



WASHINGTON COUNTY REPORTS
Vol. 105 No. 21 – DECEMBER 5, 2024
119 South College Street, Washington, PA 15301

ESTATE NOTICES

FIRST PUBLICATION

Breckons, Lois D.

a/k/a Lois P. Breckons
a/k/a Lois Pauline Breckons
Late of Washington
Washington Co., PA
File No. 63-24-1309

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Joseph Breckons, Jr.,
8 Degarmo Lane, Claysville, PA 15323
Attorney: Dennis M. Makel, Esq., Makel
& Assoc., LLC, 98 E. Maiden St., Wash-
ington, PA 15301

WCR Vol 105 Issues 21,22,23

Frazier, Connie C.

Late of South Strabane Twp.
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executors or attorney, and all persons indebted to the decedent to make payment to the Executors without delay.

Executors: Christopher L. Frazier,
641 Carrington Lane, Winterville, NC
28590, Catherine F. Dames, 784 Trap
Shooter Circle, Longs, SC 29568,
Attorney: Cary D. Jones, Esq., Marriner,
Jones & Fitch, 6 South Main St., Ste. 600,
Washington, PA 15301

WCR Vol 105 Issues 21,22,23

Ghelfi, Mary R.

a/k/a Mary Ghelfi
Late of Avella
Washington Co., PA
File No. 63-24-1142

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having

claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Louis Ghelfi, 9 Meneely Rd.,
Avella, PA 15312
Attorney: Jeffrey J. Rokisky, Esq., 3200
Main St., Weirton, WV 26062

WCR Vol 105 Issues 21,22,23

Granus, Lillian M.

a/k/a Lillian M. Kelley
a/k/a Lillian Granus-Kelley
Late of Scenery Hill
Washington Co., PA
File No. 63-24-1690

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Coleen K. Little,
10750 Pinewalk Forest Circle,
Alpharetta, GA 30022
Attorney: Benjamin Urso, Esq., Zacharia
Brown Law Offices, 111 W. McMurray
Rd., McMurray, PA 15317

WCR Vol 105 Issues 21,22,23

Hostert, Carol A.

Late of Canonsburg
Washington Co., PA
File No. 63-24-1682

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Linda A. Pluta c/o
Attorney: Diane H. Yazusian, Esq., Law
Offices of Diane H. Yazusian, PO Box
1099, North Wales, PA 19454

WCR Vol 105 Issues 21,22,23

Klinkner, Linda D.

Late of Finleyville
Washington Co., PA
File No. 63-24-01335

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Norma Markivich a/k/a Norma Lou Markivich, 1305 Lucia Dr., Canonsburg, PA 15317
Attorney: Christopher Lepore, Esq., 157 Druid Dr., McMurray, PA 15317

WCR Vol 105 Issues 21,22,24

Prigg, Patricia Ann

a/k/a Patricia A. Prigg
Late of Claysville
Washington Co., PA
File No. 63-24-1704

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Robin S. Breckons
a/k/a Robin Sue Breckons, 8 Degarmo Lane, Claysville, PA 15323
Attorney: Dennis M. Makel, Esq., Makel & Assoc., LLC, 98 E. Maiden St., Washington, PA 15301

WCR Vol 105 Issues 21,22,23

Trapp, Dorothy M.

a/k/a Dorothy Mathilda Trapp
Late of Twp. Of East Finley
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Cynthia L. Mechling c/o
Attorney: Ashley M. Elias, Esq., Nalli, Elias & Assoc., PC, 150 Pleasant Dr., Ste. 101, Aliquippa, PA 15001

WCR Vol 105 Issues 21,22,23

Welsh, Rita

a/k/a Rita L. Welsh
a/k/a Rita M. Welsh
Late of McMurray
Washington Co., PA
File No. 63-24-1659

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: John J. Welsh, III c/o
Attorney: Jeffrey A. Golvash, Esq., Golvash & Epstein, 9 Dewalt Ave., Pittsburgh, PA 15227

WCR Vol 105 Issues 21,22,23

Williams, Penne Raye

Late of Washington
Washington Co., PA
File No. 63-24-1671

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Sean Hugh Rooney, 10 Howard RDG, Washington, PA 15301
Attorney: Peter Andrew Smith, Esq., Smith & Smith, 5101 Bayard St., Pittsburgh, PA 15232

WCR Vol 105 Issues 21,22,23

SECOND PUBLICATION**Andre, Lenora B.**

Late of McMurray
Washington Co., PA
File No. 63-24-1710

The Register of Wills has granted Letters

on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Ronald M. Ellis, 207 Cobb Ave., Pittsburgh, PA 15205
Attorney: Gregory P. Diulus, Esq., 4898 Campbells Run Rd., Ste. 3, Pittsburgh, PA 15205

WCR Vol 105 Issues 20,21,22

Bahl, Barbara J.

