



Jefferson County Legal Journal

The Official Legal Journal of the Courts of Jefferson County, PA

JEFFERSON COUNTY LEGAL JOURNAL

c/o Editor

395 Main Street, Suite A, Brookville, PA 15825
Owned and Published Weekly by the
Jefferson County Bar Association

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ESTATE NOTICE

Notice is hereby given that in the estate of the decedent set forth below the Register of Wills has granted letter testamentary or of administration to the person(s) named. All persons owing said estate are requested to make payment and those having claims or demands against said estate are requested to make such claims, properly authenticated and without delay, to the executor(s) or administrator(s) or their attorney named below.

FIRST PUBLICATION

ANGELETTI, RICHARD E., dec'd.

Late of Sykesville Borough
EXECUTRIX: OLYMPIA
ANGELETTI
ATTORNEY: MARY L. POTHOVEN
P.O. Box 218
600 East main Street
Reynoldsville, PA 15851

LAZORCHAK, NANCY J., dec'd.

Late of Punxsutawney Borough
EXECUTOR: MARK A. WALLISCH
511 Jared Street
Brookville, PA 15825

SECOND PUBLICATION

CORBETT, RUTH E. aka RUTH ELIZABETH

CORBETT, dec'd.
Late of Brookville borough
EXECUTOR: JOHN C. HIBNER
ATTORNEY: JOHN C. DENNISON
293 Main Street
Brookville, PA 15825

NOLPH, DONNA J., dec'd.

Late of Warsaw Township
CO-EXECUTRIXES: BARBARA
JANE
NOLPH aka MCCAWE & SHARON
SMITH
ATTORNEY: SHARON SMITH
197 Main Street
Brookville, PA 15825

**SIMPSON, JOYCE aka JOYCE M. SIMPSON
aka JOYCE MARIE SIMPSON,**
dec'd.

Late of Union Township
EXECUTRIX: MARILYN C.
SIMPSON
ATTORNEY: BRADLEY J. KRAUS
115 Lafayette Street
St. Marys, PA 15857

VANAKEN, ROBERT LEE, dec'd.

Late of Pinecreek Township
EXECUTRIX: CATHY V. DINGER
ATTORNEY: NONE
24 Walnut Street
Brookville, PA 15825

MUMFORD, MARIAN I. aka MARIAN B.

MUMFORD, dec'd.
Late of Brookville Borough
EXECUTOR: JOHN R. MUMFORD
ATTORNEY: JOHN C. DENNISON
293 Main Street
Brookville, PA 15825

O'DONNELL, MARK ALLAN aka MARK A.

O'DONNELL, dec'd.
Late of Eldred Township
ADMINISTRATOR: PAUL FRANCIS
O'DONNELL
ATTORNEY: JEFFREY M.
GORDON
293 Main Street
Brookville, PA 15825

THIRD PUBLICATION

BOWER, BARBARA ANN, dec'd.

Late of Barnett Township
ADMINISTRATRIX: DEBRA DAWN
NEMETH
ATTORNEY: JEFFREY M.
GORDON
293 Main Street
Brookville, PA 15825

CONFIRMATION OF ACCOUNTS

Notice is hereby given that the following Executors and Administrators have filed their accounts in the Office of the Register of Wills and the Trustees and Guardians in the Office of the Clerk of the Orphans' Court Decision of the Court of Common Pleas of Jefferson County, Pennsylvania, and the account will be presented to the Court for the approval and confirmation, if no exceptions thereto are filed, on Monday, August 18, 2014 at 2:00 p.m.

Diane Maihle Kiehl, Register of Wills and Clerk of the Courts of Common Pleas, Orphans' Court Division.

FIRST PUBLICATION

PALLANT, JOHN D. aka JOHN DRAKE

PALLANT, dec'd.

ADMINISTRATRIX: LINDA

NABATCHI

50 Fitzsimmons Road

Brookville, PA 15825

MCELHINNY, THOMAS P. aka THOMAS

MCELHINNY, dec'd.

EXECUTOR: RONALD J.

MCELHINNY

4157 Route 36

Brookville, PA 15825

LANESE, PATRICIA, dec'd.

EXECUTOR: R. EDWARD

FERRARO

690 Main Street

Brockway, PA 15824

HRITZ, BETTY aka BETTY JANE HRITZ,

dec'd.

EXECUTOR: CHARLES W. HRITZ

138 Bennett Road

St Marys, PA 15857

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

The undersigned, Sheriff of the County of Jefferson, Commonwealth of Pennsylvania, hereby gives Notice that he will on

FRIDAY, AUGUST 15, 2014
at 10:00 o'clock A.M.

in the office of the said Sheriff in the Court House, Brookville, Pennsylvania, sell The property situate in YOUNG TOWNSHIP, Jefferson County, Pennsylvania and being known as 1807 Walston Road, Walston, PA 15781.

