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- *Mortgage Foreclosures*
- *Landlord/Tenant Issues*
- *Real Estate*
- *Business and Corporate Law*

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**DECEDENTS'  
ESTATE NOTICES**

*Notice is hereby given that, in the estates of the decedents set forth below, the Register of Wills, has granted letters testamentary or of administration to the persons named. All persons having claims or demands against said estates are requested to present the same without delay and all persons indebted to said estates are requested to make immediate payment to the executors or administrators or their attorneys named below.*

*Contact information for attorneys who are members of the Westmoreland Bar Association is available online at [www.westbar.org/attorneys](http://www.westbar.org/attorneys) or by calling 724-834-6730.*

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**FIRST PUBLICATION**

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VALERIE BAER, a/d, VALERIE ANN BAER, a/d, VALERIE A BAER, late of Ligonier Township, Westmoreland County, PA

Exrx.: Luray Baraniak  
132 Circle Drive  
Jennerstown PA 15547  
Atty.: Julianne M Keri  
124 N Center Ave Suite 240, PO Box 68  
Somerset PA 15501

ANNA L BIALON, a/d, ANNA L VUCINA, a/d, ANNA BIALON, a/d, ANNA VUCINA, a/d, ANNA LOUISE BIALON, late of Unity Township, Westmoreland County, PA

Exrx.: James P Vucina  
111 Diamond Lane  
Latrobe PA 15650

PATRICIA E BIENIA, late of Mount Pleasant Borough, Westmoreland County, PA

Exrx.: Donna J Tate  
1406 Breakneck Road  
Connellsville PA 15425  
Atty.: Paul E. Toohey

THOMAS D BINGHAM, a/d, THOMAS DAVID BINGHAM, late of Municipality of Murrysville, Westmoreland County, PA

Admr.: Robert Bingham  
9511 Clocktower Lane  
Columbia MD 21046  
Atty.: Brenda B Sebring  
Sebring & Associates  
339 Old Haymaker Road Suite 1101  
Monroeville PA 15146

GREGORY D BIVENS, late of Delmont Borough, Westmoreland County, PA

Exr.: David C Bivens  
455 Legends Place, Unit 507  
Atlanta GA 30339  
Atty.: Michael J Supinka  
983 Philadelphia Street  
Indiana PA 15701

JAMES W BROWN, a/d, JAMES WILLIAM BROWN, late of North Huntingdon Township, Westmoreland County, PA  
Exrx.: Kimberly Contillo  
980 Altman Street  
Westmoreland City PA 15692  
Atty.: Taylor J Johns  
Coulter & May  
3824 Northern Pike, Suite 801B  
Monroeville PA 15146

---

RONALD G BULEBUSH, late of Derry Township, Westmoreland County, PA  
Exrx.: Rona Matheny  
1077 Valley View Dr  
Scottsdale PA 15683  
Atty.: David C Pohland

---

ETHEL E CARUSO, late of City of New Kensington, Westmoreland County, PA  
Exrx.: Cynthia E Turiak  
1486 Main Street  
West Leechburg PA 15656  
Atty.: Kenneth Ficerai  
Mears, Smith, Houser & Boyle, P.C.

---

GEORGE DAYIEB, a/d, GEORGE C DAYIEB, late of Municipality of Murrysville, Westmoreland County, PA  
Exrx.: Kendra Remich  
4115 Castalina Court  
Murrysville PA 15668  
Atty.: David J DelFiandra  
525 William Penn Place, 28th Floor  
Pittsburgh PA 15219

---

THOMAS ALLEN DIAS, a/d, THOMAS DIAS, late of North Huntingdon Township, Westmoreland County, PA  
Admrx. c.t.a.: Jeanne M Dias  
510 Brittany Ct  
North Huntingdon PA 15642

---

LEREOY BRUCE DIX, late of Hempfield Township, Westmoreland County, PA  
Admrx.: Hope Dix  
425 Hamel Ave  
Greensburg PA 15601  
Atty.: David A. Colecchia  
Law Care

---

KENNETH JUDE EJZAK, late of Export Borough, Westmoreland County, PA  
Admrx.: Emily Ejzak  
5825 Madison Avenue  
Export PA 15632

---

KAREN L FIORE, late of North Huntingdon Township, Westmoreland County, PA  
Exrx.: Devon Lynne Fiore  
1358 Samantha Way  
North Huntingdon PA 15642  
Atty.: Tyler J Jones

CURTIS A FISHER, a/d, CURT FISHER, late of City of Greensburg, Westmoreland County, PA  
Exrx.: Kathy L Hunter  
819 Bethel Church Road  
Latrobe PA 15650  
Atty.: Donald C Rega  
Latrobe Law Associates, LLC  
206 Weldon Street  
Latrobe PA 15650

---

WILLIAM M FONG, a/d, WILLIAM FONG, a/d, WILLIAM MARK FONG, late of City of Latrobe, Westmoreland County, PA  
Exr.: William J Fong  
60 Dean Drive  
Blairsville PA 15717  
Atty.: Scott A Fatur

---

MARGARET ELLEN FULLERTON, late of North Huntingdon Township, Westmoreland County, PA  
Exr.: Richard Fullerton  
127 Nature Lane  
Herminie PA 15637  
Atty.: James L Welsh III  
The Welsh Law Group, LLC  
3875 Franklintonwe Court Suite 130  
Murrysville PA 15668

---

KRYSTAL HEDDERMAN, late of Municipality of Murrysville, Westmoreland County, PA  
Admrx.: Karen Y Malobicky  
3701 School Road  
Murrysville PA 15668  
Atty.: Amber L Archer  
Shenderovich, Shenderovich & Fishman PC  
429 4th Avenue - 11th Floor  
Pittsburgh PA 15219

---

ROBERT K HYATT, a/d, R KEITH HYATT, a/d, R K HYATT, a/d, KEITH HYATT, a/d, BOBBY HYATT, a/d, BOB K HYATT, a/d, BOB HYATT, a/d, ROBERT HYATT, a/d, ROBERT KEITH HYATT, a/d, HUCK HYATT, late of Unity Township, Westmoreland County, PA  
Exrx.: Melinda L Thomas  
217 Clover Dr  
Latrobe PA 15650

---

DENIS P JACKMAN, a/d, DENIS JACKMAN, late of City of Latrobe, Westmoreland County, PA  
Admrx.: Beverly A Jackman  
322 Chestnut Street  
Latrobe PA 15650  
Atty.: Terrance C. Ferguson  
Ferguson Law Associates

---

DOLORES A KARAKO, late of North Huntingdon Township, Westmoreland County, PA  
Exrx.: Karen L Watson  
984 Fieldstone Drive  
North Huntingdon PA 15642  
Atty.: Tyler J Jones

JUDITH M KOCUR, a/d, JUDITH MAUREEN KOCUR, a/d, JUDITH M HILL, late of Hempfield Township, Westmoreland County, PA  
Exr.: John F Kocur  
351 Price Street, PO Box 150  
Bovard PA 15619  
Atty.: Nicole M Pardus  
Long & Long LLC

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MARY ANN LACO, late of Hempfield Township, Westmoreland County, PA  
Exrx.: Janice Marie Smith  
329 Madden Run Rd  
New Galilee PA 16141  
Atty.: Tyler J Jones

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WILLIAM D MAZON, late of Derry Borough, Westmoreland County, PA  
Exrx.: Leslie Kluchurosky  
355 Geesey Road  
Indiana PA 15701  
Atty.: Terrance C. Ferguson  
Ferguson Law Associates

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VICKI ANN O'NEIL, late of City of Greensburg, Westmoreland County, PA  
Admrx.: Colleen M O'Neil-Gogoel  
584 Willow Avenue  
Greensburg PA 15601  
Atty.: Todd T Turin  
Turin DeMatt & Cavanaugh P.C.

---

JANET L PALMER, late of Derry Township, Westmoreland County, PA  
Exr.: Richard M Palmer  
783 Everview Lane  
Derry PA 15627  
Atty.: Jessica L. Rafferty  
Rafferty Legal

DAVID JAMES PATER, a/d, DAVID PATER, a/d, DAVID J PATER, late of City of Lower Burrell, Westmoreland County, PA  
Exr.: Richard L Pater  
3152 Ben Davis Ave  
Lower Burrell PA 15068  
Atty.: Robert B. Liotta  
Liotta Legal Offices PLLC

---

MARGARET J PATTERSON, a/d, MARGARET PATTERSON, a/d, MARGARET JOYCE PATTERSON, late of Ligonier Borough, Westmoreland County, PA  
Exr.: Terry L Patterson  
3006 Walnut Lane  
Waldorf MD 20601  
Atty.: Del P Nolfi III  
Ligonier Law

---

MICHAEL D POHOLSKY, a/d, MICHAEL DAVID POHOLSKY, late of New Alexandria Borough, Westmoreland County, PA  
Exrx.: Kelly Poholsky  
701 Fenneltown Road  
New Alexandria PA 15670  
Atty.: Ernest J Pribanic  
1735 Lincoln Way  
White Oak PA 15131

---

JULIA C REVITSKY, late of Unity Township, Westmoreland County, PA  
Exrx.: Julie R Hunter  
566 Unity Street  
Latrobe PA 15650  
Atty.: Louis T. Congelio

---

ROGER J RUISI, a/d, ROGER JOHN RUISI, late of Hempfield Township, Westmoreland County, PA  
Exrx.: Joyce A. Chmel  
130 Kenneth Street  
Greensburg PA 15601  
Atty.: Nicole M Pardus  
Long & Long LLC

STEVE SHEARSON JR, a/d, STEPHEN SHEARSON JR,  
late of Rostraver Township, Westmoreland County, PA  
Exr.: Stephen Shearson III  
241 Nicholls Hill Road  
Rostraver Twp PA 15012

---

JOANNE T SMAIL, a/d, JOANNE SMAIL, late of North  
Huntingdon Township, Westmoreland County, PA  
Exr.: Linda M Hempel  
1259 Julius Street  
North Huntingdon PA 15642