Late of McMurray
Washington Co., PA
File No. 63-24-1316

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: DEBRA LEBLANC a/k/a
DEBRA LANE LEBLANC c/o
Attorney: L. Dawn Haber, Esq., Akman & Assoc., LLC, 345 Southpointe Blvd., Ste. 100, Canonsburg, PA 15317

WCR Vol 105 Issues 20,21,22

Bowe, Timmy A.

a/k/a Timmy Bowe
a/k/a Timmy A. Bowe
a/k/a Timmy Bowe
Late of Burgettstown
Washington Co., PA
File No. 63-24-1678

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Shawn Allen Bowe aka Shawn Bowe c/o
Attorney: Peter K. Darragh, P.O. Box 435, Hickory, PA 15340

WCR Vol 105 Issues 20,21,22

Brova, Dorothy A.

Late of McMurray
Washington Co., PA
File No. 63-24-1680

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Karen Bovalina, 218 Indian Ridge Lane, Canonsburg, PA 15317
Attorney: Eva H. Ahern, Esq., Peacock Keller, LLP, 95 West Beau St., Ste. 600, Washington, PA 15301

WCR Vol 105 Issues 20,21,22

Carter, Mary

Late of Washington
Washington Co., PA
File No. 63-24-0957

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Co-Executors or attorney, and all persons indebted to the decedent to make payment to the Co-Executors without delay.

Co-Executors: Bessie Jones, 8276 Golden Gate Place, Ft. Wayne, IN 46835; Scott W. Carter, 625 Santo Circle, Harrisburg, PA 17112,
Attorney: Clark A. Mitchell, Esq., Clark Mitchell, Jr., Esq., Mitchell Law Group, LLC, 17 South College St., Washington, PA 15301

WCR Vol 105 Issues 20,21,22

Harper, Jay D.

a/k/a Jay Douglas Harper
Late of Canonsburg
Washington Co., PA
File No. 63-24-1548

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor

without delay.

Executor: Kendra Harper Woodford c/o
Attorney: Tracy L. Zihmer, Esq., Zihmer
Law Firm, LLC, 3244 Washington Rd.,
Ste. 210, McMurray, PA 15317

WCR Vol 105 Issues 20,21,22

Kozarovich, Dale W.

a/k/a Dale Kozarovich
a/k/a Dale William Kozarovich
Late of Borough of Burgettstown
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Daniel Kozarovich c/o
Attorney: Chad R. Parks, Esq., Nalli, Eli-
as & Assoc., PC, 150 Pleasant Dr., Ste.
101, Aliquippa, PA 15001

WCR Vol 105 Issues 20,21,22

Madia, Judith A.

Late of Peters Twp.
Washington Co., PA
File No. 63-24-1686

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Jeffrey A. Madia, 1101-B Lu-
pine Court, Raleigh, NC 27606
Attorney: Eva H. Ahern, Esq., Peacock
Keller, LLP, 95 West Beau St., Ste. 600,
Washington, PA 15301

WCR Vol 105 Issues 20,21,22

Morrison, Jo Ann

Late of Burgettstown
Washington Co., PA
File No. 63-24-1648

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having

claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: David Mark Morrison c/o
Attorney: Jeanine M. Franciscus, Esq.,
Goehring, Rutter & Boehm, 647 Allegheny Ave., Ste. 100, Oakmont, PA 15139

WCR Vol 105 Issues 20,21,22

Phillips, William D.

Late of Washington
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Laura D. Phillips, 1120 Har-
vard Rd., Pittsburgh, PA 15205
Attorney: Kathleen Smith-Delach, Esq.,
Phillips, Phillips & Smith-Delach, P.C.,
29 E. Beau St., Washington, PA 15301

WCR Vol 105 Issues 20,21,22

THIRD PUBLICATION

Barnhart, Ray Henry Andrew

a/k/a Ray H.A. Barnhart
Late of Cecil
Washington Co., PA
File No. 63-24-1116

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Laurie Ann Slovik, 9 Roseann
St., McDonald, PA 15057
Attorney: Justin Ellis, Esq., Zacharia
Brown Law Offices, 111 W. McMurray
Rd., McMurray, PA 15317

WCR Vol 105 Issues 19,20,21

Celestine, Thomas

a/k/a Thomas E. Celestine, Sr.
Late of Brownsville
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator DBNCTA or attorney, and all persons indebted to the decedent to make payment to the Administrator DBNCTA without delay.

