

# SOMERSET LEGAL JOURNAL

## DECEDENT'S NOTICE

Notice is hereby given that letters testamentary or of administration have been granted to the following estates. All persons making payments and those having claims or demands are to present the same without delay to the executors or administrators named:

### FIRST PUBLICATION

Estate of **GEORGE D. DOOLEY**, deceased, late of Shade Township, Somerset County, Pennsylvania. **KATHLEEN KRESTAR**, Executor, 320 Seesetown Road, Sidman, PA 15955. No. 56-17-00275.

**JON A. BARKMAN**, Esquire  
Attorney for the Estate  
116 North Center Avenue  
Somerset, PA 15501 77

Estate of **RAY M. HAUGER** a/k/a **RAY MANGES HAUGER**, deceased, late of Somerset Township, Somerset County, PA. **BRENDA K. LEISTER**, Executrix, 1925 Wills Church Road, Berlin, PA 15530, Phone: 814-267-4356.

Estate No. 56-17-00305  
**C. GREGORY FRANTZ**, Esquire  
Attorney for Estate  
118 West Main Street, Ste 304  
Somerset, PA 15501-2047  
Phone: 814-445-4702 77

Estate of **MICHAEL GERD UTESCHER** a/k/a **MICHAEL UTESCHER**, deceased, late of Berlin Borough, Somerset County, PA. D.O.D. 1/12/17. **THOMAS E. UTESCHER**, Administrator, 1666 Limerick Ln., Dresher, PA 19025. Or to his Atty.: Jenna R. Millman, Ballard Spahr LLP, 1735 Market St., 51<sup>st</sup> Fl., Phila., PA 19103.  
**WILLIAM J. MANSFIELD, INC.**

998 Old Eagle School Road, Suite 1209  
Wayne, PA 19087 77

### SECOND PUBLICATION

Estate of **DONALD L. BAILEY** a/k/a **DONALD BAILEY**, deceased, late of Confluence Borough, Somerset County, Pennsylvania. **JOHNNY E. TRESSLER**, Executor, P.O. Box 97, Confluence, PA 15424.

No. 285 of 2017.  
**ROBERT I. BOOSE, II**, Esquire  
203 West Union Street, Suite 100  
Somerset, PA 15501  
(814) 443-0793 76

Estate of **BLAINE E. BAKER**, deceased, late of Somerset Borough, Somerset County, Pennsylvania. **MICHAEL D. BAKER**, Executor, 4498 Huckleberry Highway, Berlin, PA 15530. No. 268 Estate 2017.

**JEFFREY L. BERKEY**, Esquire  
Fike, Cascio & Boose  
P.O. Box 431  
Somerset, PA 15501 76

Estate of **GARY FAY BLANK**, deceased, late of Southampton Township, Somerset County, Pennsylvania. **LESLIE BLANK**, Administrator, 2765 Hyndman Road, Hyndman, PA 15545.

Estate No. 56-17-00226.  
**ATTORNEY MARCI L. MILLER**  
214 East Union Street  
Somerset, PA 15501 76

Estate of **ROBERT N. BOLLINGER**, deceased, late of Jenners Township, Somerset County, Pennsylvania. Court Term No. 56-17-00272, **NANCY BOLLINGER**, Administratrix, c/o Welty & Welty LLP, 244 West Main Street, Ligonier, PA 15658.

**DOUGLAS J. WELTY**, Esquire

## SOMERSET LEGAL JOURNAL

---

Attorney for Estate  
Welty & Welty LLP  
Attorneys at Law  
244 West Main Street  
Ligonier, PA 15658-1130 76

Estate of **JASON L. ENOS**, deceased,  
late of the City of Lower Turkeyfoot  
Township, Somerset County,  
Pennsylvania. **LINDA K.**  
**ANDREUZZI**, Administratrix, c/o  
David S. DeRose, Esquire,  
QuatriniRafferty, 550 E. Pittsburgh  
Street, Greensburg, PA 15601.  
(724) 837-0080, No. 56-17-00248.  
**DAVID S. DEROSE**, Esquire  
Attorney for the Estate of Jason L. Enos  
QuatriniRafferty, P.C.  
550 East Pittsburgh Street  
Greensburg, PA 15601 76

