

Mercer County Law Journal

(The Official Legal Publication of Mercer County, Pennsylvania)

Digital Edition

JUNE 4, 2019

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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 make known the same and all persons indebted to said estates are requested to make payment without delay to the executors or their attorneys named below.

FIRST PUBLICATION

DONNELLY, CHRISTOPHER 2019-147

Late of Shenango Twp., Mercer Co., PA
Administratrix: Laura Stumpff, 2919 Spring St., Pgh, PA 15210 (412) 904-4466

Attorney: None

RUTH, PAULINE 2019-319

Late of Hermitage, Mercer Co., PA
Executor: Ronald Ruth, 332 Boyd Dr., Hermitage PA 16148

Attorney: Chester B. Scholl, Jr.
SOOS, PHILLIP J. A/K/A SOOS, PHILLIP

2019-313

Late of Transfer, Mercer Co., PA
Executor: Daniel Horstman, 506 Moss Lane, Greenville, PA 16125; Howard Horstman, 1031 Chestnut Place, Hummelstown, PA 17036

Attorney: David A. Ristvey

SECOND PUBLICATION

BUCCIARELLI, FRANK L. 2019-306

Late of Farrell, Mercer Co., PA
Executor: Richard Bucciarelli 1006 N. Keel Ridge Rd., Hermitage, PA 16148

Attorney: David A. Ristvey

DEMARTINIS, ANTHONY R., A/K/A DEMARTINIS, ANTONY, A/K/A DEMARTINIS, ANTHONY RONALD

2019-229
Late of: Hermitage, Mercer Co., PA
Executor: Father Michael G. DeMartinis, 1626 West 26th St., Erie, PA 16508

Attorney: Darlene M. Vlahos, Esq., 3305 Pittsburgh Ave. Erie, PA, 16508 (814) 616-6605

FORSYTH, IRENE T. 2019-295

Late of: West Salem Twp., Mercer Co., PA
Executor: James C. Will, Jr., 2505 Middle Rd., Glenshaw, PA 15116

Attorney: Karen E. Mathias, Lange Legal Group, 2200 Murray Ave., Pgh, PA 15217 (412) 521-2732

JOHNS, HILBERTA MAE 2019-305

Late of: Sandy Creek Twp., Mercer Co., PA
Executrix: Paula Ryhal, 384 Bend Hill Rd.
Attorney: Shawn Olson

KRYGER, DANIEL P., A/K/A KRYGER, DANIEL PETER

2019-247
Late of: Hermitage, Mercer Co., PA
Executor: Craig Kryger, 694 Methodist Rd., Greenville, PA 16125

Attorney: Carolyn E. Hartle
RAE, JANE ALICE A/K/A RAE, JANE A.

2019-303

Late of: West Middlesex, Mercer Co., PA
Administratrix: Mary J. Miller 361 Mitchell Rd. West Middlesex, PA 16159

Attorney: Victor S. Heutsche
REED, JOSEPH RONALD, A/K/A REED, RONALD JOSEPH

2019-205

Late of: Hempfield Twp., Mercer Co., PA
Administratrix: Cheryl Schoeffel, Business Manager, The Grove at Greenville, 110 Fredonia Rd., Greenville, PA 16125

Attorney: Kristen A. Olson-Gaia, Tucker Arensberg, PC, 1500 One PPG Place, Pittsburgh, PA 15222 (412)-594-3925

ROSS, NEAL E. A/K/A ROSS, NEAL EUGENE

2019-308

Late of: Hermitage, Mercer Co., PA
Executor: Robert M. Ross, 146 Cattail Lane, Wellsboro, PA 16901

Attorney: James E. Douglas
RYAN, SANDRA GIBBS, A/K/A RYAN, SANDRA G.

2019-292

Late of: Hermitage, Mercer Co., PA
Executor: Mark Howard Rainier, 600 Cohasset Dr., Hermitage, PA 16148, (724)308-6484

Attorney: None

STAMP, VEARL LINFRED, A/K/A STAMP, VEARL L., A/K/A STAMP, VEARL

2019-266

Late of: Fredonia Boro., Mercer Co., PA
Executor: Richard D. Stamp, 2014 Bridgewater Lane, Monroe, OH 45050

Attorney: Richard J. Bosco, 512 Market St., P.O. Box 309, Freeport, PA 16229 (724)-295-0013

STITT, MARY C.

2019-301

Late of: Pine Twp., Mercer Co., PA
Executrix: Carolyn S. Adams 992 Big Bend Rd. Emlenton, PA 16373

Attorney: Milford L. McBride, III
WATSON, RICHARD P. A/K/A WATSON, RICHARD

2019-307

Late of: Jefferson Twp., Mercer Co., PA
Executor: Faith L. Gerrish, 818 Old Pulaski Rd., New Castle, PA 16405

Attorney: Douglas M. Watson

YURGEC, MARY

2019-302

Late of: Hermitage, Mercer Co., PA
Executor: George M. Yurgec 1038 Westchester Rd. South Park, PA 15129

Attorney: David A. Ristvey

THIRD PUBLICATION

BROWN, ARTHUR E.

2019-288

Late of: Hermitage, Mercer Co., PA
Administratrix: Nichole D. Trontel 2228 Cadwallader Sonk, Cortland, OH 44410

Attorney: William J. Madden

GUYNN, CHRISTINE

2019-291

Late of: Hermitage, Mercer Co., PA
Testator: Frank Langosh 4141 Sample Rd., Hermitage, PA 16148

Attorney: William J. Moder, III

HALLIDAY, MICHAEL

2019-275

Late of: Hermitage, Mercer Co., PA
Administrator: Harry Faber White, II, 918 Diamond Park, Meadville, PA 16335

Harry Faber White, II 918 Diamond Park, Meadville, PA 16335 814-724-1771

HUMES, ENOCH J., A/K/A HUMES, ENOCH

2019-286

Late of: Jefferson Twp., Mercer Co., PA
Executrix: Rebecca Humes, 1296 Lake Rd., Mercer, PA 16137

Attorney: Douglas M. Watson

OSBORNE, BEVERLY E., A/K/A OSBORNE, BEVERLY ELAINE, A/K/A OSBORNE, BEVERLY

2019-287

Late of: Perry Twp., Mercer Co., PA
Administrator: Charles Thomas Osborne, 888 Fredonia Rd., Hadley, PA 16130

Attorney: Douglas M. Watson

REZNOR-ANNE, LOUISE, A/K/A REZNOR, ANNE L.

2019-290

Late of: Pine Twp., Mercer Co., PA
Administrator: Thomas K. Reznor, Jr., 65 Lost Tree Rd., Pinehurst, NC 28374

Attorney: Timothy L. McNickle

WILCOX, DANIEL ROI A/K/A WILCOX, DAN

2019-271

Late of: French Creek Twp., Mercer Co., PA
Administrator C.T.A.: Michel Paul Wilcox, 1172 Old Route 322, Cochranon, PA 16314-1718

Attorney: None

LEGAL NOTICE

TRUST

NOTICE is hereby given that a trust was created under the Richard B. Burns Revocable Living Trust Agreement dated August 28, 1999. The settlor of the Trust was Richard B. Burns, who died on December 5, 2018, a resident of Sharon, Mercer County, Pennsylvania. All persons having claims against the settlor's estate shall make them known to the successor trustee, or her attorney, and all persons indebted to the settlor shall make payment to the successor trustee without delay.

Dana Matisi, Successor Trustee
48 Christian Avenue
Hubbard, OH 44425-2006

Wade M. Fisher, Esquire
EKKER, KUSTER, McCALL & EPSTEIN, LLP

68 Buhl Boulevard
P. O. Box 91
Sharon, Pennsylvania 16146

M.C.L.J. - May 21, 28, June 4, 2019

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
IN THE COURT OF COMMON
PLEAS OF MERCER COUNTY,
PENNSYLVANIA
CIVIL ACTION - LAW

COURT OF COMMON PLEAS
CIVIL DIVISION
MERCER COUNTY

No. 2019-484

PENNYMAC LOAN SERVICES, LLC

Plaintiff,

vs.

