

**ESTATE NOTICES**

The Register of Wills has granted letters testamentary or of administration in the following estates. Notice is hereby given to all persons indebted thereto to make payment without delay and to those having claims or demands to present them for settlement to the Executors or Administrators or their attorneys.

**FIRST PUBLICATION**

**BERGER, ALLEN**, a/k/a **ALLEN N. BERGER**, late of Monongahela, Washington Co., PA; Executrix: Marlene F. Kossack, 678 Harborview Drive, Pittsburgh, PA 15239

**FRAZIER, WILLIAM D.**, late of South Strabane Township, Washington Co., PA; Executor: William D. Frazier, Jr., 299 Ingram Street, Northfield, IL 60093; Attorney: Cary D. Jones, Marriner, Jones & Fitch, 30 E. Beau St., Suite 800, Washington, PA 15301

**LEWIS, RAYMOND D.**, late of Washington Co., PA; Executor: Michael A. Snyder, 50 Ash Avenue, Library, PA 15129; Attorney: Thomas A. McCaffrey, Zacharia & Brown, 111 W. McMurray Road, McMurray, PA 15317

**MCDADE, JR., JAMES E.**, late of Amwell Township, Washington Co., PA; Administratrix: Lynda A. McDade, 384 Shipe Run Road, Washington, PA 15301

**MILLER, TERENCE W.**, a/k/a **TERRANCE W. MILLER**, late of Donegal Township, Washington Co., PA; Executor: Robert L. Sprowls, 800 Ft. Pickens Road, Pensacola Beach, FL 32561; Attorney: John A. Rodgers, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

**NORTHEN, ELEANORA M.**, late of Finleyville, Washington Co., PA;

Executrix: Darla J. McFadden, PO Box 224, Normalville, PA 15469; Attorney: Timothy R. Berggren, 22 East Beau St., Washington, PA 15301

**PAUL, BETTY JANE**, late of South Strabane Township, Washington Co., PA; Executrix: Buffy Ann Craig, 25 Craig Lane, Avella, PA 15312; Attorney: Mark S. Riethmuller, Speakman, Riethmuller & Allison, 30 East Beau St., Suite 430, Washington, PA 15301

**PETERSON, HELEN K.**, a/k/a **HELEN PETERSON**, late of Burgettstown, Washington Co., PA; Administratrix: Jennifer L. Brezinski, c/o PO Box 435, Hickory, PA 15340; Attorney: Peter K. Darragh, PO Box 435, Hickory, PA 15340

**PHILLIPS, CLIVE W.**, a/k/a **CLIVE WOOD PHILLIPS**, late of City of Washington, Washington Co., PA; Executors: Barbara J. Phillips, 24 McKnight Avenue, Washington, PA 15301; James O. Phillips, 2089 Arlington Avenue, Washington, PA 15301; Attorney: David S. Posner, Goldfarb, Posner, Beck, DeHaven & Drewitz, 26 South Main St., Suite 200, Washington, PA 15301

**ZIMMER, ANNE H.**, late of Washington, Washington Co., PA; Executrix: Renee Zimmer Fitch, 1 Topside Drive, Washington, PA 15301; Attorney: Colin E. Fitch, Marriner, Jones & Fitch, 30 East Beau St., Suite 800, Washington, PA 15301

**SECOND PUBLICATION**

**CUNNINGHAM, CELIA**, a/k/a **CELIA JEAN CUNNINGHAM**, late of Washington Co., PA; Executrix: Kathleen L. Petroski, 3504 Sunnyvale Drive, Allison Park, PA 15101; Attorney: Craig S. O'Connor, Ciao Torisky & O'Connor, 7240 McKnight Road, Pittsburgh, PA 15237

**FURBEE, VELMA C.**, a/k/a **VELMA CATHERINE FURBEE**, late of Washington, Washington Co., PA; Executrix: Deborah Dye, PO Box 34, Meadowlands, PA 15347; Attorney: Keith A. Bassi, Bassi, Vreeland & Associates, P.C., 111 Fallowfield Avenue, PO Box 144, Charleroi, PA 15022

**LEHR, NEIL J.**, late of Roscoe, Washington Co., PA; Executor: David Lehr, 912 Anne Avenue, Charleroi, PA 15022; Attorney: David C. Allison, 528 St. Clair Ave., Clairton, PA 15025

**REESE, NORMA L.**, a/k/a **NORMA LUCILLE REESE**, late of Smith Township, Washington Co., PA; Executrix: Susan Lindley, 122 East Pittsburgh St., Burgettstown, PA

**WALL, MARY LOUISE**, late of Washington, Washington Co., PA; Administrator: Larry R. Wall, 112 Craft Road, Washington, PA 15301

**WOESSNER, PAULINE J.**, late of Carroll Township, Washington Co., PA; Executors: Russell Cepko, 2414 Willow Drive, Export, PA 15632; Laurel Cepko, 2414 Williw Drive, Export, PA 15632; Attorney: James W. Haines, Jr., 1202 West Main St., Monongahela, PA 15063

