13124, Page 129. Block and Lot Number 0811-J-00327-0000-00.

## Mt. Lebanon

**13. Roselyn O. Feild**  
MG-18-001030—\$189,913.13  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Mount Lebanon: Having erected thereon a dwelling being known and numbered as 905 Parkview Drive, Pittsburgh, PA 15243. Deed Book 8074, Page 131. Block and Lot Number 0142-E-00210-0000-00.

## Munhall

**24. Clara Denise Edmunds**  
GD-17-016690—\$7,604.04  
Gerik Jenco, Esq.  
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Munhall: Having erected thereon a two-story old style single family frame dwelling known and numbered as 616 E. 14th Avenue, Homestead, Pennsylvania 15120, Deed Book Volume 15060, Page 252, Block and Lot Number 130-S-262.

## North Fayette

**115. Stacy Ann Whitfield a/k/a Stacy Boothe**  
MG-19-000522—\$54,060.00  
KML Law Group, P.C.  
215-627-1322

Parcel One: All the following described real estate situated In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Fayette: Having erected thereon a two-story frame dwelling being known and numbered as 250 Cliff Mine Road, Coraopolis, PA 15108. Deed Book 14551, Page 144. Block/Lot # 0497-R-00006-0000-00.

Parcel Two: All the following described real estate situated in the Commonwealth of Pennsylvania, County of Allegheny, Township of North Fayette: Being vacant land and being known as Cliff Mine Road, Coraopolis, PA 15108. Deed Book Volume 14551, Page 144, Block/Lot # 0497-L-00007-0000-00.

## Oakdale

**110. Richard A. Potts**  
MG-19-000412—\$121,038.09  
Peter Wapner, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Oakdale: Having erected thereon a dwelling being known and numbered as 4020 Noblestown Road, Oakdale, PA 15071. Deed Book 15530, Page 94. Block and Lot Number 407-J-346.

## O'Hara

**147. William J. Gaskin**  
MG-19-000436—\$87,038.69  
Martha E. Von Rosenstiel, Esq.  
Martha E. Von Rosenstiel, P.C.  
610-328-2887

In the Commonwealth of Pennsylvania, County of Allegheny, Township of O'Hara: Having erected thereon a dwelling being known and numbered as 106 Camberwell Drive, Pittsburgh, PA 15238, Deed Book Volume 12615, Page 48, Block and Lot Number 291-C-172.

## Penn Hills

**2. Scott Norman Miller, known Heir of Earl F. Miller, Deceased, Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Earl F. Miller, Deceased**

MG-19-000245—\$90,163.73  
Shapiro & DeNardo, LLC  
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 109 Deerwood Drive, Pittsburgh, PA 15235. Deed Book Volume 7227, Page 324, Block and Lot 0634-D-00030-0000-00.

**5. Harry Broadus and Mary Broadus**  
GD-18-016928—\$16,390.14  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a one-story brick and stone dwelling being known and

numbered as 8032 Aber Rd., Verona, PA 15147. Deed Book 13621, Page 25. Block and Lot Number 295-E-72.

**9. Kimberly L. Terry**  
MG-18-000643—\$121,264.42  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 1423 Maple Avenue, Verona, PA 15147. Deed Book 12579, Page 18. Block And Lot Number 0367-B-00070-0000-00.

**11. Jeremy C. Scott and Danielle M. Scott**  
GD-19-003453—\$103,297.31  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 729 Sara Lane, Verona, PA 15147. Deed Book 12842, Page 17. Block and Lot Number 0446-D-00293-0000-00.

**15. Unknown Heirs, Successors, Assigns and All Persons, Firms or Association Claiming Right, Title or Interest From or Under Pauline Lewis a/k/a Pauline Simmons a/k/a Pauline N. Lewis; Walter Lewis a/k/a Walter S. Lewis, Individually as Known Heir of Pauline Lewis a/k/a Pauline Simmons a/k/a Pauline N. Lewis; April Bias, Known Heir of Pauline Lewis a/k/a Pauline Simmons a/k/a Pauline N. Lewis; Pamela Simmons, Known Heir of Pauline Lewis a/k/a Pauline Simmons a/k/a Pauline N. Lewis; and Richelle Leonard, Known Heir of Pauline Lewis a/k/a Pauline Simmons a/k/a Pauline N. Lewis**

MG-15-001377—\$128,870.93  
Robert Crawley, Esq.  
RAS Citron, LLC  
855-225-6906

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 293 Bramble Street, Verona, PA 15147. Deed Book Volume 7407, Page 500. Block and Lot 0229-L-00009-0000-00.

**19. Lawrence J. Hinkle and Jennie Lee Hinkle**  
GD-18-001258—\$17,465.66  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 138 Ange Drive, Pittsburgh, PA 15235. Deed Book 4651, Page 619. Block and Lot Number 538-S-192.

**22. Botise S. Manuel**  
GD-19-005570—\$69,727.38  
Robert Crawley, Esq.  
RAS Citron, LLC  
855-225-6906

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 8045 Mount Carmel Road, Verona, PA 15147. Deed Book Volume 12982, Page 1. Block and Lot 0295-J-00342-0000-00.

**29. The Unknown Heirs, Executors and/or Administrators of the Estate of James L. Eakman**  
GD-19-007593—\$63,071.48  
Kristine M. Anthou, Esq.  
Grenen & Birsic, P.C.  
412-281-7650

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a single family brick dwelling being known and numbered as 737 5th Street, Verona, PA 15147. DBV 13571, Pg. 178, Block & Lot No. 445-J-276.