Thomas D. Henlen, Solely in his Capacity as Heir of Bryan Joseph Henlen a/k/a Bryan J. Henlen, Deceased

Colleen J. Mahmet a/k/a Colleen Mahmet, Solely in her Capacity as Heir of Bryan Joseph Henlen a/k/a Bryan J. Henlen, Deceased

Unknown Heirs, Successors, Assigns and all Persons, Firms or Associations Claiming Right, Title or Interest from or Under Bryan Joseph Henlen a/k/a Bryan J. Henlen, Deceased

Defendants,

NOTICE

TO: Unknown Heirs, Successors, Assigns and all Persons, Firms or Associations Claiming Right, Title or Interest from or Under Bryan Joseph Henlen a/k/a Bryan J. Henlen, Deceased, and Thomas D. Henlen, and Colleen J. Mahmet a/k/a Colleen Mahmet.

You are hereby notified that on February 15, 2019, Plaintiff, PENNYMAC LOAN SERVICES, LLC filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Mercer County Pennsylvania, docket to TERM, No. 2019 484. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 1035 Haig Street, Sharon, PA 16146 whereupon your property would be sold by the Sheriff of Mercer County.

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

NOTICE

You have been sued in Court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this Complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without further notice for any money claimed in the complaint or for any other claim or 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE

OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Mercer County Lawyers Referral Service
C/O Mercer County Bar Association

P. O. Box 1302
Hermitage, PA 16148
(724) 342-3111

M.C.L.J. - June 4, 2019

IN THE COURT OF COMMON PLEAS
OF MERCER COUNTY,
PENNSYLVANIA
CIVIL ACTION-LAW
No. 2019-310

CITY OF FARRELL,
Plaintiff

VS.

WILLIAM R. WELLS and
AGNES W. WELLS,
husband and wife, their heirs, executors,
administrators, and assigns, generally; and
all other persons interested
Defendants

LEGAL NOTICE

TO: WILLIAM R. WELLS and AGNES
W. WELLS, husband and wife, their heirs,
executors, administrators, and assigns,
generally, and all other person interested,
Defendants

You are hereby notified that on the 21st day
of May, 2019, the Court of Common Pleas
of Mercer County, Pennsylvania, entered
an Order directing you to bring an action
in ejectment or take other appropriate legal
action against the above-named Plaintiff
on or before thirty (30) days from the date
of publication of this notice with respect to
the following described real estate:

ALL THAT CERTAIN piece or parcel of
land situate in the City of Farrell, County
of Mercer, State of Pennsylvania, being
known as the easterly Twenty-five (25)
feet of Lots Numbered 231, 232, 233 and
234 Plan of Lots of the Beechwood
Improvement Company, called Plan C,
being further bounded and described as
follows:

BEING bounded on the north for Twenty-
five (25) feet by Lot No. 235 in said Plan;
on the east for One Hundred (100) feet by
Pear Alley; on the south for Twenty-five
(25) feet by Idaho Street; and on the west
for One Hundred (100) feet by parts of
Lots No. 231, 232, 233 and 234 in Plan C.

The Order further provides that should you
fail to comply with the Order, Judgment
will be entered against you and forever bar
the assertion by you of any right, title,
interest, lien, claim or demand of, in and to
the above-described parcel inconsistent
with the fee simple absolute ownership
thereof by the above-named Plaintiff.

**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 A JUDGMENT
MAY BE ENTERED AGAINST YOU
WITHOUT ANY FURTHER NOTICE
FOR THE RELIEF REQUESTED BY
THE PLAINTIFF. YOU MAY LOSE
MONEY OR PROPERTY OR OTHER
RIGHTS IMPORTANT TO YOU.**

**YOU SHOULD TAKE THIS PAPER
TO YOUR LAWYER AT ONCE. IF
YOU DO NOT HAVE A LAWYER OR
CANNOT AFFORD ONE, GO TO OR
TELEPHONE THE OFFICE SET
FORTH BELOW TO FIND OUT
WHERE YOU CAN GET LEGAL**

HELP.

**MERCER COUNTY LAWYER'S
REFERRAL SERVICE
C/O MERCER COUNTY BAR
ASSOCIATION
P.O. BOX 1302
HERMITAGE, PA 16148
TELEPHONE: (724) 342-3111**

STEPHEN J. MIRIZIO, ESQUIRE
ATTORNEY FOR PLAINTIFF
121 E. STATE STREET
SHARON, PA 16146
(724) 981-2700
M.C.L.J. - June 4, 2019

**SHERIFF'S SALE
MONDAY JULY 1, 2019
10:00 AM
MERCER COUNTY SHERIFF'S
OFFICE
205 S ERIE ST, MERCER PA 16137
MERCER COUNTY**

By virtue of various Writs of Execution issued
out of the Court of Common Pleas of Mercer
County, Pennsylvania, there will be exposed
to SALE by public auction in the Office of the
Sheriff of Mercer County, 205 S. Erie St.,
Mercer, Pa at the stated time and date, the
following described real estate, subject to the
TERMS OF SALE, as follows:

WRIT OF EXECUTION NO. 2018-03309

GRENNEN & BIRSIC PC PLAINTIFF'S
ATTORNEY
FEBRUARY 21, 2019 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST
AND CLAIM OF THE DEFENDANT (S)
JEFFREY J. JACKSON IN AND TO:

ALL THAT CERTAIN piece or parcel of
land situate in Sugar Grove Township,
Mercer County, Pennsylvania, known as Lot
1 in the Final Plat of Lot 1 and Lot 2 - Charles
B. and Pamela K. Loreno Property, as
recorded on June 23, 1999, at 99 PL 140, and
being more particularly bounded and
described as follows:

BEGINNING at a point in the center line of
Methodist Road (S.R. 4019); thence North
72°20'04" West along land of Charles B.
Loreno et ux, a distance of 243.13 feet to a
point; thence North 17°30'56" East along
land of Charles B. Loreno et ux, a distance of
187.95 feet to a point; thence South
72°29'04" East along land of Charles B.
Loreno et ux, a distance of 219.19 feet to a
point in the center line of Methodist Road;
thence South 10°15'20" West along the center
line of Methodist Road, a distance of 189.47
feet to the place of beginning. Containing
0.997 acres.

BEING THE SAME PREMISES which
Charles B. Loreno and Pamela K. Lorena,
husband and wife, by Deed dated July 15,
1999 and recorded in the Office of the
Recorder of Deeds of Mercer County on July
23, 1999, in Deed Book Volume 302, Page
408, Document 99 DR 13707, granted and
conveyed unto Jeffrey J. Jackson.
Parcel # 30-044-082-001

LOCATION - 873 METHODIST ROAD,
GREENVILLE PA

JUDGMENT - \$ 16,218.63

SEIZED AND TAKEN IN EXECUTION AS
THE PROPERTY OF THE DEFENDANT
(S) JEFFREY J. JACKSON AT THE SUIT
OF THE PLAINTIFF FEDERAL

NATIONAL MORTGAGE ASSOCI-
ATION, BY FIRST NATIONAL BANK OF
PENNSYLVANIA, AGENT

WRIT OF EXECUTION NO. 2018-02943

GRENNEN & BIRSIC PC PLAINTIFF'S
ATTORNEY
FEBRUARY 15, 2019 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST
AND CLAIM OF THE DEFENDANT (S)
JOSHUA KACHIK IN AND TO:

ALL those certain pieces or parcels of land
situate in Fairview Township, Mercer
County, Commonwealth of Pennsylvania,
known as Lots A and B in the Oglevee, Ltd.,
Subdivision as recorded in the Office of the
Recorder of Mercer County, Pennsylvania, at
2005 PL 18958-226 and being further
bounded and described as follows:

Lot A: Beginning at a point at the southwest
corner of the parcel herein described in the
centerline of Perry Highway, which point is
also the northwest corner of land now or
formerly of Jeffrey L. and Mary K. Boozer;
thence North 8 degrees East along the
centerline of Perry Highway, a distance of
40.50 feet to a point; thence South 81 degrees
12 minutes West, along land now or formerly
of Oglevee, Ltd., a distance of 259.60 feet to
an iron pin; thence South 7 degrees 27
minutes West, along land now or formerly of
Oglevee, Ltd., a distance of 40.50 feet to an
iron pin; and thence North 81 degrees 12
minute West, along land now or formerly of
Jeffrey L. and Mary K. Boozer, a distance of
260.29 feet; and

Lot B: Beginning at the southwest corner of
the parcel herein described in the centerline
of Perry Highway, which point is also the
northwest corner of Lot No. 2 I the
Subdivision; thence North 8 degrees East,
along the centerline of Perry Highway, a
distance of 22.20 feet to a point; thence South
81 degrees 12 minutes East, along land now
or formerly of Jeffrey L. and Mary K.
Boozer, a distance of 262.09 feet to an iron
pin; thence South 7 degrees 27 minutes West,
along land now or formerly of Oglevee, Ltd.,
a distance of 22.20 feet to an iron pin; and
thence North 81 degrees 12 minutes West,
along Lot No. 2 in the Subdivision, a distance
of 262.30 feet to the point and place of
beginning.

