

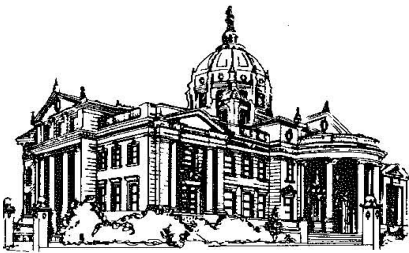
WASHINGTON COUNTY REPORTS

Vol. 102

JUNE 2, 2022

No. 46

Official Legal Periodical for Washington County, Pennsylvania. Established March 31, 1920.
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SERVING THE LEGAL COMMUNITY OF WASHINGTON COUNTY, PENNSYLVANIA

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FOR RETURN SERVICE: 119 S. College St., Washington, PA 15301

**PERIODICAL PUBLICATION. DATED MATERIAL.
DO NOT DELAY DELIVERY.**

ESTATE NOTICES**FIRST PUBLICATION****Bohn, Edith Jane**

a/k/a Jane Bohn
Late of South Strabane Twp.
Washington Co., PA
File No. 63-22-0366

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Drew A. Bohn c/o

Attorney: Mark E. Casper, Jr., Esq.,
Jones, Gregg, Creehan & Gerace, LLP,
411 Seventh Ave., Ste. 1200, Pittsburgh,
PA 15219

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Clark, Stephanie Ann

a/k/a Stephanie A. Clark
Late of Amwell Twp.
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor & Attorney: Cary D. Jones,
Esq., Marriner, Jones & Fitch, 6 S. Main
St., Ste. 600, Washington, PA 15301

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Hatfield, Wilma V.

Late of Washington
Washington Co., PA
File No. 63-22-0794

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or

attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Keith Hatfield, 1333 Deerfield Rd., Washington, PA 15301

Attorney: Clark A. Mitchell, Esq., Law
Offices of Clark A. Mitchell, 17 S. College St., Washington, PA 15301

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Izzo, Wilma L.

a/k/a Wilma Izzo
Late of Carroll Twp.
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Mary Louise Izzo, 4517 Winfield St., Harrisburg, PA 17109

Attorney: Mark E. Ramsier, Esq., 823
Broad Ave., Belle Vernon, PA 15012

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Knight, Ferne C.

Late of Washington
Washington Co., PA
File No. 63-22-0695

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Debra K. Chain a/k/a Debra M. Chain, 18 Willow Ct., Ridgefield, CT 06877

Attorney: E.J. Julian, Esq., Julian Law Firm, 71 N. Main St., Washington, PA 15301

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Lento, Barbara Ann

a/k/a Barbara A. Lento
Late of Chartiers Twp.
Washington Co., PA
File No. 63-22-0119

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Betsy Renee McCarthy, 428 S. Washington St., Hastings, MI 49058

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Mason, Richard Lee

a/k/a Richard L. Mason
a/k/a Richard Mason
Late of Vestaburg
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Debra Hughes c/o

Attorney: Mark M. Mehalov, Esq., 18
Miller Street Sq., P.O. Box 2123,
Uniontown, PA 15401

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Matthews, Sr., Thomas J.

a/k/a Thomas Joseph Matthews
Late of Washington
Washington Co., PA
File No. 63-22-0730

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Joanne Longstreath, 1951 The Road, Washington, PA 15301

Attorney: Dennis M. Makel, Esq., Makel & Assoc., LLC, 98 E. Maiden St., Washington, PA 15301

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Milich, Elaine H.

a/k/a Elaine Milich
Late of Brownsville
Washington Co., PA
File No. 63-22-0677

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Karen Haiden, 136 Rices Landing Rd., Rices Landing, PA 15357

Attorney: Lisa J. Buday, Esq., P.O. Box 488, California, PA 15419

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Molinko, Florence

a/k/a Florence Marie Molinko
Late of McMurray
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Kimberly Boyd, 108 Nancy Ln., McMurray, PA 15317