### **THIRD PUBLICATION**

**BOLLINGER, KENNETH S.**, late of Washington, Washington Co., PA; Administratrix: Judith C. Bollinger, 1038 Brush Run Road, Washington, PA 15301; Attorney: Donald D. Saxton, Jr., 1200 Washington Road, Washington, PA 15301

**GREEN, GREGORY EUGENE**, late of Gastonville, Washington Co., PA; Executrix: Joan Green, 15 Belmont Avenue, Gastonville, PA 15336; Attorney: Timothy R. Berggren, 22 East Beau St., Washington, PA 15301

**KAVENEY, MICHAEL JAMES**, late of Washington, Washington Co., PA;

Administratrix: Elisabeth H. Wagers, c/o Kusturiss Wolf & Kusturiss, 12 North Jefferson Ave., Canonsburg, PA 15317; Attorney: Steven R. Wolf, Kusturiss Wolf & Kusturiss, 12 North Jefferson Ave., Canonsburg, PA 15317

**KLINE, ERIC S.**, a/k/a **ERIC STEPHEN KLINE**, late of Canonsburg, Washington Co., PA; Executrix: Mary Kline, c/o Goehring, Rutter & Boehm; Attorney: Robert J. Winters, Goehring, Rutter & Boehm, Frick Bldg., 437 Grant St., 14th Fl., Pittsburgh, PA 15219

**McKAHAN, GLADYS L.**, late of Amwell Township, Washington Co., PA; Executor: William E. Speakman, Jr., 30 East Beau Street, Suite 430, Washington, PA 15301; Attorney: Mark S. Riethmuller, Speakman, Riethmuller & Allison, 30 East Beau St., Suite 430, Washington, PA 15301

**WARREN, DORIS L.**, late of W. Brownsville, Washington Co., PA; Executrix: Marcienne Hosler, c/o Ernest P. DeHaas, III, 2 West Main St., Suite 700, Uniontown, PA 15401; Attorney: Ernest P. DeHaas, III, Radcliffe & DeHaas, L.L.P., 2 West Main St., Suite 700, Uniontown, PA 15401

## **CORPORATION NOTICES**

### **FICTITIOUS NAME**

NOTICE is hereby given pursuant to the provisions of Section 311 of Act 1982-295 (54 Pa. C.S. Sec. 311), that a certificate was filed in the office of the Secretary of the Commonwealth of Pennsylvania, at Harrisburg, on the 24th day of August, 2015, for the conduct of a business in Washington County, Pennsylvania, under the assumed or fictitious name, style or designation of **SUBURBAN EXTENDED STAY**

**HOTEL -WASHINGTON** with its principal place of business at 975 Sheffield St., Washington, PA 15301.

The name(s) and/or address(es) of all persons owning or interested in said business: Wasington County Hospitality, LLC, 6 Canyon Road, Ste 300, Morgantown, WV 26508.

Mark J. Nesselroad, Esq.  
6 Canyon Road, Suite 300  
Morgantown, WV 26508 2)10-1

#### FICTITIOUS NAME

NOTICE is hereby given pursuant to the provisions of Section 311 of Act 1982-295 (54 Pa. C.S. Sec. 311), that a certificate was filed in the office of the Secretary of the Commonwealth of Pennsylvania, at Harrisburg, on the 13th day of August, 2015, for the conduct of a business in Washington County, Pennsylvania, under the assumed or fictitious name, style or designation of **HOTT DAWTZ** with its principal place of business at 202 Stuart Circle, McDonald, PA 15057.

The name(s) and/or address(es) of all persons owning or interested in said business: Natalie J Domachowski, 202 Stuart Circle, McDonald, PA 15057; Randy S. Gatten, 2335 Jefferson Ave., Washington, PA 15301.

Ms. Natalie J. Domachowski  
202 Stuart Circle  
McDonald, PA 15057 2)10-1

#### FICTITIOUS NAME

NOTICE is hereby given pursuant to the provisions of Section 311 of Act 1982-295 (54 Pa. C.S. Sec. 311), that a certificate was filed in the office of the Secretary of the Commonwealth of Pennsylvania, at Harrisburg, on the 31st day of August, 2015, for the conduct of a business in Washington County,

Pennsylvania, under the assumed or fictitious name, style or designation of **THE BIG FISH CONTRACTING COMPANY** with its principal place of business at 135 3rd Avenue, New Eagle, PA 150567.

The name(s) and/or address(es) of all persons owning or interested in said business: Fisher Marketing, LLC.

Amanda C. Fisher, Esq.  
223 2nd Street  
Monongahela, PA 15063 2)10-1

#### **MISCELLANEOUS**

##### PUBLIC NOTICE

IN THE COURT OF COMMON PLEAS  
OF WASHINGTON COUNTY,  
PENNSYLVANIA  
ORPHANS' COURT DIVISION  
NO. 63-15-0570

IN RE: **JORDAYN REA LINT**  
BIRTHDATE APRIL 5, 2013  
CHILD OF LAUREN NICOLE LINT

Take notice that a Petition for Involuntary Termination of Parental Rights of Lauren Lint to Jordayn Lint will be presented to the Orphans' Court of Washington County, Pennsylvania. Any person wishing to assert her parental right should appear in Courtroom No. 6 of the Washington County Courthouse, Washington, Pennsylvania, for a hearing as to the same on October 28, 2015 at 9:30 a.m.