Administrator DBNCTA: Thomas E. Cel-
estine, Jr., 2047 Baythorne Rd., Prince
Frederick, MD 20678
Attorney: Bradley M. Bassi, Esq., Bassi,
Vreeland & Assoc., P.C., P.O. Box 144,
111 Fallowfield Ave., Charleroi, PA
15022

WCR Vol 105 Issues 19,20,21

Coen, Mary M.

Late of Canonsburg
Washington Co., PA
File No. 63-24-01610

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Jeffrey Biers, 4230 Steubenville
Pike, Pittsburgh, PA 15205
Attorney: Susan Foster Blank, Esq., 1634
E. National Pike, Scenery Hil, PA 15360

WCR Vol 105 Issues 19,20,21

Dera, Ruth E.

a/k/a Ruth Dera
Late of Charleroi
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Rebecca Lynn Pashley aka

Rebecca L. Ulrich, 7104 Webber Cole
Rd., Kinsman, OH 44428
Attorney: David B. Bassi, Esq., Bassi,
Vreeland & Assoc., P.C., P.O. Box 144,
111 Fallowfield Ave., Charleroi, PA
15022

WCR Vol 105 Issues 19,20,21

Johnson, Beverly J.

a/k/a Beverly Jean Johnson
a/k/a Beverly Johnson
Late of Marianna
Washington Co., PA
File No. 63-24-1638

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Robert Jacobsen c/o
Attorney: Stephanie M. Sewak, Esq.,
Stephanie M. Sewak, P.C., 90 W. Chest-
nut St., Ste. 606, Washington, PA 15301

WCR Vol 105 Issues 19,20,21

Lowe, Gwendolyn J.

a/k/a Gwendolyn Jane Lowe
Late of Avella
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: William E. Lowe, 114 Aspen
Dr., Beaver, PA 15009
Attorney: Matthew J. Madvay, Esq., 60 E.
Beau St., Washington, PA 15301

WCR Vol 105 Issues 19,20,21

Martin, Cooper Graham

Late of Canonsburg
Washington Co., PA
File No. 63-24-01636

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having

claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Jarrod Ross Martin and Emily Susanna Martin, 1426 Deer Creek Crossings Dr., Canonsburg, PA 15317
Attorney: Patrick K. Cavanaugh, Esq., Del Sole Cavanaugh Stroyd LLC, 3 PPG Place, Ste. 600, Pittsburgh, PA 15222

WCR Vol 105 Issues 19,20,21

Osborne, Jr., Louis E.

a/k/a Louis Edward Osborne, Jr.
Late of Delaware County, OH
File No. 63-24-1594

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Amy Elizabeth Applegate, 52 Providence Lane, Delaware, OH 43015
Attorney: Lois M. Vitti, Esq., Vitti Law Group, 663 Fifth St., Oakmont, PA 15139

WCR Vol 105 Issues 19,20,21

Stenger, Shirley Anna

Late of Valley Grove, Ohio County, WV
File No. 63-24-1553

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: William J. Stenger, 1240 Stoofire Rd., Valley Grove, WV 26060
Attorney: Amanda C. Cook, Esq., Cook Law & Mediation Services, 106 Arcadia Court, 9380 McKnight Rd., Pittsburgh, PA 15237

WCR Vol 105 Issues 19,20,21

Stockdale, David Mark

Late of Prosperity
Washington Co., PA

File No. 63-24-0399

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Co-Administrator or attorney, and all persons indebted to the decedent to make payment to the Co-Administrator without delay.

Co-Administrator: Christopher L. Stockdale, 420 E. Wheeling St., Washington, PA 15301; Benjamin Stockdale, 720 North 78th Ave., Pensacola, FL 32506,
Attorney: Joseph S. Bielecki, Esq., 68 South 12th St., Pittsburgh, PA 15203

WCR Vol 105 Issues 19,20,21

Taylor III, H. Duncan

a/k/a Harold Duncan Taylor III
a/k/a Duncan Taylor
a/k/a Harold D. Taylor III
a/k/a Harold Duncan Taylor
Late of McMurray
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Derek Hunter Taylor, 117 East Edgewood Dr., McMurray, PA 15317
Attorney: Jeffrey P. Derrico, Esq., Greenlee Derrico Posa, LLC, 60 E. Beau St., Washington, PA 15301

WCR Vol 105 Issues 19,20,21

Thomas, Ray V.

a/k/a Ray Vernon Thomas
a/k/a Ray Thomas
Late of Washington
Washington Co., PA
File No. 63-24-1611

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Patricia L. Thomas c/o
Attorney: James A. Moschetta, Esq.,
27 South College St., Washington,
PA 15301

WCR Vol 105 Issues 19,20,21

Tipping, Mary Ellen

a/k/a Mary Ellen Kelly
Late of Canonsburg
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Co-Executors or attorney, and all persons indebted to the decedent to make payment to the Co-Executors without delay.

