

LEGAL ADS

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:

Bradford, William B., deceased, of Clairton, PA. No. 05718 of 2025. William B. Bradford, Jr., Extr., 885A Putnam Ave., Brooklyn, NY 11221.

25-03432 Sep 18, 25; Oct 2, 2025

Ferree, Faith Ann, deceased, of Glassport, PA. No. 4674 of 2025. Michelle Renee Stafford, Extr., 3032 Hogback Road, Finleyville, PA 15332 or to Daniel F. Bekavac Law Offices, 400 Market St., Elizabeth, PA 15037.

25-03440 Sep 18, 25; Oct 2, 2025

Follen, Bernice, deceased, of Avalon, PA. No. 04353 of 2025. Cynthia Munsch, Co-Extr. and Alane Barringer, Co-Extr., 1212 Maymont Drive, Bedford, VA 24523 or to Robert E. Pendergast, Esq., 541 Lincoln Ave., Pittsburgh, PA 15202.

25-03428 Sep 18, 25; Oct 2, 2025

Franchek, Henry A. a/k/a Anthony Henry Franchek a/k/a Henry Anthony Franchek, deceased, of Findlay Township, PA. No. 05366 of 2025. George Franchek, Extr., 103 Craig Street, Imperial, PA 15126 or to Lawrence E. Bolind, Jr., Esq., 238 Main St., Imperial, PA 15126.

25-03429 Sep 18, 25; Oct 2, 2025

Holloway, Ronald D. a/k/a Ronald Decatur Holloway, deceased, of Pittsburgh, PA. No. 04003 of 2025. Ronald Holloway, Extr., 123 Ridge Road, Monongahela, PA 15063.

25-03435 Sep 18, 25; Oct 2, 2025

Kleber, Kenny E. a/k/a Kenny Edwin Kleber, deceased, of McKeesport, PA. No. 05221 of 2025. Michelle Booth, Extr., 1229 Bunker Hill Road, McKeesport, PA 15135.

25-03434 Sep 18, 25; Oct 2, 2025

Lewis, Kenneth C., deceased, of Pittsburgh, PA. No. 05897 of 2025. Sheila Finch, Extr., c/o Karen E. Bononi, Esq., Cafardi Ferguson + Wyrick, 2605 Nicholson Road, Suite 2201, Sewickley, PA 15143.

25-01849w Sep 18, 25; Oct 2, 2025

Marian, Alan A. a/k/a Alan A. Marian, Sr., deceased, of Pittsburgh, PA. No. 05603 of 2025. Alan A. Marian, Jr., Admr., 3001 Ironwood Circle, Jeannette, PA 15644 or to Molly M. Creenan, Esq., Creenan & Baczkowski, PC, 3907 Old William Penn Hwy., Ste. 304, Murrysburg, PA 15668.

25-03436 Sep 18, 25; Oct 2, 2025

McKenzie, Jeffrey A., deceased, of McKeesport, PA. No. 03831 of 2025. John R. McKenzie, Admr., 652 Scenery Drive, Elizabeth, PA 15037.

25-03437 Sep 18, 25; Oct 2, 2025

Null, Dennis a/k/a Dennis B. Null, deceased, of Turtle Creek, PA. No. 05716 of

2025. Denise Germanowski, Admr., 37 Ann Arbor Ave., Pittsburgh, PA 15229.

25-03433 Sep 18, 25; Oct 2, 2025

Regan, Diane a/k/a Diane Lyn Regan a/k/a Diane L. Regan, deceased, of Lancaster, CA. No. 5765 of 2025. Lyndsey Lanser, Admr., 30 North Bryant Avenue, Pittsburgh, PA 15202 or to Ryan M. Froehlich, Esq., Howard S. Auld and Associates, 5018 William Flynn Highway, Gibsonia, PA 15044.

25-03431 Sep 18, 25; Oct 2, 2025

Rippole, Carol A., deceased, of Stowe Township, PA. No. 4593 of 2025. Linda A. Rippole Honath, Extr., 4021 Firethorn Drive, McKees Rocks, PA 15136 or to Dennis A. Uram, Esq., 342 Forest Grove Rd., Coraopolis, PA 15108.