You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present.

You have the right to be represented at the hearing by an attorney. You should take this notice to your attorney at once. If you do not have an attorney or can not

afford representation, contact the Southwestern Pennsylvania Legal Aid Society, 10 West Cherry Avenue, Washington, Pennsylvania, 15301, (724) 225-6170, to find out where you can obtain legal help.

Tenisha Brown, Caseworker  
Washington County Children & Youth  
Social Service Agency  
100 West Beau Street, Suite 502  
Washington, PA 15301  
Telephone: (724) 228-6884 4)9-3

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IN THE COURT OF COMMON PLEAS  
OF WASHINGTON COUNTY,  
PENNSYLVANIA  
CIVIL DIVISION  
NO. 2015-5931

IN RE: PETITION FOR CHANGE OF  
NAME OF **DANE ALEXANDER  
BUTLER**, a minor

Notice is hereby given that on September 17, 2015 the Petition for Change of Name of Dane Alexander Butler, a minor was filed in the Court of Common Pleas of Washington County, requesting an Order to change the name of Dane Alexander Butler to Dane Alexander Sabo.

The Court has fixed the day of November 12, 2015 at 9:30 a.m. in Courtroom No. 2 of the Washington County Courthouse in Washington, Pennsylvania as the time and place for the hearing on said Petition, when and where all interested parties may appear and show cause, if any, why the request of the Petitioner should not be granted.

Thomas O. Vreeland, Esquire  
62 East Wheeling Street  
Washington, PA 15301  
Phone: 724-228-7000  
Fax: 724-228-7266 4)10-1

### **PUBLIC NOTICE**

IN THE COURT OF COMMON PLEAS  
OF WASHINGTON COUNTY,  
PENNSYLVANIA  
ORPHAN'S COURT DIVISION  
NOS: 63-15-1021

IN RE: **GRAYCE PHILLIPS**  
D.O.B. 8/29/2013  
CHILD OF: SYNA McOSKER

Take notice that a Petition for Involuntary Termination of Parental Rights of Syna McOsker, mother of Grayce Phillips, will be presented to the Orphans' Court of Washington County, Pennsylvania. Any person wishing to assert parental rights should appear in Courtroom No. 6 of the Washington County Courthouse, Washington, Pennsylvania, for a hearing as to the same on October 7, 2015 at 1:00 p.m.

You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present.

You have the right to be represented at the hearing by an attorney. You should take this notice to your attorney at once. If you do not have an attorney or cannot afford representation, contact the Southwestern Pennsylvania Legal Aid Society, 10 West Cherry Avenue, Washington, Pennsylvania, 15301, (724) 225-6170, to find out where you can obtain legal help.

Leane Merrill, Caseworker  
Washington County Children & Youth  
Social Service Agency  
100 West Beau Street  
502 Courthouse Square  
Washington, PA 15301  
Telephone: (724) 228-6884 4)10-1

## REAL ESTATE

**MARSHAL'S SALE:** By virtue of a Writ of Execution issued out of the United States District Court for the Western District of Pennsylvania and to me directed, I shall expose to public sale the real property located at 3100 School Place, Finleyville, PA 15332 being more fully described at Washington County Record Book 3332, Page 532.

**SAID SALE** to be held at the Washington County Commissioner's Office, Room 104, Courthouse Square, 100 W. Beau Street, Washington, PA 15301 at 10:00 a.m. prevailing, standard time, on October 29, 2015.

All that certain tract of land, together with the buildings, and improvements erected thereon described as Tax Parcel No. 330-007-00-01-0001-03 recorded in Washington County, Pennsylvania. Seized and taken in execution as the property of Sheila Pristas, at the suit of the United States of America, acting through the Under Secretary of Rural Development, on behalf of Rural Housing Service, United States Department of Agriculture, to be sold on Writ of Execution as Civil Action No. 12cv1068.

**TERMS OF SALE:** Successful bidder will pay ten percent (10%) by certified check or money order upon the property being struck down to such bidder, and the remainder of the bid within thirty (30) days from the date of the sale and in the event the bidder cannot pay the remainder, the property will be resold and all monies paid in at the original sale will be applied to any deficiency in the price at which the property is resold. The successful bidder must send payment of the balance of the bid directly to the U.S.

Marshal's Office c/o Sheila Blessing, 700 Grant Street, Suite 2360, Pittsburgh, PA 15219. Bidder must have deposit funds immediately available and on his person in order to bid, bidder will not be permitted to leave the sale and return with deposit funds. Notice is hereby given that a Schedule of Distribution will be filed by me on the thirtieth day after the date of sale, and that distribution will be made in accordance with the Schedule unless exemptions are filed thereto within ten (10) days thereafter. Purchaser must furnish State Realty Transfer Tax Stamps, and stamps required by the local taxing authority. Marshal's costs, fees and commissions are to be borne by seller. Steve Frank, United States Marshal. For additional information, please contact Cathy Diederich at 314-457-5514 or the USDA foreclosure website at [www.resales.usda.gov](http://www.resales.usda.gov).