Co-Executors: Colleen Federcio, 143 Oakwood Rd., Canonsburg, PA 15317;
Erin Phemester, 420 4th Ave., Beaver Falls, PA 15010
Attorney: Stephanie Thomas Kramer, Esq., Dornish Law Offices, PC, 6000 Brooktree Rd., Ste. 301, Wexford, PA 15090

WCR Vol 105 Issues 19,20,21

Wilson, Mary E.

Late of Burgettstown
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Dean W. Fry, 41 Ashmore Rd., Washington, PA 15301
Attorney: Bradley M. Bassi, Esq., Bassi, Vreeland & Assoc., P.C., P.O. Box 144, 111 Fallowfield Ave., Charleroi, PA 15022

WCR Vol 105 Issues 19,20,21

BANKRUPTCY NOTICE

Bankruptcy Sale December 19, 2024

In re: ERIC C. STEFKO

Case No: 24-22151-CMB

Property to be Sold:

1972 Corvette

Initial Offer: \$3,000

Higher and better offers will

be considered at the hearing

Hand money required: \$300

Contact Pamela Wilson, Trustee

412.341.4323

For Additional Information:

www.pawb.uscourts.gov/easi.htm

WCR Vol 105 Issue 21

IN RE: RLI Solutions Company

Bankruptcy Case No. 22-21375-GLT

161 S. Johnson Road, Houston,

Washington County, Pennsylvania

Initial Offer: \$2,850,000.00

Date of Sale: December 19, 2024,

at 10:30 a.m.

Objections Due: December 9, 2024

Contact: David Z. Valencik, Esquire

412-232-0930

Higher and better offers will be considered at hearing from Qualified Bidders.

WCR Vol 105 Issue 21

NAME CHANGE NOTICES

Notice is hereby given that on the date of November 12, 2024, a Petition was filed with the Court of Common Pleas of Washington County, Pennsylvania, Civil Division, at Docket No. 2024-6648 by the petitioner, **Shelbi Alaina Lee**, for a change of name to Parker Ray Lee. The Court has fixed the date of January 24, 2025 and time of 9:15 a.m. in Courtroom #6 in the Washington County Courthouse, Washington, Pennsylvania, for the hearing on said Petition. Any and all persons interested may appear and show cause, if any, why the request of the petitioner should not be granted.

WCR Vol 105 Issue 21

PUBLIC NOTICE CHANGE OF NAME

NOTICE IS HEREBY GIVEN that on the 21st day of November, 2024, a Petition to Change Name, filed by the Petitioner, **NICOLE MARIE GREENE**, was filed in the Washington County Court, praying for a decree to change Petitioner's name to **NICOLE MARIE VIVIANI**. The Court has fixed, Monday, January 27, 2025, at 9:00 a.m., in Courtroom Number 4, Washington County Court, Washington, Pennsylvania, as the time and place for the hearing on said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of the said Petition should not be granted.

WCR Vol 105 Issue 21

IN THE COURT OF COMMON PLEAS OF WASHINGTON COUNTY, PENNSYLVANIA NO. 2024-5829

IN THE MATTER OF PETITION FOR CHANGE OF NAME OF **Erica Nicole Bennett**

NOTICE OF NAME CHANGE

Notice is hereby given that on 10/8/2024, the petition of Name Change was filed in the Washington County Court of Common Pleas, requesting an Order to change the name of **Erica Nicole Bennett** to **Erica Nicole Morris**.

The Court has fixed the day of 12/13/2024, at 9 o'clock 15.m., in Courtroom 6, of the Washington County Courthouse, 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, as to why the request of the Petitioner should not be granted.

WCR Vol 105 Issue 21

CORPORATION NOTICE

NOTICE OF FILING OF ARTICLES OF INCORPORATION FOR THE DONEGAL TOWNSHIP WATER AND SEWER AUTHORITY

The Board of Supervisors of Donegal Township having signifies its intention to organize the Donegal Township Water and Sewer Authority ("Authority") under the provisions of the Municipal Authorities Act of 1945, specifically, 53 Pa.C.S. § 5603(a)-(f), via Resolution No. 2024-3, provides this notice of intention to file Articles of Incorporation with the Secretary of the Commonwealth of Pennsylvania no less than three days from the publication with the Washington County Reports and the Observer Reporter.