AND

ALL that certain piece or parcel of land
situate in Fairview Township, Mercer
County, Commonwealth of Pennsylvania,
bounded and described as follows:

Commencing at a point in the centerline of
U.S. Route No. 19, which point is 1,332.5
feet measured along the centerline of U.S.
Route No. 19, running North 8 degrees 00
minutes East from the point of intersection of
the said centerline U.S. Route No. 19 with the
centerline of Legislative Route No. 43043;
thence from said point of beginning
continuing along the centerline of U.S. Route
No. 19, North 8 degrees, 00 minutes East, for
a distance of 188.45 feet to a point; thence
through an iron pin South 81 degrees 12
minutes 00 seconds East along land now or
formerly of Oglevee, Ltd., formerly
Pittsburgh Cut Flower Company, for a
distance of 260.29 feet to an iron pin; thence
South 8 degrees 15 minutes 00 seconds West
along other land now or formerly of Oglevee
Ltd., formerly Pittsburgh Cut Flower
Company, for a distance of 188.46 feet to an
iron pin; thence North 81 degrees 12 minutes

00 seconds West along other land now or
formerly of Oglevee, Ltd., formerly
Pittsburgh Cut Flower Company, for a
distance of 188.46 feet to an iron pin,
thence North 81 degrees 12 minutes 00
seconds West along other land now or
formerly of Oglevee, Ltd., formerly
Pittsburgh Cut Flower Company, for a
distance of 262.09 feet to a point in the
centerline of U.S. Route No. 19, the place
of beginning.

TAX PARCEL 05-086-028-005-004682
UNDER and subject to reservations,
restrictions, easements and rights of way
as recorded in prior instruments of record.

Being the same premises which Joannie
Kennedy, by Deed dated December 9,
2016 and recorded December 22, 2016 in
the Recorder of Deeds of Mercer County,
Pennsylvania, at Instrument Number
2016-00012016, granted and conveyed
unto Joshua Kachik.

LOCATION - 1944 N. PERRY
HIGHWAY, FREDONIA PA

JUDGMENT - \$164,268.46

SEIZED AND TAKEN IN EXECUTION
AS THE PROPERTY OF THE
DEFENDANT (S) JOSHUA KACHIK
AT THE SUIT OF THE PLAINTIFF
FIRST NATIONAL BANK OF
PENNSYLVANIA

WRIT OF EXECUTION NO. 2018-03307

HILL WALLACK LLP PLAINTIFF'S
ATTORNEY
APRIL 11, 2019 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST
AND CLAIM OF THE DEFENDANT
(S) SHELIA M. DODDO AND RENEE
A. MILETTA IN AND TO:

ALL that certain premises with dwelling
house erected thereon, situate on the
Southerly side of Sherrard Avenue in
Hempfield Township, Mercer County,
Commonwealth of Pennsylvania, being
more fully bounded and described as
follows:

ON the North by Sherrard Avenue; on the
East by lot now or formerly of H. R.
Diefenderfor, formerly Walter Havena; on
the South by lot now or formerly of Earl J.
Black; and on the West by News Street,
fronting 50 feet on Shepard Avenue and
extending back along News Street the
same width a distance of 190 feet.

BEING known and designated as Tax
Parcel #9-410 and more commonly known
as 45 Sherrard Avenue, Greenville, PA
16125.

Tax Parcel 09-056-110

JUDGMENT - \$ 61,773.69

SEIZED AND TAKEN IN
EXECUTION AS THE PROPERTY OF
THE

DEFENDANT (S) SHELIA M.
DODDO AND RENEE A. MILETTA
AT THE SUIT OF THE PLAINTIFF
WILMINGTON SAVINGS FUND
SOCIETY, FSB, AS TRUSTEE OF
MORTGAGE LOAN TRUST A C/O
CARRINGTON MORTGAGE
SERVICES, LLC

WRIT OF EXECUTION NO. 2019-00107

KML LAW GROUP PC PLAINTIFF'S
ATTORNEY
MARCH 29, 2019 LEVIED ON THE

FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) JACK A. GREENFIELD JR. AKA JACK GREENFIELD, JR. AND DEBORAH L. GREENFIELD AKA DEBORAH GREENFIELD IN AND TO:

ALL THAT CERTAIN piece or parcel of land situated in the Village of Shenango, West Salem Township, Mercer County, Pennsylvania, being known and numbered as Lot Nos. 146, 147, 148, 149, 150, 151, 176 and 177 in the Plan of Lots drawn by Bessemer and Lake Erie Railroad, part of Atlantic City, Pennsylvania, known as Shenango, which plan was drawn on the first day of June, 1922, and bounded and described as follows:

BEGINNING at the Southwest corner of the intersection of Grant Street with Washington Avenue, which is the northwest corner of Lot No. 177; thence extending in a southerly direction along the East side of Grant Street for a distance of 150 feet; thence East along the southerly line of Lot No. 176 and Lot No. 151, a distance of 300 feet to the west line of State Street; thence North 150 feet to the intersection of Washington Avenue and State Street, which is the northeast corner of Lot No. 146; thence West along the southerly line of Washington Avenue, a distance of 300 feet to the place of BEGINNING.

PARCEL NUMBER 31-069-043

BEING KNOWN AS 110 Grant Street Greenville, PA 16125

BEING the same premises which John S. Fordyce and Erra K. Fordyce, husband and wife, by Indenture dated May 12, 1997 and recorded May 28, 1997 in the Office of the Recorder of Deeds in and for the County of Mercer in Instrument No. 97DR7060, granted and conveyed unto Jack A. Greenfield, Jr. a/k/a J.A. Greenfield, Jr. and Deborah L. Greenfield, husband and wife.

JUDGMENT - \$ 40,069.69

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) JACK A. GREENFIELD JR. AKA JACK

GREENFIELD. JR. AND DEBORAH L. GREENFIELD AKA DEBORAH GREENFIELD AT THE SUIT OF THE PLAINTIFF PNC BANK, NATIONAL ASSOCIATION. SUCCESSOR BY MERGER TO NATIONAL CITY BANK

**WRIT OF EXECUTION
NO. 2019-00269**

KML LAW GROUP PC PLAINTIFF'S ATTORNEY
MAY 1, 2019 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) ADAM C. HOLLER IN AND TO:

ALL that certain piece or parcel of land situate in the Borough of Sharpsville, Mercer County, Pennsylvania, being known as Lot No. 269 in the Strawbridge addition to the said Borough, and being more particularly bounded and described as follows:

On the North by an alley, a distance of 55.00 feet; on the East by Lot No. 270 in said Addition, a distance of 165.00 feet; on

the South by pierce Avenue, a distance of 55.00 feet and on the West by Lot No. 268 in said Addition, a distance of 165.00 feet.

BEING KNOWN AS 1310 Pierce Avenue, Sharpsville PA 16150.

TAX MAP #72 836 002/CNTRL472-11840

JUDGMENT - \$100,606.84

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) ADAM C. HOLLER AT THE SUIT OF THE PLAINTIFF PACIFIC UNION FINANCIAL, LLC

**WRIT OF EXECUTION
NO. 2018-02845**

MANLEY DEAS KOCHALSKI LLC
PLAINTIFF'S ATTORNEY
MAY 1, 2019 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) LORRIE LOSIK, AS EXECUTRIX TO THE ESTATE OF FAYE E. LOSIK, AKA FAYE ELIZABETH LOSIK IN AND TO:

ALL that certain piece or parcel of land situate in the City of Sharon, County of Mercer and State of Pennsylvania, being Lot No Twenty-Five (25) and part of Lot No. Twenty Six (26) in the Clark Place plan of lots recorded in Plan Book 1, Page 16, records of Mercer County, and being bounded and described as follows:

Commencing at a stake on the east line of Thomas Avenue at the northwest corner of Lot No. Twenty-Five (25) in said plan;

thence South along the east line of Thomas Avenue, a distance of fifty (50) feet to a stake;

thence eastwardly through Lot No. Twenty-Six (26), a distance of one hundred fifty-six and nine tenths (156.9) feet to a stake at the northeast corner of said Lot No. Twenty-Six (26);

thence northward along the west right of way of the Lake Shore Railroad. a distance of sixty (60) feet to a stake at the northeast corner of Lot No. Twenty-Five (25);

thence westward along the South line of Lot No. Twenty-Four [24]. a distance of one hundred fifty-eight and three tenths (158.3) feet to a stake on the East line of Thomas Avenue, the place of beginning.

