

Digital Edition
DECEMBER 13, 2016
VOL. 32 - ISSUE 172

ESTATE NOTICES

Notice is hereby given that in the estates of the decedents set forth below the Register of Wills has granted letters, testamentary or of administration, to the persons named. All persons having claims or demands against said estates are requested to make known the same and all persons indebted to said estates are requested to make payment without delay to the executors or their attorneys named below.

FIRST PUBLICATION

VANDERSLICE, CHARLOTTE E. a/k/a VANDERSLICE, CHARLOTTE EVANGELINE
2016-627

Late of Hempfield Twp., Mercer Co., PA
 Executrix: Andrea L. Bootz n/k/a Andrea L. Kelly, 1734 Memorial Dr., Farrell, PA 16121
 Attorney: Carolyn E. Hartle

WEAVER, RALPH DARRELL, a/k/a WEAVER, D.
2016-621

Late of Sugar Grove Twp., Mercer Co., PA
 Executor: Susan Weaver, 1124 Methodist Rd., Greenville, PA 16125
 Attorney: J. Jarrett K. Whalen

SECOND PUBLICATION

BERNSDORFF, MARY JANE
2016-612

Late of Sandy Lake, Mercer Co., PA
 Executrix: Elaine Ann Bernsdorff, P O Box 584, Sandy Lake, PA 16145
 Attorney: Stephen L. Kimes

BASHAM, ESTHER E.
2016-566

Late of Grove City Borough, Mercer Co., PA
 Executrix: Beverly R. Childress, 31 Basham Lane, Grove City, PA 16127
 Attorney: Ryan K. Bonner

GRAVATT, ALLEN G.
2016-567

Late of Jackson Center, Mercer Co., PA
 Executrix: Debora K. McCurdy, 100 N. Hazzard Rd., Jackson Center, PA 16133
 Attorney: Timothy R. Bonner

JELIC, ZORICA
2016-616

Late of Hermitage, Mercer Co., PA
 Administratrix: Mirjana Jelic, 3816 Panin Rd., Hermitage, PA 16148
 Attorney: Michael A. Joanow

MILLAN, JOSE J.
2016-613

Late of Hermitage, Mercer Co., PA
 Executor: Frank M. Pezzola, 4 Circle Lane, Rutherford, NJ 07070
 Attorney: Timothy L. McNickle

MYERS, JOHN B. JR.
2016-615

Late of Hermitage, Mercer Co., PA
 Executrix: Karen Myers, 1924 Rockwell Dr., Hermitage, PA 16148
 Attorney: Shawn B. Olson

THIRD PUBLICATION

BARKER, MARY J. a/k/a BARKER, MARY JEAN
2016-594

Late of Hempfield Twp., Mercer Co., PA
 Executrix: Tracy J. Barker, 23 Lincoln Ave., Greenville, PA 16125
 Attorney: Jason R. Dibble

BERTI, JENNETTE a/k/a BERTI, JENNETTE D.
2016-601

Late of Pine Twp., Mercer Co., PA
 Executor: Edward T. Berti, 1647 Scrubgrass Rd., Mercer, PA 16137
 Attorney: Brenda K. McBride

GARRETT, LOUIS A. a/k/a GARRETT, LOUIS ALBERT

2016-604

Late of Shenango Twp., Mercer Co., PA
 Executor: Troy A. Garrett, 866 Wheatland Rd., West Middlesex, PA 16159
 Attorney: Ruthanne Beighley

GIBBS, JOSEPHINE L.

2016-606

Late of Hermitage, Mercer Co., PA
 Administratrix: Joette Gibbs, 2971 Crosswhite Dr., Hermitage, PA 16148
 Attorney: Michael A. Joanow

HILL, ROBERT BLAKE a/k/a HILL, ROBERT B. a/k/a HILL, ROBERT
2016-589

Late of Greenville Borough, Mercer Co., PA
 Executor: Mark Ellwood, 3718 Cypress Meadows Rd., Tampa FL 33624
 Attorney: Douglas M. Watson

IMAN, BETTY JANE a/k/a IMAN, BETTY J.
2016-605

Late of East Lackawannock Twp., Mercer Co., PA
 Executor: Wayne R. Iman, 8265 Lamor Rd., Mercer, PA 16137
 Attorney: Michael Ristvey, Jr.

McCONNELL MARIAN F. a/k/a McCONNELL MARIAN FRANCES a/k/a McCONNELL, MARIAN
2016-598

Late of Grove City Borough, Mercer Co., PA
 Executrix: Judith Ann Walker, 15 Manor Dr., Grove City, PA 16127
 Attorney: Stephen L. Kimes

MINNER, VONDA LEE a/k/a MINNER, VONDA L.
2016-592

Late of Shenango Twp., Mercer Co., PA
 Executor: David L. Minner, 3276 Bethel-New Wilmington Rd., New Wilmington, PA 16142

Attorney: Edward Leymarie, Jr., 423 Sixth St., Ellwood City, PA 16117 724-752-1583

NELSON, ELEANOR L. a/k/a NELSON, ELEANOR LUCILLE
2016-602

Late of East Lackawannock Twp., Mercer Co., PA
 Executrix: Marian Bratnik, 471 Shenango St., Mercer, PA 16137
 Attorney: James A. Stranahan IV

ROSE, MYRTLE PAULINE a/k/a ROSE, PAULINE O.
2016-596

Late of Hermitage, Mercer Co., PA
 Executor: John Wilson Rose, 511 Anderwood Dr., Hermitage, PA 16148
 Attorney: Milford L. McBride, II

SCHMELZER, JOHN D.
2016-597

Late of Grove City Borough, Mercer Co., PA
 Executor: John David Schmelzer, Jr., 128 West Main St., Waynesboro, PA 17268
 Attorney: Timothy L. McNickle

TURACEY, JUNE C. a/k/a TURACEY, JUNE
2016-600

Late of West Salem Twp., Mercer Co., PA
 Executrix: Nancy Kaliney, 172 Canal St., P O Box 394, Wheatland, PA 16161
 Attorney: James A. Stranahan, IV

PUBLIC NOTICE

Public Notice of Revokable Trust Pursuant to 20Pa.C.S. 7755(c)

Notice is hereby given of the administration of THE JOHN CHOVAN REVOKABLE TRUST AGREEMENT DATED NOVEMBER 3, 2004. JOHN CHOVAN Settlor, of the Trust, a resident of the Borough of Sharpsville, Mercer County, Pennsylvania, died on September 11, 2016. All persons

having claims or demands against said decedent are requested to make known the same and all persons indebted to said decedent are requested to make known payment without delay to the Successor Trustees listed below:

John P. Chovan
 204 Maple Leaf Drive
 Hubbard, 01144425

Joseph R. Chovan
 4626 Thomason Road
 Sharpsville, PA 16150
 M.C.L.J. – November 29, December 6, 13, 2016

NOTICE OF DISSOLUTION OF VEON CONSTRUCTION CORPORATION

Notice is hereby given that Veon Construction Corporation, a Pennsylvania Corporation, having a registered address of 61 Executive Court, West Middlesex, Pennsylvania, 16159, is being dissolved and is now engaged in winding up proceedings so that its corporate existence shall be ended pursuant to the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

James W. Manolis
 VERTERANO & MANOLIS
 2622 Wilmington Road
 New Castle, Pennsylvania 16105-1530
 724-652-0300
 M.C.L.J. – December 13, 2016

Change of Name Notice

In the matter of change of name of Mary Shannon Bononato Fernandez, in the Court of Common Pleas of Mercer County, Pennsylvania, No. 2016-2999, notice is hereby given that on October 27, 2016 the petition of Mary Shannon Bononato Fernandez was filed in the above named Court, requesting an order to change the name of Mary Shannon Bononato Fernandez to Mary White Bononato.

