

LEGAL ADS

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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:

Carey, Sally Vance, deceased, of Pittsburgh, PA. No. 4320 of 2025. James S. Carey, Jr., Admr., c/o Michele McPeak Cromer, Esq., Gaitens, Tucceri & Nicholas, P.C., 519 Court Pl., Pittsburgh, PA 15219.
25-02790 Aug 1, 8, 15, 2025

Garbera, Donna J., deceased, of Pittsburgh, PA. No. 02741 of 2025. Dennis Garbera, Admr., 5116 W. Harbison Road, Pittsburgh, PA 15205 or to John L. Butya, Esq., 5580 Steubenville Pike, Route 60, Robinson Township, McKees Rocks, PA 15136.
25-01494w Aug 1, 8, 15, 2025

Grass, Jr., Robert L. a/k/a Robert Lee Grass, deceased, of Bridgeville, PA. No. 01692 of 2025. Eric Grass, Extr., c/o Benjamin Scott Johns, Esq., Jones, Gregg, Creehan & Gerace, LLP, 20 Stanwix Street, Suite 1100, Pittsburgh, PA 15222.
25-01492w Aug 1, 8, 15, 2025

Kearns, Dorothy M. a/k/a Dorothy Marie Kearns, deceased, of Scott Township, PA. No. 04044 of 2025. Gregg A. Kearns, Extr., 8913 Medicine Wheel Avenue, Las Vegas, NV 89143 or to Gary M. Zyra, Esq., 314 E. Main Street, Carnegie, PA 15106.
25-02794 Aug 1, 8, 15, 2025

Kottler, Jenny F., deceased, of Pittsburgh, PA. No. 07541 of 2024. Richard H. Kottler, Extr., 4501 Bowes Avenue, West Mifflin, PA 15122 or to James R. Baker, Esq., Sikov and Love, P.A., 310 Grant Street, Grant Building, Suite 1110, Pittsburgh, PA 15219.
25-02791 Aug 1, 8, 15, 2025

Madrid, Daniel J. a/k/a Daniel Joseph Madrid, deceased, of Plum, PA. No. 04358 of 2025. Daniel E. Madrid, Extr., c/o Katlynn Oliver, Esq., Ament Law Group, P.C., 3950 William Penn Highway, Suite 5, Murrysville, PA 15668.
25-02793 Aug 1, 8, 15, 2025

O'Malley, Christine Sophie a/k/a Christine O'Malley, deceased, of Scott Township, PA. No. 04477 of 2025. John O'Malley, Admr., 266 Strawberry Circle, Cranberry Twp., PA 16066 or to Gary M. Zyra, Esq., 314 E. Main Street, Carnegie, PA 15106.
25-02795 Aug 1, 8, 15, 2025

Scanlon, John, deceased, of Pittsburgh, PA. No. 03610 of 2025. Joan L. Lundy, Admr., 3102 S. Juniper Avenue, Apt. 2C6, Broken Arrow, OK 74012 or to James R. Baker, Esq., Sikov and Love, P.A., 310 Grant Street, Grant Building, Suite 1110, Pittsburgh, PA 15219.
25-02789 Aug 1, 8, 15, 2025

Siddons, Ernest G., deceased, of Pittsburgh, PA. No. 04209 of 2025. Edward J.

Siddons, Extr., 111 Crofton Drive, Pittsburgh, PA 15238 or to Nicole L. Phatak, Esq., Clark Hill PLC, 301 Grant Street, 14th Fl., One Oxford Centre, Pittsburgh, PA 15219.

25-02792 Aug 1, 8, 15, 2025

Walney, Michael a/k/a Robert Eschelbacher a/k/a Robert Michael Walney, deceased, of McKeesport, PA. No. 04728 of 2025. Emerson R. Williams, Jr., Extr., 2246 Constitution Boulevard, McKeesport, PA 15135 or to Kerry A. Fraas, Esq., The Kerry Law Group, 1420 Fallen Timber Road, Suite 100, Elizabeth, PA 15037.