SUBJECT PROPERTY ADDRESS: 893 Thomas Street, Sharon, PA 16146

Being the same property conveyed to John J. Losik, III and Faye E. Losik, husband and wife who acquired title by virtue of a deed from William John Steiner and Doris A. Steiner, husband and wife, dated October 13, 1998, recorded October 19, 1998, at Document ID 98DR20284, and recorded in Book 0277, Page 2364, Office of the Recorder of Deeds, Mercer County, Pennsylvania

Informational Note: John J. Losik, III died December 5, 2007, and pursuant to the survivorship language in the above mentioned deed, all his interest passed to Faye E. Losik.

SUBJECT TAX PARCEL ID: 3 T 19

JUDGMENT - \$ 21,541.50

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) LORRIE LOSIK, AS EXECUTRIX TO THE ESTATE OF FAYE E. LOSIK, AKA FAYE ELIZABETH LOSIK AT THE SUIT OF THE PLAINTIFF FIRST NATIONAL

**BANK OF PENNSYLVANIA
WRIT OF EXECUTION
NO. 2018-02473**

MARTHA E VON ROSENSTIEL PC
PLAINTIFF'S ATTORNEY
MARCH 20, 2019 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) CHARLES T. LEYDIC IN AND TO:

ALL THAT CERTAIN lot or tract of land situate in the Township of East Lackawannock, County of Mercer and Commonwealth of Pennsylvania, being known as Lot No. 2, as shown on a certain plan entitled Final Plat Larry Warner Subdivision Lots 1-7, as recorded in the Office of the Recorder of Deeds of Mercer County, Pennsylvania at 2000 P/L 12419-213.

As per survey of R.P. Bittler, P.L.S., dated June 16, 2000 and revised on June 28, 2000.

PARCEL NO. 04-176-050-025-002

SUBJECT to restrictions, reservations, casements and rights of way in prior instruments of record, including the minimum building setback line set forth on the Subdivision and the oil and gas reservation set forth in deed recorded at 2000 D. R. 6343.

IMPROVEMENTS: Residential dwelling

BEING THE SAME PREMISES: The said Charles T. Leydic became seized of the interest granted and conveyed, in fee, by James M. Bickerstaff and Melinda Sue Bickerstaff, Husband and Wife as evidenced by Deed dated 11/5/2015 and recorded 2/25/2015 in the Office of the Recorder in Mercer County, as Document Number 2015-00001766

Tax ID # 04-176-050-025-002

LOCATION - 683 MERCER NEW WILMINGTON ROAD, MERCER PA

JUDGMENT - \$100,884.40

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) CHARLES T. LEYDIC AT THE SUIT OF THE PLAINTIFF PENNSYLVANIA HOUSING FINANCE AGENCY

**WRIT OF EXECUTION
NO. 2014-03377**

MATTHEMAN WEINROTH & MILLER
PC PLAINTIFFS ATTORNEY
APRIL 17, 2019 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) RICHENIS, L.P., RICHARD P. BOROWICZ A/K/A RICHARD P. BOROWICZ, JR., AND ENIS A. BOROWICZ IN AND TO:

ALL THOSE CERTAIN PARCEL OF LAND SITUATE IN WILMINGTON TOWNSHIP, MERCER COUNTY, COMMONWEALTH OF PENNSYLVANIA. BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTERLINE OF TOWNSHIP ROAD 939 AT THE SOUTHWEST CORNER OF THE PARCEL HEREIN DESCRIBED. THENCE NORTH 04 DEGREES 40 MINUTES 52 SECONDS EAST FOR A DISTANCE OF 306.56 FEET TO AN IRON PIN AT THE NORTHWEST CORNER OF LOT NO. 9 IN THE BOROWOCZ PLAN; THENCE SOUTH 72 DEGREES 00 MINUTES 47

SECONDS EAST FOR A DISTANCE OF 630.18 FEET ALONG LANDS OF BAKER, BOROWICZ, POCHIN AND BOROWICZ TO AN EXISTING PIPE; THENCE NORTH 17 DEGREES 53 MINUTES 24 SECONDS EAST FOR A DISTANCE OF 173.33 FEET TO A POINT IN THE CENTER OF STATE ROUTE 18; THENCESOUTH 57 DEGREES 46 MINUTES 26 SECONDS EAST FOR A DISTANCE OF 90.91 FEET ALONG THE CENTERLINE OF STATE ROUTE 18 TO A POINT; THENCE SOUTH 17 DEGREES 53 MINUTES 22 SECONDS WEST FRO A DISTANCE OF 305.81 FEET ALONG LANDS OF ANBUS TO A POINT IN THE CENTERLINE OF TOWNSHIP ROAD 939; THENCE NORTH 84 DEGREES 30 MINUTES 00 SECONDS WEST FOR A DISTANCE OF 663.66 FEET TO A POINT AT THE PLACE OF BEGINNING.

SAID PROPERTY CONTAINS 3.939 ACRES MORE OR LESS, AND IS COMPRISED OF LOTS 9, 12, 13 AND 3 IN THE RICHARD BOROWICZ PLAN OF LOTS.

PARCEL 2

ALL THAT CERTAIN PARCEL OF LAND SITUATE PARTIALLY IN WILMINGTON TOWNSHIP, MERCER COUNTY AND PARTIALLY IN WILMINGTON TOWNSHIP, LAWRENCE COUNTY, COMMONWEALTH OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTERLINE OF TOWNSHIP ROAD 939 AT THE NORTHWEST CORNER OF THE LAND HEREIN DESCRIBED, THENCE SOUTH 84 DEGREES 30 MINUTES 00 SECONDS WEST FOR A DISTANCE OF 207.00 FEET TO A POINT IN THE CENTERLINE OF TOWNSHIP ROAD 939, THENCE SOUTH 05 DEGREES 30 MINUTES 00 SECONDS WEST FOR A DISTANCE OF 170.00 FEET ALONG LANDS OF RICHARD P. AND MARY L. BOROWICZ TO AN IRON PIN; THENCE SOUTH 84 DEGREES 30 MINUTES 00 SECONDS EAST FOR A DISTANCE OF 266.00 FEET TO AN IRON PIN; THENCE NORTH 05 DEGREES 30 MINUTES 00 SECONDS EAST FOR A DISTANCE OF 170 FEET IN THE CENTERLINE OF TOWNSHIP ROAD 939; THENCE SOUTH 84 DEGREES 30 MINUTES 00 SECONDS EAST FOR A DISTANCE OF 1056.00 FEET TO A POINT AT THE INTERSECTIONS OF TOWNSHIP ROAD 939 AND STATE ROUTE 18; THENCE SOUTH 51 DEGREES 16 MINUTES 52 SECONDS EAST FOR A DISTANCE OF 87.72 FEET ALONG THE CENTERLINE OF STATE ROUTE 18 TO A POINT; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS EAST FOR A DISTANCE OF 824.24 FEET TO AN EXISTING IRON PIPE AT THE SOUTHWEST CORNER OF LANDS OF CHARLES L. AND BEVERLY S. NING; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST FOR A DISTANCE OF 280.00 FEET TO AN IRON PIN SET ON THE WESTERLY LINE OF LANDS OF JACK Z. AND JUDITH HANES;

THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS EAST FOR A DISTANCE OF 1033.86 FEET TO AN IRON PIN AT THE SOUTHEAST CORNER OF THE PARCEL HERIN DESCRIBED; THENCE SOUTH 87 DEGREES 35 MINUTES 50 SECONDS FOR A DISTANCE OF 1888.12 FEET ALONG THE NORTHERN LINES OF PEK C. TEH AND JYHNA TOH AND ROBINSON MCFARLAND TO AN IRON PIN AT THE SOUTHWEST CORNER OF THE PARCEL HEREIN DESCRIBED; THENCE NORTH 00 DEGREES 25 MINUTES 61 SECONDS WEST FOR A DISTANCE OF 2138.19 FEET TO A POINT IN THE CENTERLINE OF TOWNSHIP ROAD 939 THE PLACE OF BEGINNING.

SAID PROPERTY CONTAINS 80.036 ACRES

RICHENIS, L.P., BY DEED FROM CHRISTOPHER A. BOROWICZ, SINGLE, RICHARD P. BOROWICZ, JR., AND ENIS A. BOROWICZ H/W DATED MARCH 11, 1999. RECORDED MARCH 15, 1999, IN THE MERCER COUNTY CLERK'S/REGISTERS OFFICE IN DEED BOOK 290. PAGE 2141.