Attorney: Jeffrey P. Derrico, Esq., Greenlee Derrico Posa, LLC, 60 E. Beau St., Washington, PA 15301

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Murr, Lillian

a/k/a Lillian June Murr
Late of East Washington Borough
Washington Co., PA
File No. 63-22-0833

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Robert McFall, 1703B
Dick Pond Rd., Myrtle Beach, SC 29575

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Sprock, Sandra Lee

a/k/a Sandra Lee Spence
Late of Canton Twp.
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Jerald Ray Dobroski,
48 Spring St., Charleroi, PA 15022

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Wrubleski, Rose

a/k/a Rose L. Wrubleski
Late of South Strabane Twp.
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Albert J. Wrubleski, 448 Country Club Rd., Washington, PA 15301

Attorney: Thomas O. Vreeland, Esq., Bassi, Vreeland & Assoc., P.C., 62 E. Wheeling St., Washington, PA 15301

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Zirngibl, Nancy O.

a/k/a Nancy Clare Zirngibl
Late of West Bethlehem
Washington Co., PA
File No. 63-22-0816

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: David M. Zirngibl, 5 Piper Rd.,
West Bethlehem, PA 15345

Attorney: Daniel L. Goodyear, Esq.,
Sciullo & Goodyear, 3809 Willow Ave.,
Castle Shannon, PA 15234

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SECOND PUBLICATION

Barber, Richard

Late of Stockdale
Washington Co., PA
File No. 63-22-0811

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Wendy Barber, P.O. Box
227, Stockdale, PA 15483

Attorney: Michele P. Conti, Esq., 986
Brodhead Rd., Moon Twp., PA 15108

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Bartoletti, Sr., Richard A.

Late of Washington
Washington Co., PA
File No. 63-22-0800

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney.

ney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Gineen Ferrara FKA Gineen Bartoletti, 502 Harvester Dr., Oakdale, PA 15071

Attorney: Wayne M. Chiurazzi, Esq., 101 Smithfield St., Pittsburgh, PA 15222

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Belcastro, Tracy

Late of McDonald
Washington Co., PA
File No. 63-22-0056

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Deborah J. Belcastro, 341 Waterdam Rd., McDonald, PA 15057

Attorney: Edwin W. Russell, Esq., Meyer Unkovic & Scott, LLP, Henry W. Oliver Bldg., 535 Smithfield St., Ste. 13, Pittsburgh, PA 15222

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Bethem, Gregg Leonard

Late of Fallowfield Twp.
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administratrix or attorney, and all persons indebted to the decedent to make payment to the Administratrix without delay.

Administratrix: Angela Atkins, 816 Barclay Rd., Indiana, PA 15701

Attorney: Megan A. Kerns, 1747 Ros-traver Rd., Belle Vernon, PA 15012

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Dewey, Sandra L.

Late of McDonald Borough
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Jamie Grady, 3402 Gulf Shores Dr., Las Vegas, NV 89122

Attorney: Kathleen B. Murren, Esq., Skarlatos Zonarich, 320 Market St., Ste. 600W, Harrisburg, PA 17101

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Herriott, Donald K.

Late of Midway Boro
Washington Co., PA
File No. 63-22-0080

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: James Fulmer, 1105 Robinson Hwy., McDonald, PA 15057

Attorney: Loretta B. Kendall, Esq., 364 E. Lincoln Ave., McDonald, PA 15057

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Hoelle, James D.

Late of N. Franklin Twp.
Washington Co., PA
File No. 63-22-0764

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Dara Hoelle, 118 Clubside Dr., Canonsburg, PA 15317

Attorney: Kiersten L. Lane, Esq., P.O. Box 38667, Pittsburgh, PA 15238

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Levandosky, William P.

