

CIVIL DIVISION

Arbitration Awards

(Continued from Page 1, Column 3)

Crawford Square vs Harris; LT-15-001041; P-atty: Pro Se; Award for Plaintiff on claims: for possession based on non-payment of rent, for damages in the amount of \$2,892.50 for rent. Award for Plaintiff on Defendant's counterclaim. Dated 11/17/15. Notice of award sent. Arbitration Board #37039

Southbound Enterprises LLC vs Lauw; LT-15-001045; Non Jury Verdict Dated 11/17/15, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$1,098.00 plus cost. Defendant not appearing. It is further Ordered that possession is granted to the Plaintiff of property located at: 771 Bryn Mawr Road, #3C, Pittsburgh, PA 15219. The award for possession is based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted. Any monies shall be released and applied to the verdict. Colville, J. 2 notices of verdict mailed on 11/18/15.

Hovanec vs Mitchell, et al; LT-15-001063; D-atty: Pro Se; Award for Plaintiff on claims: for possession based on non-payment of rent and end of lease term, for damages in the amount of \$5,176.72, \$5,000.00 for rent, \$2,600.00 residential, \$2,400.00 commercial, and \$176.72 for gas. Dated 11/17/15. Notice of award sent. Arbitration Board #37040

Grant Towers Apartments vs Mitchell; LT-15-001089; P-atty: David M Tkacik; Non Jury Verdict Dated 11/17/15, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$1,917.00 plus cost. Defendant not appearing. It is further Ordered that possession is granted to the Plaintiff of property located at: 100 Grant Avenue, #802, Duquesene, PA 15110. The award for possession is based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted. Any monies shall be released and applied to the verdict. Colville, J. 2 notices of verdict mailed on 11/18/15.

Grant Towers Apartments vs Lloyd; LT-15-001090; P-atty: David M Tkacik; Award for Plaintiff on claims: for possession based on non-payment of rent, for damages in the amount of \$1,709.00 for rent. Dated 11/17/15. Notice of award sent. Arbitration Board #37039

Onwugbenu vs Lumber Liquidators Inc.; AR-15-001326; P-atty: Deborah R. Erbstein; Award for Plaintiff and against Defendant in the sum of \$855.84. Dated 11/18/15. Notice of award sent. Arbitration Board #37041

Ramsey vs Geico, et al; AR-15-001957; P-atty: Monte J Rabner; D-atty: Anjali Marie Nair; Award for Plaintiff and against Defendants in the amount of \$5,700.00. Dated 11/18/15. Notice of award sent. Arbitration Board #37042

Gillece, et al vs Knisley, et al; AR-15-003053; P-atty: Gregory A Castelli; D-atty: Julian E Neiser; Award for Plaintiff and against Defendants in the sum of \$300.00. Dated 11/18/15. Notice of award sent. Arbitration Board #37041

Burns White LLC vs Dakota Southern Railway, et al; AR-15-003622; P-atty: Nichole E Humes; Award Ex Parte in favor of plaintiff and against defendant in the amount of \$20,550.01 plus 18% interest from June 4, 2014. Dated 11/16/15. Defendant not appearing at 10:00 am. Notice of award sent. Arbitration Board #37042

Shirley vs Walnut Grove Fox Chapel LLC; AR-15-004274; P-atty: James J Lestitian; D-atty: Susan D Garrard; Award for Defendant Dated 11/18/15. Notice of award sent. Arbitration Board #37042

Ramsey vs Chaneyfield; GD-15-007257; P-atty: Monte J Rabner; Award stating see award at AR-15-1957. Case consolidated at AR-15-001957. Dated 11/18/15. Notice of award sent. Arbitration Board #37042

Fourth Street Barbecue Inc. vs Ryder Vehicle Sales; AR-15-002174; P-atty: Robert O. Lampl; D-atty: Jonathan M Gesk, Mark J Gesk; Award for Plaintiff and against Defendant in the amount of \$28,677.16. Dated 11/19/15. Notice of award sent. Arbitration Board #37044

Musisko vs Donelson; LT-14-001084; P-atty: Brad E Haas; D-atty: Pro Se; Award for Plaintiff on claims: for possession based on non-payment of rent and end of lease term, for damages in the amount of \$4,845.00. Dated 11/19/15. Notice of award sent. Arbitration Board #37043

LEGAL ADS

Legal notices that are published in the Pittsburgh Legal Journal are done so pursuant to Title 45 Pa. Code 101 et seq. and various local court rules. The Pittsburgh Legal Journal does not edit any legal advertisement for substance or content, only for format of the publication.