---

JOSEPH L SPROCK, late of Unity Township, Westmoreland  
County, PA  
Exr.: David L Sprock  
515 Town Road, PO Box 222  
Latrobe PA 15650  
Atty.: Christopher P. Skatell

---

KENNETH B STEINBRUEGGE, late of Export Borough,  
Westmoreland County, PA  
Exr.: Steven B Steinbruegge  
3313 Fawnway Dr  
Murrysville PA 15668  
Atty.: Linda Sekely  
159 Perry Highway, Suite 105  
Pittsburgh PA 15229

---

LINDA MAE STEWARD, a/d, LINDA M STEWARD, late of  
Salem Township, Westmoreland County, PA  
Admr.: Dr. Cleveland Steward Jr.  
270 Congruity Road  
Greensburg PA 15601  
Atty.: Ross S. Bash  
Ross S. Bash Law Offices P.C.  
2 West Pittsburgh Street  
Delmont PA 15626-1430

---

JACOB R TAROSKY, a/d, JACOB TAROSKY, late of North  
Huntingdon Township, Westmoreland County, PA  
Exr. & Atty.: Donald P Tarosky  
744 Mills Drive Suite 7  
North Huntingdon PA 15642

---

CHRIS TUCCI, a/d, CHRISTOPHER TUCCI, a/d,  
CHRISTOPHER J TUCCI, late of City of Greensburg,  
Westmoreland County, PA  
Exr.: Keith Tucci  
114 Hutchman Road  
Mars PA 16046  
Atty.: Terrance C. Ferguson  
Ferguson Law Associates

---

T WHITBY, a/d, THOMAS ROSS WHITBY, late of Delmont  
Borough, Westmoreland County, PA  
Exr.: Wendy Ann Robinson  
119 Crocus Lane  
Milford PA 18337  
Atty.: Heidi Rai Stewart  
3 Gateway Center, 401 Liberty Avenue 22nd Floor  
Pittsburgh PA 15222

---

THEODORE J WIATRAC, a/d, THEODORE JACOB  
WIATRAC SR, late of Derry Township, Westmoreland  
County, PA  
Exr.: Theodore J Wiatrak Jr  
117 Clinton Street  
Loyalhanna PA 15661

---

DAVID RAY WODOSLAWSKY, late of City of Greensburg,  
Westmoreland County, PA  
Exrx.: Carrie Beranek  
443 West Spring Grove Boulevard  
Belle Vernon PA 15012  
Atty.: Christopher E. Nichols

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## SECOND PUBLICATION

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DOROTHY D BRANT, late of Salem Township, Westmoreland  
County, PA  
Exr.: David A Brant  
416 Walnut Avenue  
Greensburg PA 15601  
Atty.: Todd T Turin  
Turin DeMatt & Cavanaugh, P.C.

---

RITA H CRAWFORD, late of North Huntingdon Township,  
Westmoreland County, PA  
Exrx.: Lauren M Eichelberger  
9100 Barnes Lake Road  
North Huntingdon PA 15642  
Atty.: Maureen Kroll

---

RICHARD D DECHICCHIS, late of City of Greensburg,  
Westmoreland County, PA  
Exrx.: Ricki A DeChicchis  
233 N. Hamilton Avenue  
Greensburg PA 15601

---

MARIAN L EISAMAN, a/d, MARIAN LOUISE EISAMAN, late  
of Manor Borough, Westmoreland County, PA  
Exrx.: Paula J Mautino  
10861 Guffey Rillton Road  
Rillton PA 15678  
Atty.: Todd T Turin  
Turin DeMatt & Cavanaugh, P.C.

---

DEBORAH ANN ELWELL, a/d, DEBORAH ELWELL, a/d,  
DEBORAH A ELWELL, late of Scottsdale Borough,  
Westmoreland County, PA  
Admrx.: Nicole L Knight  
425 Kennedy Avenue  
Belle Vernon PA 15012  
Atty.: Gregory C. Moore  
Moore Becker Smarto & Acosta P.C.

---

EDNA L ENLOW, a/d, EDNA ENLOW, a/d, EDNA LYNN  
ENLOW, late of Municipality of Murrysville, Westmoreland  
County, PA  
Exrx.: Karen L Novak  
407 Plum Ave  
New Kensington PA 15068  
Atty.: Samuel R Coury

AMY FETKOVICH, late of Trafford Borough, Westmoreland County, PA

Admr.: Robert F White  
124 Norton Road  
Dixfield ME 04224  
Atty.: Blair N Droskey  
339 Old Haymaker Road, Suite 1101  
Monroeville PA 15146

---

SYLVIA M FOLEY, a/d, SYLVIA MAY FOLEY, late of Salem Township, Westmoreland County, PA

Exr.: Jeffrey W Shilling  
4515 Hilty Road  
Murrysville PA 15668  
Atty.: Julian E Gray  
Julian Gray Associates  
954 Greentree Road  
Pittsburgh PA 15220

---

CAMERON RANDALL FRANTZ, late of Municipality of Murrysville, Westmoreland County, PA

Admr.: Shauna C Frantz  
104 Crosswinds Lane  
Murrysville PA 15668  
Atty.: Molly M Creenan

---

LOIS M GAUDINO, a/d, LOIS MARIE GAUDINO, late of Unity Township, Westmoreland County, PA

Exrx.: Florence Marie McCreery  
147 Penn Avenue  
Latrobe PA 15650  
Atty.: Keegan E. Miller  
Bononi & Company, PC

---

ROBERT T GRIGER SR, late of Upper Burrell Township, Westmoreland County, PA

Admr.: Betty Ann Griger  
113 Willow Dell Drive  
Dingmans Ferry PA 18328

---

MARTHA M KNUPP, late of Ligonier Township, Westmoreland County, PA

Exr.: Ronald S Knupp  
474 Nature Run Road  
Laughlontown PA 15655  
Atty.: George V. Welty  
Welty & Welty LLP

STELLA NYKIEL, late of City of Lower Burrell, Westmoreland County, PA

Exrx.: Gloria Luchs  
501 Westberry Drive  
New Kensington PA 15068  
Atty.: Robert B. Liotta  
Liotta Law Offices PLLC

---

ROBERT L PIPER, a/d, ROBERT LEE PIPER, late of City of Greensburg, Westmoreland County, PA

Exrx.: Katie Ann Buck  
136 Radle Rd  
Harrisburg PA 17112

---

SUZANNE M RIBNICKY, a/d, SUZANNA M RIBNICKY, late of Municipality of Murrysville, Westmoreland County, PA

Exr.: Albert P Ribnicky  
4804 Lolly Drive  
Monroeville PA 15146

---

WILLIAM NORMAN SAMS JR, a/d, SONNY SAMS, a/d, WILLIAM NORMAN SAMS, a/d, WILLIAM N SAMS JR, late of City of Lower Burrell, Westmoreland County, PA

Exr.: Darrick Sams  
10413 Green Links Drive  
Tampa FL 33626  
Atty.: Raymond W. Bitar  
Bitar & Bitar L.L.P.

---

LEWIS D SMITH, late of Unity Township, Westmoreland County, PA

Exrx.: Lauren E Smith  
PO Box 54  
Latrobe PA 15650  
Atty.: Jessica L. Rafferty  
Rafferty Legal

---

DOROTHY P SUTOR, late of City of Jeannette, Westmoreland County, PA

Exrx.: Carole Jo Babish  
809 Westmoreland Ave  
Jeannette PA 15644  
Atty.: Maureen Kroll

GEORGIANNA S WALINSKI, a/d, GEORGIANNA SMOLLECK-WALINSKI, a/d, GEORGIANNA M SMOLLECK, late of Derry Township, Westmoreland County, PA

Admr. c.t.a.: Joseph M Katarski  
242 Bennetts Road  
Greensburg PA 15601  
Atty.: Robert P. Lightcap

DAVID RAY WODOSLAWSKY, late of City of Greensburg, Westmoreland County, PA

Exrx.: Carrie Beranek  
443 West Spring Grove Boulevard  
Belle Vernon PA 15012  
Atty.: Christopher E. Nichols

DELBERT C WRIGHT, a/d, DELBERT CHARLES WRIGHT, a/d, DELBERT C WRIGHT JR, late of Loyalhanna Township, Westmoreland County, PA

Admr.: Deborah A Wright  
4569 Lucerne Road  
Indiana PA 15701  
Atty.: Christopher M Buell  
Haberl, Buell & Rice PLLC  
100 S. 7th St  
Indiana PA 15701

KAREN SUE ZEMA, a/d, KAREN ZEMA, late of East Huntingdon Township, Westmoreland County, PA

Admr.: Aaron Zema  
122 Galeann Drive  
Mount Pleasant PA 15666  
Atty.: Matthew M Mlecko  
The Law Office of Matthew Mlecko  
2661 Clearview Road Suite 8  
Allison Park PA 15101

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### THIRD PUBLICATION

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PATSY J BOTTI, late of Municipality of Murrysville, Westmoreland County, PA

Exrx.: Beth Ann Avery  
360 Greenhaven Court  
Elizabethtown KY 42701  
Atty.: John W Ament

HELEN A COLCLASER, a/d, HELEN ANNMARIE COLCLASER, late of City of Greensburg, Westmoreland County, PA

Exrx.: Matthew J Heck  
851 Pletcher Rd  
Rockwood PA 15557  
Atty.: Ross S. Bash  
Ross S. Bash Law Offices P.C.  
2 West Pittsburgh Street  
Delmont PA 15626-1430

ERIC R CONVERSO, late of Rostraver Township, Westmoreland County, PA

Exr.: Adam R Converso  
12519 Adams Dr  
North Huntingdon PA 15642

LORETTA MILLS ERRETT, a/d, LORETTA A ERRETT, late of City of Latrobe, Westmoreland County, PA

Exrx.: Louise A Tomanio  
1801 Dailey Avenue  
Latrobe PA 15650  
Atty.: Jessica L. Rafferty  
Rafferty Legal

LONA MADDREY HACKENBERG, a/d, LONA HACKENBERG, a/d, LONA M HACKENBERG, late of Penn Township, Westmoreland County, PA