Estate of **MARGARET KOMISAR**,  
deceased, late of Paint Borough,  
Somerset County, Pennsylvania.  
**MARCIA KOKUS**, Executrix, 107  
Conigy Road, Ebensburg, PA 15931.  
No. 289 Estate 2017.  
**MARCIA KOKUS** 76

Estate of **DOLORES P. MITCHELL**  
a/k/a **DOLORES PEARL**  
**MITCHELL**, deceased, late of  
Brothersvalley Township, Somerset  
County, PA. **MARY ANN LING**,  
Executrix, 182 Freedom Lane,  
Osterburg, PA 16667.  
**MARY ANN LING** 76

### THIRD PUBLICATION

Estate of **RICHARD CARL**  
**RAUPACH** a/k/a **RICHARD C.**  
**RAUPACH**, deceased, late of Berlin  
Borough, Somerset County,  
Pennsylvania. **JUSTIN CARL**  
**RAUPACH**, Executor, 244 Stemmler  
Road, Boswell, PA 15531 and  
**ANDREA L. RAUPACH**, Executrix,

324 West Sanner Street, Somerset, PA  
15501. No. 277 Estate 2017.  
**CHRISTOPHER R. ROBBINS**, Esquire  
Fike, Cascio & Boose  
P.O. Box 431  
Somerset, PA 15501 75

Estate of **GERALDINE A.**  
**TADDIGS**, deceased, late of Central  
City Borough, Somerset County,  
Pennsylvania. **JOYCE BAKER**,  
Executrix, 195 Hawthorne Lane,  
Somerset, Pennsylvania 15501.  
No. 56-17-00079.  
**PATRICK P. SVONAVEC**, Esquire  
Barbera, Clapper, Beener, Rullo &  
Melvin, LLP, Attorney  
146 West Main Street  
Somerset, Pennsylvania 15501 75

Estate of **ELIZABETH A. WARNER**  
a/k/a **ELIZABETH GROF**  
**WARNER**, deceased, late of Somerset  
Borough, Somerset County, PA.  
**JAMES W. WARNER**, Executor, 406  
Tiffany Drive, Bridgewater, VA  
22812. Estate No. 56-17-00279.  
**C. GREGORY FRANTZ**, Esquire  
Attorney for Estate  
118 West Main Street, Ste 304  
Somerset, PA 15501-2047  
Phone: 814-445-4702 75

### NOTICE OF TRUST ADMINISTRATION PURSUANT TO 20 Pa.C.S. §7755(c)

NOTICE IS HEREBY GIVEN of the  
administration of the **VALERIA B.**  
**STEWART REVOCABLE TRUST**  
Dated March 16, 2009, and  
amendments thereto. **VALERIA B.**  
**STEWART**, Settlor of the Trust, of the  
Township of Conemaugh, Somerset  
County, Pennsylvania, died on June 9,  
2017. All persons having claims  
against **VALERIA B. STEWART** are  
requested to make them known to the

Trustee or Attorney named below. All persons indebted to VALERIA B. STEWART are requested to make payment without delay to the Trustee or Attorney named below.

George D. Raptosh, Esquire  
227 Franklin Street, Suite 310  
Johnstown, PA 15901  
GEORGE D. RAPTOSH, Esquire  
Raptosh, Lehmier and Carbonara  
227 Franklin Street, Suite 310  
Johnstown, PA 15901  
814.536.8741

75

**NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
IN THE COURT OF COMMON  
PLEAS OF SOMERSET COUNTY,  
PENNSYLVANIA  
CIVIL ACTION – LAW**

WELLS FARGO BANK, N.A.  
Plaintiff

vs.

