

# SOMERSET LEGAL JOURNAL

## DECEDENT'S NOTICE

Notice is hereby given that letters testamentary or of administration have been granted to the following estates. All persons making payments and those having claims or demands are to present the same without delay to the executors or administrators named:

### FIRST PUBLICATION

Estate of **BETTY L. LUDY** a/k/a **BETTY LUDY**, deceased, late of Brothersvalley Township, Somerset County, Pennsylvania. KRISTINE A. DAY, Executrix, 232 Chestnut Lane, Meyersdale, Pennsylvania 15552. No. 56-18-00047.  
**PATRICK P. SVONAVEC**, Esquire  
Barbera, Melvin, Svonavec & Sperlazza, LLP, Attorney  
146 West Main Street  
Somerset, PA 15501 108

Estate of **MARIE A. MATHERS**, deceased, late of Meyersdale Borough, Somerset County, Pennsylvania. PETER HOUSEL, JR., Executor, 7288 Mount Davis Road, Meyersdale, PA 15552. Estate No. 63 of 2018.  
**ATTORNEY MARCI L. MILLER**  
214 East Union Street  
Somerset, PA 15501 108

Estate of **STEMPORA, DEBRA A.** a/k/a **DEBRA**, deceased, late of Confluence Borough, Somerset County, PA. MICHELLE BYRD, Administratrix, 3145 Jersey Hollow Road, Confluence, PA 15424. Phone: 724-323-2019. Estate No. 56-18-00058.  
**C. GREGORY FRANTZ**, Esquire  
Attorney for Estate  
118 West Main Street, Ste. 304  
Somerset, PA 15501-2047  
Phone: 814-445-4702 108

## SECOND PUBLICATION

Estate of **JOSEPH J. BEDNAR**, deceased, late of Central City Borough, Somerset County, Pennsylvania. STEVE J. PALYA, Executor, 1636 Lambertsville Road, Stoystown, Pennsylvania 15563. No. 346 Estate 2017.  
**DAVID J. FLOWER**, Attorney  
Yelovich and Flower  
166 East Union Street  
Somerset, Pennsylvania 15501 107

Estate of **MICHAEL J. BEDNAR**, deceased, late of Shade Township, Somerset County, Pennsylvania. PATRICIA A. BEDNAR FOLTZ, Executor, 235 Rock Cut Road, Central City, Pennsylvania 15926. No. 14 Estate 2018.  
**DAVID J. FLOWER**, Attorney  
Yelovich and Flower  
166 East Union Street  
Somerset, Pennsylvania 15501 107

Estate of **CHRISTINA E. BOWMAN** a/k/a **CHRISTINE E. BOWMAN**, deceased, late of Larimer Township, Somerset County, Pennsylvania. DEBRA MCKENZIE, 1196 Deal Road, Meyersdale, Pennsylvania, 15552, RODNEY L. BOMAN, 40 Bittering Road, Swanton, Maryland 21561, Executors. No. 039 Estate 2018.  
**DAVID J. FLOWER**, Attorney  
Yelovich and Flower  
166 East Union Street  
Somerset, Pennsylvania 15501 107

Estate of **GEORGE EDGAR**, deceased, late of Salisbury Borough, Somerset County, Pennsylvania. WILLIAM D. EDGAR, Executor, 6601 Wake Forest Road, Fayetteville, North Carolina 21550. No. 505 Estate 2015.  
**DAVID J. FLOWER**, Attorney

## SOMERSET LEGAL JOURNAL

Yelovich and Flower  
166 East Union Street  
Somerset, Pennsylvania 15501 107

Estate of **CURTIS R. HAER** a/k/a **CURTIS R. HAER, JR.**, deceased, late of Somerset Township, Somerset County, Pennsylvania. **SANDY L. HAER**, Administratrix, 145 Mostoller Road, Somerset, Pennsylvania 15501. No. 530 Estate 2017.  
**DAVID J. FLOWER**, Attorney  
Yelovich and Flower  
166 East Union Street  
Somerset, Pennsylvania 15501 107

Estate of **VIOLA A. HANCHARIK** a/k/a **VIOLA HANCHARIK**, deceased, late of Windber Borough, Somerset County, Pennsylvania. **MARY T. HARKCOM**, Executor, 1385 Rock Cut Road, Central City, Pennsylvania 15926. No. 029 Estate 2018.  
**DAVID J. FLOWER**, Attorney  
Yelovich and Flower  
166 East Union Street  
Somerset, Pennsylvania 15501 107