Late of Marianna
Washington Co., PA
File No. 63-2022-0192

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Margaret Roule, 23 2nd St.,
Marianna, PA 15345

Attorney: Marjorie A. Marotta, Esq., 4160
Washington Rd., Ste. 208, McMurray, PA
15317

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McCollum, James Stanley

Late of Carroll Twp.
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administratrix or attorney, and all persons indebted to the decedent to make payment to the Administratrix without delay.

Administratrix: Ruth Ann Fidanzato,
10566 Valentine Rd. N., Tallahassee, FL
32317

Attorney: Bradley M. Bassi, Esq., Bassi,
Vreeland & Assoc., P.C., P.O. Box 144,
111 Fallowfield Ave., Charleroi, PA
15022

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Menhart, Gail

Late of East Bethlehem
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Richard Menhart, 101 Fanton Ln., Prosperity, PA 15329

Attorney: Timothy N. Logan, Esq., Logan & Gatten, 54 N. Richhill St., Waynesburg, PA 15370

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Menhart, Sr., Frank C.

Late of East Bethlehem
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Richard Menhart, 101 Fanton Ln., Prosperity, PA 15329

Attorney: Timothy N. Logan, Esq., Logan & Gatten, 54 N. Richhill St.,

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Merrill, Lane F.

a/k/a Lane Merrill
Late of Chartiers Twp.
Washington Co., PA
File No. 63-21-1868

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Nancy Mastrangioli,
680 Allison Hollow Rd., Washington, PA
15301

Attorney: Marjorie A. Marotta, Esq.,
4160 Washington Rd., Ste. 208,
McMurray, PA 15317

_____ WCR Vol 102 Issues 45,46,47

Nebel, Jr., Charles J.

Late of Canonsburg Borough
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is

hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Dorothy M. Nebel c/o
Attorney: Vance E. Antonacci, Esq.,
 McNees Wallace & Nurick, LLC, 570
 Lausch Ln., Ste. 200, Lancaster, PA
 17601

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Poness, Patricia Marie

Late of Strabane
 Washington Co., PA
 File No. 63-21-1789

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Rosemary Pepper,
 427 McGovern Rd., Houston, PA 15342
Attorney: Marjorie A. Marotta, Esq.,
 4160 Washington Rd., Ste. 208,
 McMurray, PA 15317

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Sabo, Erin M.

a/k/a Erin Maureen Sabo, MD
 Late of Smith Twp.
 Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Daniel P. Sabo, 31 Number 3
 Hill Rd., Burgettstown, PA 15021
Attorney: Thomas O. Vreeland, Esq., Bas-
 si, Vreeland & Assoc., P.C., 62 E. Wheel-
 ing St., Washington, PA 15301-4804

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Vensel, John Paul

a/k/a Jack Vensel a/k/a John P. Vensel
 Late of Donegal Twp.
 Washington Co., PA
 File No. 63-22-0726

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executors or attorney, and all persons indebted to the decedent to make payment to the Executors without delay.

Executors: Pamela Celeste McPherson &
 John Paul Vensel II c/o
Attorney: John Paul Vensel, II., Esq.,
 6 S. Main St., Ste. 518, Washington, PA
 15301

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Williams, Theda G.

Late of Claysville
 Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Frederick Thomas Williams,
 11 Milliken Blvd., West Alexander, PA
 15376
Attorney: William H. Knestrick, Esq.,
 Neighborhood Attorneys, LLC, 8 East
 Pine Ave., Washington, PA 15301

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THIRD PUBLICATION

Columbine, Charles Gasper

a/k/a Charles G. Columbine
 Late of Charleroi
 Washington Co., PA
 File No. 63-22-0716

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons hav-

ing claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Kenneth Bradley Mellor, 1800 Main St., Ste. 200, Canonsburg, PA 15317

Attorney: Kathryn Gioia, Esq., Bowles Rice LLC, 1800 Main St., Ste. 200, Canonsburg, PA 15317