COMMONLY KNOWN AS: 172 BOROWICZ ROAD, NEW WILMINGTON, PA. 16142.

JUDGMENT - \$630,436.11

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) RICHENIS, L.P., RICHARD P. BOROWICZ A/K/A RICHARD P. BOROWICZ, JR., AND ENIS A. BOROWICZ AT THE SUIT OF THE PLAINTIFF BAYVIEW LOAN SERVICING, LLC

**WRIT OF EXECUTION
NO. 2013-03437**

MCCABE WEISBERG & CONWAY PC PLAINTIFF'S ATTORNEY
MARCH 26, 2019 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) REBECCA A. CRIMONE AND RAYMOND S. CRIMONE IN AND TO:

ALL THAT CERTAIN LOT OR PIECE OF GROUND SITUATE IN THE TOWNSHIP OF SANDY LAKE, COUNTY OF MERCER AND COMMONWEALTH OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE CENTER LINE OF SANDY LAKE GROVE CITY ROAD, A/K/A PA. ROUTE 173, WHERE THE SAME IN INTERSECTED BY THE LINE DIVIDING THE PROPERTY HEREIN DESCRIBED AND PROPERTY NOW OR FORMERLY OF LUDWIG AND KAREN ERLACH; THENCE ALONG SAID LAST MENTIONED DIVIDING LINE, NORTH 83° 52' WEST, A DISTANCE OF 762.00 FEET TO A POINT ON THE LINE DIVIDING THE PROPERTY HEREIN DESCRIBED AND PROPERTY NOW OR FORMERLY OF EDWIN AND ALBERTA OLSON; THENCE ALONG SAID LAST MENTIONED DIVIDING LINE, NORTH 03° 49' EAST, A DISTANCE, OF 425.00 FEET TO A

POINT ON THE LINE DIVIDING THE PROPERTY HEREIN DESCRIBED AND PROPERTY NOW OR FORMERLY OF GEORGE AND MARTHA RICHMOND; THENCE ALONG SAID LAST MENTIONED DIVIDING LINE, SOUTH 83° 52' EAST, A DISTANCE OF 762.00 FEET TO A POINT ON THE CENTER LINE OF SANDY LAKE GROVE CITY ROAD; THENCE ALONG SAID CENTER LINE OF SANDY LAKE GROVE CITY ROAD, SOUTH 03° 49' WEST, A DISTANCE OF 425.00 FEET TO THE POINT AT THE PLACE OF BEGINNING,

Being known as: 2917 Sandy Lake Grove City Road, Stoneboro, Pennsylvania 16153

BEING THE SAME PREMISES WHICH Donald Aldo Morford by deed dated November 6, 2001 and recorded November 13, 2001 in Deed Book 0378, Page 1000, granted and conveyed unto Raymond S. Crimone and Rebecca A. Crimone, husband and wife.

TAX I.D. #: 26-115-015

JUDGMENT - \$174,464.57

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) REBECCA A. CRIMONE AND RAYMOND S. CRIMONE AT THE SUIT OF THE PLAINTIFF NATIONSTAR MORTGAGE LLC

**WRIT OF EXECUTION
NO. 2019-00130**

MCCABE WEISBERG & CONWAY PC PLAINTIFF'S ATTORNEY
APRIL 11, 2019 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) ARTHUR RUNYAN IN AND TO:

ALL those two certain lots of ground situate in the city of Hermitage, Mercer County, Pennsylvania, bounded and described as follows:

FRONTING 77 feet on the South side of George Street and extending back therefrom an equal width to line of Lot Nos. 81 and 82 In the Carnegie View Plan of Lots, said lots extending back 114.08 feet along the western line of Shady Avenue and 114.23 feet along the eastern line of Lot No. 78, Being Lot No 79 and 80 In Plan D, Carnegie View Plan of tots, which plan is recorded in the Recorder's Office of Mercer County, Pennsylvania, in Plan Book 2, at Page 243. Being bounded on the North by George Street; on the East by Shady Avenue; on the South by line of Lot Nos. 81 and 82; and on the West by line of Lot No. 78.

EXCEPTING AND RESERVING from Lot No. 80 a small portion of land situated at the Northeast corner of said lot formed by a 15-foot radius, which portion of land was donated for street purposes.

Being known as: 930 Shady Avenue, Hermitage, Pennsylvania 16148

BEING THE SAME PREMISES WHICH Nationstar Mortgage, LLC by deed dated February 10, 2014 and recorded February 28, 2014 in Instrument Number 2014-00001862, granted and conveyed unto Arthur Runyan.

TAX I.D. #: 12 327 204

JUDGMENT - \$ 76,524.04

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) ARTHUR RUNYAN AT THE SUIT OF THE PLAINTIFF SOUTHWEST STAGE

FUNDING, LLC DBA CASCADE LAND HOME FINANCING

**WRIT OF EXECUTION
NO. 2019-00126**

MILSTEAD & ASSOCIATES LLC PLAINTIFF'S ATTORNEY
APRIL 26, 2019 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) MARY F. REED IN AND TO:

All that certain tract of land situate in the Borough of Grove City, Mercer County, Pennsylvania, being known as the North one-half of Lot No. 179 and all of Lot No. 181 of the West View Plan of Lois, bounded and described as follows:

On the East by Sunset Avenue for 75 feet; On the South by South one-half of Lot No. 179 for 120 feet; On the West by an alley for 75 feet; On the North by Lot No. 183 for 120 feet.

Title to said Premises vested in Richard G. Reed and Mary F. Reed by Deed from Anna Grace Martin dated May 18, 1979 and recorded on June 4, 1979 in the Mercer County Recorder of Deeds in Book 79, Page 1779.

The said Richard G. Reed departed this life on June 8, 2015, whereupon title vested in his wife, Mary F. Reed.

Being known as: 917 Sunset Ave, Grove City, PA 16127 Tax Parcel Number: 59-548-009

JUDGMENT - \$103,105.71

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) MARY F. REED AT THE SUIT OF THE PLAINTIFF U.S. BANK TRUST NATIONAL ASSOCIATION AS TRUSTEE FOR GIFM HOLDINGS TRUST

**WRIT OF EXECUTION
NO. 2019-00421**

PHELAN HALLINAN DIAMOND & JONES, LLP PLAINTIFF'S ATTORNEY
MAY 2, 2019 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER NORBERT L. KERR, DECEASED IN AND TO:

ALL THAT CERTAIN piece or parcel of land situate in Pymatuning Township, Mercer County, Pennsylvania, being known as Lot No. 10 in the Greencrest Park Plan of Lots, as recorded in Plan Book 5, Page 83, in the Office of the Recorder of Deeds for Mercer County, Pennsylvania, and being more particularly bounded and described as follows:

BEGINNING at a point on the North side of Eleventh Street and the Line of Lot No. 9 in said plan;

THENCE North 29 degrees 46' West a distance of 245 feet to a point on Lot No. 27 in said Plan;

THENCE North 60 degrees 14' East a distance of 70 feet to a point and Lot No. 13 in said plan;

THENCE South 20 degrees 46' East for a distance of 245 feet to a point on the North side of Eleventh Street;

THENCE South by Eleventh Street 60 degrees 14' West for a distance of 70 feet to

the point and PLACE OF BEGINNING.

TITLE TO SAID PREMISES IS VESTED IN KEITH S. LANDFRIED, by Deed from HOMECOMINGS FINANCIAL NETWORK, INC. BY ITS ATTORNEY-IN-FACT, LITTON LOAN SERVICING LP, Dated 09/19/2005, Recorded 10/07/2005, Instrument No. 200500016290.

Mortgagor NORBERT L. KERR died on 07/09/2018, and upon information and belief, his surviving heirs are LEAH OLSON, MARCUS KERR, and KEITH KERR. By executed waivers, LEAH OLSON, MARCUS KERR, and KEITH KERR waived their right to be named as defendants in the foreclosure action.