Exrx.: Audrey H Cook  
1029 Calmar Drive  
Jeannette PA 15644  
Atty.: James R Antonionio

CLIFFORD R HEASLEY, late of Hempfield Township, Westmoreland County, PA

Admr.: Daryl C Heasley  
1344 Waverly Dr  
Latrobe PA 15650  
Atty.: John W Ament

DONNA L KRIVACEK, a/d, DONNA LEE KRIVACEK, late of Hempfield Township, Westmoreland County, PA

Exrx.: Kristine D Johnson  
3321 PA-982  
Latrobe PA 15650  
Atty.: Keegan E. Miller  
Bononi & Company, PC

BETTY R MULHORN, a/d, BETTY RAE MULHORN, late of City of New Kensington, Westmoreland County, PA

Exr.: John Anuskiewicz  
436 Marwood Rd  
Cabot PA 16023

KASIMER C SIKORA, late of Municipality of Murrysville, Westmoreland County, PA

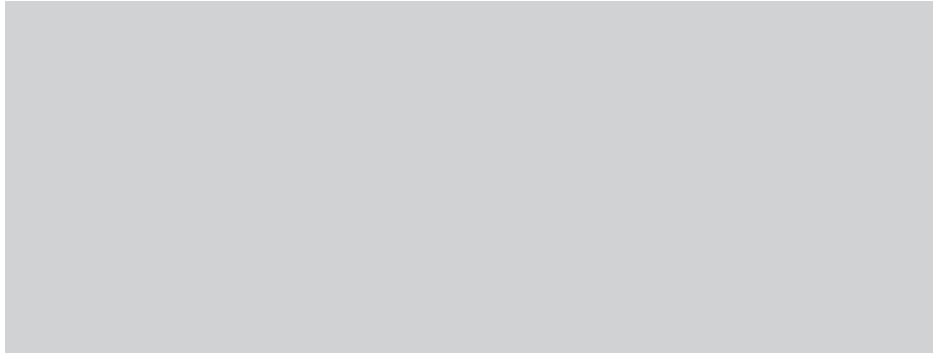
Exrx.: Alice L Sikora  
2752 Roselyn Dr  
Murrysville PA 15668  
Atty.: James R. Silvis  
O'Connell & Silvis

ROBERT W SMITH, a/d, ROBERT WILLIAM SMITH, late of Upper Burrell Township, Westmoreland County, PA

Exrx.: Renee J Howard  
136 Rodgers Drive  
Lower Burrell PA 15068  
Atty.: Robert B. Liotta  
Liotta Law Offices PLLC

DARRYL A WEIGHTMAN, late of City of Jeannette, Westmoreland County, PA

Admr.: Jody Weightman  
401 South Fourth Street, Apt 901  
Jeannette PA 15644  
Atty.: Debra G Speyer  
Debra G. Speyer Law Offices  
Two Bala Plaza, Ste 300  
Bala Cynwyd PA 19004



**LEGAL NOTICES**

**NOTICE OF COMPLAINT IN  
MORTGAGE FORECLOSURE  
IN THE COURT OF COMMON PLEAS  
OF WESTMORELAND COUNTY,  
PENNSYLVANIA**

SOMERSET TRUST COMPANY,  
Plaintiff,

vs.

WILLIAM A. STEHLEY a/k/a WILLIAM A.  
STEHLEY, JR., Deceased; known heir  
MARSHELL STEHLEY; known heir WILLIAM  
A. STEHLEY, III; known heir ANGELA M.  
KNOPSNYDER; known heir JESSICA  
STEHLEY-SOTO; and all unknown heirs,  
successors, assigns and all persons, firms,  
or associations claiming right, title, or interest  
from, under or through WILLIAM A.  
STEHLEY,

Defendants

CIVIL ACTION

No. 1859 of 2023

COMPLAINT IN MORTGAGE  
FORECLOSURE

TO THE ABOVE-NAMED DEFENDANT(S):

You are hereby notified that a Complaint in  
Mortgage foreclosure has been commenced  
against you to foreclose on the following  
described premises:

ADDRESS: 196 McCurdy Trail, Ligonier,  
Westmoreland County, Pennsylvania 15658.

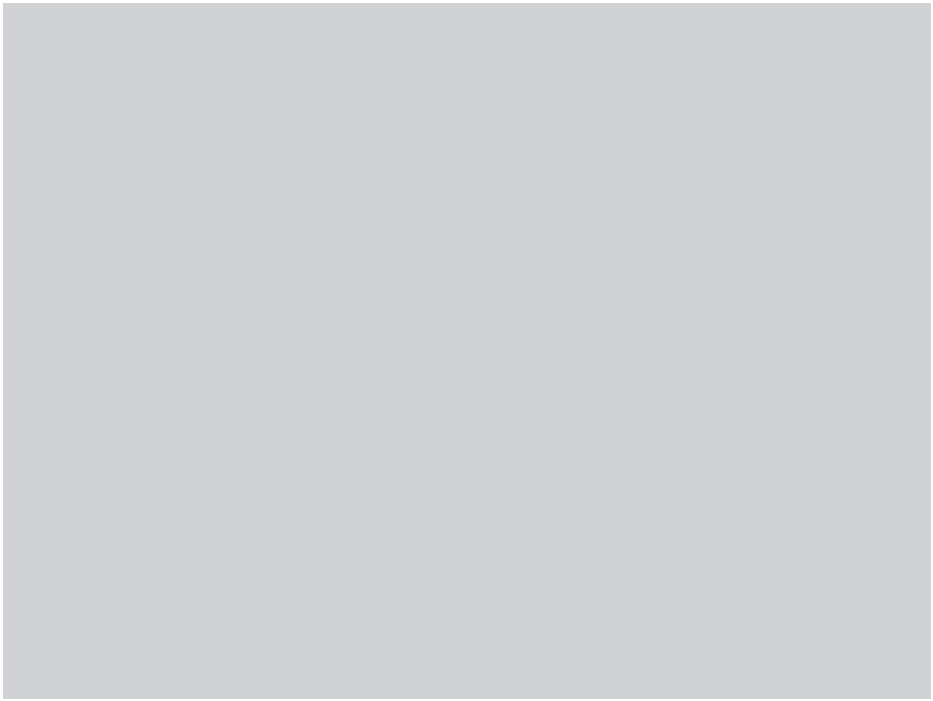
TAX MAP NUMBER: 51-05-00-0-070

YOU are further notified that you are  
required to answer the Complaint filed in said  
action within twenty (20) days from the date of  
this publication and in default of an Answer, a  
final Order will be entered against you,  
whereby you will be forever barred from  
asserting any lien, right, title, interest or claim  
to the described premises inconsistent with  
the interest or claim of the Plaintiff.

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 defense 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 for 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, 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.**

Lawyer Referral Service  
Westmoreland Bar Association  
Post Office Box 565  
Greensburg, PA 15601  
Telephone: 724-834-8490  
<http://lrs.westbar.org>  
SPENCE, CUSTER, SAYLOR,  
WOLFE & ROSE, LLC  
Kevin J. Petak, Esquire  
Pa. I.D. No. 92154  
1067 Menoher Boulevard  
Johnstown, Pennsylvania 15905  
Tel: 814-536-0735  
Email: [kpetak@spencecuster.com](mailto:kpetak@spencecuster.com)

19 Jan

**NOTICE OF INCORPORATION  
Nonprofit Business Corporation**

Notice is hereby given that Articles of Incorporation were filed with and approved by the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pa., on the 8th day of JANUARY, 2024, for the purpose of obtaining a Certificate of Incorporation for a nonprofit business corporation organized under the Nonprofit Business Corporation Law of 1988, as amended. The name of the corporation is **PARKER'S FLY HIGH FOUNDATION.**

19 Jan



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## SHERIFF SALES

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**JAMES ALBERT, Sheriff  
of Westmoreland County, PA**

**MONDAY, MARCH 4, 2024**

at 9:00 A.M. the following described  
Real Estate, to wit:

### CONDITIONS OF SALE

ALL SUCCESSFUL BIDDERS SHALL PAY TEN PERCENT (10%) OF THE BID IN CASH, CERTIFIED CHECK OR CASHIER'S CHECK MADE PAYABLE TO THE "SHERIFF OF WESTMORELAND COUNTY" WHEN THE PROPERTY IS CALLED FOR BID, AND THE BALANCE ON OR BEFORE MARCH 14, 2024 (*WHICH IS 10 DAYS FROM SALE DATE*) AT 11:00 A.M., AT WHICH TIME THE PROPERTY WILL BE RESOLD IF THE BALANCE IS NOT PAID; AND IN SUCH CASE, ALL MONEYS PAID IN AT ORIGINAL SALE SHALL BE APPLIED TO ANY DEFICIENCY IN THE PRICE AT WHICH PROPERTY IS RESOLD. HOWEVER, IF THE SALE HAS BEEN PREVIOUSLY ADJOURNED TO THIS DATE, THE SUCCESSFUL BIDDER SHALL PAY THE FULL AMOUNT OF THE BID AT THE TIME OF SALE. IN ALL CASES, IF THE SUCCESSFUL BIDDER IS THE PLAINTIFF IN THE WRIT OF EXECUTION, THEN THE ENTIRE AMOUNT OF THE BID SHALL BE PAID IN TEN (10) DAYS. IF PLAINTIFF FAILS TO PAY THE PURCHASE MONEY, THE SHERIFF MAY RETURN THE WRIT "REAL ESTATE UNSOLD" STATING IN THE RETURN THAT THE SALE WAS HELD PURSUANT TO THE WRIT, AND THAT THE PLAINTIFF WAS THE SUCCESSFUL BIDDER AT THE SALE AND THAT THE PLAINTIFF FAILED TO PAY THE BID AND COMPLETE THE SALE AND THE PLAINTIFF SHALL THEREUPON FORFEIT ALL MONEYS ADVANCED BY HIM, WHICH MONEYS SHALL BE APPLIED BY THE SHERIFF FIRST TO COSTS ON THE WRIT AND SECOND TO LIENS IN ORDER OF THEIR PRIORITY. IN ADDITION TO PRICE, ALL SUCCESSFUL BIDDERS ARE BOUND AND REQUIRED TO PAY THE COUNTY REALTY TRANSFER TAX, WHICH IS REQUIRED FOR THE PURPOSE OF RECORDING THE DEEDS. HOWEVER, PURSUANT TO 72 P.S. 8101-C, ET SEQ.,

THE PENNSYLVANIA REALTY TRANSFER TAX WILL BE PAID BY THE SHERIFF OUT OF THE PROCEEDS OF THE SALE. PURCHASERS MUST RECORD THEIR OWN DEEDS AND PAY THE NECESSARY RECORDING FEES. PURSUANT TO PA R.C.P., RULE 3136, NOTICE IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS FROM DATE OF SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THE SCHEDULE UNLESS EXCEPTIONS ARE FILED THERETO, WITHIN TEN (10) DAYS THEREAFTER. NO FURTHER NOTICE OF THE FILING OF THE SCHEDULE OF DISTRIBUTION IS REQUIRED.