25-01844w Sep 18, 25; Oct 2, 2025

Shomer, Yehuda, deceased, of Pittsburgh, PA. No. 03058 of 2023. Avraham M. Cohen, Co-Admr. and Elchonon D. Friedman, Co-Admr., PO Box 8202, Pittsburgh, PA 15217 or to Kim A. Bodnar, Esq., 304 Ross Street, Suite 701, Pittsburgh, PA 15219.

25-01841w Sep 18, 25; Oct 2, 2025

Soulchin, Robert, deceased, of Monroeville, PA. No. 06007 of 2025. Robert Soulchin, Jr., Extr., c/o Timothy J. Giltinan, Esq., John W. Giltinan Esq., P.C., 603 Stanwick Street, Ste. 1679, Pittsburgh, PA 15222.

25-01843w Sep 18, 25; Oct 2, 2025

Tucker, Deborah D., deceased, of Wilkinsburg, PA. No. 05674 of 2024. Nikia Simone Tucker, Extr., 314 Sunnyland Ave., Pittsburgh, PA 15227 or to Mary Margaret Isabella, Esq., The Manor Building, Suite 206, 4701 Baptist Road, Pittsburgh, PA 15227-1176.

25-03439 Sep 18, 25; Oct 2, 2025

Welty, Edward N., deceased, of West Elizabeth, PA. No. 05719 of 2025. Dorothy K. Welty, Admr., 720 5th Street, Box 547, West Elizabeth, PA 15088.

25-03438 Sep 18, 25; Oct 2, 2025

Zarra, Judith Ann a/k/a Judith Zarra, deceased, of Pittsburgh, PA. No. 05711 of 2025. John J. Zarra, Jr., Extr., 427 Labrador Lane, Jefferson Hills, PA 15025 or to Laura E. Balzarini, Esq., Balzarini & Watson, 310 Grant Street, Suite 3303, Pittsburgh, PA 15219.

25-01842w Sep 18, 25; Oct 2, 2025

Cassidy, Beverly G., deceased, of Monroeville, PA. No. 05580 of 2025. Evan Schall, Extr., 3228 Sassafra Way, Apt. 438, Pittsburgh, PA 15201 or to Gary J. Gushard, Esq., Tucker Arensberg, P.C., 1500 One PPG Place, Pittsburgh, PA 15222.

25-03365 Sep 11, 18, 25, 2025

Galla, Joanne A., deceased, of Bridgeville, PA. No. 04197 of 2025. Bernard Galla, Extr., 10 Landgraf Avenue, Bridgeville, PA 15017.

25-01787w Sep 11, 18, 25, 2025

George, Rachel a/k/a Mary Rachel George, deceased, of Pittsburgh, PA. No. 05334 of 2025. Marilyn Roll, Extr., 119 Maple Drive, Warrendale, PA 15086 or to Maureen P. Gluntz, Esq., 1310 Old Freeport Road, Unit 111475, Pittsburgh, PA 15238.

25-03370 Sep 11, 18, 25, 2025

Gordon, Kerry J., deceased, of Penn Hills, PA. No. 05453 of 2025. Meghan J. Roquemore, Co-Admr. and Matthew J. Gordon, Co-Admr., c/o John W. Ament, Esq., Ament Law Group, P.C., 3950 William Penn Highway, Suite 5, Murrysburg, PA 15668.

25-03369 Sep 11, 18, 25, 2025

Johnson, Albert R. a/k/a Albert Johnson, deceased, of Pittsburgh, PA. No. 05763 of

2025. Andrew R. Johnson, Extr., c/o Johanna C. Guehl, Esq., Law Offices of Johanna C. Guehl, 1725 Washington Road, Suite 305, Pittsburgh, PA 15241-1207.

25-01788w Sep 11, 18, 25, 2025

Kapinski, Sophia, deceased, of Pittsburgh, PA. No. 02958 of 2025. Daniel J. Kapinski, Extr., 6100 Broad Street, South Park, PA 15129 or to Carol Sikov Gross, Esq., CELA, Sikov and Love, P.A., Grant Building, Suite 1110, 310 Grant Street, Pittsburgh, PA 15219.