25-01493w Jul 8, 15, 2025

Wichmann, Mina Belle Packer a/k/a Mina Belle Wichmann, deceased, of Pittsburgh, PA. No. 04059 of 2025. Phyllis McNellis, Extr., 1008 Surrey Woods Drive, McMurray, PA 15317 or to Nicole L. Phatak, Esq., Clark Hill PLC, 301 Grant Street, 14th Fl., One Oxford Centre, Pittsburgh, PA 15219.

25-02788 Aug 1, 8, 15, 2025

Clark, Sr., James A., deceased, of Monroeville, PA. No. 04698 of 2025. James V. Clark, Extr., c/o Mallory P. Gold, Esq., Gold Law, LLC, 2520 Mossdale Boulevard, Monroeville, PA 15146.

25-01458w Jul 25; Aug 1, 8, 2025

Crawshaw, Rosemary, deceased, of Pittsburgh, PA. No. 4276 of 2025. Michael Crawford, Extr., 1137 Maple Street Ext., Moon Township, PA 15108 or to John W. Brown, Esq., John W. Brown & Associates, Grant Bldg., 310 Grant St., Ste. 1220, Pittsburgh, PA 15219.

25-02661 Jul 25; Aug 1, 8, 2025

Davis, Eleanore Marie, deceased, of Pittsburgh, PA. No. 06428 of 2023. Jonathan Noble, Admr. c.t.a., 405 Home Drive, Trafford, PA 15085.

25-01459w Jul 25; Aug 1, 8, 2025

Drexler, Linda Lou, deceased, of Pittsburgh, PA. No. 04562 of 2025. Justin Drexler, Admr., 133 Karen Place, Munhall, PA 15120 or to Jeffrey D. Ries, Esq., 381 Daily Drive, North Huntingdon, PA 15642.

25-02664 Jul 25; Aug 1, 8, 2025

Faust, Dorothy L., deceased, of Pittsburgh, PA. No. 04278 of 2025. Dennis A. Faust, Extr., 864 Eisenhower Drive, Pittsburgh, PA 15228-1786 or to Andrew G. Sykes, Esq., Sykes Elder Law, LLC, 615 Washington Rd., Ste. 304, Pittsburgh, PA 15228.

25-01460w Jul 25; Aug 1, 8, 2025

Gibson, Mary W., deceased, of Pittsburgh, PA. No. 4496 of 2025. Douglas G. Gibson, Extr., c/o Philip Klein Deily, Esq., Morella & Associates, P.C., 706 Rochester Rd., Pittsburgh, PA 15237.

25-01465w Jul 25; Aug 1, 8, 2025

Himmelstein, Harriet a/k/a Harriett Himmelstein, deceased, of Pittsburgh, PA. No. 03634 of 2025. Stacey H. White, Admr., c/o C. Eric Pfeil, Esq., Dentons Cohen & Grigsby, P.C., 625 Liberty Ave., 7th Floor, Pittsburgh, PA 15222-3152.

25-02657 Jul 25; Aug 1, 8, 2025

Janicki, Harry W., deceased, of Plum, PA. No. 4594 of 2025. Jason J. Janicki, Extr., 11825 Quarter Horse Drive, North Huntingdon, PA 15642 or to Daniel P. Beisler, Esq., 41 Robbins Station Road, North Huntingdon, PA 15642.

25-01450w Jul 25; Aug 1, 8, 2025

Jones, Stephen M., deceased, of Turtle Creek, PA. No. 4467 of 2025. Stephanie Kress, Extr., c/o DJ Nichols, Esq., Bootay Bevington & Nichols, LLC, 6 Clairton Blvd., Pittsburgh, PA 15236.

25-02662 Jul 25; Aug 1, 8, 2025

Korenich, Janet A., deceased, of Allison Park, PA. No. 4623 of 2025. Ronald J. Korenich, Extr., 617 Manilla Street, Pittsburgh, PA 15219 or to Jay R. Hagerman, Esq., Abernethy & Hagerman, 4927 William Flinn Highway, Allison Park, PA 15101.