**33. Mark Edward Lytle a/k/a Mark E. Lytle**  
MG-19-000417—\$56,549.65  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected a dwelling being known and numbered as 120 Orchard Drive, Pittsburgh, PA 15235. Deed Book Volume 17263, Page 166, Instrument No. 2018-19301, Block and Lot Number 449-D-117.

**48. Steven T. Sloan and Francene L. Sloan**  
MG-19-000486—\$68,645.29  
Kenya Bates, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 209 Orchard Drive, Pittsburgh, PA 15235. Deed Book 8971, Page 109. Block and Lot Number 0538-F-00287.

**62. K.G. a Minor, Solely in Her Capacity as Heir of Rona Simmonds a/k/a Rona A. Simmonds, Deceased, in care of Rheaanne Martin Simmonds, J.H. 1 a Minor, Solely in His Capacity as Heir of Rona Simmonds a/k/a Rona A. Simmonds, Deceased, in care of Jamal Henry, J.H. 2 a Minor, Solely in His Capacity as Heir of Rona Simmonds a/k/a Rona A. Simmonds, Deceased, in care of Rheaanne Martin Simmonds Solely in Her Capacity as Heir of Rona Simmonds a/k/a Rona A. Simmonds, Deceased, the Unknown Heir of Rona Simmonds a/k/a Rona A. Simmonds, Deceased, and R.S. a Minor, Solely in Her Capacity as Heir of Rona Simmonds a/k/a Rona A. Simmonds, Deceased, in care of Jeffery Snipe**  
MG-18-000632—\$58,404.57  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being

known and numbered as 300 Jacob Drive, Penn Hills, PA 15235. Deed Book 15829, Page 273. Block and Lot Number 0368-F-00010-0000-00.

**77. Kathleen E. Griffin and Robert E. Griffin**  
GD-19-001549—\$156,102.68  
Shapiro & DeNardo, LLC  
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 328 Crescent Garden Drive, Pittsburgh, PA 15235. Deed Book Volume 12162, Page 469, Block and Lot 537-R-00209-0000-00.

**95. Cynthia Riddle, Richard DeBaker, Jr., Michael DeBaker, Sr., David DeBaker, Darlene Lang and Amy DeBaker, Known Heirs of Vernia E. DeBaker, Deceased**  
GD-16-025094—\$12,452.77  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a single family dwelling being known and numbered as 6949 Verona Street, Verona, PA 15147. Deed Book 4764, Page 521. Block and Lot Number 364-R-26.

**101. Linda Hall a/k/a Linda L. Hall and Marvin Hall a/k/a Marvin R. Hall**  
GD-19-002963—\$64,249.78  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 120 Elizabeth Drive, Pittsburgh, PA 15235. Deed Book DBV11188, Page 468. Block and Lot Number 450-A-231.

**107. Shaun Tierney and Melissa Tierney**  
MG-19-000598—\$94,873.80  
Peter Wapner, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 1834 Loretta Drive, Pittsburgh, PA 15235. Deed Book 12225, Page 386. Block and Lot Number 0632-K-00123.

**133. Theodore W. Ambrose**  
GD-19-004147—\$71,228.54  
Kristine M. Anthou, Esq.  
Grenen & Birsic, P.C.  
412-281-7650

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling house being known and numbered as 6819 Royal Drive, Verona, PA 15147. DBV 14534, Page 360, also DBV 7232, Page 150. Block & Lot No. 447-C-335.

**134. Matthew Sinicki**  
GD-19-002936—\$54,588.94  
Richard M. Squire & Associates, LLC  
215-886-8790

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 8606 Westwood Road, Pittsburgh, PA 15235. Deed Book Volume 16734, Page 508. Block and Lot Number 0231-C-00163-0000-00.

## Pitcairn

**45. April L. Drosjack a/k/a April Drosjack and Robert P. Drosjack a/k/a Robert Drosjack**

MG-19-000490—\$102,728.39  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Pitcairn: Having erected thereon a one and one-half story brick dwelling house known as 721 Wall Avenue, Pitcairn, PA 15140. Deed Book Volume 12853, Page 227. Block and Lot Number 746-N-169.

## Plum

**17. Gary J. Nase a/k/a Gary Nase and Lynne A. Nase a/k/a Lynne Nase**  
MG-17-001100—\$143,339.80  
Peter Wapner, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Plum: Having erected thereon a dwelling being known and numbered as 580 Rainier Drive, Pittsburgh, PA 15239. Deed Book 12702, Page 189. Block and Lot Number 1103-M-152.

**31. Sharon Rusnak a/k/a Sharon L. Rusnak**  
MG-19-000579—\$124,845.63  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Plum: Having erected thereon a dwelling being known and numbered as 109 Peppertree Drive, New Kensington, PA 15068. Document Number 015441, Deed Book Volume 9400, Page 88. Block and Lot Number 0734-R-00213-0000-00.

## Reserve

**87. William Steve Ross and Joyce P. Ross**  
GD-17-006218—\$2,193.64  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Reserve: Having erected thereon a two story frame house being known as 914 Geyer Road, Pittsburgh, PA 15209. Deed Book Volume 14490, Page 523. Block & Lot No. 164-S-90.

## Richland

**130. Clark A. Kapphan and Jessica Kapphan**

MG-19-000624—\$162,467.75  
Kenya Bates, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Richland Township: Having erected thereon a dwelling being known and numbered as 4127 Grandview Drive, Gibsonia, PA 15044. Deed Book 16526, Page 320. Block and Lot Number 1832-M-00224.