Estate of **JOHN C. LAUER, JR.**, deceased, late of Shanksville Borough, Somerset County, Pennsylvania. **JUDITH LAUER**, Administratrix, 6610 State Road #46, Mims, Florida 32754. No. 197 Estate 2017.  
**DAVID J. FLOWER**, Attorney  
Yelovich and Flower  
166 East Union Street  
Somerset, Pennsylvania 15501 107

Estate of **BETTY JO MANGES** a/k/a **BETTY J. MANGES** a/k/a **BETTY SETAR MANGES**, deceased, late of Central City Borough, Somerset County, Pennsylvania. **DON SCOTT BLACKBURN**, Executor, 343 Strayer Street, Central City, Pennsylvania 15926. No. 265 Estate 2017.  
**DAVID J. FLOWER**, Attorney

Yelovich and Flower  
166 East Union Street  
Somerset, Pennsylvania 15501 107

Estate of **PAUL, TELFORD M. SR.**, deceased, late of Shade Township, Somerset County, PA. **HARRY I. PAUL**, Executor, 1061 Rock Cut Road, Central City, PA 15926.  
Phone: 814-754-5971.  
Estate No. 56-18-00055.  
**C. GREGORY FRANTZ**, Esquire  
Attorney for Estate  
118 West Main Street, Ste. 304  
Somerset, PA 15501-2047  
Phone: 814-445-4702 107

Estate of **RUTH S. PLATT** a/k/a **VERNA RUTH PLATT**, deceased, late of Brothersvalley Township, Somerset County, PA. **ROGER L. PLATT**, Executor, 2277 Brotherton Road, Berlin, PA 15530.  
No. 18 Estate 2018.  
Attorney for the Estate:  
**GEORGE B. KAUFMAN**, Esquire  
P.O. Box 284  
Somerset, PA 15501 107

Estate of **SHIRLEY M. SINGER** a/k/a **SHIRLEY SINGER**, deceased, late of Paint Township, Somerset County, PA. **THOMAS J. SINGER**, Administrator, 1240 Seanor Road, Windber, PA 15963. No. 2018-00051.  
**WILLIAM E. SEGER**, Esquire  
423 Park Place  
Windber, PA 15963 107

Estate of **GEORGE EDWARD SWARTZWELDER** a/k/a **GEORGE E. SWARTZWELDER**, deceased, late of Shade Township, Somerset County, Pennsylvania. **RICHARD L. SWARTZWELDER**, Executor, 1519 School Road, Cairnbrook, Pennsylvania 15924, **DENNIS L. SWARTZWELDER**, Executor, 252

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Triple Creek Drive, Clyde, North  
Carolina 28721. No. 219 Estate 2017.  
JULIANNE M. KERI, Attorney  
124 North Center Avenue, Suite 240  
Somerset, PA 15501 107

### THIRD PUBLICATION

Estate of **DEBBRA S. BARRON**,  
deceased, late of Somerset Township,  
Somerset County, PA. SOMERSET  
TRUST COMPANY, Administrator,  
Trust Department, P.O. Box 1330,  
Somerset, PA 15501. David J. Flower,  
Attorney. No. 00031 of 2018.  
SOMERSET TRUST COMPANY 106

Estate of **PEGGY ANN BLAIR**,  
deceased, late of Somerset Borough,  
Somerset County, PA. JAMES E.  
BLAIR, Administrator, 701 Stonehaven  
Drive, Greensburg, PA 15601.  
No. 45 Estate 2018.  
Attorney for the Estate:  
GEORGE B. KAUFMAN, Esquire  
P.O. Box 284  
Somerset, PA 15501 106

Estate of **JAMES D. COUGHENOUR**  
a/k/a **JAMES DENNIS COUGHENOUR**,  
deceased, late of Somerset Township,  
Somerset County, Pennsylvania. JAMYE  
D. COUGHENOUR, Administratrix,  
1757 North Center Avenue, Somerset,  
Pennsylvania, 15501. No. 56-18-00010.  
SAMUEL D. CLAPPER, Esquire  
Barbera, Melvin, Svonavec &  
Sperlazza, LLP, Attorney  
146 West Main Street  
Somerset, Pennsylvania 15501 106