**MICHELLE BUZBY A/K/A  
MICHELLE L. BUZBY, in her  
capacity as Administratrix and Heir  
of the Estate of DENNIS L. MOORE  
A/K/A DENNIS MOORE,  
UNKNOWN HEIRS,  
SUCCESSORS, ASSIGNS, AND  
ALL PERSONS, FIRMS, OR  
ASSOCIATIONS CLAIMING  
RIGHT, TITLE OR INTEREST  
FROM OR UNDER DENNIS L.  
MOORE, A/K/A DENNIS MOORE,  
DECEASED**  
Defendants

COURT OF COMMON PLEAS

CIVIL DIVISION

SOMERSET COUNTY

No. 257-CIVIL-2017

**NOTICE**

To UNKNOWN HEIRS,  
SUCCESSORS, ASSIGNS, AND  
ALL PERSONS, FIRMS, OR  
ASSOCIATIONS CLAIMING  
RIGHT, TITLE OR INTEREST  
FROM OR UNDER DENNIS L.  
MOORE, A/K/A DENNIS MOORE,  
DECEASED

You are hereby notified that on May 1, 2017, Plaintiff, WELLS FARGO BANK, N.A., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of SOMERSET County Pennsylvania, docketed to No. 257-CIVIL-2017. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 502 MOSTOLLER ROAD, SOMERSET, PA 15501-8310 whereupon your property would be sold by the Sheriff of SOMERSET 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.

## SOMERSET LEGAL JOURNAL

---

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Notice to Defend:

Southwestern Pennsylvania Legal  
Services, Inc.  
218 N. Kimberly Avenue  
Suite 101  
Somerset, PA 15501  
Telephone (814) 443-4615  
Fax (814) 444-0331

PHELAN HALLINAN DIAMOND &  
JONES, LLP  
1617 JFK Boulevard, Suite 1400  
Philadelphia, PA 19103 75

**NOTICE TO: WALT BEARDSLEY, FOREIGN BOARD AND HOME BOARD OF THE PRESBYTERIAN CHURCH, EDWIN L. DIVELY, MARY ELIZABETH GIBBS, MARY ELIZABETH DIVELY BEARDSLEY, MARY MARTHA PARSONS, MARGARET PARSONS, GEORGE L. PARSON, SARAH LOUDON, CHESTER BIRD, IRENE STATES, GERTRUDE LYONS, GEORGE KLINE, EARL KLINE, MRS. C. B. SHARER, MRS. A. B. ROESSING, IRENE KLINE, HAZEL KLINE, AND WILLIAM M. FINDLEY,**

**THEIR HEIRS, SUCCESSORS AND ASSIGNS AND ALL PERSONS CLAIMING ANY RIGHT, TITLE, CLAIM OR INTEREST TO THE PROPERTIES LOCATED AT TAX MAP NOS. S32-008-008-00 AND S32-008-009-00 IN OGLE TOWNSHIP, SOMERSET COUNTY, PENNSYLVANIA.**

TAKE NOTICE THAT Plaintiff Pennsylvania Mineral Group, LLC, has filed against WALT BEARDSLEY, MONT BEARDSLEY, FOREIGN BOARD AND HOME BOARD OF THE PRESBYTERIAN CHURCH, OVERSEAS MISSIONARY FOUNDATION, MEXICAN INDIAN MISSION, ANY AND ALL UNKNOWN HEIRS, DEVISEES, REPRESENTATIVES, AND ASSIGNS OF FRED C. TEMPLETON, EDWIN L. DIVELY, MARY ELIZABETH GIBBS, MARY ELIZABETH DIVELY BEARDSLEY, MARY MARTHA PARSONS, MARGARET PARSONS, GEORGE L. PARSON, SARAH LOUDON, CHESTER BAIRD, IRENE STATES, GERTRUDE LYONS, GEORGE KLINE, EARL KLINE, MRS. C. B. SHARER, MRS. A. B. ROESSING, IRENE KLINE, AND HAZEL KLINE, WHO MAY CLAIM ANY RIGHT, TITLE, LIEN, OR INTEREST BY, THROUGH, OR UNDER THEM an Action to Quiet Title in the Court of Common Pleas for Somerset County, Pennsylvania at Docket Number 694 Civil 2014, averring that Pennsylvania Mineral Group, LLC, has good title to the aforementioned properties by a fair preponderance of evidence. Plaintiff requests an order declaring Pennsylvania Mineral Group, LLC, to be the legal and equitable owner of the

property at Tax Map Nos. S32-008-008-00 and S32-008-009-00 in Ogle Township, Somerset County, Pennsylvania and ordering the Recorder of Deeds to record an Order awarding fee simple title to Plaintiff. You are hereby notified to file an Answer within twenty (20) days following the date of this publication. If you fail to do so final judgment may be entered against you, as prayed for in the complaint.

