

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 **MARGARET E. BECKNER**, deceased, late of Allegheny Township, Somerset County, Pennsylvania. **HOWARD W. McCRORY**, Executor, 200 Summit Road, Central City, PA 15926. Estate No. 56-20-00157. **MARK D. PERSUN**, Esquire
Attorney for the Estate
158 East Main Street
Somerset, Pennsylvania 15501
(814) 445-4021 235

Estate of **RALPH E. CUSTER**, late of Central City Borough, Somerset County, Pennsylvania. **IKE EUGENE CRISSEY**, 134 South Mill Street, Manns Choice, PA 15550. Estate No. 231 of 2020.
Attorney MARCI L. MILLER
214 East Union Street
Somerset, PA 15501 235

Estate of **ROBERT P. GRUBER, JR. AKA ROBERT GRUBER**, late of the Township of Shade, Somerset County, Pennsylvania, deceased. **JOSEPH P. GRUBER**, Executor, c/o R. Thomas Murphy & Associates, P.C., 237 East Queen Street, Chambersburg, PA 17201. **JARED S. CHILDERS**, Esquire
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201 235

Estate of **HAROLD W. MILLER, SR.**, late of Conemaugh Township, Somerset County, Pennsylvania. **HEATHER ANN MILLER**, 641 Whistler Road, Hooversville, PA 15936; **HAROLD MILLER, JR.**, 186 Thomas Street, Holsopple, PA 15935. Estate No. 236 of 2020.
Attorney MARCI L. MILLER
214 East Union Street
Somerset, PA 15501 235

Estate of **LOIS MAE SMITH**, late of Conemaugh Township, Somerset County, Pennsylvania, deceased. **SALLY ANN MUIR**, Executor, 544 Miller Picking Road, Holsopple, PA 15935.
ROBERT S. MUIR, Esquire 235

SECOND PUBLICATION

Estate of **DOLORES BAKER** a/k/a **DOLORES M. BAKER**, late of the Township of Conemaugh, County of Somerset, and Commonwealth of Pennsylvania, deceased. **LESLIE KIMMELL**, 117 Bakers Acres Lane, Johnstown, PA 15905.
RANDALL C. RODKEY, Esquire
Leventry, Haschak & Rodkey, LLC
1397 Eisenhower Boulevard
Richland Square III, Suite 202
Johnstown, Pennsylvania 15904 234

Estate of **PATRICIA H. BOWMAN** a/k/a **PATRICIA JEAN BOWMAN**, deceased, late of Elk Lick Township, Somerset County, PA. **AUDREY ANN** and **RONALD D. IRWIN**, 759 Creek Road, Meyersdale, PA 15552, Executors. No. 168 Estate 2020.
BELL & DICKEY
By: **DOUGLAS McCALL BELL**, Esquire-Attorney 234

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Estate of **JOSEPH J. CERWINSKY**, late of the Borough of Windber, County of Somerset, and Commonwealth of Pennsylvania, deceased. **THOMAS JOSEPH CERWINSKY**, 1238 Horn Road, Windber, PA 15963.
RANDALL C. RODKEY, Esquire
Leventry, Haschak & Rodkey, LLC
1397 Eisenhower Boulevard
Richland Square III, Suite 202
Johnstown, Pennsylvania 15904 234

Estate of **JANICE MARIA CRISE** a/k/a **JANICE M. CRISE** a/k/a **JANICE MARLA CRISE**, deceased, late of Somerset Township, Somerset County, Pennsylvania.
IRENE K. TUTOR, Co-Executrix, 1723 Melrose Road, Como, MS 38619; **MARY L. BAIN**, Co-Executrix, 1831A Melrose Road, Como, MS 38619.
MARK D. PERSUN, Esquire
Attorney for the Estate
158 East Main Street
Somerset, Pennsylvania 15501
(814) 445-4021 234

Estate of **JOSHUA C. HILLEGAS**, of Jenner Township, Somerset County, Pennsylvania, deceased.
BROOKE E. HILLEGAS, 117 E. Second Street, Gray, PA 15544, Administratrix.
ELLIOTT B. SULCOVE, Esq.
Family First Estate Services
1110 Kennebec Drive
Chambersburg, PA 17201
Attorney 234