WCR Vol 102 Issues 44,45,46

Columbus, Garry John

Late of Winter Haven, Polk County, FL
Washington Co., PA
File No. 63-22-0253

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Terri Pike, 4335 Hill Forrest Dr., Kingwood, TX 77345

Attorney: Geoffrey P. Wozman, Esq., 100 Ross St., Ste. 130, Pittsburgh, PA 15219

WCR Vol 102 Issues 44,45,46

Drow, John Anthony

a/k/a John A. Drow
Late of Coal Center
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: John Adam Drow, 408 West 8th St., Florence, KS 66851

Attorney: Bradley M. Bassi, Esq., Bassi, Vreeland & Assoc., P.C., P.O. Box 144, 111 Fallowfield Ave., Charleroi, PA 15022

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Duran, Joann P.

Late of Bulger
Washington Co., PA
File No. 63-22-0682

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Laurie Crawford, 137 Decker Ln., Monroe, TN 38573

Attorney: Joseph L. Luvara, Esq., 2 PPG Place, Ste. 400, Pittsburgh, PA 15222

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Gisoni, Sr., Joseph A.

a/k/a Joseph A. Gisoni
Late of City of Washington
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Joseph A. Gisoni, Jr. c/o

Attorney: Mark Geary, Esq., 225 Washington Trust Bldg., 6 South Main St., Washington, PA 15301

WCR Vol 102 Issues 44,45,46

Keplar, Louis J.

Late of California
Washington Co., PA
File No. 63-22-0670

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Ann M. Keplar, 118 4th St., California, PA 15419

Attorney: Lisa J. Buday, Esq., P.O. Box 488, California, PA 15419

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Major, Joyce A.

Late of Borough of Donora
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Vicki M. Wichterman, 378 Patterson Ln., Rostraver Twp., PA 15012
Attorney: Mark J. Shire, Esq., Shire Law Firm, 1711 Grand Blvd., Park Centre, Monessen, PA 15062

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Pesognelli, Dominick A.

a/k/a Dominick Anthony Pesognelli
Late of Monongahela
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Dominick A. Pesognelli, Jr., 777 Kennedy St., Monongahela, PA 15063

Attorney: Bradley M. Bassi, Esq., Bassi, Vreeland & Assoc., P.C., P.O. Box 144, 111 Fallowfield Ave., Charleroi, PA 15022

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Piatt, Doris Ann

Late of Washington
Washington Co., PA
File No. 63-22-0787

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having

claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Donald R. Piatt, 4488 Picket Court, Mason, OH 45040

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Sabatasse, Tina M.

Late of City of Washington
Washington Co., PA
File No. 63-22-0741

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Jalen M. Morris, 132 Piatt Estates Dr., Washington, PA 15301

Attorney: Stephen J. Taczak, Esq., Taczak Law Office, LLC, 12 N. Jefferson Ave., Canonsburg, PA 15317

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Schaum, Joan L.

Late of City of Monongahela
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Charles V. Schaum, 217 Grace Manor Dr., Coraopolis, PA 15108

Attorney: Richard C. Mudrick, Esq., 300 Fallowfield Ave., Charleroi, PA 15022

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Scorza, Helen

a/k/a Helen Rose Scorza
Late of Bentleyville
Washington Co., PA

The Register of Wills has granted Letters

on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Melissa Scorza, P.O. Box 263, Amity, PA 15311

Attorney: Gregory C. Hook, Esq., 189 W. High St., P.O. Box 792, Waynesburg, PA 15370

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Walters, Ruth C.

Late of South Strabane Twp.
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Co-Executors or attorney, and all persons indebted to the decedent to make payment to the Co-Executors without delay.