Estate Notice

Letters have been granted on the estate of each of the following decedents to the personal representative named, who requests all persons having claims against the estate of the decedent to make known the same in writing to his/her attorney, and all persons indebted to the decedent to make payment without delay:

Kercher, Ruth Joan, deceased, of Carnegie, PA. No. 06401 of 2015. Lois Jean Kercher, Extr., 3015 Norland St., Carnegie, PA 15106 or to Betty A. Dillon, Esq., 1725 Washington Rd., Ste. 503, Pittsburgh, PA 15241.
15-07453 Dec 8, 15, 22, 2015

Koch, Beth M., deceased, of Oakmont, PA. No. 6645 of 2015. Meg L. Burkardt, Extr. and Atty., 647 Allegheny Ave., Ste. 100, Oakmont, PA 15139-2039.
15-07454 Dec 8, 15, 22, 2015

Lisanti, Anthony F., deceased, of Aleppo Township, PA. No. 6948 of 2015. Lisa Lisanti, Co-Extr., 224 Orchard Lane, Sewickley, PA 15143 and Michael J. Lisanti, Co-Extr., 180 Summerlawn Drive, Sewickley, PA 15143 or to Matthew F. Schwartz, Esq., Lange Legal Group, LLC, 2200 Murray Ave., Pittsburgh, PA 15217.
15-07455 Dec 8, 15, 22, 2015

Mack, Patricia S., deceased, of Irwin, PA. No. 6850 of 2015. James K. Wood, Extr. and Atty., Diefenderfer Hoover McKenna & Wood, LLP, 310 Grant St., Ste. 1420, Pittsburgh, PA 15219.
15-07456 Dec 8, 15, 22, 2015

McCalip, Joanne M., deceased, of Sewickley, PA. No. 06427 of 2015. Alane Wallace Malerick, Co-Extr., 7290 East Firelands Drive, Hudson, OH 44236 and Gregory Ward McCalip, Co-Extr., 121 McCalip Farm Lane, Butler, PA 16002 or to Charles B. Hadad, Esq., The Lynch Law Group, LLC, Cranberry Professional Park, 501 Smith Dr., Ste. 3, Cranberry Township, PA 16066.
15-07457 Dec 8, 15, 22, 2015

McKenry, Jane E., deceased, of Bradford Woods, PA. No. 06803 of 2015. Julia A. McKenry, Extr., 541 Madison Blvd., Freedom, PA 15042 or to Chad F. McMillen, Esq., McMillen, Urick, Tocci, Fouse & Jones, 2131 Brodhead Road, Aliquippa, PA 15001.
15-07458 Dec 8, 15, 22, 2015

Myers, Carl Eugene, deceased, of Kennedy Township, PA. No. 06957 of 2015. Steven C. Myers, Admr., c/o Anita Astorino Kulik, Esq., Kulik Law Offices, 127 Lorish Rd., McKees Rocks, PA 15136.
15-07459 Dec 8, 15, 22, 2015

Seibel, Mary Ann, deceased, of Jefferson Hills, PA. No. 6236 of 2015. Danny Lee Harris, Extr., 227 Springhouse Drive, Jefferson Hills, PA 15025 or to Matthew F. Schwartz, Esq., Lange Legal Group, LLC, 2200 Murray Ave., Pittsburgh, PA 15217.
15-07460 Dec 8, 15, 22, 2015

Valdiserri, Anna Mae M., deceased, of Pittsburgh, PA. No. 06608 of 2015. Mark Bauerle, Extr., 315 Pennsylvania Avenue, Clairton, PA 15025 or to Eric J. Randolph, Esq., Brenlove & Fuller, LLC, 401 Washington Ave., Bridgeville, PA 15017.
15-07462 Dec 8, 15, 22, 2015

Zacios, Mary L., deceased, of Scott Township, PA. No. 6836 of 2015. Patricia H. Steding, Extr., 858 Falck Road, McKees Rocks, PA 15136 or to Gary M. Zyra, Esq., 525 Carothers Ave., Carnegie, PA 15106.
15-07463 Dec 8, 15, 22, 2015

Zombek, Daniel, deceased, of Robinson Township, PA. No. 6656 of 2015. Jessica M. Zombek, Admr., 615 5th Avenue, Carnegie, PA 15106 or to Gary M. Zyra, Esq., 525 Carothers Ave., Carnegie, PA 15106.
15-07464 Dec 8, 15, 22, 2015