25-01452w Jul 25; Aug 1, 8, 2025

Parisi, Anthony Joseph a/k/a Anthony J. Parisi, deceased, of Pittsburgh, PA. No. 4510 of 2025. Joan C. Parisi, Extr., c/o Philip Klein Deily, Esq., Morella & Associates, P.C., 706 Rochester Rd., Pittsburgh, PA 15237.

25-01462w Jul 25; Aug 1, 8, 2025

Pascuzzi, Laurie, deceased, of Pittsburgh, PA. No. 04293 of 2025. Lauria Pascuzzi, Admr., 221 SW 12th St., Apt. 116, Miami, FL 33130 or to Benjamin Webb, Esq., Penn & Webb PLLC, 44 Abele Road, Suite 238, Bridgeville, PA 15017.

25-01461w Jul 25; Aug 1, 8, 2025

Ruffolo, Carol A., deceased, of Indiana Township, PA. No. 04521 of 2025. Marianne T. Stewart, Extr., 409 Black Walnut Lane, Glenshaw, PA 15116 or to Mark S. Riethmuller, Esq., Speakman, Riethmuller & Allison, 6 South Main Street, Suite 614, Washington, PA 15301.

25-02658 Jul 25; Aug 1, 8, 2025

Rusin, Julia, deceased, of McKeesport, PA. No. 3421 of 2024. Sandra Masina, Co-Extr. and Melchior Masina, Co-Extr., 521 Brandt Street, Hobart, IN 46342 or to Justin Ellis, Esq., Zacharia Brown Elder Law, 111 W. McMurray Rd., McMurray, PA 15317.

25-01453w Jul 25; Aug 1, 8, 2025

Slanina, Ronald F., deceased, of Millvale, PA. No. 04626 of 2025. Thomas H. Cahall, Extr., 1202 Oakridge Street, Pittsburgh, PA 15226 or to Megan E. Loftis, Esq., 1650 Broadway Avenue, Fl. 1, Pittsburgh, PA 15216.

25-01454w Jul 25; Aug 1, 8, 2025

Smith, Kenneth Joseph, deceased, of Plum Borough, PA. No. 04517 of 2025. Geraldine A. Smith, Extr., 300 Carpenter Drive, Pittsburgh, PA 15239 or to Paul D. Zavarella, Esq., Bruce E. Dice & Associates, P.C., 787 Pine Valley Dr., Ste. E, Pittsburgh, PA 15239.

25-02659 Jul 25; Aug 1, 8, 2025

Treas, Charles F. a/k/a Charles Francis Treas, deceased, of Pittsburgh, PA. No. 03444 of 2025. Merrilee Kaminski, Extr., c/o Ashley E. Sharek, Esq., Entrusted Legacy Law, PO Box 130, Bradford Woods, PA 15015.

25-02660 Jul 25; Aug 1, 8, 2025

Balta, Nancy A. a/k/a Nancy Ann Balta, deceased, of Whitehall Borough, PA. No. 04166 of 2025. Wayne S. Balta, Extr., 1892 Fieldmont Drive, Pittsburgh, PA 15241 or to Michael E. Lloyd, Esq., Williams Coulson, Attorneys at Law, One Gateway Center, 420 Fort Duquesne Blvd., 16th Fl., Pittsburgh, PA 15222.

25-01415w Jul 18, 25; Aug 1, 2025

Butchko, Agnes, deceased, of Pittsburgh, PA. No. 04460 of 2025. John Butchko, Extr., c/o Alex Ostojich, Esq., Strassburger McKenna Gutnick & Gefsky, 444 Liberty Avenue, Suite 2200, Pittsburgh, PA 15222.

25-01407w Jul 18, 25; Aug 1, 2025

Elias, Bernard Martin, deceased, of Pittsburgh, PA. No. 04151 of 2025. Martin W. Elias, Extr., 417 Mary Street, Pittsburgh, PA 15227 or to Liberty J. Weyandt, Esq., The Lynch Law Group, LLC, 501 Smith Drive, Suite 3, Cranberry Township, PA 16066.