Estate of **HELEN MALJEVAC**,  
deceased, late of Shade Township,  
Somerset County, Pennsylvania. LEAH  
BERKEY, Co-Executrix, 50 2<sup>nd</sup> Street,  
Cairbrook, Pennsylvania 15924,  
RONALD RAYMAN, Co-Executor, 141  
Mack Avenue, Cairbrook, Pennsylvania

15924. No. 431 Estate 2017.  
JAMES B. YELOVICH, Attorney  
Yelovich and Flower  
166 East Union Street  
Somerset, PA 15501 106

Estate of **TERRY L. SCHAFER**,  
deceased, late of Jenner Township,  
Somerset County, Pennsylvania.  
JAIME L. BOWSER, Administratrix,  
c/o Carroll Law Offices, P.O. Box 604,  
Somerset, PA 15501. No. 23 Estate 2018.  
BENJAMIN A. CARROLL, Esquire  
Carroll Law Offices  
P.O. Box 604  
Somerset, PA 15501 106

Estate of **STAIRS, WILLIAM  
GLENN** a/k/a **WILLIAM G.**,  
deceased, late of Confluence Borough,  
Somerset County, PA. AMY  
CHRISTINE FOWLER, Executor,  
8005 Alexis Court, Glen Burnie, MD  
21061. Phone: 410-499-2046.  
Estate No. 56-18-00044.  
C. GREGORY FRANTZ, Esquire  
Attorney for Estate  
118 West Main Street, Ste 304  
Somerset, PA 15501-2047  
Phone: 814-445-4702 106

Estate of **GERALD I. WALKER**,  
deceased, late of Brothersvalley  
Township, Somerset County,  
Pennsylvania. RONALD G. WALKER  
and LARRY I. WALKER, Executors,  
188 Drum Avenue, Somerset,  
Pennsylvania 15501 and 8219 Gina  
Drive, North Huntingdon,  
Pennsylvania 15642, respectively.  
No. 56-18-00015.  
MATTHEW G. MELVIN, Esquire  
Barbera, Melvin, Svonavec &  
Sperlazza, LLP, Attorney  
146 West Main Street  
Somerset, Pennsylvania 15501 106

# SOMERSET LEGAL JOURNAL

## NOTICE SHERIFF'S SALE

NOTICE IS HEREBY GIVEN that by virtue of a certain writ of execution issued out of the Court of Common Pleas of Somerset County, Pennsylvania, to me directed, I will expose to sale in the main lobby of the Courthouse at Somerset or such other location as announced prior to the sale.

**FRIDAY, MARCH 16, 2018  
1:30 P.M.**

All the real property described in the Writ of Execution the following of which is a summary.

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CREDIT SUISSE FIRST BOSTON MORTGAGE SECURITIES CORP., HOME EQUITY ASSET TRUST 2005-6, HOME EQUITY PASS-THROUGH CERTIFICATES, SERIES 2005-6. v. **JEFFERY R. BROADWATER, MICHELE R. BROADWATER**

DOCKET NUMBER: 495-CIVIL-2017  
PROPERTY OF: Jeffery R. Broadwater and Michele R. Broadwater  
LOCATED IN: Berlin Borough  
STREET ADDRESS: 713 Main Street, Berlin, PA 15530-1623  
BRIEF DESCRIPTION OF PROPERTY: All that certain single family detached with the address of 713 Main Street, Berlin, PA 15530-1623 in Berlin, Somerset County, Pennsylvania  
IMPROVEMENTS THEREON:  
Residential Dwelling  
RECORD BOOK VOLUME:  
1825, Page 538  
TAX ASSESSMENT NUMBER(S):  
050000220

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution with attached List of Liens will be posted in the Office of the Sheriff on

**MARCH 30, 2018**

AND that distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

-TERMS OF THE SALE-

TEN (10) percent of the purchase price or One Thousand (\$1,000.00) Dollars whichever is greater, shall be paid by the purchaser at the time the property is knocked down, which must be in cash or certified funds, and the balance, in like funds, shall be paid before

**MARCH 23, 2018**

If the balance is not paid within the said period of time, the property will be resold and the amount paid at the time of sale will be used to defray additional costs incurred thereby.