Bates, Charles J., deceased, of Pittsburgh, PA. No. 2169 of 2014. Robert J. Kristofik, Admr., c/o Carol Sikov Gross, Esq., Sikov and Love, P.A., 1400 Lawyers Bldg., 428 Forbes Ave., Pittsburgh, PA 15219-1684.
15-07288 Dec 1, 8, 15, 2015

Blyshak, Jr., John P., deceased, of Pittsburgh, PA. No. 06796 of 2015. Leslie Hixenbaugh, Admr., c/o Marc Rosenwasser, Esq., 1509 Lawyers Bldg., 428 Forbes Ave., Pittsburgh, PA 15219.
15-07289 Dec 1, 8, 15, 2015

Kowalczyk, Joseph J., deceased, of Borough of Brackenridge, PA. No. 06718 of 2015. Frances Maliszewski, Admr., 860 9th Ave., Brackenridge, PA 15014 or to William T. Woncheck, Jr., Esq., Sikov & Woncheck, P.C., 1625 Union Ave., Ste. 5, Natrona Heights, PA 15065.
15-07290 Dec 1, 8, 15, 2015

Malec, Ann J. a/k/a Ann Julia Malec, deceased, of Springdale Borough, PA. No. 06099 of 2015. Russell B. Petronic, Extr., c/o

Lillian Orzechowski, Esq., PO Box 77, Springdale, PA 15144.
15-07291 Dec 1, 8, 15, 2015

Miller, Frances J. a/k/a Frances Jane Miller, deceased, of Whitehall, PA. No. 6946 of 2015. Elaine Pratt, Extr., c/o Mary Margaret Isabella, Esq., GBU Bldg., 4232 Brownsville Rd., Ste. 127, Pittsburgh, PA 15227.
15-07292 Dec 1, 8, 15, 2015

Norris, Janet, deceased, of West Deer Twp., PA. No. 06819 of 2015. J. Leroy Norris, Sr., Admr., 1468 Saxonburg Blvd., Tarentum, PA 15084 or to William T. Woncheck, Jr., Esq., Sikov & Woncheck, P.C., 1625 Union Ave., Ste. 5, Natrona Heights, PA 15065.
15-07293 Dec 1, 8, 15, 2015

Pepperdine, Timothy L. a/k/a Timothy Lennox Pepperdine, deceased, of Imperial, PA. No. 3655 of 2015. Dulci Tennyson, Admr., c/o Carol Sikov Gross, Esq., Sikov and Love, P.A., 1400 Lawyers Bldg., 428 Forbes Ave., Pittsburgh, PA 15219-1684.
15-07294 Dec 1, 8, 15, 2015

Piontek, Emil M., deceased, of Harwick, PA. No. 06682 of 2015. Richard I. Piontek, Extr., c/o Lillian Orzechowski, Esq., PO Box 77, Springdale, PA 15144.
15-07295 Dec 1, 8, 15, 2015

Primrose, Daniel T. a/k/a Daniel Thomas Primrose, deceased, of Pittsburgh, PA. No. 06706 of 2015. Tiffany A. Primrose, Admr., c/o James M. Herb, Esq., James M. Herb P.C., 464 Perry Hwy., Pittsburgh, PA 15229.
15-07296 Dec 1, 8, 15, 2015

Ruk, Rita P., deceased, of Richland Twp., PA. No. 06822 of 2015. Donald R. Ruk, Extr., 174 W. Cruikshank Rd., Butler, PA 16002 or to William T. Woncheck, Jr., Esq., Sikov & Woncheck, P.C., 1625 Union Ave., Ste. 5, Natrona Heights, PA 15065.
15-07297 Dec 1, 8, 15, 2015

Sievers, Frances Carol, deceased, of Harrison Twp., PA. No. 06820 of 2015. Cheri S. Reed, Extr., 1026 Cambridge St., Natrona Heights, PA 15065 or to William T. Woncheck, Jr., Esq., Sikov & Woncheck, P.C., 1625 Union Ave., Ste. 5, Natrona Heights, PA 15065.
15-07298 Dec 1, 8, 15, 2015

Wein, Albert J., deceased, of Pittsburgh, PA. No. 06686 of 2015. Howard J. Wein, Extr., 901 Hastings Street, Pittsburgh, PA 15217 or to Wesley Yang, Esq., Leech Tishman Fuscaldò & Lampl, LLC, 525 William Penn Pl., 28th Fl., Pittsburgh, PA 15219.
15-07299 Dec 1, 8, 15, 2015