25-01411w Jul 18, 25; Aug 1, 2025

Greco, Janice I. a/k/a Janice Imelda Greco, deceased, of Pittsburgh, PA. No. 04447 of 2025. Christy Lynn Faith, Extr.,

4127 High Street, South Park, PA 15129 or to Christine B. Murphy, Esq., Zacharia Brown Elder Law, 111 W. McMurray Rd., McMurray, PA 15317.

25-01405w Jul 18, 25; Aug 1, 2025

Hinchey, Edward M., deceased, of Pittsburgh, PA. No. 04508 of 2025. Janet L. Hinchey, Extr., 2602 Neeld Avenue, Pittsburgh, PA 15216 or to Megan E. Loftis, Esq., 1650 Broadway Avenue, Fl. 1, Pittsburgh, PA 15216.

25-01413w Jul 18, 25; Aug 1, 2025

Iannacchione, Anthony, deceased, of Jefferson Hills, PA. No. 04454 of 2025. Tina Martin, Extr., c/o Beth Tarasi, Esq., Tarasi & Tarasi P.C., 510 3rd Avenue, Pittsburgh, PA 15219.

25-01417w Jul 18, 25; Aug 1, 2025

Kerecman, June a/k/a June R. Kerecman, deceased, of Pittsburgh, PA. No. 02909 of 2025. Deanne L. Paul, Admr. c.t.a., c/o James E. Miscavage, Esq., 55 Old Clairton Rd., Ste. 104, Pleasant Hills, PA 15236.

25-02600 Jul 18, 25; Aug 1, 2025

Lapinsky, Andrew V. a/k/a Andrew V. Lapinsky, Sr., deceased, of Elizabeth, PA. No. 04317 of 2025. Andrew V. Lapinsky, Jr., Extr., 117 Arrow Drive, Elizabeth, PA 15037.

25-02602 Jul 18, 25; Aug 1, 2025

Malone, Ben M. a/k/a Ben Malone, deceased, of Verona, PA. No. 04233 of 2025. Sandra L. Cronin, Extr., c/o Samuel R. Coury, Esq., 1725 Fifth Ave., Arnold, PA 15068.

25-02599 Jul 18, 25; Aug 1, 2025

McBain, Nancy L., deceased, of Coraopolis, PA. No. 4446 of 2025. Jeffrey McBain, Extr., 157 Alta Vista Drive, Imperial, PA 15126 or to Michele P. Conti, Esq., Conti Law, LLC, 7880 Steubenville Pike, Oakdale, PA 15071.

25-01410w Jul 18, 25; Aug 1, 2025

Parker, Margaret Ann, deceased, of Pittsburgh, PA. No. 4818 of 2022. Larita Paker, Admr., c/o Todd T. Zwinkl, Esq., 301 Grant Street, Suite 270, Pittsburgh, PA 15219.

25-01409w Jul 18, 25; Aug 1, 2025

Traynor, Carolyn Ann, deceased, of Pittsburgh, PA. No. 04385 of 2025. Tim Traynor, Admr., c/o Eric J. Beinhart, Esq., Anderson Law Firm, LLC, 429 Fourth Avenue, Suite 602, Pittsburgh, PA 15219.

25-01416w Jul 18, 25; Aug 1, 2025

Wosko, Angelina June, deceased, of Pittsburgh, PA. No. 04183 of 2025. Ryan Herbinko, Extr., 944 Sunglow St., Munhall, PA 15120 or to Mark V. Aletto, Esq., 944 Beaver Grade Rd., Moon Twp., PA 15108-2716.

25-02598 Jul 18, 25; Aug 1, 2025

Zatezalo, Dorothy T., deceased, of Pittsburgh, PA. No. 04150 of 2025. James M. Zatezalo, Sr., Extr., c/o Devin Hallett Snyder, Esq., 444 Liberty Avenue, Suite 2200, Pittsburgh, PA 15222.