6)10-4

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IN THE COURT OF COMMON PLEAS  
OF WASHINGTON COUNTY,  
PENNSYLVANIA  
CIVIL ACTION-LAW  
NO. 2011-6532

NOTICE OF ACTION IN MORTGAGE  
FORECLOSURE

**Deutsche Bank National Trust Company, as Trustee for Morgan Stanley ABS Capital I Inc. Trust 2005-HE6, Mortgage Pass-Through Certificates, Series 2005-HE6, c/o Ocwen Loan Servicing, LLC, Plaintiff**

vs.

**Estate of Delinda M. Fisher a/k/a Delinda Mae Fisher, c/o William T. Fisher, Jr., Executor, William T. Fisher, Jr., Individually and as Executor of the Estate of Delinda M. Fisher a/k/a Delinda Mae Fisher, Deceased and Unknown Heirs, Successors, Assigns and All Persons,**

**Firms or Associations Claiming Right,  
Title or Interest From or Under  
Delinda M. Fisher a/k/a Delinda Mae  
Fisher, Deceased, Defendant(s )**

TO: Unknown Heirs, Successors,  
Assigns and All Persons, Firms or  
Associations Claiming Right, Title or  
Interest From or Under Delinda M.  
Fisher a/k/a Delinda Mae Fisher,  
Deceased, Defendant(s), whose last  
known address is 455 Timberlake Road,  
Claysville, PA 15323.

**AMENDED COMPLAINT IN  
MORTGAGE FORECLOSURE**

You are hereby notified that Plaintiff,  
Deutsche Bank National Trust Company,  
as Trustee for Morgan Stanley ABS  
Capital I Inc. Trust 2005-HE6, Mortgage  
Pass-Through Certificates, Series 2005-  
HE6, c/o Ocwen Loan Servicing, LLC,  
has filed an Amended Mortgage  
Foreclosure Complaint endorsed with a  
Notice to Defend, against you in the  
Court of Common Pleas of Washington  
County, Pennsylvania, docketed to NO.  
2011-6532, wherein Plaintiff seeks to  
foreclose on the mortgage secured on  
your property located, 455 Timberlake  
Road, Claysville, PA 15323, whereupon  
your property would be sold by the  
Sheriff of Washington County.

**NOTICE**

**YOU HAVE BEEN SUED IN COURT.**  
If you wish to defend against the claims  
set forth in the notice above, 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 GO  
TO OR TELEPHONE THE OFFICE  
SET FORTH BELOW. THIS OFFICE  
CAN PROVIDE YOU WITH THE  
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.

**LAWYERS REFERRAL SERVICE**

Washington County Bar Assoc.

119 S College St

Washington, PA 15301

724-225-6710

washcobar.org.

Udren Law Offices, P.C. Attys. for  
Plaintiff, Udren Law Offices, P.C.

111 Woodcrest Rd., Ste. 200

Cherry Hill, NJ 08003

856.669.5400

6)10-1

**NOTICE OF ACTION IN MORTGAGE  
FORECLOSURE**

**IN THE COURT OF COMMON PLEAS  
OF WASHINGTON COUNTY,  
PENNSYLVANIA  
CIVIL ACTION – LAW  
No. 2015-3595**

**BANK OF AMERICA, N.A.,**

**Plaintiff**

**vs.**

**KRISTY MIKLIC A/K/A KRISTY L.  
HAUGHT, in her capacity as Heir of  
KATHLEEN CAPO, Deceased;  
CHRISTIAN CAPO, in his capacity as  
Heir of MELISSA CAPO-FAHEY,**

Deceased; SHAWN FAHEY, in his capacity as Heir of MELISSA CAPO-FAHEY, Deceased; ETHAN FAHEY, in his capacity as Heir of MELISSA CAPO-FAHEY, Deceased; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER KATHLEEN CAPO, DECEASED; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOHN E. CAPO, DECEASED UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MELISSA CAPO-FAHEY, DECEASED; THE UNITED STATES OF AMERICA C/O THE UNITED STATES ATTORNEY FOR THE WESTERN DISTRICT OF PA

Defendants

#### NOTICE

To UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOHN E. CAPO, DECEASED, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MELISSA CAPO-FAHEY, DECEASED and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL

PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER KATHLEEN CAPO, DECEASED

You are hereby notified that on June 18, 2015, Plaintiff, BANK OF AMERICA, N.A., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of WASHINGTON County Pennsylvania, docketed to No. 2015-3595. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 650 EAST MAIDEN STREET, WASHINGTON, PA 15301-3722 whereupon your property would be sold by the Sheriff of WASHINGTON 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, 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.

Notice to Defend:  
WASHINGTON COUNTY  
SOUTHWESTERN PA LEGAL AID  
SOCIETY  
10 WEST CHERRY AVENUE  
Washington, PA 15301  
Telephone (724) 225-6170

Lawyer Referral Service  
Washington County Bar Association  
119 South College Street  
Washington, PA 15301  
Telephone (724) 225-6710

6)10-1

## SHERIFF SALES

### Special Notice On Real Estate Sales Sheriff's Rule

Tax collectors, attorneys and solicitors who file tax statements, lien taxes and municipal liens against property being sold at Sheriff's Sale. Hereafter, no statements can be withdrawn or adjustments made after the property has been bid in at a certain price, therefore statements must be correct at the time of filing. THERE WILL BE NO EXCEPTIONS TO THIS RULE.