Zimmerman, Irene a/k/a Irene E. Zimmerman, deceased, of O'Hara Twp., PA. No. 06814 of 2015. David S. Zimmerman, Extr., 424 Valley View Dr., Pittsburgh, PA 15215 or to William T. Woncheck, Jr., Esq., Sikov & Woncheck, P.C., 1625 Union Ave., Ste. 5, Natrona Heights, PA 15065.
15-07300 Dec 1, 8, 15, 2015

Brown, Russell W., deceased, of Monroeville, PA. No. 6708 of 2015. Racheal L. Bolte, Admr., 162 Mill Street, Verona, PA 15147 or to Meg L. Burkardt, Esq., 647 Allegheny Ave., Ste. 100, Oakmont, PA 15139-2039.
15-07209 Nov 24; Dec 1, 8, 2015

Cass, Alice L., deceased, of Baldwin, PA. No. 04695 of 2015. Wayne Paul Cass, Extr., 154 Del Rio Drive, Pittsburgh, PA 15236 or to Robert F. McCabe, Jr., Esq., Lindsay McCabe & Lee, P.O. Box 175, 526 Broadway, Pitcairn, PA 15140-0175.
15-07210 Nov 24; Dec 1, 8, 2015

Harbist, John, deceased, of Pittsburgh, PA. No. 6739 of 2015. Edward Harbist, Extr., c/o Theodore M. Trbovich, Esq., 511 Greenfield Ave., Pittsburgh, PA 15207.
15-07211 Nov 24; Dec 1, 8, 2015

Hughes, Jr., Elwood T., deceased, of Upper St. Clair, PA. No. 06795 of 2015. Robert S. Hughes, Extr., 6276 Mere Drive, Mason, OH 45040 or to Peter Y. Herchenroether, Esq., Sherrard, German & Kelly, P.C., 535 Smithfield St., Ste. 300, Pittsburgh, PA 15222.
15-07212 Nov 24; Dec 1, 8, 2015

Janeda, Robert, deceased, of Imperial, PA. No. 06432 of 2015. Christy L. Sebastian,

Extr., c/o Paul W. Stefano, Esq., 1901 Lawyers Bldg., 428 Forbes Ave., Pittsburgh, PA 15219.
15-07213 Nov 24; Dec 1, 8, 2015

Judy, Daniel L., deceased, of Robinson Twp., PA. No. 6740 of 2015. Charles R. Judy, Extr., c/o Orlando R. Sodini, Esq., Thompson, Calkins & Sutter, LLC, 850 Ridge Ave., Ste. 300, Pittsburgh, PA 15212.
15-07214 Nov 24; Dec 1, 8, 2015

Killian, Gary Lee, deceased, of Penn Hills, PA. No. 6643 of 2015. Catherine Kirchartz, Extr., 696 Milltown Road, New Kensington, PA 15068 or to Meg L. Burkardt, Esq., 647 Allegheny Ave., Ste. 100, Oakmont, PA 15139-2039.
15-07215 Nov 24; Dec 1, 8, 2015

Konchak, Frank, deceased, of Wall, PA. No. 06829 of 2015. Agnes Sigler, Extr., 301 Meadow Dr., Elizabeth, PA 15037 or to Robert C. Lucas, Esq., 101 Simpson Howell Rd., Elizabeth, PA 15037-2424.
15-07216 Nov 24; Dec 1, 8, 2015

Niehaus, Daniel V., deceased, of Penn Hills, PA. No. 06875 of 2015. Patricia Carlson Koehler, Admr. and Atty., 337 Freeport Rd., Aspinwall, PA 15215-3109.
15-07217 Nov 24; Dec 1, 8, 2015

Pesce, Lawrence F., deceased, of Sewickley, PA. No. 6811 of 2015. Lawrence A. Pesce, Admr., c/o Frederic E. Liechti, Esq., 7190 Steubenville Pike, Oakdale, PA 15071.
15-07218 Nov 24; Dec 1, 8, 2015

Rhodes, Margaret H., deceased, of South Park, PA. No. 6828 of 2015. Mary Jo Stehle, Extr., 3014 Valley Ridge Rd., McKeesport, PA 15133 or to Robert C. Lucas, Esq., 101 Simpson Howell Rd., Elizabeth, PA 15037-2424.
15-07219 Nov 24; Dec 1, 8, 2015