Tax Parcel: 23 343 317

Premises Being: 107 11TH STREET, A/K/A 10 GREENCREST PK PL, GREENVILLE, PA 16125-8809

JUDGMENT - \$ 82,911.62

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER NORBERT L. KERR, DECEASED AT THE SUIT OF THE PLAINTIFF LOANDEPOT.COM, LLC

**WRIT OF EXECUTION
NO. 2018-03145**

PURCELL KRUG & HALLER PLAINTIFF'S ATTORNEY
APRIL 23, 2019 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) MARTIN F. LAWSON, III A/K/A MARTIN F. LAWSON IN AND TO:

PARCEL 1: ALL that certain piece or parcel of land, situate in East Lackawannock Township, Mercer County, Pennsylvania, known as and being Lot No. 28 in the Hill Haven Plan of Lots, Section 2, as recorded in the Recorder's Office of Mercer County, Pennsylvania, in Plan Book 16, page 34, and being further bounded and described as follows, to wit:

BEGINNING at a point in the center line of the Mercer-Pulaski Road aka PA T.R. 468, which point of beginning is the southwest corner of the land described herein; thence North 37 degrees 58 minutes 56 seconds (erroneously referred to as 58 seconds in some prior recorded documents) West along Lot No. 29 in the aforementioned Plan, a distance of 383.52 feet to a point; thence North 88 degrees 51 minutes 57 seconds East along Lot No. 27 in the aforementioned Plan, a distance of 393.25 feet (erroneously referred to as 393.28 feet in some prior recorded documents) to a point in the center line of Township Road T-578; thence in a southerly and southeasterly direction along the center line of Township Road T578, a distance of 88.27 feet, more or less, to a point on the northerly right-of-way line of the Mercer-Pulaski Road aka PA T.R. 468 (erroneously referred to as 466 on some prior recorded documents); thence south 47 degrees 4 minutes 6 seconds (erroneously referred to as 8 seconds on some prior recorded documents) East, a

distance of 25 feet (erroneously referred to as 28 feet on some prior recorded documents) to a point; and thence South 42 degrees 55 minutes 54 seconds West along the center line of said Mercer-Pulaski Road, a distance of 286.86 feet to a point in the center line of said road, which point is the place of beginning. Containing 1.677 acres of land, more or less.

HAVING THEREON erected a dwelling known and numbered as: 5 SYMONS ROAD MERCER, PA 16137

PARCEL NO. 04-188-004

SUBJECT to the Hill Haven Plan of Lots, which plan is incorporated herein by reference, and subject to all restrictions of record in the Deeds recorded at 74 DR 3682 and 81 DR 153.

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

UNDER AND SUBJECT to all the easements, exceptions, rights, reservations, restrictions, covenants, conditions, privileges, etc., as may be either contained in or referred to in the prior deeds or other documents composing the chain of title, or as may be visible upon physical inspection of the premises.

BEING THE same premises which Executors of the Estate of Patricia A. Dzurinda aka Patricia Ann Dzurinda, by deed dated November 9, 2009 and recorded November 12, 2009, Mercer County Instrument No. 2009-00012183, granted and conveyed unto Martin F. Lawson aka Martin F. Lawson.

PARCEL 2: ALL that certain piece or parcel of land known as and being Lot No. 27 located in East Lackawannock Township in the Hill Haven Plan of Lots, Section 2, as recorded in the Recorder's Office of Mercer County, Pennsylvania, in Plan Book 16, page 34, and being further bounded and described as follows, to wit:

BEGINNING at a point in the center line of a public highway commonly known as Township Road T578, which point of beginning is the northeast corner of the land conveyed by this deed; thence South 88 degrees 51 minutes 57 seconds West along land of Daniel J. Kuhn and wife (Lot No. 26), a distance of 489.29 feet to a point; thence South 37 degrees 58 minutes 56 seconds East along Lot No. 29 in said Plan, a distance of 162.44 feet to a point; thence North 88 degrees 51 minutes 57 seconds East along Lot No. 28 in said Plan, a distance of 393.25 feet to a point in the center line of a public road commonly known as Township Road T-578; thence North 1 degree 44 minutes 27 seconds West along the center line of said Township Road T-578, a distance of 130 feet to a point, which point is the place of beginning. Containing 1.317 acres, more or less.

BEING A VACANT lot of land on Symons Road, adjacent to 5 Symons Road, Mercer, PA 16137

PARCEL NO. 04-188-003

SUBJECT to the Hill Haven Plan of Lots, which plan is incorporated herein by reference, and subject to all restrictions of

record in the Deeds recorded at 74 DR 3682 and 81 DR 153.

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

UNDER AND SUBJECT to all the easements, exceptions, rights, reservations, restrictions, covenants, conditions, privileges, etc., as may be either contained in or referred to in the prior deeds or other documents composing the chain of title, or as may be visible upon physical inspection of the premises.

BEING THE same premises which Executors of the Estate of Patricia A. Dzurinda aka Patricia Ann Dzurinda, by deed dated November 9, 2009 and recorded November 12, 2009, Mercer County Instrument No. 2009-00012183, granted and conveyed unto Martin F. Lawson aka Martin F. Lawson.

JUDGMENT - \$ 97,013.17

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) MARTIN F. LAWSON, III A/K/A MARTIN F. LAWSON AT THE SUIT OF THE PLAINTIFF PENNSYLVANIA HOUSING FINANCE AGENCY

**WRIT OF EXECUTION
NO. 2018-01379**

PURCELL KRUG & HALLER
PLAINTIFF'S ATTORNEY
APRIL 16, 2019 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) MICHAEL S. WASKO, INDIVIDUALLY AND AS KNOWN HEIR OF MARY A. WASKO, DECEASED, AND THE UNKNOWN HEIRS OF MARY A. WASKO, DECEASED IN AND TO:

ALL THAT CERTAIN piece or parcel of land situate in the City of Sharon, County of Mercer and State of Pennsylvania, being known as part of Lot No. 1 in the L. Budd Allotment, which plan is recorded in Plan Book 1, Page 10, records of Mercer County, and being bounded and described as follows:

ON the North by Ohio Street, a distance of 21.75 feet, more or less; ON the East by Lot No. 2 in said plan, a distance of 150 feet; ON the South by an alley, a distance of 23.83 feet; ON the West by land now or formerly of Jennie B. Fox, also land now or formerly of Samuel D. Croft and also land now or formerly of Lawrence Campbell and wife, a distance of 150.2 feet.

HAVING THEREON erected a dwelling known and numbered as: 535 OHIO STREET SHARON, PA 16146

PARCEL NO. 70-3-0-4

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

UNDER AND SUBJECT to all the easements, exceptions, rights, reservations, restrictions, covenants, conditions, privileges, etc., as may be either contained in or referred to in the prior deeds or other documents composing the chain of title, or as may be visible upon physical inspection of the premises.

BEING THE SAME PREMISES WHICH

Tony B. Clark and Deborah D. Clark, by Deed dated May 21, 1999 and recorded June 1, 1999 as Mercer County Instrument Number 99 DR 10194, granted and conveyed unto Michael S. Wasko and Mary A. Wasko. Mary A. Wasko died August 15, 2018. The known heir of Mary A. Wasko is her son, Michael S. Wasko. Any other heirs are unknown.

JUDGMENT - \$ 21,277.37

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) MICHAEL S. WASKO, INDIVIDUALLY AND AS KNOWN HEIR OF MARY A. WASKO, DECEASED, AND THE UNKNOWN HEIRS OF MARY A. WASKO, DECEASED AT THE SUIT OF THE PLAINTIFF PENNSYLVANIA HOUSING FINANCE AGENCY

**WRIT OF EXECUTION
NO. 2018-00115**

RAS CITRON, LLC PLAINTIFF'S
ATTORNEY
APRIL 24, 2019 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) DOUGLAS A. MALENKY, IN HIS CAPACITY AS KNOWN HEIR OF EVELYN MALENKY A/K/A EVELYN J. MALENKY AND ANDREW MALENKY, MELANIE A. RODGERS, IN HER CAPACITY AS KNOWN HEIR OF EVELYN MALENKY A/K/A EVELYN J. MALENKY AND ANDREW MALENKY, SCOTT B. MALENKY, IN HIS CAPACITY AS KNOWN HEIR OF EVELYN MALENKY A/K/A EVELYN J. MALENKY AND ANDREW MALENKY, UNKNOWN HEIRS, SUCCESSORS AND ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER EVELYN MALENKY A/K/A EVELYN J. MALENKY AND UNKNOWN HEIRS, SUCCESSORS AND ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ANDREW MALENKY IN AND TO:

ALL THAT CERTAIN piece or parcel of land situated in the City of Hermitage (formerly Township of Hickory), County of Mercer and Commonwealth of Pennsylvania, known as and being Lots No. 3 and 3A in the Hofius Acres, Section "A", Plan of Lots as recorded in Plan Book 6, Page 82 Recorded in Mercer County, Pennsylvania and being further bounded and described as follows:

Lot No. 3

BEGINNING at a point in the center line of a public road known as Hofius Lane, which point is South seven degrees sixteen minutes East (S 7° 16' E) a distance of one hundred (100) feet from the northeast corner of land conveyed to the said J.R. Wishart by Ella Hofius by deed dated November 5, 1920, and recorded in Deed Book Z, Volume 11, Page 436, Mercer County Records; thence along the center line of the said public road South seven degrees sixteen minutes East (S 7° 16' E), a distance of one hundred (100) feet to a point; thence along other land of the said J.R. Wishart, North eighty-six degrees forty-eight minutes West (N 86° 48' W), a distance of three hundred (300) feet to a point; thence along other land of the said J.R. Wishart, North seven degrees sixteen minutes West (N 7° 16' W), a distance of one hundred (100) feet to a point; thence along other land of

the said J.R. Wishart, South eighty-six degrees forty-eight minutes East (S 86° 48' E), a distance of three hundred (300) feet to the center line of the said public road, place of beginning.