The Court has scheduled the day of December 27, 2016 at 1:30pm, in Room 4 of the Mercer County Courthouse, Mercer, 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.

M.C.L.J. – December 13, 2016

NOTICE OF ACTION IN MORTGAGE FORECLOSURE

IN THE COURT OF COMMON PLEAS OF MERCER COUNTY, PENNSYLVANIA

CIVIL ACTION – LAW

COURT OF COMMON PLEAS

CIVIL DIVISION

MERCER COUNTY

No. 2016-2697

BRANCH BANKING AND TRUST COMPANY

Plaintiff

vs.

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ROBERT J. SNYDER A/K/A ROB J. SNYDER, JR., DECEASED

Defendant

NOTICE

To UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER

ROBERT J. SNYDER A/K/A ROB J. SNYDER, JR., DECEASED

You are hereby notified that on September 30, 2016, Plaintiff, BRANCH BANKING AND TRUST COMPANY, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of MERCER County Pennsylvania, docketed to No. 2016-2697. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 41 HEWITT ROAD, WEST MIDDLESEX, PA 16159-2819 whereupon your property would be sold by the Sheriff of MERCER 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:

MERCER COUNTY LAWYERS'

REFERRAL SERVICE

C/O MERCER COUNTY BAR

ASSOCIATION

P.O. BOX 1302

HERMITAGE, PA 16148

Telephone (724) 342-3111

M.C.L.J. – December 13, 2016

Legal Notice By

KATHLEEN M. KLOOS

Register of Wills of Mercer County, PA

Notice is hereby given that the following Accounts of Executors, Administrators, Guardians and Trustees, have been filed in the Office of the Register of Wills and Clerk of Orphans' Court of Mercer County, Pennsylvania. If no exceptions/objections are filed thereto within twenty (20) days from **January 3, 2017**, the Accounts will be affirmed by the Clerk of Orphans' Court. Thereafter distribution may be decreed by this Court without reference to an auditor in accordance with any proposed schedule of distribution.

SECOND AND FINAL ACCOUNT

2014-288 Hitchcock, Wallace Nelson a/k/a Hitchcock, W. Nelson, deceased; Hitchcock, Daniel N., Executor

FIRST AND FINAL ACCOUNT

2013-577 Perfilio, Sophie a/k/a Perfilio, Sophia, deceased; Richard D. Perfilio, Executor

2015-048 Hellman, Jack a/k/a Hellman, Jack M., deceased; Hellman, Maria Teresa, Executrix

2015-534 Wright, Elizabeth Andrea Bellas a/k/a Wright, E. Andrea B. Durley a/k/a Wright, E. Andrea B. a/k/a Wright, E. Andrea Bellas a/k/a Wright, E. A. a/k/a Wright, E. Andrea, deceased; Michael C. Gruitza, Executor

2015-588 Evans, Deidra Michelle, deceased; Deandra N. Evans, Administrator
2015-590 Michaels, Judy E., deceased; Kristina E. Swartz, Executrix

2016-158 Popovitch, Virgil D., deceased; First National Trust Co, Administrator

2016-322 Nelson, Virgil a/k/a Nelson, Virgil John a/k/a Nelson, Virgil J, deceased; Jesse Nelson, Executor

Kathleen M. Kloos
Register of Wills and Clerk of Orphans' Court
Division of the Court of Common Pleas
Of Mercer County, PA
112 Mercer County Courthouse
Mercer, PA 16137

M.C.L.J. - December 6, 13, 2016

NOTICE

IN THE COURT OF COMMON PLEAS OF
MERCER COUNTY, PENNSYLVANIA
CIVIL DIVISION
CASE NO. 2015-1332

AB RHODES, LLC, PLAINTIFF

v.

SHARON DICK a/k/a SHARON E. DICK
and LARRY DICK, individually and as
husband and wife, DEFENDANTS.

Notice of Sheriff's Sale of Real Estate

TO:

Sharon Dick a/k/a Sharon E. Dick and Larry
Dick

The following parcels of unimproved, vacant,
real property situated in the Township of
Springfield, County of Mercer, and
Commonwealth of Pennsylvania:

- Lot No. 3, consisting of 2.122 acres;
- New Lot No. 5, consisting of 2.093 acres;
- New Lot No. 6, consisting of 2.038 acres; and
- Residual Tract 1, identified elsewhere as Lot No. 8, consisting of 15.025 acres.

Is scheduled to be sold at the Sheriff's Sale on
January 9, 2017 at 10:00 A.M., in Mercer
County at 205 South Erie Street, Mercer
County PA to enforce the judgment of
\$1,961,769.88 obtained by A B Rhodes, LLC
against you. As a result, a writ of execution
has been issued in the amount of
\$1,961,769.88.

NOTICE OF OWNER'S RIGHT

You May Be Able to Prevent This Sheriff's
Sale

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

1. You may have legal rights to prevent the Sheriff's Sale and the loss of your property. In order to exercise those rights, prompt action on your part is necessary. A lawyer may be able to help you.
2. You may have the right to prevent or delay the Sheriff's Sale by filing, before the sale occurs, a petition to open or strike the judgment or a petition to stay the execution.
3. If the judgment was entered because you did not file with the Court any defense or objection you might have within fifteen (15) days after service of the Scire Facias you may have the right to have the judgment opened if you promptly file a petition with the court alleging a valid defense and a reasonable excuse for failing to file the defense on time. If the judgment is opened, the Sheriff's Sale would ordinarily be delayed pending a trial of the issue of whether the plaintiff has a valid claim to foreclose on the tax claim.

4. You may also have the right to have judgment stricken if the Sheriff has not made a valid return of service of the Complaint or if the judgment was entered before fifteen (15) days after service or in certain other events. To exercise this right you would have to file a petition to strike the judgment.

5. You may also have the right to petition the Court to stay or delay the execution and the Sheriff's Sale if you can show a defect in the Writ of Execution or service or demonstrate any other legal or equitable right.

6. You may also have the right to have the Sheriff's Sale set aside if the property is sold for a grossly inadequate price or if there are defects in the Sheriff's Sale. To exercise this right you should file a petition with the court after the sale and before the Sheriff has delivered his deed to the property. The Sheriff will deliver the deed if no petition to set aside the sale is filed within ten (10) days from the date when the Schedule of distribution is filed in the Office of the Sheriff.

YOU SHOULD TAKE THIS NOTICE TO
YOUR LAWYER AT ONCE. IF YOU DO
NOT HAVE A LAWYER OR CANNOT
AFFORD ONE, GO TO OR TELEPHONE
THE OFFICE SET FORTH BELOW TO FIND
OUT WHERE YOU CAN GET LEGAL
ADVICE.