BRIEF STATEMENT OF RESOLUTION

The purpose of said Authority is to acquire, hold, construct, improve, maintain, operate, own and lease, either in the capacity of lessor or lessee, real estate, facilities and improvements necessary to operate a water and sewage treatment plant, and sewage collection facilities and other appurtenant facilities within the Township of Donegal in accordance with the Act 537 Plan Update and to exercise all authority granted under the provisions of the Pennsylvania Sewage Facilities Act.

The project which shall be first undertaken by the said Authority is to acquire, hold, construct, improve, maintain, operate, own, lease, either as lessor or as lessee, water works, water supply works, and water distribution systems for the Township of Donegal and the territory adjacent thereto.

The second project to be undertaken by the Authority shall be to acquire, hold, construct, improve, maintain, operate, own, lease, either as lessor or lessee, the sewers, sewer system and sewage treatment works for the Township of Donegal, and the territory adjacent thereto.

The adoption of this article is deemed necessary for the benefit and preservation of public health, peace, comfort and gen-

eral welfare and will increase the prosperity of the people of the Township of Donegal, Washington County, Pennsylvania.

WCR Vol 105 Issue 21

REAL PROPERTY NOTICE

CIVIL ACTION LAW COURT OF COMMON PLEAS WASHINGTON COUNTY

Number 2022-00069

DLJ Mortgage Capital Inc v. Robert Clarke, Known Surviving Heir of Claudette H. Clarke, et. al.

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Kristin Miller a/k/a Kristen Miller, Known Surviving Heir of Lynette Dallavalle, Deceased Administratrix of the Estate of Claudette H. Clarke

Your house (real estate) at **2151 The Circle, Washington, Pennsylvania 15301** is scheduled to be sold at Sheriff's Sale on **December 6, 2024** at 10:00AM, at a public on-line auction conducted by Real Foreclosure, <https://washington.pa.realforeclose.com> to enforce the court judgment of \$137,132.68 obtained by DLJ Mortgage Capital Inc against the above premises.

NOTICE OF OWNER'S RIGHTS YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

To prevent this Sheriff's Sale you must take immediate action:

The sale will be canceled if you pay to DLJ Mortgage Capital Inc the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, LLC, Esquire at (215) 790-1010.

You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the

sale. (See the following notice on how to obtain an attorney.)

YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE

If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling McCabe, Weisberg and Conway, LLC, Esquire at (215) 790-1010.

You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.

The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, LLC, at (215) 790-1010.

If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.

You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.

You may be entitled to a share of the money which was paid for your real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.

You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale. **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 IN-
FORMATION ABOUT AGENCIES
THAT MAY OFFER LEGAL SER-
VICES TO ELIGIBLE PERSONS AT
A REDUCED FEE OR NO FEE.**

**LAWYER REFERRAL SERVICE
ASSOCIATION DE LICENCIADOS**

Southwestern Pennsylvania

Legal Aid Society

10 West Cherry Avenue

Washington, Pennsylvania 15301

(724) 225-6170

Lawyer Referral Service

119 South College Street

Washington, PA 15301

McCABE, WEISBERG

& CONWAY, LLC

Attorneys for Plaintiff

1420 Walnut St., Ste. 1501, Phila., PA

19102, 215-790-1010

WCR Vol 105 Issue 21

Legal Notice
COURT OF COMMON PLEAS
OF WASHINGTON COUNTY, PA
No. 2024-5436

IN RE: Tax Claim Bureau's Return of Upset Sale September 25, 2024 and Adjourn-
ment Sale on November 20, 2024.

Notice is hereby given that the Washington County Tax Claim Bureau did make a re-
turn to the Court of Common Pleas of Washington County, Pennsylvania, at the above
number and term, of the sale of real estate for taxes on **November 26, 2024**, and that the
same was confirmed nisi on said date by the said Court of Common Pleas, and the **ob-
jections thereto may be filed by any owner or lien creditor within thirty (30) days
after said date of said return.** Any objections filed on said sale must reference Docket
No. 2024-5436 by naming the Washington County Tax Claim Bureau and the success-
ful bidder as defendants; otherwise, the return will be confirmed absolutely.

Washington County Tax Claim Bureau

By: Raffaele Casale, Director of Revenue

WCR Vol 105 Issue 21