## Scott

**50. Amy Wodarczyk**  
MG-19-000048—\$154,494.19  
Shapiro & DeNardo, LLC  
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Scott: Having erected thereon a dwelling being known and numbered as 346 Elmbrook Ln., Pittsburgh, PA 15243. Deed Book Volume 15164, Page 160, Block and Lot 0195-H-00020-0000-00.

## Shaler

**100. Rosalinda Tutek**  
MG-12-000277—\$261,589.69  
Robert Crawley, Esq.  
RAS Citron, LLC  
855-255-6906

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Shaler: Having erected thereon a dwelling being known and numbered as 112 Viennese Drive, Pittsburgh, PA 15209. Deed Book Volume 6054, Page 685. Block and Lot 0353-S-00084-0000-00.

## South Fayette

**63. Marcella L. Lash**  
MG-19-000391—\$43,235.56  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Town of South Fayette: Having erected thereon a dwelling being known and numbered as 154 West Russets Circle, Bridgeville, PA 15017. Deed Book 13996, Page 361. Block and Lot Number 0398-G-00092.

## Stowe

**67. Natasha N. Walton and Elliot Lamont Walton**

GD-18-015072—\$73,413.46  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Stowe: Parcel 1: Having erected a dwelling being known and numbered as 1314 Broadway Avenue, McKees Rocks, PA 15136. Document Number 2009-19048, Deed Book Volume 14001, Page 61, Block and Lot Number 0073-J-00117-0000-00.

Parcel 2: Vacant land known as Broadway Avenue, McKees Rocks, PA 15136. Document Number 2009-19048, Deed Book Volume 14001, Page 61, Block and Lot Number 0073-J-00116-0000-00.

## Swissvale

**39. Steven T. Shreve**  
MG-18-001456—\$27,903.05  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Swissvale: Having erected thereon a dwelling being known and numbered as 7545 Ellesmere Street a/k/a 7545 Ellesmere Street, Pittsburgh, PA 15218. Document Number 2006-9418, Deed Book Volume 12795, Page 85. Block and Lot Number 0235-J-00184-0000-00.

**55. Martin B. Cloonan, With Notice to Heirs and Assigns**

GD-17-011227—\$20,877.47  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Swissvale: Having erected thereon a two story brick house being known as 1919 Wayne Street, Pittsburgh, PA 15218. Deed Book Volume 9455, Page 539. Block & Lot No. 178-C-161.

**56. James Vincent Wise**  
GD-17-013231—\$22,559.72  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Swissvale: Having erected thereon a two story frame house being known as 2109 Monongahela Avenue, Pittsburgh, PA 15218. Deed Book Volume 16458, Page 48. Block & Lot No. 178-L-6.

**123. Herbert L. Stephens, Administrator of the Estate of Evelyn H. Kitchens-Stephens a/k/a Evelyn H. Kitchens**

MG-17-001335—\$23,578.28  
Kevin J. Cummings, Esq.  
412-566-1212

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Swissvale: Having Erected thereon as follows: Parcel One: With a dwelling being known and numbered as 7703 Stanton Avenue, Pittsburgh, PA 15218. Block and Lot Number 178-D-103.

Parcel Two: Adjacent vacant land being known as Stanton Avenue, Pittsburgh, PA 15218. Block and Lot Number 178-D-104-1. Deed Book Volume 9039, Page 98.

## Turtle Creek

**117. Lawrence B. Thompson**  
GD-19-001143—\$97,690.91  
Chelsea A. Nixon, Esq.  
McCabe, Weisberg & Conway, LLC  
215-790-1010

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Turtle Creek: Having erected thereon a dwelling being known and numbered as 317 Albert Street, Turtle Creek, Pennsylvania 15145. Deed Book Volume 10618, Page 490, Block & Lot No. 0455-S-00017-0000-00.

**137. Unknown Heirs of Conrad P. Junio**  
GD-09-010821—\$15,238.42  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Turtle Creek: Having erected thereon a two story masonry frame house being known as 133 8th Street, Turtle Creek, PA 15145. Deed Book Volume 8344, Page 461. Block & Lot No. 456-D-230.

## West Deer

**27. Paul Papariella and Nicoletta Papariella**  
GD-18-017167—\$114,783.31  
Shapiro & DeNardo, LLC  
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Township of West Deer: Having erected thereon a dwelling being known and numbered as 66 Simon Road, Cheswick, PA 15024. Deed Book Volume 14011, Page 371, Block and Lot 1360-P-00338-0000-00.

**61. Michael LaFace**  
GD-18-002231—\$1,822.95  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of West Deer: Having erected thereon a two story frame house being known as 550 Benjamin Street, Tarentum, PA 15084. Deed Book Volume 15842, Page 59. Block & Lot No. 1671-B-228.

## West Mifflin

**23. Scott P. Gezovich**  
GD-14-021141—\$6,334.20  
Gerik Jenco, Esq.  
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Having erected thereon a one-story ranch style single family frame dwelling with integral garage known and numbered as 4631 Huber Lane, West Mifflin, Pennsylvania 15122, Deed Book Volume 13987, Page 362, Block and Lot Number 182-C-68.

**34. Donald Steven Earnest, Kathy J. Fiebig and the United States of America**  
GD-19-003517—\$66,637.77  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Having erected thereon a dwelling being known and numbered as 4310 Glencairn Street, West Mifflin, PA 15122. Deed Book 8396, Page 637. Block and Lot Number 238-L-86.