Co-Executors: John Henry Holzapfel, Isabelle Holzapfel c/o

Attorney: Frank C. Roney, Jr., Esq.,
382 W. Chestnut St., Ste. 102, Washington, PA 15301

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CORPORATION NOTICES

Fictitious Name Registration

Notice is hereby given that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on February 03, 2022 for **Meturetor** at 529 Cherryhill Drive, Bridgeville, PA 15017. The name and address of each individual interested in the business is Michael Kohler at 529 Cherryhill Drive, Bridgeville, PA 15017. This was filed in accordance with 54 PaC.S. 311.417

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NOTICE IS HEREBY GIVEN THAT a Certificate of Organization was filed with the Department of State of the Commonwealth of Pennsylvania on March 31, 2022, for a Limited Liability Company formed under the Pennsylvania Uniform Limited Liability Company Act of 2016. The name of the company is: **BELLA EXCAVATING & DEVELOPMENT, LLC**. Its principal place of business is 171 Pine Street, Roscoe, Pennsylvania 15477

Mark J. Shire, Esquire
Pa.I.D. #44843
SHIRE LAW FIRM
1711 Grand Boulevard
Park Centre
Monessen, PA 15062
Tele: (724) 684-8881
Fax: (724) 684-7475
Email: shire@shirelaw.com

WCR Vol 102 Issue 46

REAL PROPERTY NOTICE

**ACTION TO QUIET TITLE
NOTICE**

TO: THOMAS POLOVICHACK, JOHN PETROS, THE ESTATE OF LEO DOBROSKY, THE ESTATE OF CHESTER DOBROSKY, THE ESTATE OF STANLEY DOBROSKY, THE ESTATE OF WALTER DOBROSKY, PETE B. RUCKI, EDWARD DOBROSKY and any and all unknown occupants of 432 Grunderville Road, Warren, Warren County, Pennsylvania, 16365.

Please take notice that John Smelko, Plaintiff, has filed a complaint to Quiet Title against the above name defendants, and others who may have an interest in 432 Grunderville Road, Warren, Pennsylvania, 16365, in the Court of Common Pleas of Warren County, Pennsylvania, Civil Division, at Docket No.: 77-2022. Plaintiff is the owner of the described property situate in the Township of Pleasant, County of Warren and Commonwealth of Pennsylvania, bearing parcel number YV-933-644600-000, more commonly known as 432 Grunderville Road, Warren, Pennsylvania, 16365. The defendants may have some interest in the above described property. Plaintiff has filed this action to quiet title to the property and seek to bar the defendants from ever asserting any right, title, interest, lien or claim against the property.

NOTICE TO DEFEND

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 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 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.

PA Lawyer Referral Services
PA Bar Association
100 South Street
Harrisburg, PA 17108
Phone (800) 692-7375

Northwestern Legal Services
First Niagara Bldg., 4th Floor
315 Second Ave., Suite 401
Warren, PA 16365
Phone (800) 665-6957

William J. Gagliardino, Esquire
THE LAW OFFICES WILLIAM J.
GAGLIARDINO
1310 Old Freeport Rd.
Box 111293
Pittsburgh, PA 15238
(412) 837-2505
wjg@gagliardinolaw.com

WCR Vol 102 Issue 46

MISCELLANEOUS NOTICE

IN THE COURT OF COMMON PLEAS
OF WASHINGTON COUNTY,
PENNSYLVANIA
CIVIL DIVISION

NO: CV-2022-2454

**WILLIAM A. CAMPBELL,
and MARY C. CAMPBELL,
husband and wife, PLAINTIFFS**

v.

CANTON TOWNSHIP, DEFENDANT.

**HEARING NOTICE/
NOTICE OF DEFAULT**

**NOTICE TO the Defendant, Canton
Township:**

You are notified that, by virtue of Court Order dated May 12, 2022 and filed of record in the Washington County Prothonotaries Office at the above captioned case number, a hearing on Plaintiff's Motion for Default Judgment/Summary Judgment is scheduled for August 3, 2022 at 9:00 a.m. in Courtroom number 6 of the Washington County Courthouse. Should you wish to object, or otherwise contest, the requested relief, you must appear to so note said objection.