Abstracts of properties taken in execution upon the writs shown, at the number and terms shown, as the properties of the severally named defendants, owners or reputed owners, and to be sold by Samuel Romano, Sheriff of Washington County, PA, on **Friday, November 6, 2015 at 10:00 o'clock a.m.** in the office of the Sheriff, Washington County Courthouse Square, Washington, PA. Ten (10%) percent of the purchase money (but not less than the Sheriff's Cost), shall be paid on the day of the sale and the balance on or before **Wednesday, November 11, 2015 at 4:00 o'clock p.m.** If however such ten (10%) percent down payment be not made on day of sale, the property will again be expsd to sale immediately, on the date aforesaid. If balance of payment be not made on Wednesday following the date of sale, the property will again be put up for sale on **Friday, November 13, 2015 at 10:00 o'clock a.m.** At the expense and risk of the person to whom it was struck off, who in case of any deficiency on such sale, shall make good the same. (Complete description of the following properties are on file in the Sheriff's Office at the Courthouse Square, 100 West Beau Street, Washington, PA.) Notice is hereby given that the 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 will be given

### Sheriff Sale List

<u>Sale#</u>	<u>Plav Def</u>	<u>Property Location</u>
2015-465.....	US Bank v. Salzman .....	Roscoe
2015-656.....	Federal National Mtg v. Ziemba.....	City of Washington
2015-840.....	US Bank v. Price.....	Borough of Donora
2015-1315...	Wells Fargo Financial v. Holden .....	Cecil Township
2015-1418...	HSBC Bank v. Stopperich .....	Canonsburg
2015-1733...	Wells Fargo Bank v. McVeigh .....	West Finley Township
2014-1833...	US Bank v. Anderson .....	Canonsburg
2015-2178...	Bank of America v. Shaffer .....	Donora
2015-2259...	Deutsche Bank v. McManus .....	Daisytown
2015-2789...	Nationstar Mortgage, LLC v. Dicks .....	North Franklin Township



2015-2847 ...US Bank v. Rice .....	Midway Borough
2015-2848 ...US Bank v. See .....	Donora
2015-2882 ...Midfirst Bank v. Miklic.....	Donegal Township
2014-2943 ...JP Morgan Chase Bank v. Kotchman.....	Bentleyville
2015-3051 ...Flagstar Bank v. Kozich.....	North Strabane Township
2013-4143 ...MNH Sub I v. Sulc.....	North Strabane Township
2014-4299 ...Citifinancial Servicing v. Haines .....	Washington
2014-4303 ...First Commonwealth v. Morris .....	Donegal Township
2014-4548 ...Nationstar Mtg v. Berardi .....	North Charleroi
2014-4992 ...Bank of New York v. Saieva.....	Cecil Township
2014-5052 ...Green Tree Servicing v. Green.....	North Franklin Twp
2014-5590 ...LSF8 Master v. Nelson .....	Somerset Township
2014-6249 ...Wilmington Savings v. Mathews .....	Union Township
2014-7282 ...Wells Fargo Bank v. Verscharen.....	Nottingham Twp
2014-7338 ...Wells Fargo Bank v. Kubalak .....	Smith Township
2010-7999 ...Deutsche Bank v. Girgenrath .....	New Eagle

**SHERIFF'S SALE No. 2015-465**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-465 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF VS. JAMES S. SALZMAN, JR., DEFENDANT(S)**

ALL THAT CERTAIN lot or piece of ground situate in the **Borough of Roscoe**, County of Washington and Commonwealth of Pennsylvania, and HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 114 WAYNE STREET, ROSCOE, PA 15477; PARCEL NO. 560-004-00-01-0005-00

**SHERIFF'S SALE No. 2015-656**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-656 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, P A 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE") Plaintiff VS. BLAINE W. ZIEMBA, JR. AND ANNETTE ZIEMBA Defendant(s)**

PROPERTY BEING KNOWN AS: ALL that certain lot or piece of ground situate in the 2ND Ward of the **City of Washington**, County of WASHINGTON and Commonwealth of Pennsylvania, IDENTIFIED as LOT AND BLOCK/PARCEL ID#: 720-010-00-02-0007-00 WASHINGTON County, Pennsylvania. HAVING erected a

dwelling thereon known as 240 DUNCAN AVENUE, WASHINGTON, PA 15301. IMPROVEMENTS THEREON CONSIST OF: Residential Dwelling

**SHERIFF'S SALE No. 2015-840**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-840 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF VS. DONNA L. PRICE, DEFENDANT(S)**

ALL THAT CERTAIN lot or piece of ground situate in the **Borough of Donora**, Washington County, Pennsylvania.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 117 BERTHA AVENUE DONORA, PA 15033; PARCEL NO. 240-036-00-01-0007-00

**SHERIFF'S SALE No. 2015-1315**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-1315 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse

Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**Wells Fargo Financial Pennsylvania, Inc. v. Judith A. Holden & Edward P. Holden**

owner(s) of property situate in the **CECIL TOWNSHIP**, WASHINGTON County, Pennsylvania, being 258 Parkwood circle, Canonsburg, PA 15317-9545 Parcel No. 140-007-13-00-0009-00 (Acreage or street address); Improvements thereon: RESIDENTIAL DWELLING. Judgment Amount: \$183,379.19

**SHERIFF'S SALE No. 2015-1418**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-1418 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**Hsbc Bank USA, National Association as Trustee for Nomura Asset Acceptance Corporation, Mortgage Pass-Through Certificates, Series 2007 -2 v. Bradley L. Stopperich, Louis A. Bell aka Louis Bell, The United State of America C/O The United States Attorney for the Western District of PA**

owner(s) of property situate in the **CANONSBURG BOROUGH**,

Washington County, Pennsylvania, being 145 West Pike Street, Canonsburg, PA 15317-1315; Parcel No.100-005-00-00-0005-00 (Acreage or street address); Improvements thereon: RESIDENTIAL DWELLING -Judgment Amount: \$115,725.77

**SHERIFF'S SALE No. 2015-1733**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-1733 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**Wells Fargo Bank,NA v. Cody R. McVeigh & Angela McVeigh**

owner(s) of property situate in the **WEST FINLEY TOWNSHIP**, WASHINGTON County, Pennsylvania, being 102 Memorial Road, West Alexander, PA 15376-2313; Parcel No. 680-011-00-00-0008-03 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$241,995.18

**SHERIFF'S SALE No. 2014-1833**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-1833 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be

exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, P A 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**US Bank National Association, as Trustee for Sasco Mortgage Loan Trust 2006-Wf2 v. Thomas L. Anderson, Jenna A. Kemis**

owner(s) of property situate in the **CANONSBURG BOROUGH**, WASHINGTON County, Pennsylvania, being 625 Franklin Avenue, Canonsburg, PA 15317-2025; Parcel No. 090-008-00-02-0012-00 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$68,943.51

**SHERIFF'S SALE No. 2015-2178**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-2178 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**Bank of America, N.A., Successor by Merger to BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing LP v. Barbara Shaffer**

owner(s) of property situate in the **DONORA BOROUGH**, WASHINGTON County, Pennsylvania, being 110 Allen Avenue, Donora, PA 15033; Parcel No. 240-029-00-05-0014-

00 (Acreage or street address)  
Improvements thereon: RESIDENTIAL  
DWELLING; Judgment Amount:  
\$12,724.34

15427-1053 Parcel No. 700-008-00-00-  
0013-00 (Acreage or street address);  
Improvements thereon: RESIDENTIAL  
DWELLING -Judgment Amount:  
\$34,495.70

**SHERIFF'S SALE No. 2015-2259**

By virtue of a WRIT OF EXECUTION -  
MORTGAGE FORECLOSURE No.  
2015-2259 issued out of the COMMON  
PLEAS of Washington County, and to  
me directed on which inquisition and  
exemption are waived, there will be  
exposed at public sale in the Courthouse  
Square Building, Room 104, 100 West  
Beau Street, Washington, PA 15301,  
Washington County, at 10:00 A.M. on  
**NOVEMBER 6, 2015**

**Deutsche Bank National Trust  
Company, as Trustee for Ameriquest  
Mortgage Securities Inc., Asset-  
Backed Pass-Through Certificates,  
Series 2003-11 v. Kimberly McManus  
-Yost aka Kimberly McManus a/k/a  
Kimberly Yost, in Her Capacity as  
Administrator Cta and Devisee of  
The Estate of Hope Faye Elkins a/k/a  
Hope F. Elkins; Christopher Paugh,  
in His Capacity as Devisee of The  
Estate of Hope Faye Elkins a/k/a  
Hope F. Elkins a/k/a Hope F.  
Kozaczka a/k/a Hope F. Koedam;  
Casey McManus, in Her Capacity as  
Devisee of The Estate of Hope Faye  
Elkins a/k/a Hope F. Elkins a/k/a  
Hope F. Kozaczka a/k/a Hope F.  
Koedam; Ashley McManus, in Her  
Capacity as Devisee of The Estate of  
Hope Faye Elkins a/k/a Hope F.  
Elkins a/k/a Hope F. Kozaczka a/k/a  
Hope F. Koedam**

owner(s) of property situate in the  
WASHINGTON County, Pennsylvania,  
being 105 Laurel Road, **Daisytown**, PA

**SHERIFF'S SALE No. 2015-2789**

By virtue of a WRIT OF EXECUTION -  
MORTGAGE FORECLOSURE No.  
2015-2789 issued out of the COMMON  
PLEAS of Washington County, and to  
me directed on which inquisition and  
exemption are waived, there will be  
exposed at public sale in the Courthouse  
Square Building, Room 104, 100 West  
Beau Street, Washington, PA 15301,  
Washington County, at 10:00 A.M. on  
**NOVEMBER 6, 2015**

**Nationstar Mortgage, LLC Plaintiff v.  
Paula Dicks and Joseph Dicks  
Defendants**

All That Certain land situate in the  
township or **Borough of North Franklin**  
in the County of Washington,  
Commonwealth of Pennsylvania.  
Premises: 432 West Maiden Street,  
Washington, Pennsylvania 15301; Tax  
I.D. #: 510-003-01-02-0006-00 -  
Improvements consist of a Residential  
Dwelling