Lawyer Referral Service
Mercer County Bar Association
PO Box 1302
Hermitage, PA 16148
724-342-3111

M.C.L.J. - Dec. 13, 20, 27, 2016

SHERIFFS SALE MONDAY

JANUARY 9, 2017 10:00 AM

MERCER COUNTY SHERIFF'S OFFICE
205 S ERIE ST, MERCER PA 16137

MERCER COUNTY

By virtue of various Writs of Execution issued out of the Court of Common Pleas of Mercer County, Pennsylvania, there will be exposed to SALE by public auction in the Office of the Sheriff of Mercer County, 205 S. Erie St., Mercer, Pa at the stated time and date, the following described real estate, subject to the TERMS OF SALE, as follows:

WRIT OF EXECUTION NO. 2016-01036

HLADIK ONORATO & FEDERMAN LLP
PLAINTIFF'S ATTORNEY

NOVEMBER 1, 2016 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND
CLAIM OF THE DEFENDANT (S) JODIE
L. SCHLEIFER AND KENNETH J.
SCHLEIFER IN AND TO:

ALL THAT CERTAIN piece or parcel of land
situate in Mill Creek Township, Mercer
County, Commonwealth of Pennsylvania,
bounded and described as follows to-wit:

Commencing at lands now or formerly of
Peter Angeritti on the new Lebanon-Carlton
Road; thence east along New Lebanon-
Carlton Road to a point; thence South along
lands now or formerly of Virgil D. Grouser to
a point; thence West along land now or
formerly of Virgil D. Crouser to lands now or
formerly of Peter Angeritti; thence North
along lands now or formerly of Peter Angeritti
to New Lebanon-Carlton Road and the place
of beginning, and containing one-half (1/2) of
an acre of land, more or less.

BEING PARCEL I.D. NO.: 18-051-009

BEING KNOWN AS: 396 Carlton Road,
Sandy Lake, PA 16145

BEING the same premises which John A.
Schleifer, single, Kenneth J. Schleifer and

Jodie L. Schleifer, husband and wife, by deed
dated May 31, 2012 and recorded in the
Recorder of Deeds Office in and for Mercer
County, Pennsylvania on June 4, 2012 as
Document No. 2012-00007144 granted and
conveyed unto Kenneth J. Schleifer and Jodie
L. Schleifer, husband and wife, as tenants by
the entireties, as joint tenants with the right of
survivorship.

JUDGMENT - \$211,439.71

SEIZED AND TAKEN IN EXECUTION AS
THE PROPERTY OF THE DEFENDANT
(S) JODIE L. SCHLEIFER AND KENNETH
J. SCHLEIFER AT THE SUIT OF THE
PLAINTIFF FV-I, INC., IN TRUST FOR
MORGAN STANLEY MORTGAGE
CAPITAL HOLDINGS, LLC

WRIT OF EXECUTION NO. 2016-01561

KML LAW GROUP PC PLAINTIFF'S
ATTORNEY

OCTOBER 19, 2016 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND
CLAIM OF THE DEFENDANT (S)
THERESA BRYANT AND KEITH J.
BRYANT A/K/A KEITH BRYANT IN AND
TO:

ALL that certain lot or piece of ground situate
in the Second Ward of the Borough (now
City) of Farrell, County of Mercer and State
of Pennsylvania, being Lot No. 306 in the
Plan of the Beechwood improvement
Company, Limited, called Plan "E", South
Sharon Plan of Lots, recorded in Deed Book
C. Volume 7, Page 350, records of Mercer
County and State aforesaid, and bounded and
described as follows, to-wit:

BEGINNING at a point on the Westerly line
of Fruit Avenue at the dividing line between
Lots Nos. 306 and 307 in said Plan, said point
of beginning being distant North 2 degrees 17
minutes East, 155 feet, measured along the
Westerly line of Fruit Avenue, from the
Northerly line of Idaho Street; thence along
the Westerly line of Fruit Avenue, North 2
degrees 17 minutes East, 25 feet to the
dividing line between Lots 305 and 306 in
said plan; thence along said last mentioned
dividing line North 87 degrees 43 minutes
West, 122.50 feet to the Easterly line of a
public alley; thence along the Easterly line of
said public alley South 2 degrees 17 minutes
West, 25 feet to the dividing line between
Lots 306 and 307 aforesaid; thence along said
last mentioned dividing line, South 87 degrees
43 minutes East, 122.50 feet to the Westerly
line of Fruit Avenue at the place of beginning.
PARCEL No. 52-435-553.

PREMISES: 1012 Fruit Avenue, Farrell, PA
16121

JUDGMENT - \$ 56,428.83

SEIZED AND TAKEN IN EXECUTION AS
THE PROPERTY OF THE DEFENDANT
(S) THERESA BRYANT AND KEITH J.
BRYANT A/K/A KEITH BRYANT AT THE
SUIT OF THE PLAINTIFF US BANK
TRUST NATIONAL ASSOCIATION AS
TRUSTEE OF THE AMERICAN
HOMEOWNER PRESERVATION TRUST
SERIES 2014B

WRIT OF EXECUTION NO. 2016-01404

KML LAW GROUP PC PLAINTIFF'S
ATTORNEY

SEPTEMBER 29, 2016 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND
CLAIM OF THE DEFENDANT (S)
GRETCHEN L. GLAISTER AND JAMES L.
GLAISTER JR IN AND TO:

ALL THAT CERTAIN PROPERTY
SITUATED IN THE TOWNSHIP OF
DELAWARE IN THE COUNTY OF
MERCER AND COMMONWEALTH OF
PENNSYLVANIA, BEING DESCRIBED AS

FOLLOWS: LOTS 47 AND 48. BEING
MORE FULLY DESCRIBED IN A DEED
DATED 09/13/1991 AND RECORDED
09/23/1991, AMONG THE LAND
RECORDS OF THE COUNTY AND STATE
SET FORTH ABOVE, IN DEED
INSTRUMENT: 91DR11958.

ADDRESS: 11 STULL RD.; GREENVILLE,
PA 161258432

TAX MAP OR PARCEL ID NO.: 03-096-108

JUDGMENT - \$ 98,128.90

SEIZED AND TAKEN IN EXECUTION AS
THE PROPERTY OF THE DEFENDANT
(S) GRETCHEN L. GLAISTER AND
JAMES L. GLAISTER JR AT THE SUIT OF
THE PLAINTIFF WILMINGTON SAVINGS
FUND SOCIETY, FSB, D/B/A
CHRISTIANA TRUST, NOT
INDIVIDUALLY BUT AS TRUSTEE FOR
CARLSBAD FUNDING MORTGAGE
TRUST

WRIT OF EXECUTION NO. 2015-02187

LAW OFFICES OF GREGORY
JAVARDIAN PLAINTIFF'S ATTORNEY

SEPTEMBER 22, 2016 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND
CLAIM OF THE DEFENDANT (S)
NELSON M. HICKS IN AND TO:

ALL THAT CERTAIN piece or parcel of land
situate partly in the Borough of Fredonia,
Mercer County, Pennsylvania and partly in
Delaware Township, Mercer County,
Pennsylvania, and being further bounded and
described as follows:

BEGINNING at a point in the centerline of
Delaware Grove Road (L.R. 43104), said
point being the Southeast corner of the land
herein described and the Southwest corner of
land now or formerly of Robert and Evelyn
Rhodes; thence North 86° 25' West, along the
centerline of Delaware Grove Road, a
distance of 330 feet to a point; thence North
6° 1' East, along land now or formerly of Dale
A. and Barbara A. Fuller, a distance of 628.58
feet to an iron pin; thence South 86° 52' East,
along land now or formerly of Dale A. and
Barbara A. Fuller and land now or formerly
Mary V. Boozel, a distance of 321.55 feet to
an iron pin; thence South 5° 15' West, along
land now or formerly of Robert and Evelyn
Rhodes, a distance of 630.77 feet to the point
and place of BEGINNING.

BEING THE SAME PREMISES which
Claudette R. Carpenter, by Deed dated July
29, 2005 and recorded August 1, 2005 in the
Office of the Recorder of Deeds in and for
Mercer County in Instrument No. 2005-
00012174, granted and conveyed unto Nelson
M. Hicks.