25-01406w Jul 18, 25; Aug 1, 2025

Zwergel, Timothy J., deceased, of Monroeville, PA. No. 04487 of 2025. Cheryl A. Snyder, Co-Admr. and Timothy J. Zwergel, Co-Admr., c/o Jacob M. Fabian, Esq., Coulter & May, 4314 Old William Penn Highway, Suite 201, Monroeville, PA 15146-2142.

25-01404w Jul 18, 25; Aug 1, 2025

Notice

Notice of Public Auction of Real Property In:

Allegheny County, Beaver County, Clearfield County, Jefferson County, McKean County and Westmoreland County, Pennsylvania

Michael F. Flanagan, in his capacity as the Court-appointed receiver in Case No. 3:24-cv-52 pending in the United States District Court for the Western District of Pennsylvania (the "Receiver"), hereby posts, pursuant to 28 U.S.C. § 2002, this notice of his intention to sell to the highest qualified bidder the following real and personal property located at the following six (6) locations:

1. In Allegheny County: the currently closed facility formerly known as "Jefferson Hills Healthcare and Rehabilitation Center" located at 448 Old Clairton Road, Jefferson Hills, PA 15025, being Parcel No. 767-A-50-0-1 of the City of Clairton, County of Allegheny. This property is being sold for future development without any assurance as to development potential.

2. In Beaver County: the 67-bed licensed nursing facility known as "Beaver Healthcare and Rehabilitation Center" located in the City of Aliquippa at 616 Golf Course Road, Aliquippa, PA 15001, being Parcel No. 65-006-7313.001 of the City of Aliquippa, County of Beaver.

3. In Clearfield County: the 131-bed licensed nursing facility and the related continuing care retirement community

known as "Ridgeview Healthcare and Rehabilitation Center" located in the City of Curwensville at 30 4th Street, Curwensville, PA 16833, being Parcel No. H09-691-00014 in the City of Curwensville, County of Clearfield.

4. In Jefferson County: the 75-bed licensed nursing facility and related continuing care retirement community known as "Mulberry Healthcare and Rehabilitation Center" located in the City of Punxsutawney at 411-1/2 West Mahoning Street, Punxsutawney, PA 15767, being Parcel Nos. 24-002-0411, 24-002-0428, 24-002-0427, 24-002-0408A, 24-002-0425A, 24-002-0426, 24-002-0408B, 24-002-0422 and 24-002-0425 in the Borough of Punxsutawney, County of Jefferson.

5. In McKean County: the 34-bed licensed nursing facility and related 28-bed licensed personal care home known respectively as "Lakeview Healthcare and Rehab" and "Lakeview Senior Care" located in the City of Smethport at: 15 West Willow Street, Smethport, PA 16749, being Parcel Nos. 15-005-607 and 15-005-605.01 of the City of Smethport, County of McKean.

6. In Westmoreland County: the 35-bed licensed nursing facility known as "Scottdale Healthcare & Rehabilitation Center" located in the City of Scottdale at 900 Porter Avenue, Scottdale, PA 15683, being Parcel No. 47-13-12-0-015, 47-13-12-0-014 and 47-13-12-0-013 of the City of Scottdale, County of Westmoreland.

The Receiver is prepared to enter into a stalking horse contract with affiliates of 980 Investments and Heart Healthcare Management LLC. That contract provides for a refund of the deposit and specifies the starting minimum bid that will be required. The stalking horse contract includes a Purchase Price of \$37,418,377.48 subject to a \$9,224.22 per diem adjustment (positive or negative) to the extent that the Closing does not occur on September 3, 2025, plus all closing costs to be paid by the Buyer, with the Buyer depositing with its Title Company the cash sum of \$1,000,000.00 (One Million Dollars) to be applied at closing as a cash payment against the Purchase Price with the remainder paid by assumption of the remaining balance of the existing mortgage lien against properties subject to underwriting clearance by the current mortgage holder.

Any competing offers for the entire package must be made pursuant to the terms and conditions set forth in the Sales Procedures approved by the Court, must offer a purchase price of at least \$37,669,000.00, and should be received in good form no later than six (6) business days prior to the date scheduled for public auction.