## West View

**145. Matthew A. Brown and Jennifer A. Brown**  
MG-17-000498—\$155,499.87  
Kenya Bates, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West View: Having erected thereon a dwelling being known and numbered as 311 Cornell Avenue, Pittsburgh, PA 15229. Deed Book 12124, Page 207. Block and Lot Number 0279-F-00166.

## White Oak

**126. Theresa M. Pollock f/k/a Theresa M. Mandella and Scott J. Pollock**  
MG-19-000216—\$113,929.40  
Robert Crawley, Esq.  
RAS Citron, LLC  
855-225-6906

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of White Oak: Having erected thereon a dwelling being known and numbered as 1100 Prescott Street, McKeesport, PA 15131. Deed Book Volume 8919, Page 299. Block and Lot 0461-P-00127-0000-00.

**132. Kaye M. Whirl**  
MG-19-000620—\$138,784.46  
Powers Kim, LLC  
215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of White Oak: Having erected thereon a dwelling being known and numbered as 1500 Ohio Avenue, McKeesport, PA 15131 a/k/a 1500 Ohio Avenue, White Oak, PA 15131. Deed Book Volume DE-16590, Page 182. Block and Lot Number 461-M-135.

**136. Paul G. Mayer, Jr., Known Heir of Paul G. Mayer**  
GD-16-006699—\$8,106.38  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of White Oak: Having erected thereon a one and one half story brick house being known as 2214 Hemlock Drive, McKeesport, PA 15131. Deed Book Volume 3286, Page 219. Block & Lot No. 551-N-133.

## Wilkins

**8. Tanya M. Miller a/k/a Tanya Marie Miller a/k/a Tanya Curler**  
MG-18-001453—\$42,623.51  
Powers Kim, LLC  
215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, Wilkins Township: Having erected thereon a dwelling being known and numbered as 734 Negley Avenue, Turtle Creek, PA 15145. Deed Book Volume 11086, Page 187. Block and Lot Number 454-K-195.

## Wilkinsburg

**6. Diana L. Dunsworth**  
GD-17-014591—\$6,220.70  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilkinsburg: Having erected thereon a two story and attic brick dwelling being known and numbered as 515 Jeanette Street, Pittsburgh, PA 15221. Deed Book 5794, Page 471. Block and Lot Number 176-H-315.

## Wilmerding

**42. Christina M. Martin**  
MG-19-000568—\$53,701.15  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilmerding: Having erected thereon a dwelling being known and numbered as 114 Pat Mews Drive, Wilmerding, PA 15148. Document Number 2005-27989, Deed Book Volume 12560, Page 43. Block and Lot Number 0545-R-00043-0000-00.

## Pittsburgh—6th Ward

**93. Cory A. Savit**  
GD-18-006373—\$2,798.21  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh - Ward 6: Having erected thereon a two story brick rowhouse being known as 3438 Ligonier Street, Pittsburgh, PA 15201. Deed Book Volume 13906, Page 170, Block & Lot No. 49-N-186.

## Pittsburgh—10th Ward

**4. Stephanie Hershck**  
MG-18-001269—\$68,291.82  
Shapiro & DeNardo, LLC  
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, 10th Ward of the City of Pittsburgh: Having Erected Thereon A Dwelling Being Known And Numbered As 701 Kendall Street, Pittsburgh, PA 15201. Deed Book Volume 11683, Page 217, Block and Lot 0081-A-00203-0000-00.

## Pittsburgh—12th Ward

**36. Eleanor P. Washington**  
MG-19-000553—\$43,130.27  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 12th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 7369 Somerset Street, Pittsburgh, PA 15235. Deed Book 9860, Page 204. Block and Lot Number 0173-G-00160-0000-00.

**108. Tanika L. Bryant**  
MG-19-000236—\$56,100.49  
Peter Wapner, Esq.  
215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, 12th Ward, City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 7250 Campania Avenue a/k/a 7250 Campania Street, Pittsburgh, PA 15206. Deed Book 11469, Page 165. Block and Lot Number 173-C-107.

## Pittsburgh—14th Ward

**118. Unknown Heirs and/or Administrators of the Estate of Betty A. Reed, Deceased, Michael L. Reed, Believed Heir and/or Administrator of the Estate of Betty A. Reed, Deceased and Erica J. Reed, Believed Heir and/or Administrator of the Estate of Betty A. Reed, Deceased**

GD-15-001088—\$140,513.59  
Stephen M. Hladik, Esq.  
Hladik, Onorato and Federman, LLP  
215-855-9521

In the Commonwealth of Pennsylvania, County of Allegheny, 14th Ward of the City of Pittsburgh: Having erected thereon a single family residential dwelling being known and numbered as 108 North Homewood Avenue, Pittsburgh, PA 15208. Deed Book 09935, Page 611. Block and Lot Number 126-H-243.

## Pittsburgh—15th Ward

**114. Jesse Thompson a/k/a Jessie Thompson**  
GD-19-003515—\$16,034.35  
KML Law Group, P.C.  
215-627-1322

Parcel One: All the following described real estate situated in the Commonwealth of Pennsylvania, County of Allegheny, and 15th Ward of the City of Pittsburgh. Having erected

thereon a dwelling being known and numbered as 5018 Glenwood Avenue, Pittsburgh, PA 15207. Deed Book Volume 8937, Page 470, Block and Lot Number 0056-L-00023-0000-00.

Parcel Two: All the following described real estate situated in the Commonwealth of Pennsylvania, County of Allegheny and 15th Ward of the City of Pittsburgh. Being vacant land and being known and numbered as 5018 Glenwood Avenue, Pittsburgh, PA 15207. Deed Book Volume 8937, Page 470, Block and Lot Number 0056-L-00024-0000-00.