Roskov, John M., deceased, of Monroeville, PA. No. 5824 of 2015. Deonna Ann Roskov, Admr., 2739 4th St., Monroeville, PA 15146 or to Gregory A. Evashavik, Esq., Evashavik, DiLucente & Tetlow, LLC, Grant Bldg., 310 Grant St., Ste. 1801, Pittsburgh, PA 15219.
15-07220 Nov 24; Dec 1, 8, 2015

Sabatelle, Ann Marie, deceased, of Sewickley, PA. No. 06294 of 2015. Lynda S. Sassic, Extr., 426 S. Lang Avenue, Pittsburgh, PA 15238.
15-07221 Nov 24; Dec 1, 8, 2015

Schafer, Edward R., deceased, of Crafton, PA. No. 6242 of 2015. William T. Schafer, Extr., 92 Estella Ave., Pittsburgh, PA 15211.
15-07222 Nov 24; Dec 1, 8, 2015

Seminora, Margaret, deceased, of Penn Hills, PA. No. 6644 of 2015. Robyn A. Brady, Extr., 3323 Delaware Street, Pittsburgh, PA 15214 or to Meg L. Burkardt, Esq., 647 Allegheny Ave., Ste. 100, Oakmont, PA 15139-2039.
15-07229 Nov 24; Dec 1, 8, 2015

Smith, Jr., George A., deceased, of South Park, PA. No. 06812 of 2015. Eric M. Smith, Co-Extr., 5307 Blossom Road, Pittsburgh, PA 15236 and P. Ronald Cooper, Co-Extr. and Atty., Cooper, Owen & Renner, PC, 3809 Willow Ave., Pittsburgh, PA 15234.
15-07230 Nov 24; Dec 1, 8, 2015

Vita, Virginia, deceased, of Pittsburgh, PA. No. 06554 of 2015. Silvana G. Niro, Extr., c/o Charles J. Jacques, III, Esq., Jacques & Jacques, P.C., 2125 Freeport Road, Natrona Heights, PA 15065.
15-00572w Nov 24; Dec 1, 8, 2015

Articles of Incorporation
Nonprofit Corporation

Heather C. Stumpf, Esq., Clark Hill, PLC, One Oxford Ctr., 301 Grant St., 14th Fl., Pittsburgh, PA 15219. Notice is hereby given that Articles of Incorporation will be filed

with the Department of State of the Commonwealth of Pennsylvania, on or before December 3, 2015, with respect to a nonprofit corporation, The Terra Initiative, which is to be incorporated under the Nonprofit Corporation Law of 1988.
15-00591w Dec 8, 2015

Notice of Action in
Mortgage Foreclosure

In the Court of Common Pleas of Allegheny County, Pennsylvania
Civil Action-Law
No. GD-15-014993
Wells Fargo Bank, NA, Plaintiff
vs.

Michael S. Karas, in his capacity as Administrator and Heir of the Estate of Mark Karas, Unknown Heirs, Successors, Assigns, and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Mark Karas, Deceased, Defendants
Notice

TO: Unknown Heirs, Successors, Assigns, and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Mark Karas, Deceased

You are hereby notified that on September 1, 2015, Plaintiff, Wells Fargo Bank, NA, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Allegheny County, Pennsylvania, docketed to No. GD-15-014993. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 3637 Outlook Drive, West Mifflin, PA 15122-2243, whereupon your property would be sold by the Sheriff of Allegheny County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

Notice
If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you 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, 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
Allegheny County Bar Association
Koppers Building
436 Seventh Ave., 3rd Fl.
Pittsburgh, PA 15219
412-261-5555

Phelan Hallinan Diamond & Jones, LLP
Attorneys for Plaintiff

15-07269 Dec 8, 2015

Statement of Registration
Foreign Business Corporation

Notice is hereby given that Benchmark Electrical Solutions, Inc., a foreign business corporation, will apply for a Statement of Registration to do business in the Commonwealth of Pennsylvania under the provisions of Chapter 4 of the Association Transactions Act. The corporation is incorporated under the laws of the State/Country of Colorado. The address of its principal office under the laws of said jurisdiction is 1204 West Ash Street, Unit J, Windsor, CO 80550, and subject to section 109 (relating to name of commercial registered office provider in lieu of registered address), the address, including street and number, if any, of its proposed registered office in Pennsylvania is 202 West Bridge Drive, Morgan, PA 15064.
15-00590w Dec 8, 2015



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