BY VIRTUE OF THE WRITS OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS OF WESTMORELAND COUNTY, PENNSYLVANIA, AND TO THE SHERIFF OF WESTMORELAND COUNTY, DIRECTED, THERE WILL BE EXPOSED TO SALE AT PUBLIC VENUE OR OUTCRY AT THE COURT HOUSE IN THE CITY OF GREENSBURG, PENNSYLVANIA, ON MARCH 4, 2024 AT 9:00 A.M. THE FOLLOWING DESCRIBED REAL ESTATE, TO WIT:

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1.

Property of: Michael J. Caporali

Execution No.: 4294-2015

Judgment Amt.: \$52,274.93

Attorney: Matthew C. Falling, Esquire, Stern & Eisenberg, PC, 1581 Main Street, Suite 200, The Shops at Valley Square, Warrington, PA 18976 (215) 572-8111

ALL the right, title, interest and claim of: Michael J. Caporali of in and to:

City of New Kensington; 2039 Red Barn Road, New Kensington, PA 15068-5123; N/A; RESIDENTIAL REAL ESTATE; Instrument # 200209040056503

TAX MAP# 24-04-13-0-066

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2.

Property of: JOHN A. CAVALIER, Individually and as Trustee and their successor Trustees of the Cavalier Family Trust dated April 7, 2005 and OLIVIA E. CAVALIER, as Trustee and their successor Trustees of the Cavalier Family Trust dated April 7, 2005

Execution No.: 4302 of 2015

Judgment Amt.: \$127,248.67

Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, STE 5000, PHILADELPHIA, PA 19106

ALL the right, title, interest and claim of: JOHN A. CAVALIER, Individually and as Trustee and their successor Trustees of the Cavalier Family Trust dated April 7, 2005 and OLIVIA E. CAVALIER, as Trustee and their successor Trustees of the Cavalier Family Trust dated April 7, 2005 of in and to:

CITY OF JEANETTE; 600 Lewis Avenue Jeannette, PA 15644 600 Lewis Avenue Jeannette, PA; NA; A RESIDENTIAL DWELLING; INSTRUMENT #200504140017799

TAX MAP# 14-04-01-0-092

3.

Property of: Scott Blanish as Administrator of the Estate of Randy Gene Blanish Deceased

Execution No.: 2236of2016

Judgment Amt.: \$46,424.51

Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, STE 5000, PHILADELPHIA, PA 19106

ALL the right, title, interest and claim of: Scott Blanish as Administrator of the Estate of Randy Gene Blanish Deceased of in and to:

South Huntingdon Township; 634 Pittsburgh Pike a/k/a 622 Pittsburgh Pike a/k/a RR 2 Box 728 Ruffs Dale, PA 15679; NA; A RESIDENTIAL DWELLING; Book 3575 Page 98

TAX MAP# 59-07-00-0-079

4.

Property of: Stacie Miller

Execution No.: 17CJ03654

Judgment Amt.: \$183,929.14

Attorney: LOGS Legal Group, LLP, 3600 Horizon Drive, Suite 150, King of Prussia, PA 19406

ALL the right, title, interest and claim of: Stacie Miller of in and to:

Township of Hempfield; 458 Wendel Road, Irwin, PA 15642; 148; Residential Dwelling; DBV 123 PG# 6838 (or) INSTRUMENT #: 201209060036838

TAX MAP# 50-12-14-0-148

5.

Property of: KELLY J. MCDOWELL-DECKER

Execution No.: 17CJ05897

Judgment Amt.: \$222,059.24

Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, STE 5000, PHILADELPHIA, PA 19106

ALL the right, title, interest and claim of: KELLY J. MCDOWELL-DECKER of in and to:

Township of Penn; 18 Rizzi Drive Irwin, PA 15642; NA; A RESIDENTIAL DWELLING; Instrument # 201307310031213

TAX MAP# 55-08-12-0-059

6.

Property of: Barbara L Johnston and Barry G Johnston

Execution No.: 18CI02503

Judgment Amt.: \$59,411.35

Attorney: LOGS Legal Group, LLP, 3600 Horizon Drive, Suite 150, King of Prussia, PA 19406

ALL the right, title, interest and claim of: Barbara L Johnston and Barry G Johnston of in and to:

Township of Hempfield; 215 Spanish Villa Drive f/k/a 32 Spanish Villa Drive, assessed as 215 Old Spanish Lane, Jeannette, PA 15644; HOUSE & PT LOTS 1-2 35.3 X 179 X IR; Residential Dwelling; DBV 3668 PG# 322

TAX MAP# 50-08-15-0-064

7.

Property of: UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JEAN L. HOUSEKNECHT A/K/A JEAN HOUSEKNECHT

Execution No.: 19CJ00633

Judgment Amt.: \$158,414.98

Attorney: Robertson, Anschutz, Schneid, Crane & Partners, PLLC – Attorneys for Plaintiff, 133 Gaither Drive, Suite F, Mt. Laurel, NJ 08054, 855-225-6906

ALL the right, title, interest and claim of: KAREN GOLIK A/K/A KAREN L. GOLIK, AS ADMINISTRATRIX AND HEIR OF THE ESTATE OF JEAN L. HOUSEKNECHT A/K/A JEAN HOUSEKNECHT; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JEAN L. HOUSEKNECHT A/K/A JEAN HOUSEKNECHT of in and to:

NORTH HUNTINGDON TWP; 1321 JEFFREY DRIVE NORTH HUNTINGDON, PA. 15642; N/A; A RESIDENTIAL DWELLING; DBV 1804 PG# 103

TAX MAP# 54-08-05-0-005

8.

Property of: Phyllis Dupree a/k/a Phyllis C. Dupree

Execution No.: 3622 of 2019

Judgment Amt.: \$83,182.40 Plus per diem interest, escrow advances and costs of collection, accruing from 02/18/23 pursuant to the Court Order dated 02/17/23.

Attorney: Roger Fay, Esquire, Albertelli Law, 14000 Commerce Parkway, Suite H, Mount Laurel, NJ 08054

ALL the right, title, interest and claim of: Phyllis Dupree a/k/a Phyllis C. Dupree of in and to:

Monessen City; 1012 McMahan Avenue, Monessen, PA 15062; A Residential Dwelling; Book 3777, Page 300

TAX MAP# 20-02-06-0-294 UPI Code: 20-04278-00000

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9.

Property of: Jacob Michael Eisaman, known heir of Kenneth A. Eisaman, Deceased; Unknown heirs, successors, assigns and all persons, firms, or associations claiming right, title or interest from or under Kenneth A. Eisaman, Deceased

Execution No.: 4058 of 2019

Judgment Amt.: \$63,963.62

Attorney: Roger Fay, Esquire, Albertelli Law, 14000 Commerce Parkway, Suite H, Mount Laurel, NJ 08054

ALL the right, title, interest and claim of: Jacob Michael Eisaman, known heir of Kenneth A. Eisaman, Deceased, and Unknown heirs, successors, assigns and all persons, firms, or associations claiming right, title or interest from or under Kenneth A. Eisaman, Deceased of in and to: Jeannette City; 807 Western Avenue, Jeannette, PA 15644; One-half of Lot No. 116 and all of Lots No. 115 and 114 in the Mrs Emma Beal Plan of Lots of South Jeannette, as recorded in Plan Book No. 5, Page 269. A Residential Dwelling; 200109170050069

TAX MAP# 14-03-04-0-047

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10.

Property of: Mark S. McLaughlin

Execution No.: 21CJ01877

Judgment Amt.: \$274,542.57

Attorney: Louis A. DePaul, 600 Grant Street, 44th Floor, Pittsburgh, PA 15219, 412-566-6142

ALL the right, title, interest and claim of: Mark S. McLaughlin of in and to:

Hempfield Township; 5 Brinkerton Road, Armbrust, PA 15616; A residential dwelling; DEED INSTRUMENT # 200701160002258

TAX MAP# 50-38-00-0-108

11.

Property of: Paula M. Thompson and William R. Thompson

Execution No.: 2032 of 2021

Judgment Amt.: \$85,711.59

Attorney: Matthew C. Falling, Esquire, Stern & Eisenberg, PC, 1581 Main Street, Suite 200, The Shops at Valley Square, Warrington, PA 18976 (215) 572-8111

ALL the right, title, interest and claim of: Paula M. Thompson and William R. Thompson of in and to:

Scottsdale Borough; 121 Market Street a/k/a 121-123 Market Street, Scottsdale, PA 15683; N/A; RESIDENTIAL REAL ESTATE; Instrument # 200512120065412

TAX MAP# 30-02-02-0-375

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12.