BEING the same lands conveyed to Andrew Malenky and Evelyn Malenky, by Deed dated October 31, 1949, and recorded November 2nd, 1949 in Deed Book Q Volume 19 Page 18, Records of Mercer County, Pennsylvania.

AND

Lot No. 3A:

ON the north by a sixty (60) foot right-of-way, a distance of three hundred (300) feet; on the east by Hofius Lane, a distance of forty (40) feet; on the south by Lot No. 3 in said plan, a distance of three hundred (300) feet; and on the west by other land of the Wishart Estate, a distance of forty (40) feet.

BEING a portion of the land conveyed to Andre Malenky and Evelyn Malenky, husband and wife, by Deed dated August 14th, 1957, and recorded August 20th, 1957 in Deed Book S Volume 21, Page 207, Records of Mercer County, Pennsylvania.

TOGETHER with all and singular, the said property, improvements, ways, water courses, rights, liberties, privileges, hereditaments and appurtenances whatsoever belonging or in anywise appertaining, and the reversions and remainders, rents, issues and profits thereof; and all the estate, right, use, trust, property, claim and demand whatsoever, of the parties of the first part, as well at law as in equity, of, in and to the same.

BEING MORE COMMONLY KNOWN AS 1639 HOFIUS LANE, HERMITAGE PA 16148 BEING FURTHER IDENTIFIED AS PARCEL NO. 11 132 179

(Lot 3)

TITLE TO SAID PREMISIS IS VESTED IN EVELYN MALENKY A/K/A EVELYN J. MALENKY AND ANDREW MALENKY BY DEED FROM ARCHIE WISHART AND HELEN C. WISHART, DATED 10/31/1949 RECORDED 11/02/1949 IN BOOK NO. Q-19 PAGE 18

(Lot 3A)

TITLE TO SAID PREMISIS IS VESTED IN EVELYN MALENKY A/K/A EVELYN J. MALENKY AND ANDREW MALENKY BY DEED FROM ARCHIE WISHART, SURVIVING EXECUTOR OF THE ESTATE OF J.R. WISHART, DECEASED, ARCHIE WISHART AND HELEN C. WISHART, HIS WIFE, JESSIE W. HUTCHESON AND JOHN A. HUTCHESON, HER HUSBAND, AND ARCHIE WISHART, ATTORNEY IN FACT FOR MARY WISHART THOMPSON AND ERIC THOMPSON HER HUSBAND, DATED 08/14/1957 RECORDED 08/20/1957 IN BOOK NO S-21 PAGE 207

JUDGMENT - \$ 32,221.53

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) DOUGLAS A. MALENKY, IN HIS CAPACITY AS KNOWN HEIR OF EVELYN

MALENKY A/K/A EVELYN J. MALENKY AND ANDREW MALENKY, MELANIE A. RODGERS, IN HER CAPACITY AS KNOWN HEIR OF EVELYN MALENKY A/K/A EVELYN J. MALENKY AND ANDREW MALENKY, SCOTT B. MALENKY, IN HIS CAPACITY AS KNOWN HEIR OF EVELYN MALENKY A/K/A EVELYN J. MALENKY AND ANDREW MALENKY, UNKNOWN HEIRS, SUCCESSORS AND ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER EVELYN MALENKY A/K/A EVELYN J. MALENKY AND UNKNOWN HEIRS, SUCCESSORS AND ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ANDREW MALENKY AT THE SUIT OF THE PLAINTIFF U.S. BANK N.A., IN ITS CAPACITY AS TRUSTEE FOR THE REGISTERED HOLDERS OF HOME EQUITY ASSET TRUST 2004-7, HOME EQUITY PASS-THROUGH CERTIFICATES, SERIES 2004-7

**WRIT OF EXECUTION
NO. 2017-02491**

TUCKER ARENSBERG PC
PLAINTIFF'S ATTORNEY
APRIL 26, 2019 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST
AND CLAIM OF THE DEFENDANT (S)
VIRGINIA AMOS A/K/A VIRGINIA B.
AMOS IN AND TO:

ALL THAT certain piece or parcel of real
estate situate in the Borough of Stoneboro,
Mercer County, Commonwealth of
Pennsylvania, bounded and described as
follows, to-wit:

COMMENCING at the northeast corner
of the land hereby conveyed; thence
westwardly by Walnut Street a distance of
one hundred ten (110) feet to lot of Russell
W. Chisholm; thence southwardly by said
Russell W. Chisholm a distance of ninety
(90) feet to a concrete block wall; thence
eastwardly by said concrete block wall and
land of Mohny a distance of twenty-four
(24) feet to a point; thence southwardly by
land of Mohny a distance of thirty (30)
feet to a point; thence eastwardly by other
land of Mohny a distance of eighty (80)
feet to land of Wm. I. Clark Heirs; thence
northwardly by land of said Wm. J. Clark
Heirs a distance of one hundred thirty-
seven (137) feet to the place of beginning
at Walnut Street.

ALSO a right way of way for the purpose
of ingress and egress, fifteen (15) feet in
width extending from the south line of the
land hereby conveyed; thence directly
southwardly to a private lane, and over
said private lane to an alley.

BEING the same property which Clifford
C. Canon, single, granted and conveyed
unto Richard L. Amos and Virginia B.
Amos, his wife by deed dated May 20,
1965 and recorded May 24, 1965 in the
Recorder's Office of said County in Deed
Instrument # 1965 DR 1088.

THE said Richard L. Amos having died on
February 26, 1999. 1184 Walnut Street,
Stoneboro, Pennsylvania 16153

MERCER COUNTY TAX PARCEL I.D.

NO. 74-867-158

JUDGMENT - \$ 47,671.51

SEIZED AND TAKEN IN EXECUTION AS
THE PROPERTY OF THE DEFENDANT
(S) VIRGINIA AMOS A/K/A VIRGINIA B.
AMOS AT THE SUIT OF THE PLAINTIFF
PNC BANK, NATIONAL ASSOCIATION,
SUCCESSOR BY MERGER TO
NATIONAL CITY BANK

**WRIT OF EXECUTION
NO. 2018-03455**

VITTI LAW GROUP INC PLAINTIFF'S
ATTORNEY
MARCH 29, 2019 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST
AND CLAIM OF THE DEFENDANT (S)
TODD L. DOUTT IN AND TO:

ALL THAT CERTAIN pieces or parcels of
land situate in the City of Farrell, County of
Mercer, and Commonwealth of
Pennsylvania, being more particularly
bounded and described as follows:

PARCEL NO. 1:

BEING known and numbered as Lots Nos.
175, 176 and 177 in the Oak Park Plan of Lots
and being more fully bounded and described
together as follows:

Bounded on the East by Emery Alley for a
distance of 93 feet; on the West by Emerson
Avenue for a distance of 93 feet; on the North
by Lot No. 178 for a distance of 130 feet; and
on the South by Lot No. 174 for a distance of
130 feet.

PARCEL NO. 2:

BEING known and numbered as Lot No. 178
in the Oak Park Plan of Lots and being more
fully bounded and described as follows:

On the North by Lot No. 179 in said plan of
lots; on the East by an alley; on the South by
Lot No. 177 in said plan and on the West by
lands now or formerly of A.L. and W.W.
Shilling and being part of a larger tract of
land conveyed to J.D. Emery, A.H. McElrath
and Nettie M. Moon, in equal shares by deed
dated April 1, 1903 and recorded in the
Office for Recording Deeds in said Mercer
County, Pennsylvania in Deed Book S,
Volume 7, Page 40 and from John Shilling,
et. ux.