BEING KNOWN AS: 405 Delaware Street,
Fredonia, PA 16124

PARCEL #54-490-132

JUDGMENT - \$158,101.11

SEIZED AND TAKEN IN EXECUTION AS
THE PROPERTY OF THE DEFENDANT
(S) NELSON M. HICKS AT THE SUIT OF
THE PLAINTIFF GREEN TREE
SERVICING LLC

WRIT OF EXECUTION NO. 2016-02095

MARTHA E VON ROSENSTIEL PC
PLAINTIFF'S ATTORNEY

SEPTEMBER 29, 2016 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND
CLAIM OF THE DEFENDANT (S)
VERONICA C. WHITE N/K/A VERONICA
C. MILLS IN AND TO:

All that certain lot or parcel of land with
improvements thereon, situate on the
Northerly side of the Greenville-Maysville
Road (State Highway #358), in the Township
of West Salem, County of Mercer,

Pennsylvania, being more particularly bounded and described as follows:

Bounded on the North by the Greenville-Kinsman Road; on the East by land now or formerly of Landfried; on the South by the Greenville-Maysville Public Road (State Highway #358); and on the West by land now or formerly of Klenovich; the Southeasterly corner of premises conveyed is at point distant 285 feet Westerly, along the Northerly side of the Greenville-Maysville Public Road from intersection of said Greenville-Maysville Road with the Greenville-Kinsman Road and runs thence. Westerly along said road, a distance of 75 feet to a point and extends that width-to wit, 75 feet Northerly from said Greenville-Maysville Road to the Greenville-Kinsman Road.

IMPROVEMENTS: Residential dwelling

TITLE TO SAID PREMISES VESTED IN Veronica C. White by deed from Sonja L. Dvoryak Wenzel, formerly Sonja L. Dvoryak, and Robert E. Wenzel, her husband, dated 9/16/2002 and recorded 9/24/2002 as Instrument Number 2002-018772

Tax ID # 31-055-098

LOCATION - 205 VERNON ROAD, GREENVILLE PA

JUDGMENT - \$ 84,697.91

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) VERONICA C. WHITE N/K/A VERONICA C. MILLS AT THE SUIT OF THE PLAINTIFF FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE")

WRIT OF EXECUTION NO. 2016-01958

MCCABE WEISBERG & CONWAY PC PLAINTIFF'S ATTORNEY

OCTOBER 12, 2016 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) ROBIN L. WALHEIM IN AND TO:

ALL that tract of and situate in the BOROUGH OF GROVE CITY, MERCER COUNTY, PENNSYLVANIA, known as the north portion of Lot No. 3 of the Wright and McConnell Plan of Lots as recorded in Plan Book 1, Page 34 and being more particularly bounded as follows:-

Beginning at a point on the east side of McConnell Street at the southwest corner of the land herein described, adjoining land now or formerly of Rex A. Jamison; thence along the east side of McConnell Street, North 9° 47' East a distance of 27.55 feet; thence by Lot No. 2, said Plan (now or formerly of Falcon), South 80° 13' East a distance of 155.00 feet to the west side of an alley; thence South 10° 12' East by said alley, a distance of 29.31 feet; thence by land now or formerly of Jamison, North 80° 13' West a distance of 164.98 feet to the east side of McConnell Street at the place of beginning.

Being known as: 460 McConnell Street, Grove City, Pennsylvania 16127

BEING THE SAME PREMISES WHICH R. Jeremiah Wann and Danyell Wann, husband and wife, by deed dated December 10, 2008 and recorded December 28, 2008 in Instrument Number 2008-00014916, granted and conveyed unto Robin L. Walheim.

TAX ID. #: 59-545-030

JUDGMENT - 97,192.55

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) ROBIN L. WALHEIM AT THE SUIT OF THE PLAINTIFF LSF9 MASTER PARTICIPATION TRUST C/O CALIBER HOME LOANS, INC.

WRIT OF EXECUTION NO. 2016-01035

MCCABE WEISBERG & CONWAY PC PLAINTIFF'S ATTORNEY

OCTOBER 13, 2016 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) BARBARA A. GELESKY A/K/A BARBARA ANN GELESKY IN AND TO:

ALL that certain or parcel of land situate in Shenango Township, Mercer County, Pennsylvania, bounded and described as follows:

Beginning at a point in the center line of a public highway formerly known as the Wheatland-West Middlesex Road, also known as Legislative Route 43109; thence North 25 degrees 57 minutes West along the center line of said road, a distance of 48.48 feet to a point; thence North 25 degrees 29 minutes West along the center line of said road, a distance of 40 feet to a point; thence North 60 degrees 25 minutes West along land now or formerly of C. C. Pullam and Eva Pullam, a distance of 582 feet to a point; thence South 40 degrees 48 minutes West along land now or formerly of C. C. Pullam and Eva Pullam, a distance of 387.80 feet to a point; thence South 88 degrees 41 minutes East along a public highway known as Interstate 80, a distance of 273 feet to a point; thence South 1 degrees 19 minutes West along a public highway known as Interstate a distance of 20 feet to a point; and thence South 88 degrees 41 minutes East along said Interstate 80.80 a distance of 537.50 feet to a point in the center line of a public highway formerly known as the Wheatland-West Middlesex Road, also known as Legislative Route 43109 to a point, which point is the place of beginning, containing 3.21 acres of land, by the same more or less.

Being known as: 128 Pullam Drive, West Middlesex, Pennsylvania 16159

BEING THE SAME PREMISES WHICH Matt Brooker a/k/a Matt A. Brooker and Julia Brooker, husband and wife, by deed dated March 8, 1973 and recorded March 9, 1973 in Deed Book 1973 D.R., Page 615, granted and conveyed unto Barbara A. Gelesky a/k/a Barbara Ann Gelesky.

TAX I.D. #: 27-183-244

JUDGMENT - \$ 86,831.07

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) BARBARA A. GELESKY A/K/A BARBARA ANN GELESKY AT THE SUIT OF THE PLAINTIFF CIT BANK, N.A.

WRIT OF EXECUTION NO. 2046-01266

MILSTEAD & ASSOCIATES LLC PLAINTIFF'S ATTORNEY

OCTOBER 24, 2016 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) SHELLEY DAVIS A/K/A SHELLEY M. DAVIS A/K/A SHELLEY DAVIS A/K/A SHELLEY M. DEPALMA IN AND TO:

ALL THAT CERTAIN piece or parcel of land situate in the Borough of Wheatland, Mercer County, Pennsylvania, known and numbered as Lot 53 and 54 in the revised Montgomery Plan and also known as Lot 53 and 54 Laird Avenue, and being bounded and described, as follows: on the north by H.T. Vaugh subdivision in said borough; on the East by Lot No. 55 in said plain; on the south by Laird Avenue and on the west by Lot No. 52 in said plan. Being identified as Tax Number 76-904-059.

Title to said Premises vested in Shelley M. DePalma a/k/a Shelley M. Davis a/k/a Shelly Davis by Deed from Tiffani Hodges dated April 6, 2016 and recorded on April 8, 2016 in the Mercer County Recorder of Deeds as Instrument No. 2016-00002946.

Being known as: 25 Laird Avenue, Wheatland, PA 16161

Tax Parcel Number: 76-904-059

JUDGMENT - \$ 12,426.79

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) SHELLEY DAVIS A/K/A SHELLEY M. DAVIS A/K/A SHELLEY DAVIS A/K/A SHELLEY M. DEPALMA AT THE SUIT OF THE PLAINTIFF CITIMORTGAGE, INC.