Property of: JODY EDGAR Solely in His Capacity as Heir of SHIRLEY J. EDGAR, Deceased and JEAN WROBLEWSKI Solely in Her Capacity as Heir of SHIRLEY J. EDGAR, Deceased

Execution No.: 21CJ03681

Judgment Amt.: \$168,061.97

Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, STE 5000, PHILADELPHIA, PA 19106

ALL the right, title, interest and claim of: JODY EDGAR Solely in His Capacity as Heir of SHIRLEY J. EDGAR, Deceased and JEAN WROBLEWSKI Solely in Her Capacity as Heir of SHIRLEY J. EDGAR, Deceased of in and to:

ALLEGHENY TOWNSHIP; 254 HULTON ROAD NEW KENSINGTON, PA 15068; NA; A RESIDENTIAL DWELLING; INSTRUMENT NUMBER 200702220008315

TAX MAP# 42-08-00-0-102

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13.

Property of: Diane J. Weaver

Execution No.: 4347 OF 2021

Judgment Amt.: \$307,497.73

Attorney: McCabe, Weisberg & Conway, LLC 1420 Walnut St., Ste. 1501, Philadelphia, PA 19102

ALL the right, title, interest and claim of: Diane J. Weaver of in and to:

Township of Penn; 320 Country View Drive, Irwin, Pennsylvania 15642; Residential Dwelling; Instrument Number: 201507010021422

TAX MAP# 55-13-03-0-079

14.

Property of: John W. Sprung  
 Execution No.: 4422 OF 2021  
 Judgment Amt.: \$126,171.86  
 Attorney: McCabe, Weisberg & Conway, LLC 1420 Walnut St., Ste. 1501, Philadelphia, PA 19102  
 ALL the right, title, interest and claim of: John W. Sprung of in and to:  
 Hempfield Twp; 109 Sprung Lane, Greensburg, Pennsylvania 15601; Residential Dwelling;  
 Instrument Number: 201311070044933  
 TAX MAP# 50-28-00-0-164

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Allen Sneed, Deceased, Willisha Sneed, solely in capacity as heir of Twila J. Sneed a/k/a Twila Jean Allen Sneed, Deceased, Anthony Sneed, solely in capacity as heir of Twila J. Sneed a/k/a Twila Jean Allen Sneed, Deceased, Brittany Sneed, solely in capacity as heir of Twila J. Sneed a/k/a Twila Jean Allen Sneed, Deceased, Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Twila J. Sneed a/k/a Twila Jean Allen Sneed, Deceased

15.

Property of: KARYSSA A BISHOP and SM, a minor c/o Heaven Fondelier natural guardian" is the successor in interest to Nick Macey  
 Execution No.: 22CJ00837  
 Judgment Amt.: \$128,837.22  
 Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, STE 5000, PHILADELPHIA, PA 19106  
 ALL the right, title, interest and claim of: KARYSSA A BISHOP and SM, a minor c/o Heaven Fondelier natural guardian" is the successor in interest to Nick Macey of in and to:  
 TOWNSHIP OF FAIRFIELD; 1804 ROUTE 259 BOLIVAR, PA 15923; NA; A RESIDENTIAL DWELLING; Instrument No.: 201107080024093  
 TAX MAP# 48-17-00-0-043

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Execution No.: 1319 OF 2022

Judgment Amt.: \$43,937.25

Attorney: Powers Kirn, LLC, Eight Neshaminy Interplex Suite 215 Trevose, PA 19053

ALL the right, title, interest and claim of: Bryan K. Allen, Sr. solely in capacity as heir of Twila J. Sneed a/k/a Twila Jean Allen Sneed, Deceased and Jeronica Allen, solely in capacity as heir of Twila J. Sneed a/k/a Twila Jean Allen Sneed, Deceased of in and to:

New Kensington, City; 1239 Victoria Avenue , New Kensington, Pennsylvania 15068; Block Lot / Parcel 24-03-11-0-348; Residential property. INSTRUMENT #200308280070000

TAX MAP# Block Lot - Parcel 24-03-11-0-348

16.

Property of: MICHAEL A MONSOUR  
 Execution No.: 22CJ01185  
 Judgment Amt.: \$264,082.47  
 Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, STE 5000, PHILADELPHIA, PA 19106  
 ALL the right, title, interest and claim of: MICHAEL A MONSOUR of in and to:  
 Municipality of Murrysville; 3560 Meadow Gate Drive Murrysville, PA 15668; NA; A RESIDENTIAL DWELLING; Instrument No.: 201808170026221  
 TAX MAP# 49 10 11 0 035

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18.

Property of: JAN RUNFOLA and MATTHEW HLODAN, KNOWN HEIRS OF CARLA M. RUNFOLA, DECEASED; and THE UNKNOWN HEIRS OF CARLA M. RUNFOLA, DECEASED

Execution No.: 2698 OF 2022

Judgment Amt.: \$43,448.99

Attorney: Leon P. Haller, Esquire, Purcell, Krug &amp; Haller

ALL the right, title, interest and claim of: JAN RUNFOLA and MATTHEW HLODAN, KNOWN HEIRS OF CARLA M. RUNFOLA, DECEASED; and THE UNKNOWN HEIRS OF CARLA M. RUNFOLA, DECEASED of in and to:

CITY OF MONESSEN; 57.78 X 125; 88 PENNSYLVANIA BOULEVARD MONESSEN, PA 15062; A residential dwelling house; DEED INSTRUMENT #2002-05300036056

TAX MAP# 20-03-03-0-087

17.

Property of: Bryan K. Allen, Sr. solely in capacity as heir of Twila J. Sneed a/k/a Twila Jean Allen Sneed, Deceased, Jeronica Allen, solely in capacity as heir of Twila J. Sneed a/k/a Twila Jean Allen Sneed, Deceased, Jerome S. Allen, Jr., solely in capacity as heir of Twila J. Sneed a/k/a Twila Jean

19.

Property of: George E. Street III

Execution No.: 2789 OF 2022

Judgment Amt.: \$78,670.35

Attorney: McCabe, Weisberg & Conway, LLC 1420 Walnut St., Ste. 1501, Philadelphia, PA 19102

ALL the right, title, interest and claim of: George E. Street III of in and to:

Unity Twp.; 1244 Monastery Drive, Latrobe, Pennsylvania 15650; Residential Dwelling; Instrument Number: 202101140001882

TAX MAP# 61-14-06-0-071

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20.

Property of: JON RAMETTA

Execution No.: 22CJ02878

Judgment Amt.: \$110,029.97

Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, STE 5000, PHILADELPHIA, PA 19106

ALL the right, title, interest and claim of: JON RAMETTA of in and to:

TOWNSHIP OF UPPER BURRELL; 113 Loretta Lane New Kensington, PA 15068; NA; A RESIDENTIAL DWELLING; Instrument No.: 201903220007927

TAX MAP# 62-05-00-0-119 AND 62-05-00-0-120

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23.

Property of: Robert E. Smith and Alice J Smith

Execution No.: 3737 OF 2022

Judgment Amt.: \$59,962.27

Attorney: BROCK & SCOTT, PLLC, Stephen PanikEsq., ID: 332786, 2011 Renaissance Boulevard, Suite 100, King of Prussia, PA 19406, Phone: (844) 856-6646

ALL the right, title, interest and claim of: ROBERT E. SMITH AND ALICE J SMITH of in and to:

TOWNSHIP OF EAST HUNTINGDON; 612 STATE ROUTE 31, RUFFSDALE, PA 15679; A RESIDENTIAL DWELLING; DEED BOOK VOL. 3066, PG # 313

TAX MAP# 47-03-00-0-013

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24.

Property of: Josephine Hoisington

Execution No.: 22CJ03890

Judgment Amt.: \$50,381.88

Attorney: Katherine M. Wolf, Manley Deas Kochalski LLC, P. O. Box 165028, Columbus, OH 43216-5028, 614-220-5611

ALL the right, title, interest and claim of: Josephine Hoisington of in and to:

Borough of Mount Pleasant; 743 Spence Way, Mount Pleasant, PA 15666; N/A; 0.00; Single Family Dwelling; DBV 3619 PG # 259

TAX MAP# 21-01-14-0-289

25.

Property of: Cody W. Shaw, Co-Administrator of the estate of Kimberly Shaw a/k/a Kimberly M. Shaw and Corie L. Shaw, Co-Administrator of the estate of Kimberly Shaw a/k/a Kimberly M. Shaw

Execution No.: 4076 OF 2022

Judgment Amt.: \$53,746.33

Attorney: McCabe, Weisberg & Conway, LLC 1420 Walnut St., Ste. 1501, Philadelphia, PA 19102

ALL the right, title, interest and claim of: Cody W. Shaw, Co-Administrator of the estate of Kimberly Shaw a/k/a Kimberly M. Shaw and Corie L. Shaw, Co-Administrator of the estate of Kimberly Shaw a/k/a Kimberly M. Shaw of in and to:

City of Greensburg; 636 Euclid Avenue, Greensburg, Pennsylvania 15601; Residential Dwelling; Instrument Number: 201809130029415

TAX MAP# 10-04-07-0-133

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26.

Property of: JUSTIN A. STEELE and REBECCA E. STEELE

Execution No.: 22CJ04318

Judgment Amt.: \$155,282.05

Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, STE 5000, PHILADELPHIA, PA 19106

ALL the right, title, interest and claim of: JUSTIN A. STEELE and REBECCA E. STEELE of in and to:

Borough of Avonmore; 916 Indiana Avenue Extension Avonmore, PA 15618; NA; A RESIDENTIAL DWELLING; Instrument No.: 201309180038091

TAX MAP# 04-01-00-0-020

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27.

Property of: STACEY L. SMITH

Execution No.: 22CJ04779

Judgment Amt.: \$116,995.18

Attorney: Robertson, Anschutz, Schneid, Crane & Partners, PLLC – Attorneys for Plaintiff, Nicole Rizzo, Esquire ID No. 332712, 133 Gaither Drive, Suite F, Mt. Laurel, NJ 08054, 855-225-6906

ALL the right, title, interest and claim of: STACEY L. SMITH; WATSON S. SMITH, JR. of in and to:

DERRY TOWNSHIP; 2383 STATE ROUTE 981, NEW ALEXANDRIA, PA 15670; N/A; A RESIDENTIAL DWELLING; DEED INSTRUMENT # 200512020063566

TAX MAP# 45-14-07-0-011

28.