**SHERIFF'S SALE No. 2015-2847**

By virtue of a WRIT OF EXECUTION -  
MORTGAGE FORECLOSURE No.  
2015-2847 issued out of the COMMON  
PLEAS of Washington County, and to  
me directed on which inquisition and  
exemption are waived, there will be  
exposed at public sale in the Courthouse  
Square Building, Room 104, 100 West  
Beau Street, Washington, PA 15301,

Washington County, at 10:00 A.M. on  
**NOVEMBER 6, 2015**

**U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF VS. CINDY L. RICE, DEFENDANT(S)**  
ALL that certain lot or piece of ground situate in **Midway Borough**, Washington County, Pennsylvania, and HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 203 WASHINGTON AVENUE MIDWAY, PA 15060; PARCEL NO. 410-005-00-00-0006-00.

**SHERIFF'S SALE No. 2015-2848**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-2848 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on  
**NOVEMBER 6, 2015**

**U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF VS. DEBORAH A. SEE, DEFENDANT(S)**

ALL that certain parcel of land **Borough of Donora**, Washington County, Pennsylvania, and HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 471 8TH STREET, DONORA, PA 15033 - PARCEL NO. 240-017-00-02-0008-00.

**SHERIFF'S SALE No. 2015-2882**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-2882 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on  
**NOVEMBER 6, 2015**

**MIDFIRST BANK, PLAINTIFF vs. MILDRED E. MIKLIC AND ROBERT LEE MIKLIC, DEFENDANT(S)**

ALL that certain lot or piece of ground situate in the **Township of Donegal**, County of Washington, and Commonwealth of Pennsylvania, together with the dwelling house erected thereon and known as: 1886 BEHAM RIDGE ROAD, CLAYSVILLE, PA 15323 - PARCEL No. 230-002-0000-0021-00

**SHERIFF'S SALE No. 2014-2943**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-2943 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on  
**NOVEMBER 6, 2015**

**JPMorgan Chase Bank, National Association PLAINTIFF VS. Keith A. Kotchman DEFENDANT**

ALL THAT CERTAIN lot or parcel of land situate in the **Borough of Bentleyville**, Washington County, Commonwealth of Pennsylvania, PROPERTY ADDRESS: 204 BURKHART STREET, BENTLEYVILLE, PA 15314 - Parcel No.: 040-005-00-00-0007-00 & 040-005-00-00-0010-00.

**SHERIFF'S SALE No. 2015-3051**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-3051 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**Flagstar Bank F.S.B. v. Adam P. Kozich & Lisa M. Kozich**

owner(s) of property situate in the **NORTH STRABANE TOWNSHIP**, WASHINGTON County, Pennsylvania, being 614 Deerwatch Drive, Canonsburg, PA 15317-5023; Parcel No. 520-011-04-04-0012-00 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$177,700.74

**SHERIFF'S SALE No. 2013-4143**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-4143 issued out of the COMMON PLEAS of Washington County, and to

me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**MNH SUB 1, LLC 314 S. Franklin Street, 2nd Floor P.O. Box 517 Titusville, PA 16354 vs. BECKY L. SULC & JOHN R. SULC**

All That Certain Condominium Property In Glencannon Condominium No.1, A Condominium Located In The **Township Of North Strabane**, County Of Washington And Commonwealth Of Pennsylvania, Being More Particularly Bounded And Described Being Designated As Tax I.D. No. 520-001-09-00-0015-00D - BEING KNOWN AND NUMBERED AS: 507 Hunting Creek Road, Canonsburg, PA 15317

**SHERIFF'S SALE No. 2014-4299**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-4299 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**Citifinancial Servicing LLC v. Mary Ann Haines**

owner(s) of property situate in the

WASHINGTON CITY, 8TH, WASHINGTON County, Pennsylvania, being 460 Fayette Street, Washington, PA 15301-5567; Parcel No. 780-003-00-03-0005-00 (Acreage or street address) - Improvements thereon: RESIDENTIAL DWELLING - Judgment Amount: \$63,650.94

**SHERIFF'S SALE No. 2014-4303**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-4303 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**FIRST COMMONWEALTH BANK, Plaintiff, vs. RICHARD P. MORRIS, Defendant.**

ALL THAT CERTAIN LOT OF GROUND SITUATE IN **DONEGAL TOWNSHIP**, COUNTY OF WASHINGTON AND COMMONWEALTH OF PA, DESIGNATED AS 605 ROUTE 40 W, WEST ALEXANDER, PENNSYLVANIA, 15376, TAX MAP NO. 230-010-00-00-0005-02.