**116. Nicole Orlando and James A. Orlando II**

GD-18-000195—\$79,082.97  
KML Law Group, P.C.  
215-627-1322

Parcel One: In the Commonwealth of Pennsylvania, County of Allegheny, 15th Ward - City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 5515 2nd Avenue, Pittsburgh, PA 15207. Deed Book 12196, Page 410. Block and Lot Number 57-G-223.

Parcel Two: In the Commonwealth of Pennsylvania, County of Allegheny, 15th Ward - City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 5517 2nd Avenue, Pittsburgh, PA 15207. Deed Book 12196, Page 410. Block and Lot Number 57-G-224.

## Pittsburgh—19th Ward

**75. Kathleen A. Livingston**  
MG-19-000674—\$19,628.24  
Leon P. Haller, Esq.  
Purcell, Krug and Haller  
717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, 19th Ward City of Pittsburgh: Having thereon erected a dwelling known and numbered as: 2430 Starkamp Street, Pittsburgh, PA 15226. Deed Book 10504, Page 356. Block/Lot 96-A-8. Being Lot No. 1317, West Liberty Improvement Company's Plan called Third Ward Brookline, Allegheny PBV 22, Page 151.

## Pittsburgh—20th Ward

**46. Ian M. Alexander**  
GD-19-002874—\$90,268.59  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh, Ward 20: Parcel 1: Having erected a dwelling being known and numbered as 2944 Dodds Avenue, Pittsburgh, PA 15216, Document Number 2010-31467, Deed Book Volume 14442, Page 396, Block and Lot Number 0063-F-00242-0000-00.

Parcel 2: Vacant land being known as Strachan Avenue, Pittsburgh, PA 15216. Document Number 2010-31467, Deed Book Volume 14442, Page 396, Block and Lot Number 0063-F-00240-0000-00.

**66. Jamie A. Orlando, II a/k/a Jamie Orlando, II and Nicole Orlando**  
MG-18-000421—\$55,246.08  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh, Ward 20: Having erected thereon a dwelling being known and numbered as 2719 Sacramento Avenue, Pittsburgh, PA 15204. Deed Book Volume 12388, Page 242. Block and Lot Number 0021-J-00049-0000-00.

## Pittsburgh—21st Ward

**102. Mary A. Bright**  
MG-10-001908—\$78,999.83  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 21st Ward City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 1209 North Franklin Street, Pittsburgh, PA 15233. Deed Book 16554, Page 490. Block and Lot Number 22-L-138.

## Pittsburgh—24th Ward

**10. Barbara Smith and Shannon David Smith a/k/a Shannon D. Smith**  
MG-19-000333—\$28,288.09  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 24th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 31 Noster Street, Pittsburgh, PA 15212. Deed Book 12493, Page 131. Block and Lot Number 0047-R-00228-0000-00.

## Pittsburgh—25th Ward

**76**



**105. Lee Bruder and Susan Bruder**  
GD-14-018819—\$110,749.31  
Emmanuel S. Anthou, Esq.  
724-743-1884

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh, 25th Ward: Having erected thereon a dwelling being known and numbered as 1532 Brighton Road, Pittsburgh, PA 15212. Deed Book 14127, Page 272. Block and Lot Number 0023-E-0298.

### Pittsburgh—26th Ward

**51. William F. Binkert, Rihn Nolan, Known Heir of Candy R. Binkert, Deceased, Patrick Binkert, Known Heir of Candy R. Binkert, Deceased, Gino Binkert, Known Heir of the Estate of Candy R. Binkert, Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or under Candy R. Binkert, Deceased**

MG-19-000225—\$24,663.71  
Shapiro & DeNardo, LLC  
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, 26th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 544 West Burgess Street, Pittsburgh, PA 15214. Deed Book Volume 8735, Page 556, Block and Lot 0045-M-00403-0000-00.

### Pittsburgh—29th Ward

**35. Michael J. Caskey and April M. Thomson**

MG-16-001312—\$28,262.23  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 29th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 30 Nobles Lane, Pittsburgh, PA 15210. Deed Book 13071, Page 250. Block and Lot Number 0060-B-00226-0000-00.

### Pittsburgh—31st Ward

**124. A. George Kohl**

GD-19-002608—\$63,027.62  
The Law Office of Gregory Javardian, LLC  
215-942-9690

In the Commonwealth of Pennsylvania, County of Allegheny, 31st Ward, City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 1100 Elwell Street, Pittsburgh, PA 15207. Deed Book Volume 8588, Page 371. Block and Lot Number 185-M-108.

#### AMENDED NOTICE

If your name appears on this list of properties that are scheduled to be sold by the Sheriff, you still have time to save your property. You may be eligible to apply for some form of refinancing assistance, such as a reverse mortgage, refinancing of your existing mortgage, or other alternative.

Please seek legal advice. If you cannot afford an attorney, you may be eligible for free legal assistance. Find out by contacting a legal service listed below.

Allegheny County Bar Association

412-261-0518

Lawyer Referral Service

412-261-5555

Neighborhood Legal Services

412-255-6700

Do not delay. If you delay, fees, cost and interest can increase significantly. An example of what can occur is as follows:

A 2004 property with an original delinquent tax amount owed of \$325.02 had a final amount due at sale of \$2,133.26.