Property of: DERRICK J. DOLFI  
 Execution No.: 22CJ04784  
 Judgment Amt.: \$69,886.21  
 Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, STE 5000, PHILADELPHIA, PA 19106

ALL the right, title, interest and claim of: DERRICK J. DOLFI of in and to:

Township of Rostraver; 843 Fellsburg Road Belle Vernon, PA 15012; NA; A RESIDENTIAL DWELLING; INSTRUMENT NUMBER : 200211210076020  
 TAX MAP# 56-08-04-0-067

29.

Property of: Samuel R. Kohlmeyer, Jr. and The United States of America  
 Execution No.: 23CJ00213  
 Judgment Amt.: \$74,491.54  
 Attorney: Hladik, Onorato and Federman, LLP, 298 Wissahickon Avenue, North Wales, PA 19454 Phone (215) 855-9591

ALL the right, title, interest and claim of: Samuel R. Kohlmeyer, Jr. of in and to:

City of Arnold; 1927 Kenneth Avenue, Arnold, PA 15068; Residential Dwelling; DEED INSTRUMENT #: 200808050032885  
 TAX MAP# 02-02-03-0-283

30.

Property of: Mary S. Emanuele and Arthur Emanuele  
 Execution No.: 00392 of 2023  
 Judgment Amt.: \$123,750.37

Attorney: Patrick J. Wesner, Esquire, 9000 Midlantic Drive, Suite 300, P.O. Box 5054, Mount Laurel, NJ 08054-1539

ALL the right, title, interest and claim of: Mary S. Emanuele and Arthur Emanuele of in and to:

Municipality of Murrysville; 3226 Hawthorne Court, Murrysville, PA 15668; 24; 0.00; Residential; INSTRUMENT#: 201410100033008  
 TAX MAP# 49-14-02-0-129

31.

Property of: Daniel J. Karbowsky and Elizabeth J. Karbowsky  
 Execution No.: 23CJ01062  
 Judgment Amt.: \$30,047.56

Attorney: Powers Kirn, LLC, Eight Neshaminy Interplex Suite 215 Trevose, PA 19053

ALL the right, title, interest and claim of: Daniel J. Karbowsky and Elizabeth J. Karbowsky of in and to:  
 North Belle Vernon Borough; 525 Henry Street, Belle Vernon, Pennsylvania 15012; 372; 0.00; Residential property. INSTRUMENT # 200202140011244

TAX MAP# 26-02-09-0-018

32.

Property of: BERNADETTE M BALLASH, IN HER CAPACITY AS HEIR OF DOROTHY E. BALLASH A/K/A DOROTHY E. DRAGOVICH AND IN HER CAPACITY AS ADMINISTRATRIX AND HEIR OF THE ESTATE OF RICHARD D. BALLASH A/K/A RICHARD BALLASH A/K/A RICHARD DAVID BALLASH, DECEASED HEIR OF DOROTHY E. BALLASH A/K/A DOROTHY E. DRAGOVICH

Execution No.: 23CJ01137  
 Judgment Amt.: \$28,204.68

Attorney: Robertson, Anschutz, Schneid, Crane & Partners, PLLC – Attorneys for Plaintiff, 133 Gaither Drive, Suite F, Mt. Laurel, NJ 08054, 855-225-6906

ALL the right, title, interest and claim of: BERNADETTE M BALLASH, IN HER CAPACITY AS HEIR OF DOROTHY E. BALLASH A/K/A DOROTHY E. DRAGOVICH AND IN HER CAPACITY AS ADMINISTRATRIX AND HEIR OF THE ESTATE OF RICHARD D. BALLASH A/K/A RICHARD BALLASH A/K/A RICHARD DAVID BALLASH, DECEASED HEIR OF DOROTHY E. BALLASH A/K/A DOROTHY E. DRAGOVICH; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS, CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER DOROTHY E. BALLASH A/K/A DOROTHY E. DRAGOVICH; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS, CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER RICHARD D. BALLASH A/K/A RICHARD BALLASH A/K/A RICHARD DAVID BALLASH, DECEASED HEIR OF DOROTHY E. BALLASH A/K/A DOROTHY E. DRAGOVICH of in and to:

UNITY TOWNSHIP; 164 ICEHOUSE ROAD, LATROBE, PA 15650; N/A; A RESIDENTIAL DWELLING; DEED INSTRUMENT #12420 DBV 2986 PG#557

TAX MAP# 61-09-12-0-003

33.

Property of: Madeline Sawyers, in her Capacity as the Heir of Daniel L. Dial, deceased; Emily Chaney, in her Capacity as the Heir of Daniel

L. Dial, deceased; Annabelle Dial, in her Capacity as the Heir of Daniel L. Dial, deceased; and Unknown Heirs, Successors, Assigns and all Persons, Firms, or Associations Claiming Right Title or Interest From or Under Daniel L. Dial, Deceased

Execution No.: 1266 OF 2023

Judgment Amt.: \$72,398.88

Attorney: Brandon D. Pack, Esquire

ALL the right, title, interest and claim of: Madeline Sawyers, in her Capacity as the Heir of Daniel L. Dial, deceased; Emily Chaney, in her Capacity as the Heir of Daniel L. Dial, deceased; and Unknown Heirs, Successors, Assigns and all Persons, Firms, or Associations Claiming Right Title or Interest From or Under Daniel L. Dial, Deceased of in and to:

New Kensington, City; 1095 Martin Avenue, New Kensington, Pennsylvania 15068; 2-story detached dwelling; INSTRUMENT #: 201712070042117

TAX MAP# 24-04-13-0-027

34.

Property of: Alberta Fay Egan, Deceased and Douglas J. Snyder, Deceased

Execution No.: 23CJ01374

Judgment Amt.: \$58,193.66

Attorney: Powers Kirn, LLC, Eight Neshaminy Interplex Suite 215 Trevoise, PA 19053

ALL the right, title, interest and claim of: Rodney Snyder, solely in capacity as heir of Douglas J. Snyder a/k/a Douglas James Snyder, Deceased, Jamie Snyder, solely in capacity as heir of Douglas J. Snyder a/k/a Douglas James Snyder, Deceased, Brenda Bittner, solely in capacity as heir of Douglas J. Snyder a/k/a Douglas James Snyder, Deceased, Kimberly Snyder a/k/a Kimberly Irvin, solely in capacity as heir of Douglas J. Snyder a/k/a Douglas James Snyder, Deceased, Karen Kline, solely in capacity as heir of Douglas J. Snyder a/k/a Douglas James Snyder, Deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Douglas J. Snyder a/k/a Douglas James Snyder, Deceased of in and to:

Greensburg, City; 107 Primrose Lane, Greensburg, Pennsylvania 15601; 0.00; Residential property. INSTRUMENT # 201511190040178

TAX MAP# Block 50-09-00-0-095

35.

Property of: Ralph A. Delorme and Karen L. Delorme, his wife

Execution No.: 1387-2023

Judgment Amt.: \$70,494.75

Attorney: BROCK & SCOTT, PLLC, Stephen Panik Esq., ID: 332786, 2011 Renaissance Boulevard, Suite 100, King of Prussia, PA 19406, Phone: (844) 856-6646

ALL the right, title, interest and claim of: RALPH A. DELORME AND KAREN L. DELORME, HIS WIFE of in and to:

BOROUGH OF VANDERGRIFT; 177 GRANT AVE, VANDERGRIFT, PA 15690; A RESIDENTIAL DWELLING; Deed Book Vol. 3435, Pg # 498

TAX MAP# 37-01-06-0-467

36.

Property of: John Wise and Elizabeth Wise, husband and wife

Execution No.: 1416-2023

Judgment Amt.: \$100,836.74

Attorney: BROCK & SCOTT, PLLC, Stephen Panik Esq., ID: 332786, 2011 Renaissance Boulevard, Suite 100, King of Prussia, PA 19406, Phone: (844) 856-6646

ALL the right, title, interest and claim of: JOHN WISE AND ELIZABETH WISE, HUSBAND AND WIFE of in and to:

CITY OF NEW KENSINGTON; 409 KEYSTONE DR, NEW KENSINGTON, PA 15068; A RESIDENTIAL DWELLING; 202101270003580

TAX MAP# 24-05-04-0-263

37.

Property of: Amanda K. Boban aka Amanda K. Snyder

Execution No.: 01467 of 2023

Judgment Amt.: \$62,838.83

Attorney: Patrick J. Wesner, Esquire, 9000 Midlantic Drive, Suite 300, P.O. Box 5054, Mount Laurel, NJ 08054-1539

ALL the right, title, interest and claim of: Amanda K. Boban aka Amanda K. Snyder of in and to:

City of Jeannette; 604 Clark Avenue, Jeannette, PA 15644; 199 and 200; 0.00; Residential; INSTRUMENT#: 200406180036381

TAX MAP# 14-03-04-0-090

38.

Property of: LARRY JONES and TINA JONES

Execution No.: 23CJ01698

Judgment Amt.: \$91,654.13

Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, STE 5000, PHILADELPHIA, PA 19106

ALL the right, title, interest and claim of: LARRY JONES and TINA JONES of in and to:



DERRY TWP; 118 21st Street New Derry, PA 15671  
118 21st Street New Derry, PA 15671; NA; A  
RESIDENTIAL DWELLING; INSTRUMENT  
NUMBER : 201503030006052  
TAX MAP# 45-29-12-0-018

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39.

Property of: Darla Smith  
Execution No.: 1841 OF 2023  
Judgment Amt.: \$48,376.69  
Attorney: McCabe, Weisberg & Conway, LLC 1420  
Walnut St., Ste. 1501, Philadelphia, PA 19102  
ALL the right, title, interest and claim of: Darla Smith  
of in and to:  
City of New Kensington; 328 Third Avenue, New  
Kensington, Pennsylvania 15068; Residential  
Dwelling; Book Number: 2932 and Page Number:  
117  
TAX MAP# 24-05-07-0-014

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40.