Improvements Thereon: RESIDENTIAL DWELLING.

Said real property is located on Jefferson County Assessment Maps as

No. 42-002-0500.

The sale of the above described real property is to be held on the judgment entered in the Court of Common Pleas of Jefferson County, Pennsylvania by Wells Fargo Bank, N.A. against Marie Elena Pascuzzo at No. 33 C.D. 2014.

All parties in interest and claimants are further notified that a Schedule of Proposed Distribution will be filed by the Sheriff by August 25, 2014 and that said distribution will be made in accordance with said Schedule unless exceptions are filed thereto within ten (10) days thereafter.

All bids must be paid in full when the property is stricken down.

If all conditions of the sale are not met within one (1) hour of sale the property at the conclusion of the hour will again be put up and sold at the expense and risk of the person to whom first sold.

Carl J. Gotwald, Sr., Sheriff
County of Jefferson
Commonwealth of Pennsylvania
3t's: July 24, 31, Aug. 7

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

The undersigned, Sheriff of the County of Jefferson, Commonwealth of Pennsylvania, hereby gives Notice that he will on

FRIDAY, AUGUST 15, 2014
at 10:30 o'clock A.M.

in the office of the said Sheriff in the Court House, Brookville, Pennsylvania, sell The property situate in PUNXSUTAWNEY BOROUGH, Jefferson County, Pennsylvania and being known as 109 Lane Avenue, Punxsutawney, PA 15767.

Improvements Thereon: RESIDENTIAL DWELLING.

Said real property is located on Jefferson County Assessment Maps as

No. 23-001-0223.

The sale of the above described real property is to be held on the judgment entered in the Court of Common Pleas of Jefferson County, Pennsylvania by HSBC Bank, USA, N.A. against Michael H. Scarantine, Gerald H. Hill and Susan M. Hill at No. 378 C.D. 2013.

All parties in interest and claimants are further notified that a Schedule of Proposed Distribution will be filed by the Sheriff by August 25, 2014 and that said distribution will be made in accordance with said Schedule unless exceptions are filed thereto within ten (10) days thereafter.

All bids must be paid in full when the property is stricken down.

If all conditions of the sale are not met within one (1) hour of sale the property at the conclusion of the hour will again be put up and sold at the expense and risk of the person to whom first sold.

Carl J. Gotwald, Sr., Sheriff
County of Jefferson
Commonwealth of Pennsylvania
3t's: July 24, 31, Aug. 7

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

The undersigned, Sheriff of the County of Jefferson, Commonwealth of Pennsylvania, hereby gives Notice that he will on

FRIDAY, AUGUST 15, 2014
at 11:00 o'clock A.M.

in the office of the said Sheriff in the Court House, Brookville, Pennsylvania, sell ALL that certain, piece, parcel or tract of land situate, lying and being in the Borough of Reynoldsville, Jefferson County, Pennsylvania, bounded and described as follows:

Beginning at 1" iron pipe set at the southwestern most corner of the land herein described, said iron pipe being at the intersection of the eastern most right of way line of Tenth Street and the northern most right of way line of Jackson Street and running: thence South 50 degrees 00' East 80.0 feet along the northern most right of way line of Jackson Street to a 1"

iron pipe set at the southeastern most corner of land herein described; thence North 40 degrees 00' East 57.0 feet along the land of Dennis P. Clark and Mary Jane Clark to a 1" iron pipe set at the northeastern most corner of the land herein described; thence North 50 degrees 00' West 80.0 feet along the land of Dennis P. Clark and Mary Jane Clark to a 1" inch iron pipe set on the eastern most right of way line of Tenth Street at the northwestern most corner of the land herein described; thence South 40 degrees 00' West 57.0 feet along the eastern most right of way Line of Tenth Street to a 1" iron pipe set at the southwestern most corner of the land herein described and the point of beginning.

All bearings are based on bearings found on record in record Book Volume 52, Page 110.

BEING the same premises which Dennis P. Clark and Mary Jane Clark, his wife, by Deed dated September 27, 2003, and recorded September 29, 2003, in Jefferson County Recorder of Deed Book 278, page 777, granted and conveyed unto Gregory Helman and Mary Beth Helman, husband and wife, as tenants by the, in fee.

Said real property is located on Jefferson County Assessment Maps as

No. 27-004-0101.

The sale of the above described real property is to be held on the judgment entered in the Court of Common Pleas of Jefferson County, Pennsylvania by Waterfall Victoria Mortgage Trust against Gregory Helman and Mary Helman at No. 877 C.D. 2013.

All parties in interest and claimants are further notified that a Schedule of Proposed Distribution will be filed by the Sheriff by August 25, 2014 and that said distribution will be made in accordance with said Schedule unless exceptions are filed thereto within ten (10) days thereafter.