If you have not contacted the creditor, you should consider doing so. Many creditors will work with you to try to avoid a Sheriff's Sale of your property. If the Sheriff's Sale involves a mortgage foreclosure of your residence, you may reinstate your mortgage by paying the full amount of the delinquencies, including all fees and costs up to the day of the Sheriff's Sale.

Should your property be among those listed for Sheriff's Sale, information is available by contacting the Allegheny County Sheriff's Office MORTGAGE FORECLOSURE HOTLINE AT 412-350-4704 daily Monday through Friday (except holidays,) between the hours of 9:00 AM and 11:00 AM and from 1:00 PM to 3:00 PM. For more information and updates, please visit our website at [www.sheriffalleghenycounty.com](http://www.sheriffalleghenycounty.com).

Sheriff's Office, Pittsburgh, PA.

William P. Mullen, Sheriff

Sept 12, 2019

Sept 13, 20, 27, 2019

# CLASSIFIED

## Office Space

SHARE OFFICE SPACE, GRANT BUILDING—Available October 1, 2019 - River view, large office with crown molding; area for secretary/paralegal and file storage. Services: conference rooms, copier, fax, kitchenette. Call John W. Brown at 412-391-0998 or Carl A. Parise at 412-201-3402. t.f.

**Legal notices that are published in the Pittsburgh Legal Journal are done so pursuant to Title 45 Pa. Code 101 et seq. and various local court rules. The Pittsburgh Legal Journal does not edit any legal advertisement for substance or content, only for format of the publication.**

### Estate Notice

Letters have been granted on the estate of each of the following decedents to the personal representative named, who requests all persons having claims against the estate of the decedent to make known the same in writing to his/her attorney, and all persons indebted to the decedent to make payment without delay:

Johns, Robert Samuel a/k/a Robert S. Johns, deceased, of Swissvale, PA. No. 06536 of 2018. Misty Bogue, Extr., c/o Weldianne Scales, Esq., 500 Grant Street, Suite 2900, Pittsburgh, PA 15219.

19-04903 Sep 13, 20, 27, 2019

Prise, Richard Zucckero a/k/a Richard Zucckero a/k/a Richard Z. Prise, deceased, of Osborne, PA. No. 5413 of 2019. Renee A. Recktenwald, Extr., 1480 Beaver Street, Sewickley, PA 15143 or to Barry K. Gerber, Esq., Barry K. Gerber Attorney at Law, 173 Seneca Drive, Pittsburgh, PA 15228.

19-00708w Sep 13, 20, 27, 2019

Stevenson, III, Vanderlee, deceased, of Pittsburgh, PA. No. 04451 of 2010. Sanford P. Gross, Admr. d.b.n. and Atty., Sanford Phillip Gross, P.C., 101 Freeport Road, Pittsburgh, PA 15215.

19-04904 Sep 13, 20, 27, 2019

Thomas, Kathleen R., deceased, of Carnegie, PA. No. 01348 of 2019. Eli R. Thomas, Admr., 634 Gormley Ave., Carnegie, PA 15106 or to Robert J. Donahoe, Esq., 650 Washington Rd., Ste. 700, Pittsburgh, PA 15228.

19-04905 Sep 13, 20, 27, 2019

Abel, Virginia Edna, deceased, of Pittsburgh, PA. No. 05222 of 2019. Joseph A. Abel, Co-Extr., 1122 West Seventh Street, Houston, TX 77007 and Judith A. Abel, Co-Extr., 187 Vista Drive, Canonsburg, PA 15317 or to Daniel L. Goodyear, Esq., Sciuillo & Goodyear, PC, 3809 Willow Ave., Pittsburgh, PA 15234.

19-04714 Sep 6, 13, 20, 2019

Emery, Paul, deceased, of Scott Twp., PA. No. 05407 of 2019. Katharine D. Emery, Extr., 300 Madison Ave., Apt. 629, Pittsburgh, PA 15243 or to Thomas M. Junker, Esq., Bucey & Junker, 615 Washington Rd., Ste. 201, Pittsburgh, PA 15228.

19-04715 Sep 6, 13, 20, 2019

Julian, Corin Yvette, deceased, of Glassport, PA. No. 05308 of 2019. Krystal Biddle, Admr., 777 Riverview Terrace, Unit #10, Rochester, PA 15074 or to Daniel L. Goodyear, Esq., Sciuillo & Goodyear, PC, 3809 Willow Ave., Pittsburgh, PA 15234.

19-04716 Sep 6, 13, 20, 2019

Lichiga, Joseph E., deceased, of Munhall, PA. No. 03522 of 2019. Michele Litch, Extr., 2517 Woodstock Avenue, Swissvale, PA 15218 or to Daniel P. Beisler, Esq., 41 Robbings Station Rd., North Huntingdon, PA 15642.

19-04717 Sep 6, 13, 20, 2019

Mays, Dale William, deceased, of White Oak, PA. No. 04984 of 2019. William Mays, Admr., 12309 Adams Drive, North Huntingdon, PA 15642 or to Daniel P. Beisler, Esq., 41 Robbings Station Rd., North Huntingdon, PA 15642.

19-04718 Sep 6, 13, 20, 2019

Payne, Jr., Albert E. a/k/a Albert Ernest Payne, Jr. a/k/a Albert E. Payne, deceased, of Moon Township, PA. No. 05354 of 2019. Albert E. Payne, III, Co-Extr. and Pamela M. Johnson, Co-Extr., c/o Steven Kocherzat, Esq., 763 Merchant St., Ambridge, PA 15003.