Property of: JANICE K. MCCREADY; WANDA  
L. MCCREADY  
Execution No.: 23CJ01961  
Judgment Amt.: \$88,261.93  
Attorney: Robertson, Anschutz, Schneid, Crane &  
Partners, PLLC – Attorneys for Plaintiff, 133 Gaither  
Drive, Suite F, Mt. Laurel, NJ 08054, 855-225-6906  
ALL the right, title, interest and claim of: JANICE K.  
MCCREADY; WANDA L. MCCREADY of in and to:  
MURRYSVILLE, MUN.; 5579 EDWARDS ROAD  
MURRYSVILLE, PA 15668; N/A; A RESIDENTIAL  
DWELLING; DEED INSTRUMENT  
#200111210065383  
TAX MAP# 49-03-00-0-179

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41.

Property of: Raymond G. Anthony Jr. and  
Runai Anthony a/k/a Runai Smith  
Execution No.: 23CJ02069  
Judgment Amt.: \$209,427.33  
Attorney: Matthew C. Falling, Esquire, Stern &  
Eisenberg, PC, 1581 Main Street, Suite 200, The  
Shops at Valley Square, Warrington, PA 18976 (215)  
572-8111  
ALL the right, title, interest and claim of: Raymond  
G. Anthony Jr. and Runai Anthony a/k/a Runai Smith  
of in and to:  
Murrysville, Municipality; 4460 Kilmer Court,  
Murrysville, PA 15668; N/A; RESIDENTIAL REAL  
ESTATE; Instrument # 201312310050998  
TAX MAP# 49-10-15-0-067

42.

Property of: ZACK K. ANDERSON, PAUL  
M. ANDERSON, SARA M.  
ANDERSON, and PHILIP A.  
ANDERSON, JR., KNOWN HERIS  
OF PHILIP A. ANDERSON,  
DECEASED, and THE UNKNOWN  
HEIRS OF PHILIP A. ANDERSON,  
DECEASED,  
Execution No.: 23CI02086  
Judgment Amt.: \$88,395.59  
Attorney: Leon P. Haller, Esquire, Purcell, Krug &  
Haller  
ALL the right, title, interest and claim of: ZACK K.  
ANDERSON PAUL M. ANDERSON SARA M.  
ANDERSON PHILIP A. ANDERSON, JR., KNOWN  
HERIS OF PHILIP A. ANDERSON, DECEASED, of  
in and to:  
TOWNSHIP OF PENN; 85 X 130; 5 DOVER ROAD,  
IRWIN, PA 15642; A RESIDENTIAL DWELLING  
HOUSE; DEED INSTRUMENT #2012-  
10030040946  
TAX MAP# 55-08-16-0-107

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43.

Property of: Jennifer L. Ackerman  
Execution No.: 2280 of 2023  
Judgment Amt.: \$103,795.19  
Attorney: Gary W. Darr, Esquire, McGrath McCall,  
P.C., Four Gateway Center, Suite 1040, 444 Liberty  
Avenue, Pittsburgh, PA 15222  
ALL the right, title, interest and claim of: Jennifer L.  
Ackerman of in and to:  
Vandergrift Borough; 233 Whittier Street,  
Vandergrift, PA 15690; Part of Lot No. 17, in Block  
“W” of the Plan of the First Addition to Vandergrift  
Heights, Plan Book Volume 1, Page 153; Having  
thereon erected a dwelling house known as 233  
Whittier Street, Vandergrift, PA 15690;  
202205110016981  
TAX MAP# 37-01-09-0-612

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44.

Property of: KY N. CROCHIERE  
Execution No.: 23CI02313  
Judgment Amt.: \$118,742.17  
Attorney: Leon P. Haller, Esquire, Purcell, Krug &  
Haller  
ALL the right, title, interest and claim of: KY N.  
CROCHIERE, of in and to:  
TOWNSHIP OF NORTH HUNTINGDON; 82' X 88',  
MORE OR LESS; 338 MINERAL STREET, IRWIN,  
PA 15642; A RESIDENTIAL DWELLING HOUSE;  
DEED INSTRUMENT # 2021-12100051336  
TAX MAP# 54-07-15-0-066



45.

Property of: Ronald W. Brant, in his capacity as Heir and Administrator of the Estate of Dustin Donald Brant, Deceased, and Wendy J. Brant in her capacity as Heir of the Estate of Dustin Donald Brant

Execution No.: 2377 of 2023

Judgment Amt.: \$154,224.63

Attorney: Lois M. Vitti, Esquire, 663 Fifth Street, Oakmont, PA 15139

ALL the right, title, interest and claim of: Ronald W. Brant, in his capacity as Heir and Administrator of the Estate of Dustin Donald Brant, Deceased, and Wendy J. Brant in her capacity as Heir of the Estate of Dustin Donald Brant of in and to:

Township of Derry; 408 S. Ruby Street, Derry, PA 15627; N/A; A Dwelling; DEED INSTRUMENT #202302210003956; MORTGAGE INSTRUMENT #202202180006397

TAX MAP# 45-42-01-0-144 and 45-42-01-0-143

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46.

Property of: THE UNKNOWN HEIRS OF ROSEMARIE A. GLUNT

Execution No.: 23CJ02410

Judgment Amt.: \$32,012.79

Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, STE 5000, PHILADELPHIA, PA 19106

ALL the right, title, interest and claim of: THE UNKNOWN HEIRS OF ROSEMARIE A. GLUNT of in and to:

CITY OF GREENSBURG; 611 STATON STREET GREENSBURG, PA 15601; NA; A RESIDENTIAL DWELLING; Book 3173 Page 78

TAX MAP# 10-04-06-0-096

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47.

Property of: William J. Minerd

Execution No.: 2432 of 23

Judgment Amt.: \$130,347.83

Attorney: William E. Miller, Esquire 700 Darby Road, Suite 100, Havertown, PA 19083 (850) 422-2520

ALL the right, title, interest and claim of: William J. Minerd of in and to:

Township of Fairfield; 2984 Route 259, Bolivar, PA 15923; 2.57 Acres and 1.09 Acres; A Residential Dwelling; DEED INSTRUMENT # 201510020034235

TAX MAP# 48-05-03-0-139 and 48-05-03-0-126

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48.

Property of: Gerrid Fierst a/k/a Gerrid W. Fierst, Sr., Deceased

Execution No.: 23CJ02471

Judgment Amt.: \$148,427.77

Attorney: Powers Kirn, LLC, Eight Neshaminy Interplex Suite 215 Trevoese, PA 19053

ALL the right, title, interest and claim of: Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Gerrid Fierst a/k/a Gerrid W. Fierst, Sr., Deceased of in and to:

Township of Loyalhanna; 400 Moween Road, Saltsburg, Pennsylvania 15681; 0.00; Residential property.; INSTRUMENT # 202201140001792

TAX MAP# 52-02-10-0-012

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49.

Property of: RICHARD WAYNE DANIELS

Execution No.: 23CJ02493

Judgment Amt.: \$89,695.73

Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, STE 5000, PHILADELPHIA, PA 19106

ALL the right, title, interest and claim of: RICHARD WAYNE DANIELS of in and to:

Borough of Derry; 418 Broad Street Derry, PA 15627; NA; A RESIDENTIAL DWELLING; Instrument No.: 201610130033229

TAX MAP# 06-01-14-0-247

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50.

Property of: Jean S. Bonnoni

Execution No.: 23CJ02576

Judgment Amt.: \$49,801.25

Attorney: Matthew C. Falling, Esquire, Stern & Eisenberg, PC, 1581 Main Street, Suite 200, The Shops at Valley Square, Warrington, PA 18976 (215) 572-8111

ALL the right, title, interest and claim of: Jean S. Bonnoni of in and to:

Avonmore Borough; 613 Indiana Ave, Avonmore, PA 15618; N/A; RESIDENTIAL REAL ESTATE; DBV: 3539 and Page 333

TAX MAP# 04-01-11-0-135

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51.

Property of: Tyrone J. Williams

Execution No.: 2767 of 2023

Judgment Amt.: \$157,587.34

Attorney: BROCK & SCOTT, PLLC, Stephen PanikEsq., ID: 332786, 2011 Renaissance Boulevard, Suite 100, King of Prussia, PA 19406, Phone: (844) 856-6646

ALL the right, title, interest and claim of: TYRONE J. WILLIAMS of in and to:

SALEM TOWNSHIP; 238 2ND STREET, SLICKVILLE, PA 15684; A RESIDENTIAL DWELLING; 202101070000977

TAX MAP# 57-02-13-0-068

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52.

Property of: Miranda A. Mills

Execution No.: 2837 OF 2023

Judgment Amt.: \$72,526.62

Attorney: McCabe, Weisberg & Conway, LLC 1420 Walnut St., Ste. 1501, Philadelphia, PA 19102

ALL the right, title, interest and claim of: Miranda A. Mills of in and to:

City of Greensburg; 515 Reamer Street, Greensburg, Pennsylvania 15601; Residential Dwelling; Instrument Number: 201806180018809

TAX MAP# 10-04-07-0-179

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53.

Property of: Joshua J. Kelley, married

Execution No.: 23CJ02915

Judgment Amt.: \$39,768.31

Attorney: Katherine M. Wolf, Manley Deas Kochalski LLC, P. O. Box 165028, Columbus, OH 43216-5028, 614-220-5611

ALL the right, title, interest and claim of: Joshua J. Kelley, married of in and to:

City of New Kensington; 1674 Beamer Avenue, New Kensington, PA 15068; N/A; 0.00; Single Family Dwelling; INSTRUMENT #: 201209050036747

TAX MAP# 24-04-14-0-043

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54.

Property of: James R. Burzio and Kathleen A. Burzio, his wife

Execution No.: 23CJ02916

Judgment Amt.: \$104,460.52

Attorney: Katherine M. Wolf, Manley Deas Kochalski LLC, P. O. Box 165028, Columbus, OH 43216-5028, 614-220-5611

ALL the right, title, interest and claim of: James R. Burzio and Kathleen A. Burzio, his wife of in and to:

City of Jeannette; 400 Michigan Avenue, Jeannette, PA 15644; N/A; 0.00; Single Family Dwelling; DBV 1972 PG # 1048

TAX MAP# 14-04-01-0-024

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55.