FURTHER, YOU ARE IN DEFAULT BECAUSE YOU HAVE FAILED TO ENTER A WRITTEN APPEARANCE PERSONALLY OR BY ATTORNEY AND FILE YOUR DEFENSES OR OBJECTIONS WITH THE COURT. UNLESS YOU ACT BEFORE, OR DURING, THE HEARING ON AUGUST 3, 2022, THE CASE MAY PROCEED WITHOUT YOU AND A JUDGMENT MAY BE ENTERED WITHOUT FURTHER NOTICE FOR THE RELIEF REQUESTED BY THE PLAINTIFF. YOU MAY LOSE MONEY OR PROPERTY OR OTHER RIGHTS IMPORTANT TO YOU.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A

LAWYER, OR CANNOT AFFORD REPRESENTATION, YOU MAY BE ELIGIBLE FOR OR QUALIFY FOR AN ATTORNEY AT A REDUCED FEE OR NO FEE. PLEASE CONTACT THE BELOW AGENCIES:

Southwestern Pennsylvania
Legal Aid Society
10 West Cherry Avenue
Washington, Pennsylvania, 15301
(724) 225-6170

Washington County Bar Association
119 South College Street,
Washington, Pennsylvania, 15301
(742) 225-6710

Christopher J. Blackwell, Esq.
PA ID# 324512
Blackwell & Associates
6 South Main St., Ste 321
Washington, PA 15301
724-225-4005

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SHERIFF’S SALE—Anthony E. Andronas, Sheriff

Abstracts of properties taken in execution upon the writs shown, at the number and term shown, as the properties of the severally named defendants, owners or reputed owners, and to be sold by ANTHONY E. ANDRONAS, Sheriff of Washington County, Pennsylvania on **FRIDAY, JULY 8, 2022 at 10:00 o’clock A.M.** in Public Meeting Room 104, Courthouse Square Building, 100 West Beau Street, Washington, Pennsylvania.

CONDITIONS OF SALE: Ten (10%) percent of purchase bid (but not less than Sheriff’s costs) shall be paid in CASH, CERTIFIED FUNDS OR MONEY ORDER at the **completion of the sale** and the balance on or before the following **WEDNESDAY at 4:00 o’clock P.M.** If ten (10%) percent down payment is not made on the day of the sale, or if the balance of payment is not made on Wednesday following the date of sale, the property will again be put up for sale on the following **FRIDAY at 10:00 o’clock A.M.,** at the expense and risk of the bidder from the original sale. A schedule of distribution will be filed by the Sheriff not later than thirty (30) days from the date of the sale and distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. (Complete description of the properties are on file in the Sheriff’s Office at Courthouse Square, 100 West Beau Street, Suite 303, Washington, PA)

BURGETTSTOWN

US BANK TRUST NATIONAL ASSOCIATION, Not In Its Individual Capacity but Solely as Owner Trustee for VRMTG Asset Trust
vs
ERIKA GILBERT

DOCKET #: 2021-5858
JUDGEMENT: \$63,327.39

In the Commonwealth of Pennsylvania,
Washington County, Burgettstown
Borough;

Address: 35 STELLA STREET,
BURGETTSTOWN, PA 15021
Tax #: 070-019-00-01-0007-020

Improvements: Residential Dwelling

Attorney: KML LAW GROUP, P.C.,
(215) 627-1322

CALIFORNIA

PNC BANK, NATIONAL ASSOCIATION, Successor by Merger to National City Bank
vs
TODD A. KLUS, Known Heir of DARLENE KLUS A/K/A DARLENE ANN KLUS A/K/A DARLENE A. KLUS, ET AL

DOCKET #: 2021-7712
JUDGEMENT: \$37,135.24

In the Commonwealth of Pennsylvania,
Washington County, California Borough;