19-04719 Sep 6, 13, 20, 2019

Recchion, Louise E. a/k/a Louise Recchion, deceased, of Green Tree Borough, PA. No. 4903 of 2019. Alexandra L. Mercurio, Extr., 724 Kerr Street, Pittsburgh, PA 15227 or to Jeffrey J. Lochner, Esq., Lochner & Lochner, LLC, GBU Bldg., 4232 Brownsville Rd., Ste. 45, Pittsburgh, PA 15227.

19-04720 Sep 6, 13, 20, 2019

Stachelek, Sr., Norman L., deceased, of Allison Park, PA. No. 02143 of 2019. Norman L. Stachelek, Jr., Extr., 45 Saddlebrook Rd., Gibsonia, PA 15044.

19-04721 Sep 6, 13, 20, 2019

Widish, Joseph W. a/k/a Joseph Widish, deceased, of South Park, PA. No. 5377 of 2019. Mary Ann Yelich, Extr., 2817 W. Munroe Street, Bethel Park, PA 15102 or to Daniel M. Flynn, Esq., Michael D. Flynn & Associates, P.C., 2770 South Park Rd., Bethel Park, PA 15102.

19-04722 Sep 6, 13, 20, 2019

Carretta, Laura W., deceased, of Monroeville, PA. No. 05224 of 2019. Cheryl C. Whitney, Extr., 283 Liberty Hill Rd., New Stanton, PA 15672 or to Molly M. Creenan, Esq., Creenan & Baczkowski, PC, 3907 Old William Penn Hwy., Ste. 304, Murrysville, PA 15668.

19-04611 Aug 30; Sep 6, 13, 2019

Eiler, William S., deceased, of Bridgeville, PA. No. 05152 of 2019. Kenneth C. Cowden, II, Extr., 23 Kathleen Drive, McKees Rocks, PA 15136 or to John L. Butya, Esq., John L.

Butya, 5580 Steubenville Pike, Route 60 - Robinson Township, McKees Rocks, PA 15136. 19-00672w Aug 30; Sep 6, 13, 2019

Masilunas, Margaret M., deceased, of Kennedy Township, PA. No. 05346 of 2019. Patricia D. Neiderhauser, Extr., c/o Joseph M. Kulik, Esq., Kulik Law Offices, 127 Lorish Road, McKees Rocks, PA 15136. 19-00673w Aug 30; Sep 6, 13, 2019

Owczarzak, Theodore, deceased, of Ross Township, PA. No. 04568 of 2019. Jill Owczarzak, Admr., 4410 Grandview Avenue, Baltimore, MD 21211 or to Scott E. Kasbee, Esq., Scott Kasbee Law, PLLC, 3371 Babcock Boulevard, Pittsburgh, PA 15237. 19-04612 Aug 30; Sep 6, 13, 2019

Salvi, Anthony M., deceased, of McKeesport, PA. No. 05013 of 2019. Jodi L. Neel, Co-Admr. and Angela M. Kilbert, Co-Admr., 1317 Patterson Avenue, McKeesport, PA 15132 or to Robin L. Rarie, Esq., Brenlove & Fuller, LLC, 401 Washington Ave., Bridgeville, PA 15017. 19-04613 Aug 30; Sep 6, 13, 2019

Savka, Martin R., deceased, of Pittsburgh, PA. No. 05232 of 2019. Martin E. Savka, Admr., 820 Thompson Avenue, McKees Rocks, PA 15136 or to Max C. Feldman, Esq., Law Offices of Max C. Feldman, 1322 Fifth Ave., Coraopolis, PA 15108. 19-04614 Aug 30; Sep 6, 13, 2019

### Articles of Incorporation Business Corporation

Notice is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, for a business corporation which has been incorporated under the provisions of the Business Corporation Law of 1988. The name of the corporation is Fourth and Howard Inc.

19-00709w Sep 13, 2019

### Certificate of Organization Limited Liability Company

Craig S. O'Connor, Esq., Ciao, Torisky & O'Connor, LLC, 7240 McKnight Road, Pittsburgh, PA 15237. Notice is hereby given that a Certificate of Organization was filed with the Department of State of the Commonwealth of Pennsylvania, for a limited liability company formed under the Limited Liability Company Act of 2016. The name of the company is Digital Logic and Management Group, LLC a/k/a DLMG, LLC.

19-00711w Sep 13, 2019

### Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-19-1972. In re: Petition of Amanda Evans, parent of Chelsea Michelle Pollnac, for change of name to Chelsea Michelle Evans. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Tuesday, September 17, 2019, at 9:45 a.m. as the time and the Motions Room, City-County Bldg., Pittsburgh, PA 15219, 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.

19-04925 Sep 13, 2019

### Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-19-11761. In re: Petition of Michelle Martin, parent and legal guardian of Mekhi Martin-Younger, for change of his name to Mekhi Younger. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Thursday, September 26, 2019, at 9:45 a.m. as the time and the Motions Room, City-County Bldg., Pittsburgh, PA 15219, 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.