25-03367 Sep 11, 18, 25, 2025

Lyons, Daniel E., deceased, of Pittsburgh, PA. No. 01504 of 2025. Daniel J. Lyons, Admr., 14 Maria Drive, New Egypt, NJ 08533 or to James R. Baker, Esq., Sikov and Love, P.A., 310 Grant Street, Grant Building, Suite 1110, Pittsburgh, PA 15219.

25-03368 Sep 11, 18, 25, 2025

Stalder, Brianna Lynn, deceased, of Pittsburgh, PA. No. 05734 of 2025. Taylor Stalder, Admr., c/o Eric J. Beinhart, Esq., Anderson Law Firm, LLC, 429 Fourth Avenue, Suite 602, Pittsburgh, PA 15219.

25-01796w Sep 11, 18, 25, 2025

Staupe, Carol Ann a/k/a Carol A. Staupe, deceased, of Pittsburgh, PA. No. 01025 of 2025. Ida Mae Bichler, Extr., 610 Overbrook Blvd., Pittsburgh, PA 15210 or to Kathryn M. Wakefield, Esq., Wakefield Law Group, P.C., PO Box 5053, Pittsburgh, PA 15206.

25-03366 Sep 11, 18, 25, 2025

Tronsberg, Jr., John F., deceased, of North Braddock, PA. No. 05762 of 2025. Deborah Ruth Vranko, Admr., c/o Mallory P. Gold, Esq., Gold Law, LLC, 2520 Mosside Boulevard, Monroeville, PA 15146.

25-01791w Sep 11, 18, 25, 2025

Zelenak, James R., deceased, of Pittsburgh, PA. No. 5655 of 2025. Kathleen Moore, Extr., 152 Lehman Drive, Carlisle, PA 17013 or to Jay R. Hagerman, Esq., Abernethy & Hagerman, 4927 William Flinn Highway, Allison Park, PA 15101.

25-01793w Sep 11, 18, 25, 2025

Bortmess, Roy W. a/k/a Roy Willard Bortmess, deceased, of Pittsburgh, PA. No. 05212 of 2025. Pam Mueller, Extr., c/o Rebecca A. Olds, Esq., Pittsburgh Estate Law, P.C., 1501 Mt. Royal Blvd., Glenshaw, PA 15116.

25-01733w Sep 4, 11, 18, 2025

Coppage, Jada Achante a/k/a Jada Coppage, deceased, of Pittsburgh, PA. No. 02050 of 2025. Shavon Teague, Admr., 1627 Nash Avenue, Pittsburgh, PA 15235 or to Carol Sikov Gross, Esq., CELA, Sikov and Love, P.A., Grant Building, Suite 1110, 310 Grant Street, Pittsburgh, PA 15219.

25-03276 Sep 4, 11, 18, 2025

Cotter, Barbara A., deceased, of Sewickley, PA. No. 04500 of 2025. Daniel J. Cotter, Extr., 349 Scaife Road, Sewickley, PA 15143 or to Sean J. Carmody, Esq., Carmody & Ging, LLC, 801 Vinial Street, 3rd Floor, Pittsburgh, PA 15212.

25-01738w Sep 4, 11, 18, 2025

Daugherty, Lydia G. a/k/a Lydia Daugherty, deceased, of Allison Park, PA. No. 5448 of 2025. Donna Lee Dumich, Extr., 1404 Broadway Avenue, McKees Rocks, PA 15136 or to David P. Siegel, Esq., 27 McKrell Road, Russellton, PA 15076.

25-03275 Sep 4, 11, 18, 2025

Eltringham, William Albert, deceased, of Pittsburgh, PA. No. 04946 of 2025. Jill Germinaro, Admr., 623 Greenlee Rd., Pittsburgh, PA 15227 or to Erik V. Scully, CPA, Esq., Scully & Scully, LLP, 7500 Brooktree Road, Ste. 202, Wexford, PA 15090.