Address: 948 PENNSYLVANIA
AVENUE, CALIFORNIA, PA 15419
Tax #: 080-017-00-03-0001-01

Improvements: Residential Dwelling

Attorney: TUCKER ARENSBERG, P.C.,
(412) 566-1212

CHARLEROI

**TRUIST BANK f/k/a BRANCH
BANKING & TRUST COMPANY**

vs

**DEBORAH R. PROCTOR AND
MARK A. PROCTOR, c/o
Thomas P. Agrafiotis, Esquire**

**DOCKET #: 2018-6471
JUDGEMENT: \$318,406.65**

In the Commonwealth of Pennsylvania,
Washington County, Charleroi Borough;

Address: 331 FALLOWFIELD AVENUE,
CHARLEROI, PA 15022
Tax #: 160-021-00-02-0005-00

Improvements: Residential Dwelling

Attorney: McCABE, WEISBERG &
CONWAY, (215) 790-1010

WCR Vol 102 Issues 46,47,48

MOUNT PLEASANT

**COMMUNITY LOAN SERVICING,
LLC f/k/a BAYVIEW LOAN
SERVICING, LLC**

vs

**PENELOPE G. KRAMER AKA
PENELOPE G. KRAMER**

**DOCKET #: 2021-7762
JUDGEMENT: \$33,506.02**

In the Commonwealth of Pennsylvania,
Washington County, Mount Pleasant
Township;

Address: 1010 SECOND STREET,
MCDONALD, PA 15057
Tax #: 460-012-01-00-0022-00

Improvements: Residential Dwelling

Attorney: KML LAW GROUP, P.C.,
(215) 627-1322

WCR Vol 102 Issues 46,47,48

NEW EAGLE

WELLS FARGO BANK, N.A.

vs

**MARY ANN ROBERTS, as Executrix
of the Estate of RICHARD B.
CHARLTON AKA
RICHARD HARLTON**

**DOCKET #: 2021-6925
JUDGEMENT: \$37,525.98**

In the Commonwealth of Pennsylvania,
Washington County, New Eagle
Borough;

Address: 433 FIRST AVENUE, NEW
EAGLE, PA 15067
Tax #: 480-012-00-01-0029-00

Improvements: Residential Dwelling

Attorney: MANLEY DEAS
KOCHALSKI LLC, (614) 220-5611

WCR Vol 102 Issues 46,47,48

PETERS

**FLEXOSPAN STEEL BUILDINGS,
INC.**

vs

**McCLURE CONSTRUCTION CO.,
LLC, MCCLURE SALES COMPANY,
INC., and, in their individual
capacities, Estate of ROBERT B.
MCCLURE, ET AL**

**DOCKET #: 2021-7495
JUDGEMENT: \$1,806,360.19**

In the Commonwealth of Pennsylvania,
Washington County, Peters Township;

Address: 110 MOORE DRIVE,
MCMURRAY, PA 15317 & VACANT
LOT IN PETERS TWP
Tax #: 540-011-03-02-0009-01 &
(VACANT LAND-540-011-03-02-0009-
02) (2)

Improvements: Residential Dwelling
Attorney: KNOX MCLAUGHLIN
GORNALL & SENNETT, P.C.,
(814) 459-2800

WCR Vol 102 Issues 46,47,48

UNION

**U.S. BANK NATIONAL
ASSOCIATION**

vs

**STACEY DYRWAL, In Her Capacity
as Executrix and Devisee of the Estate
of JUDY L. TALMONTI A/K/A JULY
LYNN TALMONTI A/K/A JUDY
TALMONTI**

**DOCKET #: 2020-1245
JUDGEMENT: \$126,829.34**

In the Commonwealth of Pennsylvania,
Washington County, Union Township;