Estate of **MARK A. LAGER**, deceased, late of Addison Township, Somerset County, Pennsylvania.
LORI LAGER, Administrator.
No. 56-20-00227.
JON BARKMAN, Esquire

116 North Center Avenue
Somerset, PA 15501 234.

Estate of **JULIUS RALPH LONG**, deceased, late of Somerset Township, Somerset County, Pennsylvania.
MICHELLE PETERS, P.O. Box 171, Friedens, PA 15541. No. 56-20-00134
Attorney **JULIANNE M. KERI**
P.O. Box 68
Somerset, Pennsylvania 15501 234

Estate of **GERALD MURRAY** a/k/a **JERRY MURRAY**, deceased, late of Somerset Borough, Somerset County, Pennsylvania. **HAVENN E. MURRAY**, 9826 Presidential Drive, Apartment 205, Allison Park, PA 15101.
Estate No. 56-20-00216.
CARL WALKER METZGAR, Esquire
Metzgar & Metzgar, LLC
202 East Main Street
Somerset, PA 15501
814-445-3371
Attorney for the Estate 234

THIRD PUBLICATION

Estate of **DORIS BAKER** a/k/a **DORIS J. BAKER**, deceased, late of Somerset Township, Somerset County, Pennsylvania. **JOSEPH BAKER**, 24015 Madaca Lane, Unit 101, Port Charlotte, FL 33954. No. 219 of 2020.
ROBERT I. BOOSE, II, Esq.
203 West Union Street, Suite 100
Somerset, PA 15501
(814) 443-0793 233

Estate of **CAROL J. FLOAT**, deceased, late of Salisbury, Pennsylvania, Somerset County.
DEANNA BEACHY, Administrator, of Somerset County, PA.
MARC T. VALENTINE, Esquire
P.O. Box 192
Somerset, PA 15501 233

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Estate of **DENIS CRAIG SECHRIST** a/k/a **DENIS C. SECHRIST**, deceased, late of Somerset Township, Somerset County, Pennsylvania. **JUNE SECHRIST WEAKLAND**, Administratrix, 248 Stepping Stone Road, Somerset, Pennsylvania 15501. Estate File No. 56-20-00224. **JAMES B. COURTNEY, Esq., Attorney** 231

SOMERSET COUNTY
TAX CLAIM BUREAU
300 NORTH CENTER AVE
SUITE 370
SOMERSET PA 15501
814-445-1550

NOTICE OF OFFER TO PURCHASE PROPERTY AT PRIVATE SALE

TO: **RANDY LEE ACKINCLOSE**, the taxing authorities of Middlecreek Township, or any interested person.

PLEASE TAKE NOTICE that the Tax Claim Bureau has received from **KATHRYN BEALE**, an offer to purchase the property below described and designated for the amount listed, which price has been approved by the Bureau, in accordance with the provisions of Article VI, Sections 613, 614, 615 of this Real Estate Tax Sale Law, its supplements and amendments (72 P.S.5860.613, 614, 615). This Sale is without Warranty of any kind and the Title to the premise is or will be conveyed "AS IS".

The property is identified and described as follows:

OWNER: Randy Lee Ackinclose

ADDRESS: 136 Scottyland Park, Rockwood, PA 15557
GRANTOR: Kenneth Ward
LOCATION OF PROPERTY: Middlecreek Township 27-0-038430
DESCRIPTION OF PROPERTY: LL Scottyland USA, LOT 36, T.S. 15476, Park Model
BID AMOUNT: \$502.92

If the owner, an interested party, or a person interested in purchasing the property is not satisfied that the sale price approved by the Bureau as above set forth is sufficient, you may within forty-five (45) days from the date of the notice, but no later than September 21, 2020, petition the Court of Somerset County, Pennsylvania, to disapprove the Sale as provided in said Real Estate Tax Sale Law. Unless such a petition is filed within a forty-five day period, the Sale may be consummated in the Somerset County Tax Claim Bureau at 300 North Center Ave, Suite 370, Somerset, PA 15501, at said price and a deed delivered to the purchaser, free and clear of all tax claims and tax judgments.