**SHERIFF'S SALE No. 2014-4548**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-4548 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and

exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**Nationstar Mortgage LLC PLAINTIFF VS. Unknown Heirs, Successors, Assigns, and All Person firm, Associations Claiming Right, Title or Interest from or under Rose Berardi, deceased DEFENDANT**

ALL that parcel of land, with the buildings and improvements thereon erected, situate in the **Borough of North Charleroi**, County of Washington, Commonwealth of Pennsylvania, being Parcel #: 500-003-00-01-0009-00 - 341 Liberty Ave. Charleroi, PA. 15022

**SHERIFF'S SALE No. 2014-4992**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-4992 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWABS, INC. ASSET-BACKED CERTIFICATES SERIES 2004-6, 345 St Peter Street, 1100 Landmark Towers, St Paul, MN 55102 vs. HEATHER R SAIEVA & ANTHONY TODD SAIEVA**

ALL THAT CERTAIN LOT OF GROUND SITUATE IN **CECIL TOWNSHIP**, WASHINGTON COUNTY, PENNSYLVANIA, KNOWN AS PARCEL NUMBER: 140-009-02-05-0029-00 - BEING KNOWN AND NUMBERED: 20, Sycamore Street, Muse, PA 15350

**SHERIFF'S SALE No. 2014-5052**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-5052 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**Green Tree Servicing LLC v. Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Robert W. Green, Deceased**

owner(s) of property situate in the **NORTH FRANKLIN TOWNSHIP**, WASHINGTON County, Pennsylvania, being 67 Altamont Street, Washington, PA 15301-5737; Parcel No. 510-002-02-04-0019-01 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING -Judgment Amount: \$52,670.03

**SHERIFF'S SALE No. 2014-5590**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No.

2014-5590 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**LSF8 Master Participation Trust PLAINTIFF, v. Christopher Nelson & Jennifer J Nelson, 83 Pigeon Creek Road, Eighty Four, PA 15330 DEFENDANTS.**

ALL that certain tract of land situate in **Somerset Township**, Washington County, Pennsylvania. ALSO BEING KNOWN AS 83 Pigeon Creek Road, Eighty Four, PA 15330 -TAX PARCEL NO. 580-013-00-00-0054-00 - IMPROVEMENTS consist of One Story Residential Dwelling

**SHERIFF'S SALE No. 2014-6249**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-6249 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**WILMINGTON SAVINGS FUND SOCIETY, FSB, DOING BUSINESS**



**AS CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR BCAT 2014-4TT, 500 Delaware Avenue, 11th Floor Wilmington, DE 19801 VS. BRIAN S. MATHEWS aka BRIAN MATHEWS**

ALL that certain lot or piece of ground situate in the **Township of Union**, County of Washington, and Commonwealth of Pennsylvania, HAVING erected thereon a residential dwelling being municipally known and numbered as 6040A Route 88 N/K/A 6040A State Route 88, Finleyville, PA 15332.

BEING further designated as Parcel No: 640-003-01-01-0020-04.

**SHERIFF'S SALE No. 2014-7282**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-7282 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, P A 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**Wells Fargo Bank N.A., as Trustee, for Carrington Mortgage Loan Trust, Series 2006NC3 Asset-Backed Pass-Through Certificates Plaintiff, vs. Jeffrey W. Verscharen & Diana E. Verscharen Defendants**

ALL THAT CERTAIN piece, parcel or

lot of land situate in **Nottingham Township**, Washington County, Pennsylvania TAX PARCEL NO.: 530-010-00-00-0008-00 - PROPERTY ADDRESS: 164 Gilkeson Road, Eighty Four, PA 15330

IMPROVEMENTS: ERECTED THEREON

**SHERIFF'S SALE No. 2014-7338**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-7338 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **NOVEMBER 6, 2015**

**Wells Fargo Bank, N.A. v. Jessica Lynn Kubalak, in Her Capacity as Heir of Sarah E. Kubalak, Deceased Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Sarah E. Kubalak, Deceased Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Douglas E. Kubalak, Deceased**

owner(s) of property situate in the **SMITH TOWNSHIP**, WASHINGTON County, Pennsylvania, being 745 Joffre Cherry Valley Road, Burgettstown, PA 15021-2801 Parcel No. 570-024-00-00-

0016-00 (Acreage or street address)  
Improvements thereon: RESIDENTIAL  
DWELLING -Judgment Amount:  
\$97,543.89

**SHERIFF'S SALE No. 2010-7999**

By virtue of a WRIT OF EXECUTION -  
MORTGAGE FORECLOSURE No.  
2010-7999 issued out of the COMMON  
PLEAS of Washington County, and to  
me directed on which inquisition and  
exemption are waived, there will be  
exposed at public sale in the Courthouse  
Square Building, Room 104, 100 West  
Beau Street, Washington, PA 15301,  
Washington County, at 10:00 A.M. on  
**NOVEMBER 6, 2015**

**Deutsche Bank National Trust  
Company, As Indenture Trustee of  
The AAMES Mortgage Investment  
Trust 2004-1 Plaintiff v. BRUCE  
GIRGENRATH & MARGARET  
HOUGH Defendant(s)**

owners of property situate in **New Eagle  
Borough**, Washington County,  
Pennsylvania, being 416 Birch Avenue,  
New Eagle, PA 15067.

Assessment Map No.: 480-012-00-01-  
0020-00

Assessed Value Figure: \$--

Judgment Amount: \$134,968.53

Improvements Thereon: Residential

Property

Samuel F. Romano, Sheriff 7)10-3