19-04926 Sep 13, 2019

### Notice of Action in Mortgage Foreclosure

In the Court of Common Pleas of Allegheny County, Pennsylvania Civil Action-Law No. GD-19-010810 Ditech Financial LLC, Plaintiff

vs. Sara Godak, in her capacity as Heir of Charles E. Flack a/k/a Charales E. Flack, Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Charles E. Flack a/k/a Charales E. Flack, Deceased, and the United States of America c/o the United States Attorney for the Western District of PA, Defendants

Notice To Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Charles E. Flack a/k/a Charales E. Flack, Deceased

You are hereby notified that on July 31, 2019, Plaintiff, Ditech Financial LLC, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Allegheny County, Pennsylvania, docketed to No. GD-19-010810. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 546 Center Hill Road, Pittsburgh, PA 15239-1916, whereupon your property would be sold by the Sheriff of Allegheny County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

### 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, 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

Allegheny County Bar Association

Koppers Building

436 Seventh Ave., 3rd Fl.

Pittsburgh, PA 15219

412-261-5555

19-04901 Sep 13, 2019

### Notice of Action in Mortgage Foreclosure

In the Court of Common Pleas of Allegheny County, Pennsylvania Civil Action-Law No. GD-19-011714 Pennymac Loan Services, LLC, Plaintiff

vs.

Claudia Saulsbury, in her capacity as Heir of Theodore F. Saulsbury, Deceased, Deborah Burden, in her capacity as Heir of Theodore F. Saulsbury, Deceased, Wanda Phyllis Germany, in her capacity as Heir of Theodore F. Saulsbury, Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Theodore F. Saulsbury, Deceased, Defendants

### Notice

To Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Theodore F. Saulsbury, Deceased

You are hereby notified that on August 19, 2019, Plaintiff, Pennymac Loan Services, LLC, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Allegheny County, Pennsylvania, docketed to No. GD-19-011714. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 7 Coleridge Place, Pittsburgh, PA 15201-1649, whereupon your property would be sold by the Sheriff of Allegheny County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

### 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, 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

Allegheny County Bar Association

Koppers Building

436 Seventh Ave., 3rd Fl.

Pittsburgh, PA 15219

412-261-5555

19-04906 Sep 13, 2019

### Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In Re: Adoption of Elizabeth Rose Radaker a/k/a Elizabeth Radaker, a minor. No. CP-02-AP-161-2019 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Geoff Thomas Radaker a/k/a Geoff Radaker a/k/a Geoffrey Radaker a/k/a Geoffrey T. Radaker a/k/a Jeffrey Radaker, father of Elizabeth Rose Radaker a/k/a Elizabeth Radaker, a minor, born on May 25, 2018, in Monroeville, Allegheny County, Pennsylvania. A Petition has been filed asking the Court to put an end to all rights you have to your child, Elizabeth Rose Radaker a/k/a Elizabeth Radaker. The Court has set a hearing to consider ending your rights to your child. That hearing will be held in the Family Court Bldg., 550 Fifth Ave., Pittsburgh, PA 15219, on Monday, September 30, 2019 at 10:00 a.m., prevailing time, before the Honorable Kathryn Hens-Greco. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, telephone the office set forth below to find out where you can get legal help.

This is also to inform you of an important option that may be available to you under Pennsylvania law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive

parent, a child, a birth parent, and/or a birth relative of the child, if all parties agree and the voluntary agreement is approved by the Court. If you are interested in learning more about this option for a voluntary agreement, contact your attorney or:

Lawyer Referral Service

Allegheny County Bar Association

Koppers Building

436 Seventh Ave., 3rd Fl.

Pittsburgh, PA 15219

412-261-5555

Andrew F. Szefti, County Solicitor. Lilian A. Akin, Children, Youth & Families, Ft. Pitt Commons Bldg., 445 Ft. Pitt Blvd., Ste. 101, Pittsburgh, PA 15219, Ph: 412-350-4720, Attorneys for Petitioner.

19-04857 Sep 6, 13, 20, 2019

### Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In Re: Adoption of Dakota Marie Cousins a/k/a Dakota Cousins, a minor. No. AP-162-2019 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Kimberly Ann Faber a/k/a Kimberly Faber, mother of Dakota Marie Cousins a/k/a Dakota Cousins, a minor, born on January 31, 2004, in Armstrong County, Pennsylvania. A Petition has been filed asking the Court to put an end to all rights you have to your child, Dakota Marie Cousins a/k/a Dakota Cousins. The Court has set a hearing to consider ending your rights to your child. That hearing will be held in the Family Court Bldg., 550 Fifth Ave., Pittsburgh, PA 15219, on Wednesday, October 9, 2019 at 11:00 a.m. (Prevailing Eastern Time), before the Honorable David Spurgeon. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, telephone the office set forth below to find out where you can get legal help.

Lawyer Referral Service

Allegheny County Bar Association

Koppers Building

436 Seventh Ave., 3rd Fl.

Pittsburgh, PA 15219

412-261-5555

You are also notified of Act 101 of 2010 which allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent, and/or a birth relative of the child, if all parties agree and the written voluntary agreement is approved by the Court.

Andrew F. Szefti, County Solicitor. Laura J. Whiteman, Assistant County Solicitor. Contact: Amy Black, Adoption Legal Services Project, 225 Fifth Ave., 9th Fl., Pittsburgh, PA 15222, Ph: 412-288-3289, Attorneys for Petitioner.

19-04858 Sep 6, 13, 20, 2019

### Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In Re: Adoption of Baby Girl Wallace, a minor. No. A-19-019 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Unknown Birth Father of Baby Girl Wallace, who was born on February 4, 2019, in Allegheny County, Pennsylvania. A Petition has been filed asking the Court to put an end to all rights you have to your child, Baby Girl Wallace. The Court has set a hearing to consider ending your rights to the child, Baby Girl Wallace. That hearing will be held in Orphans' Court, 1700 Frick Building, 437 Grant Street, Pittsburgh, PA 15219, on Wednesday, October 9, 2019 at 10:00 a.m. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer, and you should contact a lawyer at once. If you do not have a lawyer, telephone the following office to find out