SOMERSET COUNTY
TAX CLAIM BUREAU
Jane Rizzo Chief Officer 232

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, AUGUST 14, 2020
1:30 P.M.

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

THE BANK OF NEW YORK MELLON, F/K/A THE BANK OF NEW YORK AS TRUSTEE FOR REGISTERED HOLDERS OF CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2004-5. v. **LILLIAN S. ADAMS AKA LILLIAN S. SHAW AKA LILLIAN S. SHAW MOSHER**

DOCKET NUMBER: 11 CIVIL 2019
PROPERTY OF: Lillian S. Adams aka Lillian S. Shaw aka Lillian S. Shaw Mosher

LOCATED IN: Shade Township
STREET ADDRESS: 158 Coffee Hill Road, Hooversville, PA 15936

BRIEF DESCRIPTION OF PROPERTY:
1 STY VINYL HO HO TR
IMPROVEMENTS THEREON:

Residential Dwelling
RECORD BOOK VOLUME:
2680, Page 218
PROPERTY ID: 390007210

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

AUGUST 28, 2020

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

AUGUST 21, 2020

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.

BRAD CRAMER, Sheriff 234

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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. **MICHAEL D. BETCHER**

DOCKET NUMBER: 50283-CIVIL-2018
PROPERTY OF: Michael D. Betcher and
LOCATED IN: Windber Borough

STREET ADDRESS: 1007 Cambria Avenue, A/K/A 1007 & 1007.5 Cambria Avenue, Windber, PA 15963

BRIEF DESCRIPTION OF PROPERTY:
All that certain multifamily unit with

the address of 1007 Cambria Avenue a/k/a 1007 & 1007.5 Cambria Avenue, Windber, PA 15963 in

Windber, Somerset County, Pennsylvania

IMPROVEMENTS THEREON:

Residential Dwelling

RECORD BOOK VOLUME:

1954 Page 1054

TAX ASSESSMENT NUMBER(S):

500014870

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution

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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:

WILMINGTON SAVINGS FUND SOCIETY, FSB, d/b/a CHRISTIANA TRUST, not individually but as trustee for PREMIUM MORTGAGE ACQUISITION TRUST v. **PAUL GENEVIE and LINDA GENEVIE**
DOCKET NUMBER: 378 CIVIL 2016

PROPERTY OF: Paul Genevie and Linda Genevie

LOCATED IN: Township of Middlecreek, County of Somerset, Pennsylvania

STREET ADDRESS: 11H Sunridge, Champion, PA 15622

BRIEF DESCRIPTION OF PROPERTY:

ALL THAT CERTAIN condominium unit designated as Building H, Unit H-11, being a unit in SunRidge Condominiums located in Middlecreek Township, Somerset County, Pennsylvania, all as more specifically shown and described in the SunRidge Condominiums Declaration of Condominium dated November 11, 1987, and recorded November 20, 1987, in the Office of the Recorder of Deeds of Somerset County, Pennsylvania, in Somerset County Record Book Volume 1011, Pages 976, and including amendments thereafter of record by reference hereto, and as shown on the map entitled Site Plan, SunRidge Section 1 The Villages at Seven Springs, Middlecreek Township, Somerset County, Pennsylvania, prepared by Lellan Engineers Division of The EADS Group, Somerset, Pennsylvania, dated October 1987, and recorded October 21, 1987, in Somerset County Plat Book Volume 7, Page 21.

