

The Greene Reports

Official Legal Publication for Greene County, Pennsylvania
Owned and operated by Greene County Bar Association
Greene County Courthouse, Waynesburg, PA 15370

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March 5, 2026



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Since October 1982

The Greene Reports

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Honorable Jeffry N. Grimes, President Judge
Honorable Christopher M. Simms, Judge

MOTIONS

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THE GREENE REPORTS

Owned and published by the GREENE COUNTY BAR ASSOCIATION

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EDITORIAL POLICY

All articles published in The Greene Reports are intended to inform, educate or amuse. Any article deemed by the editorial staff to be reasonably interpreted as offensive, demeaning or insulting to any individual or group will not be published.

The views expressed in the articles represent the views of the author and are not necessarily the views of The Greene Reports or the Greene County Bar Association.

The Greene Reports welcomes letters to the Editor both for publication and otherwise. All letters should be addressed to: Editor, The Greene Reports, Greene County Courthouse, 10 East High Street, Waynesburg, PA 15370. Letters must include signature, address and telephone number. Anonymous correspondence will not be published. All letters for publication are subject to editing and, upon submission, become the property of The Greene Reports.

THE GREENE COUNTY BAR ASSOCIATION

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Adam J. Belletti, Vice-President

John R. Headley, Secretary

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ARGUMENTS

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Domestic Relations Contempts: March 24, 2026
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JUVENILE

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DEED TRANSFERS

The following property transfers have been recorded in the Greene County Recorder of Deeds office.

ALEPPO TOWNSHIP

Teresa Schoeck, et ux., to Marshall County Coal Resource Inc, Tracts, Coal, \$40,287.52 (2-26-26)

Harry L. Braddock to Consol Pennsylvania Coal Co LLC, et ux., R/W, Tracts, \$319,125.00 (3-3-26)

Richard P. Lohr a/k/a Richard Lohr, et ux., to Consol Pennsylvania Coal Co LLC, et ux., R/W, Tracts, \$143,500.00 (3-3-26)

Loma H. Parry, et al., to Consol Pennsylvania Coal Co LLC, et ux., R/W, Tracts, \$264,600.00 (3-3-26)

Taryn Hughes to Consol Pennsylvania Coal Co LLC, et ux., R/W, Tract, \$237,200.00 (3-3-26)

CUMBERLAND TOWNSHIP

Visionary Builders USA LLC to Family Ties Home Care Inc, Tracts, \$375,000.00 (2-26-26)

Billie Jean Kovalcheck to Jacob R. Bevard, et ux., 4.051 Acres, \$179,000.00 (3-3-26)

FRANKLIN TOWNSHIP

Steven Lemley, et ux., to Michael Russell, et ux., Lots 1-2, Morris Plan, \$430,000.00 (2-25-26)

John C. McNay, et ux., to Michael J. Larkin, et ux., Lot, \$250,000.00 (2-26-26)

GILMORE TOWNSHIP

Norbert V. Rebholz to Pinebank Yacht Club LLC, 3 Tracts, \$429,759.00 (2-27-26)

Norbert B. Rebholz to Suncrest Holdings LLC, 3 Tracts, Oil, Gas, Coal, Lithium, etc., \$471,104.96 (2-27-26)

GRAY TOWNSHIP

Andrew Scott Wise, et ux., to Fred Alan Morris, 2 Tracts, \$73,962.60 (2-27-26)

JACKSON TOWNSHIP

Harry Daniel Inghram to Consol Pennsylvania Coal Co LLC, et ux., R/W, Tract, \$70,000.00 (3-3-26)

JEFFERSON TOWNSHIP

Dorothy J. McNeely to Travis Eisiminger, Lots 66-68, Jefferson View Plan, \$175,000.00 (3-3-26)

MORGAN TOWNSHIP

Martha Jean Redman Estate, et al., to Christopher Steven Kennedy, Lot 243, Mather, \$98,900.00 (3-3-26)

PERRY TOWNSHIP

Jiang Bing-Hua by Attorney in Fact, et ux., to Qinisile Heebner, Lot, \$29,300.00 (2-26-26)

Martha L. McClure a/k/a Martha E. McClure to UOC Operating LLC, et ux., 213.7535 Acres, O&G, \$446,890.00 (2-27-26)

Jeffrey W. McClure to UOC Operating LLC, et ux., 213.7535 Acres, O&G, \$446,890.00 (2-27-26)

Mark E. McClure to UOC Operating LLC, et ux., 213.7535 Acres, O&G, \$446,890.00 (2-27-26)