All bids must be paid in full when the property is stricken down.

If all conditions of the sale are not met within one (1) hour of sale the property at the conclusion of the hour will again be put up and sold at the expense and risk of the person to whom first sold.

Carl J. Gotwald, Sr., Sheriff
County of Jefferson
Commonwealth of Pennsylvania
3t's: July 24, 31, Aug. 7

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

The undersigned, Sheriff of the County of Jefferson, Commonwealth of Pennsylvania, hereby gives Notice that he will on

FRIDAY, AUGUST 29, 2014
at 10:30 o'clock A.M.

in the office of the said Sheriff in the Court House, Brookville, Pennsylvania, sell ALL that certain piece, parcel and lot of land situate, lying and being in the Fifth Ward of the Borough of Punxsutawney, Jefferson County, Pennsylvania, bounded and described as follows, to-wit:

Beginning on the north by Main Street; on the East by land formerly of J.W. Sutter, now or formerly S.J. Williams; on the South by an alley and on the West by lands now or formerly of Rodgers, being on the south side of Main Street, 25 feet fronting on said street, and extending back the same Width 150 feet to said alley.

Title to said premises is vested in Joseph Pandolfi and Marsha Pandolfi, husband and wife by Deed from Dorothy Jean Reyna, Executrix of the Estate of Dorothy M. Farnsworth a/k/a Dorothy Mae Farnsworth, deceased, and Darlene Durphy, a/k/a Darlene E. Durphy, individually dated 7/30/2007 and recorded 8/3/2007 in the Jefferson County Recorder of Deeds in Book 444, page 375.

Being known as 1037 W. Mahoning Street, Punxsutawney, PA 15767.

Said real property is located on Jefferson County Assessment Maps as No. 25-006-0117.

The sale of the above described real property is to be held on the judgment entered in the Court of Common Pleas of Jefferson County, Pennsylvania by Bank of America, N.A. against Joseph Pandolfi and Marsha Pandolfi at No. 114 C.D. 2014.

All parties in interest and claimants are further notified that a Schedule of Proposed Distribution will be filed by the Sheriff by September 8, 2014 and that said distribution will be made in accordance with said Schedule unless exceptions are filed thereto within ten (10) days thereafter.

All bids must be paid in full when the property is stricken down.

If all conditions of the sale are not met within one (1) hour of sale the property at the conclusion of the hour will again be put up and sold at the expense and risk of the person to whom first sold.

Carl J. Gotwald, Sr., Sheriff
County of Jefferson
Commonwealth of Pennsylvania
3t's: Aug. 7, 14, 21

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

The undersigned, Sheriff of the County of Jefferson, Commonwealth of Pennsylvania, hereby gives Notice that he will on

FRIDAY, AUGUST 29, 2014
at 11:30 o'clock A.M.

in the office of the said Sheriff in the Court House, Brookville, Pennsylvania, sell ALL that certain tract of land situate in Brookville Borough, Jefferson County, Pennsylvania, bounded and described as follows:

BEGINNING at a nail in the base of a tree stump at the southeast corner of lands now or formerly of Kuntz and Stahlman, said point being the Northeast corner of the tract of land herein conveyed; thence South 1 degree 17' West along other land now or formerly of Kuntz and Stahlman, a distance of 282.56 feet to a one-inch iron pipe; thence North 81 degrees West along a larger tract of land of which this was a part, a distance of 505.52 feet to a point in the center line of Pennsylvania Traffic Route Number 28; thence North 6 degrees 30' East along the center line of said highway, a distance of 280.27 feet to a nail; thence South 81 degrees East along lands now or formerly of Kuntz and Stahlman, a distance of 479.8 feet to a nail in the base of a tree stump, the place of beginning. CONTAINING 3.17 acres, more or less.

Said real property is located on Jefferson County Assessment Maps as

No. 06-017-0110 XB.

The sale of the above described real property is to be held on the judgment entered in the Court of Common Pleas of Jefferson County, Pennsylvania by Community First Bank against Brian E. Miller and Kathy M. Miller at No. 449 C.D. 2013.

All parties in interest and claimants are further notified that a Schedule of Proposed Distribution will be filed by the Sheriff by September 8, 2014 and that said distribution will be made in accordance with said Schedule unless exceptions are filed thereto within ten (10) days thereafter.

All bids must be paid in full when the property is stricken down.

If all conditions of the sale are not met within one (1) hour of sale the property at the conclusion of the hour will again be put up and sold at the expense and risk of the person to whom first sold.

Carl J. Gotwald, Sr., Sheriff
County of Jefferson
Commonwealth of Pennsylvania
3t's: Aug. 7, 14, 21