IMPROVEMENTS:

Residential Dwelling

RECORD BOOK:

Book 1715, Page 166

TAX ASSESSMENT NUMBER:

270019710

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AUGUST 28, 2020

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-TERMS OF THE SALE-

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AUGUST 21, 2020

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BRAD CRAMER, Sheriff 234

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**FRIDAY, AUGUST 14, 2020
1:30 P.M.**

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

FIRST NATIONAL BANK OF PENNSYLVANIA v. **PAUL E. LANTZ and BETH A. LANTZ**

DOCKET NUMBER: 719 CIVIL 2019

PROPERTY OF: Paul E. Lantz and Beth Ann Lantz

LOCATED IN: Borough of Meyersdale

STREET ADDRESS: 514 Salisbury Street, Meyersdale, PA 15552

BRIEF DESCRIPTION OF PROPERTY:

All the right, title, interest and claim of Paul E. Lantz and Beth A. Lantz of, in and to the following described property: All the following described Real Estate situate in the Borough of Meyersdale, County of Somerset, and Commonwealth of Pennsylvania. Having erected thereon a dwelling being known and numbered as 514 Salisbury St., Meyersdale, PA 15552. Deed Book Volume 2505, Page 331, Parcel Number S26-030-059-00.

IMPROVEMENTS THEREON:

Single Family Dwelling

RECORD BOOK VOLUME:

2505, Page 331

TAX ASSESSMENT NUMBER(S):

260003010

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

AUGUST 28, 2020

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BRAD CRAMER, Sheriff 234

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**FRIDAY, AUGUST 14, 2020
1:30 P.M.**

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

AMERICAN ADVISORS GROUP v. DAVID A. MYERS Known Surviving Heir of ROBERT M. MYERS and Unknown Surviving Heirs of ROBERT M. MYERS.

PROPERTY OF: ROBERT M. MYERS
DOCKET NUMBER: 317 CIVIL 2019
LOCATED IN: Indian Lake Borough, County of Somerset, and Commonwealth of Pennsylvania
STREET ADDRESS: 625 Peninsula Drive, Central City, Pennsylvania 15926
BRIEF DESCRIPTION: One Parcel
RECORD BOOK: VOLUME 821, Page 991
THE IMPROVEMENTS THEREON ARE: Residential Dwelling
TAX I. D. NUMBER: 19-0-005510

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 **AUGUST 28, 2020**

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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

AUGUST 21, 2020

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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:

AMERIHOMEMORTGAGE COMPANY, LLC. v. CHAD PENSIERO, MELISSA PENSIERO

DOCKET NUMBER: 2020-50007
PROPERTY OF: Chad Pensiero and Melissa Pensiero

LOCATED IN: Somerset Borough
STREET ADDRESS: 517 West Main Street a/k/a 517 Main Street, Somerset, PA 15501-1229

BRIEF DESCRIPTION OF PROPERTY: All that certain single family detached with the address of 517 West Main Street, a/k/a 517 Main Street, Somerset, PA 15501-1229, in Somerset, Somerset County,

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Pennsylvania
IMPROVEMENTS THEREON:
Residential Dwelling
RECORD BOOK VOLUME:
2502, Page 521
TAX ASSESSMENT NUMBER(S):
410021260

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

AUGUST 28, 2020

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BRAD CRAMER, Sheriff 234

SOMERSET LEGAL JOURNAL

**NOTICE TO:
ALL PARTIES OF INTEREST OF
CONFIRMATION OF FIDUCIARIES ACCOUNT**

The following fiduciaries of the respective estates have filed Accounts and Petitions for Adjudication for confirmation on **Monday, August 10, 2020, at 9:00 a.m.** in Courtroom #1, Somerset County Courthouse:

<u>ESTATE</u>	<u>FIDUCIARY</u>	<u>ATTORNEY</u>
Daniel J. O'Neill	William F. O'Neill	Matthew G. Melvin
Alice J. Trinder a/k/a Alice Jean Trinder	Alice Miller Kimberly Anderson	Denver E. Wharton
Jewel Powis Shumaker a/k/a Jewel P. Shumaker a/k/a Jewel C. Shumaker	Vincent J. Barbera	Matthew G. Melvin
Gerald Pastuch	Jason David Pastuch	David T. Leake
Donald J. Maurer	Daniel J. Maurer	William R. Carroll
Ferne Mae Smith a/k/a Fern M. Smith	Guy Smith	Marc T. Valentine

Written objections shall be filed in the office of Sharon K. Ackerman, Clerk of Orphans' Court prior to the foregoing stated date and time. 234