The properties will be sold at public auction, unless there are no other Qualifying Bids, such auction to be held on Wednesday, September 3, 2025 at 9:00 AM (Eastern Time then prevailing) in person at the Law Office of Cozen O'Connor, One Oxford Centre, 301 Grant Street (41st Floor), Pittsburgh, PA 15219, although the Receiver may determine in his discretion to provide a Zoom link for additional participants with the link to be provided in advance by the Receiver to all Qualified Bidders. Sales will be for cash or cash equivalents. The Sales Procedures require bidders to post a deposit in cash or certified funds of One Million Dollars (\$1,000,000.00). Sales will be "As Is" with no representations or warranties of any type, other than those contained in the Asset Purchase Agreement negotiated with Stalking Horse and will close upon receipt of required regulatory approvals.

The Receiver reserves the right to postpone or adjourn the auction, to accept any bid or to reject any and all bids that he does not believe to be in the best interests of the receivership estate, or to withdraw the

properties at any time prior to the announcement of the completion of the auction. The Receiver's acceptance of any bid is expressly conditioned on the successful bidder executing a purchase and sale agreement in form and content satisfactory to the Receiver, in consultation with Plaintiff (the current mortgage holder) and complying with the Sales Procedures.

For additional information, including legal descriptions of the properties, a copy of the Sales Procedures, or to make a competing offer for the properties, please contact (email):

- Louis J. Capozzi, Jr., Esq. and Daniel K. Natirboff, Esq., Capozzi Adler, P.C., 2933 North Front Street, Harrisburg, PA 17110-1250, Email: dann@capozziadler.com - counsel to the Receiver

- Michael F. Flanagan, Receiver, 7611 State Line Road (Suite 303), Kansas City, MO 64114, Email: MikeFlanagan@mffllc.com - Receiver

- Eugene A. Giotto, Esquire, Cozen O'Connor, P.C., One Oxford Centre (41st floor), 301 Grant Street, Pittsburgh, PA 15219 (Email: egiotto@cozen.com), counsel for Plaintiff.

25-02569 Aug 1, 8, 15, 22, 2025

Notice of Trust

Revocable Living Trust Agreement of Richard P. Kirk, Deceased, dated December 27, 1999, as amended, late of Fox Chapel, Allegheny County, Pennsylvania. Notice is hereby given to those indebted thereto to make immediate payment and to those having claims or demands to present them for settlement.

Attorney's Name: Maureen P. Gluntz, Esquire

Address: 1310 Old Freeport Road, Unit 111475, Pittsburgh, PA 15238

Trustee's Name and Address: Margaret N. Leonard, 123 Pheasant Drive, Pittsburgh, PA 15238

25-02601 Jul 18, 25; Aug 1, 2025

Notice of Hearing on Petition to Confirm Consent to Adoption and Terminate Parental Rights

In the District Court of Scott County,
Kansas

In the Matter of the Adoption of:
Hayden Hope Martin, minor child
Case No. SC-2025-AD-000003

Notice of Suit

The State Of Kansas To Francis Martin,
And All Other Persons Who Are Or May Be Concerned:

You are hereby notified that a Petition for Adoption has been filed in the District Court of Scott County, Kansas, praying that an adoption be granted to Jorden Funk. A hearing on the Petitioner's Petition shall be heard on the 11th day of August, 2025, at 4:00 p.m. by remote hearing utilizing the Zoom Platform utilizing Meeting ID 161 258 4761 and passcode 559675 or by appearing in the Scott County District Courthouse, 303 Court Street, Scott City, Kansas 67871. You are hereby required to plead to the Petition within 41 days from the date of the first publication of this Notice of Suit or make your appearance at that time. Ashley Jackson, a duly licensed attorney in the State of Kansas, has been appointed to represent you in this matter. If you fail to plead, judgment will be entered in due course upon the Petition.

Lara Blake Bors, #20261

Bors Law, P.A.

118 West Pine

Garden City, Kansas 67846

Tele: (620) 276-2800

Fax: (620) 276-2804

Lara.BorsLaw@gmail.com

Attorney for the Petitioner

25-02721 Jul 25; Aug 1, 8, 2025