BRADLEY D. CRAMER, Sheriff 108

## NOTICE SHERIFF'S SALE

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1:30 P.M.**

All the real property described in the Writ of Execution the following of which is a summary.

WELLS FARGO BANK, N.A. v. **MICHELLE BUZBY A/K/A MICHELLE L. BUZBY, in Her Capacity as Administratrix and Heir of THE ESTATE OF DENNIS L. MOORE A/K/A DENNIS MOORE, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under DENNIS**

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**L. MOORE, A/K/A DENNIS MOORE, DECEASED**

DOCKET NUMBER: 257-CIVIL-2017  
PROPERTY OF: Michelle Buzby  
a/k/a Michelle L. Buzby and Unknown  
Heirs, Successors, Assigns, and All  
Persons, Firms, or Associations  
Claiming Right, Title or Interest From  
or Under Dennis L. Moore, a/k/a  
Dennis Moore, Deceased

LOCATED IN: Somerset Township  
STREET ADDRESS: 502 Mostoller  
Road, Somerset, PA 15501-8310  
BRIEF DESCRIPTION OF PROPERTY:  
All that certain with the address of 502  
Mostoller Road, Somerset, PA 15501-  
8310 in Somerset, Somerset County,  
Pennsylvania

IMPROVEMENTS THEREON:  
Residential Dwelling  
RECORD BOOK VOLUME:  
1957, Page 272  
TAX ASSESSMENT NUMBER(S):  
420047040

ALL PARTIES INTERESTED and  
claimants are further notified that a  
Proposed Schedule of Distribution  
with attached List of Liens will be  
posted in the Office of the Sheriff on

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accordance with the schedule unless  
exceptions are filed thereto within ten  
(10) days thereafter.

-TERMS OF THE SALE-

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or One Thousand (\$1,000.00) Dollars  
whichever is greater, shall be paid by  
the purchaser at the time the property  
is knocked down, which must be in  
cash or certified funds, and the  
balance, in like funds, shall be paid  
before

**MARCH 23, 2018**

If the balance is not paid within the  
said period of time, the property will  
be resold and the amount paid at the

time of sale will be used to defray  
additional costs incurred thereby.

BRADLEY D. CRAMER, Sheriff 108

**NOTICE  
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virtue of a certain writ of execution  
issued out of the Court of Common  
Pleas of Somerset County,  
Pennsylvania, to me directed, I will  
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Courthouse at Somerset or such other  
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Writ of Execution the following of  
which is a summary.

JPMORGAN CHASE BANK,  
NATIONAL ASSOCIATION vs.  
**CHRISTOPHER CANONICO**

DOCKET NUMBER: 467 CIVIL 2017  
PROPERTY OF: Christopher Canonico  
LOCATED IN: Rockwood Borough  
STREET ADDRESS: 431 Main Street,  
Rockwood, PA 15557  
BRIEF DESCRIPTION OF PROPERTY:  
2 STY FR HO GAR  
IMPROVEMENTS THEREON:

Residential Dwelling  
RECORD BOOK VOLUME:  
1961, Page 1057  
PROPERTY ID: 360000390

ALL PARTIES INTERESTED and  
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## SOMERSET LEGAL JOURNAL

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All the real property described in the Writ of Execution the following of which is a summary.

SECURITYNATIONAL MORTGAGE COMPANY vs. **GABRIELLA P. GERMINARO AND SABRINA S. MOSCATIELLO**

DOCKET NUMBER: 28 CIVIL 2016  
PROPERTY OF: Gabriella P. Germinaro and Sabrina S. Moscatiello  
LOCATED IN: Township of Middlecreek, Somerset County  
STREET ADDRESS: 116 Swiss Mountain Drive, Champion, PA 15622  
BRIEF DESCRIPTION OF PROPERTY: Swiss Mountain Bldg. No. 33; Lot Size 0.07 Acres  
IMPROVEMENTS: Condominium Approx 1538 Sq feet  
RECORD BOOK AND VOLUME:

Book 2482, Page 276

TAX ASSESSMENT NUMBER:  
270020900

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution with attached List of Liens will be posted in the Office of the Sheriff on

### **MARCH 30, 2018**

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### **-TERMS OF THE SALE-**

TEN (10) percent of the purchase price or One Thousand (\$1,000.00) Dollars whichever is greater, shall be paid by the purchaser at the time the property is knocked down, which must be in cash or certified funds, and the balance, in like funds, shall be paid before