If you wish to defend, you must enter a written appearance personally or by an 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. **YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER. IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.**

Southwestern PA Legal  
Services - Somerset  
218 North Kimberly Avenue  
Suite 101  
Somerset, Pennsylvania 15501-0341  
Intake phone: (814) 443-4615

Spilman Thomas & Battle, PLLC  
One Oxford Centre, Suite 3440  
301 Grant Street  
Pittsburgh, PA 15219

76

**NOTICE  
SHERIFF'S SALE**

NOTICE IS HEREBY GIVEN that by virtue of a certain writ of execution issued out of the Court of Common Pleas of Somerset County, Pennsylvania, to me directed, I will expose to sale in the main lobby of the Courthouse at Somerset or such other location as announced prior to the sale.

**FRIDAY, AUGUST 11, 2017  
1:30 P.M.**

NATIONWIDE ADVANTAGE  
MORTGAGE COMPANY v.  
**PATRICIA E. BEATTY**  
DOCKET NUMBER: 2016-50330  
PROPERTY OF: Patricia E. Beatty  
LOCATED IN: Borough of Benson  
STREET ADDRESS: 105 Border  
Street, Holsopple, PA 15935  
BRIEF DESCRIPTION OF  
PROPERTY: Lot No. 1 Block A in  
the Town Plot of Bethel.  
IMPROVEMENTS THEREON:  
Residential Dwelling  
RECORD BOOK VOLUME:  
1613 Page 757  
TAX ASSESSMENT NUMBER:  
040001200

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution with attached List of Liens will be posted in the Office of the Sheriff on

**AUGUST 25, 2017**

AND that distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

-TERMS OF THE SALE-  
TEN (10) percent of the purchase price

# SOMERSET LEGAL JOURNAL

or One Thousand (\$1,000.00) Dollars whichever is greater, shall be paid by the purchaser at the time the property is knocked down, which must be in cash or certified funds, and the balance, in like funds, shall be paid before

**AUGUST 18, 2017**

If the balance is not paid within the said period of time, the property will be resold and the amount paid at the time of sale will be used to defray additional costs incurred thereby.

BRADLEY D. CRAMER, Sheriff 77

## **NOTICE SHERIFF'S SALE**

NOTICE IS HEREBY GIVEN that by virtue of a certain writ of execution issued out of the Court of Common Pleas of Somerset County, Pennsylvania, to me directed, I will expose to sale in the main lobby of the Courthouse at Somerset or such other location as announced prior to the sale.

**FRIDAY, AUGUST 11, 2017  
1:30 P.M.**

All the real property described in the Writ of Execution, the following of which is a summary.

U.S. ROF IV LEGAL TITLE TRUST 2015-1, BY U.S. BANK NATIONAL ASSOCIATION AS LEGAL TITLE TRUSTEE c/o SPECIALIZED LOAN SERVICING, LLC v. **ANTHONY J. HOFFMAN AND LORI ANN HOFFMAN**

DOCKET NUMBER: 390 Civil 2016  
PROPERTY OF: Anthony J. Hoffman and Lori Ann Hoffman

LOCATED IN:

Brothersvalley Township

STREET ADDRESS: 2881 Salco Road, Berlin, PA 15530

BRIEF DESCRIPTION: 1 STY  
VINYL HO GAR

IMPROVEMENTS THEREON:

Residential Dwelling

RECORD BOOK VOLUME:

2276, Page 616

TAX ASSESSMENT NUMBER(S):

08-0-018770

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution with attached List of Liens will be posted in the Office of the Sheriff on

**AUGUST 25, 2017**

AND that distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

-TERMS OF THE SALE-

TEN (10) percent of the purchase price or One Thousand (\$1,000.00) Dollars whichever is greater, shall be paid by the purchaser at the time the property is knocked down, which must be in cash or certified funds, and the balance, in like funds, shall be paid before

**AUGUST 18, 2017**

If the balance is not paid within the said period of time, the property will be resold and the amount paid at the time of sale will be used to defray additional costs incurred thereby.