WRIT OF EXECUTION NO. 2011-04063

PHELAN HALLINAN DIAMOND & JONES, LLP PLAINTIFF'S ATTORNEY

OCTOBER 19, 2016 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) JOANNE E. BRAUNLICH A/K/A JOANNE E. PANNIER IN AND TO:

ALL those certain Lots being Nos. 1394 and 1395 in the Lake Latonka Subdivision are recorded in Plan Book 9, Page 34, which said lots are individually bounded and described as follows; situated in Cool Spring Township, Mercer County.

LOT NO. 1394: BEGINNING at a point on the southerly edge of Cowlits Trail, which point is the northwest corner of said Lot No. 1394 and the northeast corner of Lot No. 1393 in said Plan; thence South 88 degrees 41 minutes 37 seconds East, along the south line of Cowlits Trail, for a distance of 175.05 feet to a point; thence along a curve to the right, the radius of which is 25 feet and the chord of which is 35 feet and the arc of which is 39.22 feet, to a point; thence South 1 degree 11 minutes East, along the westerly edge of Latonka Drive, for a distance of 69.66 feet to a point; thence North 88 degrees 41 minutes 87 seconds West, along Lot No. 1395, hereinafter described, for a distance of 200.0 feet to a point; thence North 1 degree 11 minutes 44 seconds East, along Lot No. 1393 in said Plan, for a distance of 98.0 feet to a point, being the place of beginning.

BEING known and designated as Parcel No. 01-9-34-1394.

LOT NO. 1395: BEGINNING at a point on the west edge of Latonka Drive, which point is the northeast corner of said Lot No. 1395 and the southeast corner of Lot No. 1394, above described; thence South 1 degree 11 minutes 44 seconds West, along the west edge of Latonka Drive, for a distance of 75.0 feet to a point; thence North 88 degrees 41 minutes 37 seconds West, along Lot No. 1396 in said Plan, for a distance of 200.0 feet to a point; thence North 1 degree 11 minutes 44 seconds East, along Lot No. 1392 in said Plan, for a distance of 75.0 feet to a point; and thence South 88 degrees 41 minutes 37 seconds East, along Lot No. 1394, above described, for a distance of 200.0 feet to a point, being the place of beginning.

BEING known and designated as Parcel No. 01-9-34-1395.

TITLE TO SAID PREMISES IS VESTED IN Joanne E. Pannier, nka, Joanne E. Braunlich and William E. Braunlich, her husband, by Deed from Joseph P. DeAngelis and Fannie DeAngelis, his wife, Dated 08/10/1991, Recorded 12/10/1991, in Book 110, Page 262.

Tax Parcel: 9-34-1394, 9-34-1395

Premises Being: 815 Latonka Drive, Mercer, PA 16137-9738

JUDGMENT - \$278,020.47

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) JOANNE E. BRAUNLICH A/K/A JOANNE E. PANNIER AT THE SUIT OF THE PLAINTIFF U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO WACHOVIA BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR ABFC 2002-WF2 TRUST, ABFC MORTGAGE

LOAN ASSET-BACKED CERTIFICATES, SERIES 2002-WF2

WRIT OF EXECUTION NO. 2016-00042

PHELAN HALLINAN DIAMOND & JONES, LLP PLAINTIFF'S ATTORNEY

OCTOBER 19, 2016 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) TERENCE R. DAVIS AND DEBRA D. BROOKHART IN AND TO:

ALL those certain lots of land situate in West Salem Township, Mercer County, Pennsylvania, being known and designated as Lots No. 88 and 89 in the Gillespie Addition to the Borough of Greenville, the plan of which is recorded in Plan Book I, Page 49, in the Office of the Recorder of Deeds of Mercer County, Pennsylvania, said lots being cumulatively bounded and described as follows:

BOUNDED on the North by Lot No. 90 of said plan; on the East by North Third Street; on the South by Lot No. 87 of said plan; and on the West by Blackberry Alley, having a frontage of eighty (80) feet on North Third Street, and extending westwardly of uniform width a distance of one hundred twenty (120) feet.

Consideration: \$22,000.00

TITLE TO SAID PREMISES IS VESTED IN Terence R. Davis and Debra D. Davis, Husband and wife by Deed from Peter S. Calenda, Joseph D. Calenda and Savatore P. Calenda Executors of the Estate of Josephine M. Calenda deceased, Dated June 24, 1993, Recorded July 23, 1993, Book 0147, Page 1121.

Tax Parcel: 31-056-020, 31-056-015

Premises Being: 98 North 3rd Street, Greenville, PA 16125-1011

JUDGMENT - \$ 63,534.36

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) TERENCE R. DAVIS AND DEBRA D. BROOKHART AT THE SUIT OF THE PLAINTIFF U.S. BANK N.A., AS TRUSTEE FOR THE REGISTERED HOLDERS OF THE STRUCTURED ASSET SECURITIES CORPORATION, STRUCTURED ASSET INVESTMENT LOAN TRUST, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2003-BC9

WRIT OF EXECUTION NO. 2016-02138

PHELAN HALLINAN DIAMOND & JONES, LLP PLAINTIFF'S ATTORNEY

OCTOBER 5, 2016 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) WILLIAM B. GAMBLE IN AND TO:

ALL THAT CERTAIN piece or parcel of land situate in Lackawannock Township, Mercer County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point in the center line of the Neshannock and Greenfield public road, now known as Reiber Road, which point is the northeast corner of land now or formerly of John Jancso and Ida Jancso; thence North along the center line of said Neshannock and Greenfield public road, now known as Reiber Road, a distance of 450 feet to a point in the center of said Neshannock and Greenfield public road, now known as Reiber Road; thence West, along other land now or formerly of Mogor, a distance of 250 feet to an iron pin; thence South along other land now or formerly of Jansco, on a line parallel to the center line of said Neshannock and Greenfield Road, now known as Reiber Road, a distance of 450 feet to a point, which point, marked by an iron pin, is the northwest corner

of land now or formerly of John Jancso and Ida Jancso; and thence East, along land now or formerly of John Jancso and Ida Jancso, a distance of 250 feet to the place of beginning.

Subject to Easement Agreement by and between Helen J. Lee and Lewis Dennis Reiber, Co-Executors under the Last Will and Testament of Helen Reiber, deceased, and John Jancso and Ida Jancso, husband and wife, dated June 7, 1996 and recorded at 96 DR 07903.

TITLE TO SAID PREMISES IS VESTED IN Denise J. Gamble and William B. Gamble, h/w, by Deed from James J. Beres and Philomena M. Beres, h/w and Carmen K. Beres, widow, dated 02/24/2007, recorded 03/02/2007, Instrument No. 2007-00002700.

DENISE J. GAMBLE was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of DENISE J. GAMBLE's death on or about 05/04/2016, her ownership interest was automatically vested in the surviving tenant by the entirety.

Tax Parcel: 15 173 030 000 000

Premises Being: 115 Reiber Road, West Middlesex, PA 16159-3833

JUDGMENT - \$ 50,690.52

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) WILLIAM B. GAMBLE AT THE SUIT OF THE PLAINTIFF CALIBER HOME LOANS, INC.

**WRIT OF EXECUTION
NO. 2016-01275**

PHELAN HALLINAN DIAMOND & JONES, LLP PLAINTIFF'S ATTORNEY

SEPTEMBER 22, 2016 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) CHRISTOPHER R. JONES IN AND TO:

ALL THAT CERTAIN lot or tract of land situate in the Borough of Mercer, County of Mercer and Commonwealth of Pennsylvania, being known as Lot No. 2, as shown on a certain plan entitled Mercer County Habitat For Humanity Subdivision Lots I and 2, as recorded in the Office of the Recorder of Deeds of Mercer County, Pennsylvania as Instrument No. 2008-00007247-70.