Property of: NANCY L. WALTERS

Execution No.: 23CJ02948

Judgment Amt.: \$207,008.93

Attorney: Robertson, Anschutz, Schneid, Crane & Partners, PLLC – Attorneys for Plaintiff, 133 Gaither Drive, Suite F, Mt. Laurel, NJ 08054, 855-225-6906

ALL the right, title, interest and claim of: NANCY L. WALTERS of in and to:

LOWER BURRELL, CITY; 530 CLEVELAND DR. LOWER BURRELL, PA 15068; N/A; A RESIDENTIAL DWELLING; DBV 2472 PG# 136

TAX MAP# 17-05-02-0-121

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56.

Property of: Brittaney Luther, Administratrix of the Estate of Kristin J. Luther

Execution No.: 3031 OF 2023

Judgment Amt.: \$59,446.65

Attorney: Kristine M. Anthou Grenen & Birsic PC One Gateway Ctr, 9 Fl, Pgh, PA 15222

ALL the right, title, interest and claim of: Brittaney Luther, Administratrix of the Estate of Kristin J. Luther of in and to:

Borough of New Florence; 131 Ligonier Street, New Florence, PA 15944; N/A; Single-family dwelling; INSTRUMENT #: 200512140065979

TAX MAP# 23-01-11-0-059

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57.

Property of: DOLORES J. LAZZARO

Execution No.: 23CJ03053

Judgment Amt.: \$223,639.94

Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, STE 5000, PHILADELPHIA, PA 19106

ALL the right, title, interest and claim of: DOLORES J. LAZZARO of in and to:

Township of North Huntington; 1021 3rd Street Westmoreland City, PA 15692; NA; A RESIDENTIAL DWELLING; Instrument No. 202104120014392

TAX MAP# 54-08-11-0-224

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58.

Property of: JUSTIN E. GROMLEY

Execution No.: 23CJ03108

Judgment Amt.: \$82,040.37

Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, STE 5000, PHILADELPHIA, PA 19106

ALL the right, title, interest and claim of: JUSTIN E. GROMLEY of in and to:

Borough of West Leechburg; 190 Zdina Street  
Leechburg aka W. Leechburg, PA 15656; NA; A  
RESIDENTIAL DWELLING; Instrument No:  
201207270031022  
TAX MAP# 38-02-09-0-007

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59.

Property of: ERIC J. MROZEK  
Execution No.: 23CJ03126  
Judgment Amt.: \$72,073.05  
Attorney: KML LAW GROUP, P.C., 701 MARKET  
STREET, STE 5000, PHILADELPHIA, PA 19106  
ALL the right, title, interest and claim of: ERIC J.  
MROZEK of in and to:

City of Jeannette; 11 East Gaskill Avenue Jeannette,  
PA 15644; NA; A RESIDENTIAL DWELLING;  
INSTRUMENT NUMBER : 202204280015529  
TAX MAP# 14-02-13-0-087

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60.

Property of: Arthur O. Ansani and Arleen  
Ansani, his wife  
Execution No.: 23CJ03266  
Judgment Amt.: \$51,613.60  
Attorney: Katherine M. Wolf, Manley Deas Kochalski  
LLC, P. O. Box 165028, Columbus, OH 43216-5028,  
614-220-5611  
ALL the right, title, interest and claim of: Arthur O.  
Ansani and Arleen Ansani, his wife of in and to:  
City of Arnold; 2004 Alcoa Drive, Arnold, PA 15068;  
N/A; 0.00; Single Family Dwelling; DBV 2217 PG #  
232  
TAX MAP# 02-02-04-0-074

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61.

Property of: Lisa A. Bowser, formerly married  
Execution No.: 23CJ03317  
Judgment Amt.: \$238,353.48  
Attorney: Katherine M. Wolf, Manley Deas Kochalski  
LLC, P. O. Box 165028, Columbus, OH 43216-5028,  
614-220-5611  
ALL the right, title, interest and claim of: Lisa A.  
Bowser, formerly married of in and to:  
Township of North Huntingdon; 2247 Lindale Court,  
North Huntingdon, PA 15642; N/A; 0.00; Single  
Family Dwelling; INSTRUMENT #:  
202205060016540  
TAX MAP# 54-10-11-0-078

62.

Property of: Julie Kuhar  
Execution No.: 23CJ03352  
Judgment Amt.: \$149,103.78  
Attorney: Powers Kirn, LLC, Eight Neshaminy  
Interplex Suite 215 Trevoze, PA 19053  
ALL the right, title, interest and claim of: Julie Kuhar  
of in and to:  
North Huntingdon Township; 1515 Barry Drive,  
North Huntingdon, Pennsylvania 15642; 796; 0.00;  
Residential property. INSTRUMENT #  
201507080022357  
TAX MAP# 54-06-10-0-262

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63.

Property of: Michael J. Bolyard and Carrie M.  
Bolyard  
Execution No.: 3386 of 2023  
Judgment Amt.: \$43,874.78  
Attorney: Law Office of Gregory Javardian, LLC, 1310  
Industrial Boulevard, Suite 101, Southampton, PA  
18966  
ALL the right, title, interest and claim of: Michael J.  
Bolyard and Carrie M. Bolyard of in and to:  
Unity Township; 1155 Post Drive, Latrobe, PA  
15650; West Manor Plan; Lot No. 1; Residential  
property. INSTRUMENT #: 201302220007075  
TAX MAP# 61-14-06-0-030

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64.

Property of: CAROLYN CAVENDER  
Execution No.: 23CJ03401  
Judgment Amt.: \$51,277.24  
Attorney: KML LAW GROUP, P.C., 701 MARKET  
STREET, STE 5000, PHILADELPHIA, PA 19106  
ALL the right, title, interest and claim of: CAROLYN  
CAVENDER of in and to:  
City of New Kensington; 103 Woodstone Lane, Unit  
52 AKA 103 Woodstone Lane, Apartment 52 AKA  
103 Woodstone Lane New Kensington, PA 15068;  
NA; A RESIDENTIAL DWELLING; INSTRUMENT  
NUMBER: 202303020004850  
TAX MAP# 24-02-13-0-170

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65.

Property of: Tammy Mormur  
Execution No.: 3531 of 2023  
Judgment Amt.: \$19,440.25  
Attorney: Gary W. Darr, Esquire, McGrath McCall,  
P.C., Four Gateway Center, Suite 1040, 444 Liberty  
Avenue, Pittsburgh, PA 15222

ALL the right, title, interest and claim of: Tammy Mormur of in and to:

City of Jeannette; 813 Allwine Avenue, Jeannette, PA 15644; Having thereon erected a dwelling house known as 813 Allwine Avenue, Jeannette, PA 15644; 201612130040739

TAX MAP# 14-02-10-0-057 and 14-02-10-0-058

66.

Property of: STACEY A. KUHNS AKA STACIA. KUHNS

Execution No.: 23CJ03542

Judgment Amt.: \$85,426.69

Attorney: Robertson, Anschutz, Schneid, Crane & Partners, PLLC – Attorneys for Plaintiff, Nicole Rizzo, Esquire ID No. 332712, 133 Gaither Drive, Suite F, Mt. Laurel, NJ 08054, 855-225-6906

ALL the right, title, interest and claim of: STACEY A. KUHNS AKA STACIA A. KUHNS; DERRICK A. KUHNS of in and to:

UNITY TOWNSHIP; 148 RITENOUR LANE, LATROBE, PA 15650; N/A; A RESIDENTIAL DWELLING; DEED INSTRUMENT #05397 DBV 3759 PG# 161

TAX MAP# 61-27-00-0-116

67.

Property of: JAMES K. ERSKINE, ADMINISTRATOR OF THE ESTATE OF ELLEN J. ERSKINE, DECEASED

Execution No.: 23CI03609

Judgment Amt.: \$66,641.04

Attorney: Leon P. Haller, Esquire, Purcell, Krug & Haller

ALL the right, title, interest and claim of: JAMES K. ERSKINE, ADMINISTRATOR OF THE ESTATE OF ELLEN J. ERSKINE, DECEASED, of in and to:

CITY OF MONESSEN; 45 X 150; 14 MONTRAVER DRIVE, MONESSEN, PA 15062; A RESIDENTIAL DWELLING HOUSE; DEED INSTRUMENT #2012-07240030586

TAX MAP# 20-02-11-0-012

68.

Property of: Jody L. Moore

Execution No.: 23CJ03616

Judgment Amt.: \$76,229.31

Attorney: Hladik, Onorato and Federman, LLP, 298 Wissahickon Avenue, North Wales, PA 19454 Phone (215) 855-9591

ALL the right, title, interest and claim of: Jody L. Moore of in and to:

Township of Sewickley; 180 Cody Road, Herminie, PA 15637; Residential Dwelling; DEED INSTRUMENT #: 202010210035296

TAX MAP# 58-07-12-0-008

69.

Property of: Heather Slaski, solely in her capacity as Executrix of the Estate of Lynn Marie Schoch a/k/a Lynn M. Schoch

Execution No.: 3694 of 2023

Judgment Amt.: \$32,423.39

Attorney: Gary W. Darr, Esquire, McGrath McCall, P.C., Four Gateway Center, Suite 1040, 444 Liberty Avenue, Pittsburgh, PA 15222

ALL the right, title, interest and claim of: Heather Slaski, solely in her capacity as Executrix of the Estate of Lynn Marie Schoch a/k/a Lynn M. Schoch of in and to:

Township of Bell; 531 5th Avenue, Avonmore, PA 15618; Having thereon erected a residential dwelling known as 531 5th Avenue, Avonmore, PA 15618; 201107270026520

TAX MAP# 43-09-08-0-008

JAMES ALBERT, SHERIFF  
WESTMORELAND COUNTY  
SHERIFF'S OFFICE  
GREENSBURG, PA 15601  
NOVEMBER 27, 2023—

12/19/26 Jan

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