Being the same land conveyed unto Todd L.
Doutt, unmarried by deed of Laura L. Felix
f/k/a Laura L. Nigro and Shawn M. Felix,
husband and wife, dated June 6, 2014 and
recorded on June 10, 2014 in the Recorder of
Deeds Office of Mercer County at Instrument
No. 2014-00005626.

HAVING erected thereon a dwelling known
as 371 Emerson Avenue, Farrell, PA 16121.

BEING IDENTIFIED AS TAX NUMBER
52-431-214

JUDGMENT - \$ 39,158.98

SEIZED AND TAKEN IN EXECUTION AS
THE PROPERTY OF THE DEFENDANT
(S) TODD L. DOUTT AT THE SUIT OF
THE PLAINTIFF PENNSYLVANIA
HOUSING FINANCE AGENCY

**WRIT OF EXECUTION
NO. 2018-03690**

WELTMAN WEINBERG & REIS CO LPA
PLAINTIFF'S ATTORNEY
MARCH 20, 2019 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST
AND CLAIM OF THE DEFENDANT (S)
ESTATE OF HARRY KENNEDY AKA
HARRY KENNEDY, JR. C/O ADEOLA

ALIYAH, ADMINISTRATRIX IN AND
TO:

ALL that certain piece or parcel of land
situate in the City of Farrell, County of
Mercer, and State of Pennsylvania, and being
Lot Numbered Three Hundred Eighty-Three
(383) and the northerly half of lot number
Three Hundred Eighty-Four (384) in Plan A
of the Beechwood Improvement Company
Limited's South Sharon Plan of Lots, as
recorded in the Recorder's Office of Mercer
County, Pennsylvania, in Deed Book "U"
Volume 6, page 636 plan also recorded at PL
3-77; the land hereby conveyed being
bounded and described as follows, to wit:

BEGINNING on the westerly side of Wallis
Avenue, one hundred Seventy-five (175) feet
southwardly from Negley Street; thence
extending in front or width along said Wallis
Avenue southwardly Thirty-seven (37) feet
and Six (6) inches, and in length or depth
westwardly, preserving the same width, one
hundred Twenty-two and Fifty Hundredths
(122.50) feet to an alley 20 feet wide.

BEING identified as 510 Wallis Avenue,
Farrell, PA 16121

BEING the same premises which Harry
Kennedy, Jr. and Deborah Kennedy,
Husband and Wife, by Deed dated May 17,
2006, and recorded November 11, 2006, in
the Office of the Recorder of Deeds in and for
the County of Mercer, Instrument No. 2006-
0016683, granted and conveyed unto Harry
Kennedy, Jr., in fee.

Being Parcel Number: 52-427-584

JUDGMENT - \$ 25,706.16

SEIZED AND TAKEN IN EXECUTION AS
THE PROPERTY OF THE DEFENDANT
(S) ESTATE OF HARRY KENNEDY AKA
HARRY KENNEDY, JR. C/O ADEOLA
ALIYAH, ADMINIS-TRATRIX AT THE
SUIT OF THE PLAINTIFF
PENNSYLVANIA STATE EMPLOYEES
CREDIT UNION

**TERMS OF SALE, MERCER
COUNTY**

UNLESS OTHERWISE RE-QUESTED BY
THE PLAINTIFF, MULTIPLE PARCELS
SUBJECT TO ONE EXECUTION WILL
BE BID IN BULK. IF REQUESTED BY
THE PLAINTIFF PRIOR TO THE SALE,
EACH PARCEL MAY BE BID
SEPARATELY.

ALL BIDDERS MUST IDENTIFY
THEMSELVES AT TIME OF
SUBMITTING A BID. NO BIDS MAY BE
WITHDRAWN.

IF A PARTY OTHER THAN THE
PLAINTIFF OR HIS AUTHORIZED
REPRESENTATIVE INTENDS TO BID,
PROOF OF COMPLIANCE WITH THE
BID MAY BE REQUIRED.

OPENING BIDS SHALL BE MADE BY
THE PLAINTIFF, OR HIS AUTHORIZED
REPRESENTATIVE ONLY. OPENING
BIDS SHALL BE IN THE AMOUNT OF
\$10.00, OR THE AMOUNT OF
PERSONAL EXEMPTION IF
APPLICABLE. THE OPENING BID
REPRESENTS THE COSTS OF THE
WRIT.

THE PLAINTIFF OR HIS AUTHORIZED
REPRESENTATIVE WILL MAKE AN
OPENING BID. AT THE REQUEST OF
THE PLAINTIFF, ANY SALE MAY BE
CANCELED OR CONTINUED PRIOR TO
A BID.

A SUCCESSFUL BIDDER OTHER
THAN THE PLAINTIFF OR HIS
AUTHORIZED REPRESENTATIVE,
PRIOR TO THE CLOSE OF BUSINESS
ON THE DATE OF THE SALE, SHALL
PAY TO THE SHERIFF BY CASHIER'S
CHECK OR MONEY ORDER, 10% OF
THE BID AMOUNT. THE BALANCE
PAYABLE TO THE SHERIFF IS DUE
BY 12:00 NOON ON THE FRIDAY
FOLLOWING THE SALE. IF THE
BALANCE IS NOT PAID BY THE
DEADLINE, THE PROPERTY WILL
BE RESOLD AT 10:00 AM ON THE
FOLLOWING MONDAY AT THE
SHERIFF'S OFFICE. AT THE RESALE,
THE ORIGINAL

SUCCESSFUL BIDDER SHALL BE
INELIGIBLE TO BID AND SHALL BE
LIABLE FOR THE EXPENSE OF THE
RESALE AND THE DIFFERENCE IN
THE PURCHASE PRICE IF THE
RESALE PRICE IS LESS THAN THE
ORIGINAL SALE PRICE.

A SCHEDULE OF DISTRIBUTION,
WHEN NEEDED, WILL BE FILED BY
THE SHERIFF, IN THE SHERIFF'S
OFFICE, WITHIN 30 DAYS AFTER
THE DATE OF SALE. DISTRIBUTION
WILL BE MADE IN ACCORDANCE
WITH THE SCHEDULE UNLESS
WRITTEN EXCEPTIONS ARE FILED
WITHIN 10 DAYS OF THE FILING OF
THE DISTRIBUTION.

DEEDS WILL BE ATTESTED
TWENTY DAYS AFTER THE SALE
DATE, OR THE FILING DATE OF THE
SCHEDULE OF DISTRIBUTION
WHEN POSSIBLE.

M.C.L.J. - June 4, 11, 18, 2019

**Legal Notice By
KATHLEEN M. KLOOS
Register of Wills of Mercer County,
PA**

Notice is hereby given that the following
Accounts of Executors, Administrators,
Guardians and Trustees, have been filed in
the Office of the Register of Wills and
Clerk of Orphans' Court of Mercer
County, Pennsylvania. If no
exceptions/objections are filed thereto
within twenty (20) days from July 1, 2019,
the Accounts will be affirmed by the Clerk
of Orphans' Court. Thereafter distribution
may be decreed by this Court without
reference to an auditor in accordance with
any proposed schedule of distribution.

2016-019 Yannesse, James F., Sr. a/k/a
Yannesse, James F. a/k/a
Yannesse, James, deceased;
Richard P. Yannesse,
Executor

2016-606 Gibbs, Josephine L.,
deceased; Joette Gibbs,
Administratrix

2017-492 Bugg, Jessie Mary a/k/a
Bugg, Jessie M., deceased;
Waynetta Austin, Executrix

2018-147 Sabatino Patricia Ann Sarvas
a/k/a Sabatino, Patricia Ann
a/k/a Sabatino, Patricia A.,
deceased; Cheryl Morris,
Executrix

2018-172 Novak, Esther a/k/a Novak,
Esther V., deceased; Cheryl
Backo, Executrix

2018-182 Harmon, Donald L.,

deceased; Richard
Beardsley, Executor
2018-493 Smith, Sarabel H. a/k/a
Smith, Sally, deceased;
Merry M. Langer,
Executrix
2018-564 Joseph, Jennie, deceased;
Joseph A. Joseph, Executor

Kathleen M. Kloos
Register of Wills and Clerk of
Orphans' Court
Division of the Court of Common
Pleas
Of Mercer County, PA
112 Mercer County Courthouse
Mercer, PA 16137
M.C.L.J. - June 4, 11, 18, 25, 2019