PARCEL NO. 65-577-049

Included is a twenty foot (20 foot) public utility right-of-way running from the Northwest corner of Lot No. 2 along the Western line of Lot No. 1 of the said plan to Grant Street for public utility purposes serving Lot No. 2

Subject to a twenty (20 foot) foot right-of-way running along the East line of the land in caption for the repair and maintenance of a sanitary sewer line serving Lot No. 1.

TITLE TO SAID PREMISES IS VESTED IN Christopher R. Jones, by Deed from Justin N. Miles and Paula Miles, h/w dated 06/05/2014, recorded 06/16/2014 in Instrument Number 201400005904.

Tax Parcel: 65 577 049

Premises Being: 437 East Market Street, Mercer, PA 16137-1315

JUDGMENT - \$ 97,799.97

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) CHRISTOPHER R. JONES AT THE SUIT OF THE PLAINTIFF FRANKLIN AMERICAN MORTGAGE COMPANY

**WRIT OF EXECUTION
NO. 2014-02151**

PHELAN HALLINAN DIAMOND & JONES, LLP PLAINTIFF'S ATTORNEY

SEPTEMBER 29, 2016 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) JAMES RUSSELL DIXON AND ROBERTA J.

DIXON A/K/A ROBERTA J. MCCONNELL IN AND TO:

ALL THAT TRACT, piece, parcel or lot of land situate, lying and being in Wilmington township, county of Mercer and commonwealth of Pennsylvania, being lot no. 6 in the Michael J. and Deborah L. Schierberl subdivision, recorded in the recorder's office of Mercer county at 01 PL 18634-251, bounded and described as follows:

BEGINNING at the northeast corner thereof, the point of intersection of the north line of lot no. 6 and the center line of Anderson road; thence along the center line of Anderson road 00 degree 29 minutes 33 seconds west a distance of 359.63 feet to the dividing line between lot nos. 5 and 6 in said plot; thence along said dividing line south 89 degrees 30 minutes 29 seconds west a distance of 437.61 feet to a point; thence north 00 degree 29 minutes 33 seconds east a distance of 362.39 feet to a point; thence north 89 degrees 52 minutes 10 seconds east a distance of 437.57 feet to a point on the center line of said Anderson road, the place of beginning. Containing 3.626 acres.

SUBJECT however, to the restrictions set forth in the declaration of restrictions dated December 14, 2001 and recorded in the recorder's office of Mercer county, Pennsylvania at 02 D.R. no. 385 and incorporated herein by reference thereto.

FURTHER subject, however, to the oil and gas lease given to Peoples Natural Gas Company entered of record at no. 72 art 511 and oil and gas lease given to Premium Development Company entered of record at 81 D.R. 4524 which oil and gas leases have been subsequently assigned to other parties of record and reserving unto Michael and Deborah Schierberl, their heirs and assigns, all royalties, remuneration or compensation payable to Michael and Deborah Schierberl under the provisions of the foregoing oil and gas leases.

TITLE TO SAID PREMISES IS VESTED IN James Russell Dixon, unmarried and Roberta J. McConnell, unmarried, as joint tenants with right of survivorship, and not as tenants in common, by Deed from Glenn H. Cameron and Sara M. Cameron, h/w, Dated 08/15/2007, Recorded 08/29/2007, Instrument No. 2007-00011870.

Tax Parcel: 32-201-014

Premises Being: 173 Anderson Road, New Wilmington, PA 16142-2803

JUDGMENT - \$382,477.10

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) JAMES RUSSELL DIXON AND ROBERTA J. DIXON A/K/A ROBERTA J. MCCONNELL AT THE SUIT OF THE PLAINTIFF WELLS FARGO BANK, N.A.

**WRIT OF EXECUTION
NO. 2014-03206**

POWERS KIRN & ASSOCIATES LLC PLAINTIFF'S ATTORNEY

NOVEMBER 4, 2016 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) RAYMOND G. DERAPS AND PATRICIA A. DERAPS IN AND TO:

ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN THE MUNICIPALITY OF HERMITAGE, COUNTY OF MERCER AND COMMONWEALTH OF PENNSYLVANIA, BEING BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT ITS NORTHEAST CORNER, AT THE INTERSECTION OF THE SOUTH LINE OF THE MOREFIELD ROAD WITH THE WEST LINE OF REANEYS LANE; THENCE SOUTH, ALONG THE WEST LINE OF REANEYS LANE, A DISTANCE OF ONE HUNDRED

SEVENTY-FIVE FEET TO A POINT ON LAND NOW OR FORMERLY OF WILLIAM G. CALLAHAN; THENCE WEST, ALONG SAID LAND NOW OR FORMERLY OF CALLAHAN, ADISTANCE OF ONE HUNDRED SIXTY FEET TO THE POINT OF MEETING OF CAST LINE OF LANDS NOW OR FORMERLY OF J.A. AND MINNIE GREEN WITH THE NORTH LINE OF LANDS NOW OR FORMERLY OF SAID WILLIAM G CALLAHAN; THENCE NORTH ALONG LANDS NOW OR FORMERLY OF AFORESAID GREEN, A DISTANCE OF ONE-HUNDRED SEVENTY-FIVE FEET TO THE SOUTH LINE OF AFORESAID MOREFIELD ROAD AT POINT OF INTERSECTION OF SAID ROAD LINE AND SAID EAST LINE OF LANDS NOW OR FORMERLY OF GREEN; THENCE EAST, ALONG SAID MOREFIELD ROAD, A DISTANCE OF ONE HUNDRED SIXTY FEET TO THE POINT OF BEGINNING.

SAID PLOT BEING ONE HUNDRED SIXTY FEET WIDE, FRONTING ON MOREFIELD ROAD, AND ONE HUNDRED SEVENTY-FIVE FEET DEEP, FRONTING ON REANEYS LANE, OPPOSITE SIDES BEING PARALLEL.

EXCEPTING AND RESERVING THEREFROM ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN THE MUNICIPALITY OF HERMITAGE, COUNTY OF MERCER AND COMMONWEALTH OF PENNSYLVANIA, BEGINNING AT THE INTERSECTION OF THE WEST LINE OF REANEY'S LANE WITH SOUTH LINE OF MOREFIELD ROAD (SAID ROAD BEING A THIRTY-THREE FEET BLACKTOP ROAD) AND SAID POINT OF BEGINNING BEING SIXTEEN AND FIFTY HUNDREDTHS FEET SOUTH OF THE CENTER OF SAID ROAD; FROM THE POINT OF BEGINNING SOUTH, ALONG THE WEST LINE OF REANEY'S LANE, A DISTANCE OF ONE HUNDRED SEVENTY-FIVE FEET TO A POINT ON LAND NOW OR FORMERLY OF JAMES A. AND MYRTLE E. SYLVESTER AND MAINTAINING FOR THE ENTIRE DISTANCE A UNIFORM EAST-WEST DEPTH OF FIVE FEET.

BEING THE SAME PREMISES which Gerald G. Warren and Twila M. Marsh-Warren, husband and wife, by Deed dated 01/07/2009 and recorded 02/05/2009 in the Office of the Recorder of Deeds in and for Mercer County as Instrument No. 20090000116, granted and conveyed unto RAYMOND G. DERAPS and PATRICIA A. DERAPS, husband and wife.