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JPMORGAN CHASE BANK, N.A. v.  
**DAVID E. LUSCHER A/K/A  
DAVID LUSCHER**

DOCKET NUMBER: 428-CIVIL-2017

PROPERTY OF: David E. Luscher  
a/k/a David Luscher

LOCATED IN: Conemaugh Township  
STREET ADDRESS: 197 Keafer Hill  
Road, a/k/a 197 Keifer Hill,  
Johnstown, PA 15905-8403

BRIEF DESCRIPTION OF PROPERTY:  
All that certain single family detached  
with the address of 197 Keafer Hill  
Road, a/k/a 197 Keafer Hill,  
Johnstown, PA 15905-8403 in  
Conemaugh, Somerset County,  
Pennsylvania

IMPROVEMENTS THEREON:  
Residential Dwelling

RECORD BOOK VOLUME:  
2394, Page 848

TAX ASSESSMENT NUMBER(S):  
120000680 and 120000650

ALL PARTIES INTERESTED and  
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Writ of Execution the following of  
which is a summary.

WILMINGTON SAVINGS FUND  
SOCIETY, FSB DBA CHRISTIANA  
TRUST, NOT INDIVIDUALLY BUT  
AS TRUSTEE FOR VENTURES  
TRUST 2013-I-H-R v. **KRISTOPHER  
W. NEWCOMER AND DANA R.  
NEWCOMER**

DOCKET NUMBER: 572 CIVIL 2016

PROPERTY OF: Kristopher W.

Newcomer and Danna R. Newcomer

LOCATED IN: Central City Borough

STREET ADDRESS: 318 North Ave,  
Central City, PA 15926

BRIEF DESCRIPTION OF PROPERTY:

LOT 44 BNG 0.12 A; LOTS 41 42;

LOT 43 BNG 0.12 A

IMPROVEMENTS THEREON:

Residential Dwelling

RECORD BOOK VOLUME:

1815/574

PROPERTY ID NUMBER:

110002660; 110002640; 110002650

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All the real property described in the Writ of Execution the following of which is a summary.

WELLS FARGO BANK, NA v. **JEFFREY OWENS, SHIRLEY OWENS A/K/A SHIRLEY M. OWENS**  
DOCKET NUMBER: 2016-50702

PROPERTY OF: Jeffrey Owens and Shirley Owens a/k/a Shirley M. Owens  
LOCATED IN: Somerset Township  
STREET ADDRESS: 217 Welsh Hill Road, Friedens, PA 15541-8329  
BRIEF DESCRIPTION OF PROPERTY:

All that certain with the address of 217 Welsh Hill Road, Friedens, PA 15541-8329 in Somerset, Somerset County, Pennsylvania

**IMPROVEMENTS THEREON:**

Residential Dwelling

**RECORD BOOK VOLUME:**

2265, Page 345

**TAX ASSESSMENT NUMBER(S):**

420022260 and 420012130

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location as announced prior to the sale.

**FRIDAY, MARCH 16, 2018  
1:30 P.M.**

All the real property described in the Writ of Execution the following of which is a summary.

**CAPTION OF CASE: NATIONSTAR MORTGAGE LLC v. BRETT A. WHITE**

**DOCKET NUMBER: 2016-50547**

**PROPERTY OF: Brett A. White**

**LOCATED IN: Meyersdale Borough, County of Somerset, Pennsylvania**

**STREET ADDRESS: 516 Salisbury Street, Meyersdale, PA 15552**

**BRIEF DESCRIPTION OF PROPERTY:**

All that certain lot of ground situate in Meyersdale Borough, Somerset County, Pennsylvania, located on the West side of Salisbury Street and is numbered on the Plan of Lots in the Beachley Survey to said Borough as Lot No. 48 having a frontage of 50 feet on Salisbury Street, and extends back of equal width to an alley a distance of 150 feet, bounded on the North by an alley, South by Lot No. 47, East by Salisbury Street and on the West by an alley, on which said lot of ground there is erected a frame dwelling and other improvements.

**IMPROVEMENTS THEREON:**

Residential Dwelling

**TAX ASSESSMENT NUMBER:**  
260007410

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution with attached List of Liens will be posted in the Office of the Sheriff on

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