Address: 3478 ORCHARD AVENUE
A/K/A 3478 ORCHARD DRIVE,
FINLEYVILLE, PA 15332
Tax #: 640-010-02-03-0006-00

Improvements: Residential Dwelling

Attorney: BROCK & SCOTT, PLLC,
(844) 856-6646

WCR Vol 102 Issues 46,47,48

WASHINGTON

WASHINGTON SCHOOL DISTRICT

vs

**JAMES E. DURBIN AND TRACY L.
DURBIN**

**DOCKET #: 2012-1092
JUDGEMENT: \$1,850.84**

In the Commonwealth of Pennsylvania,
Washington County, City of Washington;

Address: 480 BROAD STREET, WASH-
INGTON, PA 15301
Tax #: 780-005-00-02-0002-00

Improvements: Residential Dwelling

Attorney: PORTNOFF LAW
ASSOCIATES, LTD, (866) 720-9748
WCR Vol 102 Issues 46,47,48

WASHINGTON (Cont'd)

**FIRST NATIONAL BANK OF
PENNSYLVANIA**

vs

CHAD R. BAKER

**DOCKET #: 2022-1641
JUDGEMENT: \$109,701.16**

In the Commonwealth of Pennsylvania,
Washington County, City of Washington;

Address: 376 MAPLE AVENUE,
WASHINGTON, PA 15301
Tax #: 770-025-00-04-0005-00

Improvements: Residential Dwelling

Attorney: FIRST NATIONAL BANK OF
PENNSYLVANIA IN-HOUSE COUN-
SEL, 412-320-2191

WCR Vol 102 Issues 46,47,48

WASHINGTON (Cont'd)

CITY OF WASHINGTON

vs

GILES INVEST, L.L.C.

**DOCKET #: 2016-2727
JUDGEMENT: \$1,545.78**

In the Commonwealth of Pennsylvania,
Washington County, City of Washington;

Address: 30 OREGON STREET,
WASHINGTON, PA 15301
Tax #: 710-009-00-03-0013-00

Improvements: Residential Dwelling

Attorney: PORTNOFF LAW
ASSOCIATES, LTD, (866) 720-9748
WCR Vol 102 Issues 46,47,48

WASHINGTON (Cont'd)

**CITY OF WASHINGTON
vs
VALARIE D. SCHNORE**

**DOCKET #: 2019-3887
JUDGEMENT: \$2,088.04**

In the Commonwealth of Pennsylvania,
Washington County, City of Washington;

Address: 643 ALLISON AVENUE,
WASHINGTON, PA 15301
Tax #: 770-008-00-02-0007-00

Improvements: Residential Dwelling

Attorney: PORTNOFF LAW
ASSOCIATES, LTD, (866) 720-9748

WCR Vol 102 Issues 46,47,48

WEST PIKE RUN

**FIRST FEDERAL SAVINGS AND
LOAN ASSOCIATION OF GREENE
COUNTY, as existing under the laws of
the United States**

**vs
DENNIS J. KUROWSKI, II**

**DOCKET #: 2021-7813
JUDGEMENT: \$71,313.11**

In the Commonwealth of Pennsylvania,
Washington County, West Pike Run
Township;

Address: 217 WHITEHALL ROAD,
DAISYTOWN, PA 15427
Tax #: 700-011-00-00-0010-00

Improvements: Residential Dwelling

Attorney: PEACOCK KELLER LLP,
(724) 222-4520

WCR Vol 102 Issues 46,47,48

WASHINGTON (Cont'd)

**WASHINGTON SCHOOL DISTRICT
vs
SIX HUNDRED ONE BEECH ST.
TRUST**

**DOCKET #: 2015-4779
JUDGEMENT: \$1,425.49**

In the Commonwealth of Pennsylvania,
Washington County, City of Washington;

Address: 601 BEECH STREET,
WASHINGTON, PA 15301
Tax #: 760-015-00-01-0017-01

Improvements: Residential Dwelling

Attorney: PORTNOFF LAW
ASSOCIATES, LTD, (866) 720-9748

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