BEING KNOWN AS: 3000 MOREFIELD ROAD, HERMITAGE, PA 16148

PARCEL #12-329-090

JUDGMENT - \$129,300.87

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) RAYMOND G. DERAPS AND PATRICIA A. DERAPS AT THE SUIT OF THE PLAINTIFF CITIMORTGAGE, INC.

**WRIT OF EXECUTION
NO. 2016-01353**

POWERS KIRN & ASSOCIATES LLC PLAINTIFF'S ATTORNEY

OCTOBER 6, 2016 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) BRADLEY T. LANDFAIR AND AMY D. LANDFAIR IN AND TO:

ALL THAT CERTAIN piece or parcel of land situate In the City of Hermitage, County of Mercer and Commonwealth of Pennsylvania, being known as Lot Number Twenty-one (21) in the JAMES ROLLINSON PLAN OF LOTS, SECTION "I" REVISED, as recorded in the records of Mercer County,

Pennsylvania, in Plan Book 12, Page 25, and said tot being more particularly bounded and described as follows:

ON the North by Lot Number Twenty-two (22) In said section and plan, a distance of Two Hundred (200) feet; on the East by Tanglewood Road, a distance of One Hundred Twenty (120) feet; on the South by other land now or formerly of James A. Rollinson, a distance of Two Hundred (200) feet; and on the West by other lands now or formerly of James A. Rollinson, a distance of One Hundred Twenty (120) feet.

The improvements thereon being known as 744 Tanglewood Road, Hermitage, Pennsylvania - 16148.

BEING THE SAME PREMISES which Mathew J. Patrick and Jennifer A. Patrick, husband and wife, by Deed dated June 14, 2013 and recorded June 18, 2013 in the Office of the Recorder of Deeds in and for Mercer County in Deed Book Instrument # 2013-00009884, granted and conveyed unto BRADLEY T. LANDFAIR and AMY D. LANDFAIR, husband and wife.

BEING KNOWN AS: 744 TANGLEWOOD ROAD, HERMITAGE, PA 16148

PARCEL #12-505358

JUDGMENT - \$201,512.37

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) BRADLEY T. LANDFAIR AND AMY D. LANDFAIR AT THE SUIT OF THE PLAINTIFF PENNYMAC LOAN SERVICES, LLC

**WRIT OF EXECUTION
NO. 2014-03646**

SHAPIRO & DENARDO LLC PLAINTIFF'S ATTORNEY

SEPTEMBER 21, 2016 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOSEPH POMPONIO, DECEASED, KATHLEEN POMPONIO, KNOWN HEIR OF JOSEPH POMPONIO, DECEASED AND BRUCE W. POMPONIO, KNOWN HEIR OF JOSEPH POMPONIO, DECEASED IN AND TO:

ALL THAT CERTAIN piece or parcel of land, situate, lying and being in the Township of Delaware, County of Mercer and State of Pennsylvania, described as Tract No. 6 of the Shenango Personnel Replacement Depot, the boundary lines of which Depot are set forth on a map recorded in Plat Book 3, Page 172, Mercer County Records, State of Pennsylvania, the said Tract No. Six (6) is more particularly described as follows:

BEGINNING at a point in the Northwest corner of said tract, which point is located as follows: South 31° 55' East 96 rods and South 50° 19' East 105 rods from the intersection of L.R. 43039 and connecting earth road referred to as The Hamburg Road; thence from the said beginning point along the lands of Reichard, South 89° 47' East 64.99 rods to a point which is the Northeast corner of said tract and corner to lands of Charles E. Beatty; thence by said lands of Beatty, South 45° 05' West 42.68 rods to a point in the center line of L.R. 43039; thence continuing on said center line North 48° 19' West 34.04 rods to a point; thence continuing along said center line North 50° 19' West 12.13 rods to the place of beginning.

CONTAINING 6.10 acres, more or less.

BEING THE SAME PREMISES which Lewis Frantz and Nancy L. Frantz, husband and wife, by Deed dated 6/29/55 and recorded 7/7/55 in the Office of the Recorder of Deeds in and for the County of Mercer, in Deed Instrument #A-21-319, granted and conveyed

unto Joseph Pomponio and Donna M. Pomponio, husband and wife, in fee.

LOCATION - 457 EAST CRESTVIEW DRIVE, TRANSFER PA

JUDGMENT - \$122,220.81

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOSEPH POMPONIO, DECEASED, KATHLEEN POMPONIO, KNOWN HEIR OF JOSEPH POMPONIO, DECEASED AND BRUCE W. POMPONIO, KNOWN HEIR OF JOSEPH POMPONIO, DECEASED AT THE SUIT OF THE PLAINTIFF WELLS FARGO BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-NC2, ITS SUCCESSORS AND ASSIGNS

WRIT OF EXECUTION
NO. 2015-01320

STEPHEN JOSEPH MIRIZIO PLAINTIFF'S ATTORNEY

NOVEMBER 2, 2016 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) GREENE PROPERTY MANAGEMENT LLC A/K/A GREEN PROPERTY MANAGEMENT, LLC IN AND TO:

PARCEL I.

ALL THAT CERTAIN piece or parcel of land situate in the City of Farrell, Mercer County, Pennsylvania, being the westerly portion of Lot No. 398 in the Plan of the Beechwood Improvement Company, Limited, called Plan "E", South Sharon Plan of Lots, and being more particularly described as follows:

BEGINNING on the easterly side of Fruit Avenue thirty (30) feet southwardly from Idaho Street; thence extending in front or width along said Fruit Avenue southwardly thirty (30) feet and in length or depth eastwardly, preserving the same width, a distance of forty-six and five-tenths (46.5) feet to property now or formerly of John M. Moldovan.

Commonly known as: 945 Fruit Avenue, Farrell, PA 16121

Parcel Number: 52-425-890

BEING the same land conveyed to Greene Property Management, LLC by deed of William Wells and Agnes Wells, husband and wife dated June 16, 2006 and recorded in the Office of the Recorder of Deeds of Mercer County, Pennsylvania on June 20, 2006 at 2006-9023.

PARCEL II.

ALL THAT CERTAIN piece or parcel of ground situate in the City of Farrell, County of Mercer and Commonwealth of Pennsylvania, being the easterly portion of Lot No. 398 in the Plan of the Beechwood Improvement Company, Limited, called Plan "E" South Sharon Plan of Lots, recorded in Deed Book "C", Vol. 7, Page 350, records of Mercer County and State aforesaid and described as follows:

BEGINNING at a point that is S 2° 17' W a distance of thirty (30.0) feet from the intersection of the South Right of Way line of Idaho Street with the West Right of Way line of Chestnut Alley said point is also the southeast corner of Lot 397 in said plan, thence S 2° 17' W along the West Right of Way line of Chestnut Alley for a distance of thirty (30.0) feet, thence N 87° 43' W along the North lot line of Lot 399 for a distance of seventy-eight and five tenths (78.5) feet, thence N 2° 17' E for a distance of thirty (30.0) feet, thence S 87° 43' E along the South line of Lot 397 for a distance of seventy-eight

and five tenths (78.5) feet to the place of beginning.

Commonly known as: 945 ½ Fruit Avenue, Farrell, PA 16121

Parcel Number: 52-425-891

BEING the same land conveyed to Greene Property Management, L.L.C. by deed of Mercer County Tax Claim Bureau, Trustee, of the County of Mercer and Commonwealth of Pennsylvania, William J. Sanders, dated August 21, 2009 and recorded in the Office of the Recorder of Deeds of Mercer County, Pennsylvania on September 17, 2009 at 2009-10088.