25-03268 Sep 4, 11, 18, 2025

Guillory, Dianne Broussard a/k/a Dianne B. Guillory, deceased, of Pittsburgh, PA. No. 05601 of 2025. Sean C. J. Guillory, Extr., 5513 Margaretta Street, Pittsburgh, PA 15206 or to Amanda J. McCracken Raber, Esq., Bennington Law Firm, LLC, 5854 Ellsworth Avenue, Pittsburgh, PA 15232.

25-01730w Sep 4, 11, 18, 2025

Herceg, Ronald Kent, deceased, of Pittsburgh, PA. No. 05487 of 2025. Claudette Lee Herceg, Admr., 704 Enfield Street, Rear, Pittsburgh, PA 15213 or to Richard J. Catalano, Esq., Richard J. Catalano, P.C., 468 Lincoln Hwy., North Versailles, PA 15137.

25-03270 Sep 4, 11, 18, 2025

Lamb, Vivian J., deceased, of Glenshaw, PA. No. 05280 of 2025. Kevin J. Lamb, Extr., c/o Rebecca A. Olds, Esq., Pittsburgh Estate Law, P.C., 1501 Mt. Royal Blvd., Glenshaw, PA 15116.

25-01734w Sep 4, 11, 18, 2025

Merchant, Jr., Ralston Wentworth, deceased, of Pittsburgh, PA. No. 05523 of 2025. Robert E. Guth, Extr., 205 Brawley Harbor Place, Mooresville, NC 28117 or to Amy E. Bentz, Esq., Bentz Law Firm, P.C., The Washington Center Building, 680 Washington Road, Pittsburgh, PA 15228.

25-01732w Sep 4, 11, 18, 2025

Sotos, Andrew Nicholas a/k/a Andreas N. Sotos a/k/a Andrew N. Sotos a/k/a Anrew N. Sotos, deceased, of Pittsburgh, PA. No. 02076 of 2025. Peter N. Sotos, Extr., 1320 Sarver Road, Freeport, PA 16229 or to Joseph B. Pisano, Esq., Charlton Law, 617 S. Pike Rd., Sarver, PA 16055.

25-01739w Sep 4, 11, 18, 2025

Strahsmeier, John T., deceased, of Sewickley, PA. No. 05329 of 2025. Erik Strahsmeier, Extr., c/o Jeanne M. Marquette, Esq., Pittsburgh Estate Law, P.C., 1501 Mt. Royal Blvd., Glenshaw, PA 15116.

25-01737w Sep 4, 11, 18, 2025

Notice of Action in Mortgage Foreclosure

In the Court of Common Pleas of Allegheny County, Pennsylvania
Civil Action-Law
MG-25-000666

NewRez LLC d/b/a Shellpoint Mortgage Servicing, Plaintiff

vs.

Joshua Hayes, as believed Heir to the Estate of Cynthia J. Kozup; Jeremy Hayes, as believed Heir to the Estate of Cynthia J. Kozup; Unknown Heirs to the Estate of Cynthia J. Kozup; Unknown Administrators to the Estate of Cynthia J. Kozup, Defendants

TO: Joshua Hayes, as believed Heir to the Estate of Cynthia J. Kozup; Unknown Heirs to the Estate of Cynthia J. Kozup; Unknown Administrators to the Estate of Cynthia J. Kozup:

You are hereby notified that Plaintiff, NewRez LLC d/b/a Shellpoint Mortgage Servicing, filed an Action in Mortgage Foreclosure endorsed with a Notice to Defend, in the Court of Common Pleas of Allegheny County, Pennsylvania, docketed to No. MG-25-000666, seeking to foreclose the mortgage secured by the real estate located at 1213 Washington Avenue a/k/a 1213-1215 Washington Avenue, Carnegie, PA 15106.

A copy of the Action in Mortgage Foreclosure will be sent to you upon request to the Attorney for the Plaintiff, MDK Legal, P. O. Box 165028, Columbus, OH 43216-5028. Phone 614-220-5611.

You have been sued in court. If you wish to defend against the claims in this notice, you must take action within twenty (20) days after this publication, 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 you and a judgment may be entered against you by the court 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 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
4th Floor Koppers Building
436 Seventh Avenue
Pittsburgh, PA 15219
(412) 261-5555
25-03407 Sep 18, 2025