RICHHILL TOWNSHIP

Nancy J. Carpenter, et ux., to Firefly Minerals LLC, 58 Acres, O&G, \$31,466.77 (2-25-26)

Consol Pennsylvania Coal Co LLC, et ux., to Jessie J. Wood, et ux., 19 Acres, \$242,219.00 (3-3-26)

WAYNE TOWNSHIP

Jeffrey Blake Shriver Estate a/k/a Jeffrey B. Shriver Estate, et al., to Punjab Park LLC, Tract, \$15,100.00 (2-26-26)

ESTATE NOTICES

NOTICE is hereby given of the grant of letters by the Register of Wills to the Estates of the following named decedents. All persons having claims are requested to make known the same and all persons indebted to the decedent are requested to make payment to the personal representative or his attorney without delay.

FIRST PUBLICATION

BLAIR, WILMA A/K/A WILMA A. BLAIR
Late of Waynesburg, Greene County, Pennsylvania
Executor: John L. Blair, II, 539 North Porter Street, Waynesburg, PA 15370
Attorney: Kirk A. King, Esquire, 77 South Washington Street, Waynesburg, PA 15370

SECOND PUBLICATION

LEMLEY, BETTY ANN A/K/A BETTY A. LEMLEY
Late of Mount Morris, Greene County, Pennsylvania
Executor: Ginny R. Lemley, 532 Mount Morris Road, Mount Morris, PA 15349
Attorney: Kirk A. King, Esquire, 77 South Washington Street, Waynesburg, PA 15370

MASON, JAMES EARL A/K/A JAMES E. MASON
Late of Waynesburg, Greene County, Pennsylvania
Executor: James Herbert Mason, 285 Elm Drive, Waynesburg, PA 15370
Attorney: Kirk A. King, Esquire, 77 South Washington Street, Waynesburg, PA 15370

THIRD PUBLICATION

BARNES, SUSAN DAWN
Late of Rices Landing, Greene County, Pennsylvania
Executrix: Paige Cizmek, 3297 State Route 2011, Scenery Hill, PA 15360
Attorney: Jessica L. Phillips, Esquire, Phillips & Ross, LLC, 82 West High Street, Waynesburg, PA 15370

GOODEN, PATSY A/K/A PATSY COLE GOODEN A/K/A PATSY C. GOODEN
Late of Franklin Township, Greene County, Pennsylvania
Co-Executor: Thomas R. Gooden, 1507 Smith Creek Road, Waynesburg, PA 15370
Co-Executor: Gary M. Gooden, 1684 Smith Creek Road, Waynesburg, PA 15370
Attorney: Brandon K. Meyer, Esquire, 76 North Richhill Street, Waynesburg, PA

15370

SHERIFF'S SALE

**By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. ED-29-2024 AD 124-2023**

Issued out of the Court of Common Pleas of Greene County, Pennsylvania and to me directed, I will expose the following described property at public sale at the Greene County Courthouse in the City of Waynesburg, County of Greene, Commonwealth of Pennsylvania on:

**FRIDAY, MARCH 20, 2026
AT 10:00 O'CLOCK A.M.**

All parties in interest and claimants are further notified that a proposed schedule of distribution will be on file in the Sheriff's Office no later than twenty (20) days after the date of the sale of any property sold hereunder, and distribution of the proceeds will be made in accordance with the schedule ten (10) days after said filing, unless exceptions are filed with the Sheriff's Office prior thereto.

All those two parcels of land situate in Monongahela Township, Greene County, Pennsylvania, described as follows:

Tax Parcel No.: 16-11-104 and Tax Parcel No.: 16-11-104A
BEING also known as 117 Allison Road, Dilliner, PA 15327
BEING Tract Number One and Tract Number Three of the property conveyed by deed from Robert Yelenik to Jonathan A. Sellers and Ashley R. Sellers, dated August 29, 2018 and recorded at Book Volume 517, Page 3515.

PROPERTY ADDRESS: 117 Allison Rd, Dilliner, PA 15327

UPI/TAX PARCEL NUMBER: 16/11/104//

Seized and taken into execution to be sold as the property of JONATHAN A SELLERS, ASHLEY R SELLERS, JONATHAN & ASHLEY SELLERS in suit of VANDERBILT MORTGAGE AND FINANCE, INC.

Attorney for the Plaintiff: **MARCUS N. SIMMS, Sheriff**
Weber Gallagher Simpson Stapleton Fires & Newby LLP **Greene County, Pennsylvania**
Philadelphia, PA (412) 281-4541