JUDGMENT - \$ 23,420.30

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) GREENE PROPERTY MANAGEMENT LLC A/K/A GREEN PROPERTY MANAGEMENT, LLC AT THE SUIT OF THE PLAINTIFF CITY OF FARRELL

WRIT OF EXECUTION
NO. 2016-02287

STERN & EISENBERG PC PLAINTIFF'S ATTORNEY

NOVEMBER 4, 2016 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) TAMMIE L. WAGERMAN IN AND TO:

ALL THAT CERTAIN lot or piece of ground situate in the Township of Otter Creek, County of Mercer, Commonwealth of Pennsylvania, being Lot No. 4 of the John E. Alabran Property Plan, as recorded in the Recorder's Office of Mercer County, Pennsylvania as Instrument No. 2004 009231-112, and being more fully bounded and described as therein.

BEING KNOWN AS 428 Donation Road, Greenville, PA 16125

Including 2006 76' x 28' Four Seasons Mobile Home, VIN # FS217569AC

BEING the same premises which Paul J. Wagerman and Tammie L. Wagerman, husband and wife by Deed dated February 27, 2006 and recorded in the Office of Recorder of Deeds of Mercer County on March 1, 2006 as Instrument No. 2006-00003027 granted and conveyed unto Tammie L. Wagerman.

Block and Lot No. 20-071-007-004

JUDGMENT - \$127,318.63

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) TAMMIE L. WAGERMAN AT THE SUIT OF THE PLAINTIFF TAMMAC HOLDINGS CORPORATION

WRIT OF EXECUTION
NO. 2015-03896

UDREN LAW OFFICES PC PLAINTIFF'S ATTORNEY

SEPTEMBER 22, 2016 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) OTTO P. SHRIVER AND SHELLY D. SHRIVER IN AND TO:

ALL THAT CERTAIN LOT OR PIECE OR PARCEL OF LAND SITUATE IN PINE TOWNSHIP, COUNTY OF MERCER, COMMONWEALTH OF PENNSYLVANIA, BEING BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT IN THE CENTER LINE OF LEGISLATIVE ROUTE 43023, WHICH IS A PUBLIC ROAD LEADING FROM THE MERCER-GROVE CITY PAVED ROAD, TO THE CRANBERRY ROAD, WHICH POINT IS FURTHER DESCRIBED AS BEING SOUTH 2 DEGREES 22 MINUTES EAST, A DISTANCE OF 225 FEET FROM THE NORTH PROPERTY LINE OF LANDS OF HELEN G. PERRINE, BY THE CENTER LINE OF SAID PUBLIC ROAD; THENCE

SOUTH 2 DEGREES 22 MINUTES EAST, BY THE CENTER LINE OF SAID PUBLIC ROAD, A DISTANCE OF 290.00 FEET; THENCE NORTH 89 DEGREES 35 MINUTES WEST, BY LAND OF SAID HELEN G. PERRINE, A DISTANCE OF 250.00 FEET TO AN IRON PIN; THENCE NORTH 2 DEGREES 22 MINUTES WEST, BY LAND OF SAID HELEN G. PERRINE, A DISTANCE OF 290.00 FEET TO AN IRON PIN; THENCE SOUTH 89 DEGREES 35 MINUTES EAST, BY LAND OF SAID HELEN G. PERRINE, A DISTANCE OF 250.00 FEET TO THE CENTER LINE OF SAID PUBLIC ROAD, THE POINT AND PLACE OF BEGINNING; PER SURVEY OF WILLIAM C. IRWIN, REGISTERED SURVEYOR, DATED MAY 23, 1974, AS RECORDED IN PLAN BOOK 18, PAGE 29.

BEING KNOWN AS: 399 Irishtown Road, Grove City, PA 16127

PROPERTY ID NO.: 22-192-070

TITLE TO SAID PREMISES IS VESTED IN OTTO P. SHRIVER AND SHELLY D. SHRIVER, HUSBAND AND WIFE BY DEED FROM WILLIAM D. SEMPLE AND SANDRA D. SEMPLE DATED 10/21/2011 RECORDED 10/25/2011 IN DEED BOOK Instrument Number: 2011-00011048.

JUDGMENT - \$138,213.23

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) OTTO P. SHRIVER AND SHELLY D. SHRIVER AT THE SUIT OF THE PLAINTIFF PNC BANK, NATIONAL ASSOCIATION

TERMS OF SALE, MERCER COUNTY

UNLESS OTHERWISE REQUESTED BY THE PLAINTIFF, MULTIPLE PARCELS SUBJECT TO ONE EXECUTION WILL BE BID IN BULK. IF REQUESTED BY THE PLAINTIFF PRIOR TO THE SALE, EACH PARCEL MAY BE BID SEPARATELY.

ALL BIDDERS MUST IDENTIFY THEMSELVES AT TIME OF SUBMITTING A BID. NO BIDS MAY BE WITHDRAWN.

IF A PARTY OTHER THAN THE PLAINTIFF OR HIS AUTHORIZED REPRESENTATIVE INTENDS TO BID, PROOF OF COMPLIANCE WITH THE BID MAY BE REQUIRED.

OPENING BIDS SHALL BE MADE BY THE PLAINTIFF, OR HIS AUTHORIZED REPRESENTATIVE ONLY. OPENING BIDS SHALL BE IN THE AMOUNT OF \$10.00, OR THE AMOUNT OF PERSONAL EXEMPTION IF APPLICABLE. THE OPENING BID REPRESENTS THE COSTS OF THE WRIT.

THE PLAINTIFF OR HIS AUTHORIZED REPRESENTATIVE WILL MAKE AN OPENING BID. AT THE REQUEST OF THE PLAINTIFF, ANY SALE MAY BE CANCELED OR CONTINUED PRIOR TO A BID.

A SUCCESSFUL BIDDER OTHER THAN THE PLAINTIFF OR HIS AUTHORIZED REPRESENTATIVE, PRIOR TO THE CLOSE OF BUSINESS ON THE DATE OF THE SALE, SHALL PAY TO THE SHERIFF BY CASHIER'S CHECK OR MONEY ORDER, 10% OF THE BID AMOUNT. THE BALANCE PAYABLE TO THE SHERIFF IS DUE BY 12:00 NOON ON THE FRIDAY FOLLOWING THE SALE. IF THE BALANCE IS NOT PAID BY THE DEADLINE, THE PROPERTY WILL BE RESOLD AT 10:00 AM ON THE FOLLOWING MONDAY AT THE SHERIFF'S OFFICE. AT THE RESALE, THE ORIGINAL SUCCESSFUL BIDDER SHALL BE INELIGIBLE TO BID AND SHALL BE LIABLE FOR THE EXPENSE OF THE RESALE AND THE DIFFERENCE IN THE PURCHASE PRICE IF THE

RESALE PRICE IS LESS THAN THE ORIGINAL SALE PRICE.

A SCHEDULE OF DISTRIBUTION, WHEN NEEDED, WILL BE FILED BY THE SHERIFF, IN THE SHERIFF'S OFFICE, WITHIN 30 DAYS AFTER THE DATE OF SALE. DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THE SCHEDULE UNLESS WRITTEN EXCEPTIONS ARE FILED WITHIN 10 DAYS OF THE FILING OF THE DISTRIBUTION.

DEEDS WILL BE ATTESTED TWENTY DAYS AFTER THE SALE DATE, OR THE FILING DATE OF THE SCHEDULE OF DISTRIBUTION WHEN POSSIBLE.

M.C.L.J. – December 13, 20, 27, 2016