BRADLEY D. CRAMER, Sheriff 77

## **NOTICE SHERIFF'S SALE**

NOTICE IS HEREBY GIVEN that by virtue of a certain writ of execution issued out of the Court of Common Pleas of Somerset County, Pennsylvania, to me directed, I will expose to sale in the main lobby of the Courthouse at Somerset or such other location as announced prior to the sale.

**FRIDAY, AUGUST 11, 2017  
1:30 P.M.**

# SOMERSET LEGAL JOURNAL

AMERISERV FINANCIAL BANK, by and through its servicer, NATIONSTAR MORTGAGE, LLC, Plaintiff v. **JUSTIN M. ROCK AND AMY M. ROCK, Defendants**  
DOCKET NUMBER: 67 CIVIL 2017  
PROPERTY OF: Justin L. Rock and Amy M. Rock  
LOCATED IN: Township of Somerset  
STREET ADDRESS: 767 Sportsman Road, Somerset, PA 15501  
BRIEF DESCRIPTION OF PROPERTY: One and one-half story house and garage  
IMPROVEMENTS THEREON: Residential Dwelling  
RECORD BOOK VOLUME: 1459, Page 657  
TAX ASSESSMENT NUMBER: 420024800

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution with attached List of Liens will be posted in the Office of the Sheriff on

**AUGUST 25, 2017**

AND that distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

-TERMS OF THE SALE-

TEN (10) percent of the purchase price or One Thousand (\$1,000.00) Dollars whichever is greater, shall be paid by the purchaser at the time the property is knocked down, which must be in cash or certified funds, and the balance, in like funds, shall be paid before

**AUGUST 18, 2017**

If the balance is not paid within the said period of time, the property will be resold and the amount paid at the time of sale will be used to defray additional costs incurred thereby.

BRADLEY D. CRAMER, Sheriff 77

## NOTICE SHERIFF'S SALE

NOTICE IS HEREBY GIVEN that by virtue of a certain writ of execution issued out of the Court of Common Pleas of Somerset County, Pennsylvania, to me directed, I will expose to sale in the main lobby of the Courthouse at Somerset or such other location as announced prior to the sale.

**FRIDAY, AUGUST 11, 2017  
1:30 P.M.**

JP MORGAN CHASE BANK, NATIONAL ASSOCIATION v. **UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ANN R. WALKER, DECEASED AND CHRISTY HAY, KNOWN HEIR OF ANN R. WALKER, DECEASED AND LORI WALKER, KNOWN HEIR OF ANN R. WALKER, DECEASED**

DOCKET NUMBER: 213 Civil 2016  
PROPERTY OF: Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Ann R. Walker, deceased and Christy Hay, Known Heir of Ann R. Walker, deceased and Lori Walker, Known Heir of Ann R. Walker, deceased

LOCATED IN: Somerset Township, County of Somerset, Pennsylvania  
STREET ADDRESS: 528 Walker Grove Road, Somerset, PA 15501

BRIEF DESCRIPTION OF PROPERTY: All that certain parcel of land situate in the Township of Somerset, County of Somerset and State of Pennsylvania bounded and described as follows:

IMPROVEMENTS:  
Residential Dwelling

## SOMERSET LEGAL JOURNAL

---

RECORD BOOK: BOOK PAGE  
TAX ASSESSMENT NUMBER:  
420030680

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution with attached List of Liens will be posted in the Office of the Sheriff on

**AUGUST 25, 2017**

AND that distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

-TERMS OF THE SALE-

TEN (10) percent of the purchase price or One Thousand (\$1,000.00) Dollars whichever is greater, shall be paid by the purchaser at the time the property is knocked down, which must be in cash or certified funds, and the balance, in like funds, shall be paid before

**AUGUST 18, 2017**

If the balance is not paid within the said period of time, the property will be resold and the amount paid at the time of sale will be used to defray additional costs incurred thereby.

BRADLEY D. CRAMER, Sheriff 77