

## ESTATE NOTICES

The Register of Wills has granted letters testamentary or of administration in the following estates. Notice is hereby given to all persons indebted thereto to make payment without delay and to those having claims or demands to present them for settlement to the Executors or Administrators or their attorneys.

### FIRST PUBLICATION

**BYRD, LINDA D.**, a/k/a **LINDA DARLENE BYRD**, late of Canton Township, Washington Co., PA; Executor: Robet Emerson Byrd, 202 Hewitt Avenue, Washington, PA 15301; Attorney: Kathleen Smith-Delach, Phillips & Faldowski, P.C., 29 East Beau St., Washington, PA 15301

**KNESTRICK (TRUST), RUTH L.**, late of Amity, Washington Co., PA; Trustee: Roy T. Knestrick, 800 Myrtle Street, Buffalo, MN 55313; Attorney: Richard J. Amrhein, Peacock Keller & Ecker, LLP, 70 East Beau Street, Washington, PA 15301

**MCCARRELL, CHARLOTTE ADDLEMAN**, a/k/a **CHARLOTTE A. MCCARRELL**, late of Washington, Washington Co., PA; Executrix: Charlotte K. Pavella, 31 Woodside Drive, Washington, PA 15301; Attorney: James P. Liekar, 38 West Pike Street, Washington, PA 15301

**NOLIN, RUTH L.**, a/k/a **RUTH LILLIAN NOLIN**, late of South Strabane Township, Washington Co., PA; Executor: Douglas R. Nolin, 70 East Beau St., Washington, PA 15301; Attorney: Eva H. Ahern, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

**POPP, JOSEPH**, a/k/a **JOSEPH J. POPP**, late of Carroll Township, Washington Co., PA; Administrator: Patrick Michael Popp, 518 Hollydale Drive, Bethel Park, PA 15102; Attorney: Megan A. Kerns, 1 Wendell Ramey Lane, Ste 110, Monessen, PA 15062

### SECOND PUBLICATION

**BASISTA, ANDREW**, late of Brownsville, Washington Co., PA; Executrix: Andrea Basista nka Andrea Young, 345 Zoar Heights Road, Greer, South Carolina 29651; Attorney: Jack H. France, 308 Fallowfield Avenue, Charleroi, PA 15022

**CURTIS, THELMA O.**, late of South Strabane Township, Washington Co., PA; Executors: Nancy Lee Banyas, 306 Forest Glen Drive, Eighty Four, PA 15330; Andrew J. Lucas, 22 Greenhill Drive, Washington, PA 15301; Attorney: Eva H. Ahern, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

**GRAZIOTTO, GENO**, late of Cecil Township, Washington Co., PA; Executor: Pete Graziotto, 137 Hidden Valley Road, McMurray, PA 15317; Attorney: Gary L. Sweat, 23 East Beau St., Washington, PA 15301

**REIHNER, ELAINE J.**, a/k/a **ELAINE JEAN REIHNER**, late of Washington, Washington Co., PA; Executrix: Bethany L. Lesnock, 500 Alamae Lakes Road, Washington, PA 15301; Attorney: Clark A. Mitchell, 17 South College St., Washington, PA 15301

**RUPAKUS, PAUL JOHN**, a/k/a **PAUL J. RUPAKUS**, late of Peters Township, Washington Co., PA; Administratrix: Melissa Ann Friesner-Nixon, 104 Clearview Drive, McMurray, PA 15317; Attorney: Belinda Dunmire Attwood, 30 East Beau St., Suite 500, Washington, PA 15301

**SHOUP, MELVIN H.**, late of Washington, Washington Co., PA; Executor: Melvin D. Shoup, 1322 Banetown Road, Washington, PA 15301

**YARKOSKY, BRUNA B.**, a/k/a **BRUNA DORA YARKOSKY**, late of Houston, Washington Co., PA; Administrator CTA: Robert Neil, 295 Redds Mill Road, Charleroi, PA 15022; Attorney: Blane A. Black, 223 Second St., Monongahela, PA 15063

### **THIRD PUBLICATION**

**AMOS, KAREN S.**, a/k/a **KAREN SUE CONKEY AMOS**, late of Claysville, Washington Co., PA; Executrix: Michelle L. Moore, 340 Dry Ridge Road, West Alexander, PA 15376; Attorney: Eva H. Ahern, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

**BEBOUT, VIRGINIA M.**, a/k/a **MARY VIRGINIA BEBOUT a/k/a VIRGINIA S. BEBOUT**, late of Amwell Township, Washington Co., PA; Executor: Frank L. Bebout, 189 Ridge Church Road, Amity, PA 15322; Attorney: Wilson Law Office, P.C., 189 Hackney Station Road, Amity, PA 15311

**CHAPON, EDWARD M.**, late of East Bethlehem Township, Washington Co., PA; Administratrix: Maryanne C. MacIntyre, 113 Gerard Drive, Pittsburgh, PA 15209; Attorney: Joseph P. Covelli, 357 Regis Avenue, Suite 1, Pittsburgh, PA 15236

**FRANKENBERRY, NELLIE FAY**, late of North Strabane Township, Washington Co., PA; Executor: Kenneth Thomas Frankenberry; Attorney: Susan Foster Blank, 30 Monongahela Pike, PO Box 4541, Eighty Four, PA 15330

**IANNONE, GLORIA J.**, late of Carroll Township, Washington Co., PA; Executrix: Jacqueline M. Toth, 136 Taylor Run Road, Monongahela, PA

15063; Attorney: Alan Benyak, 401 Sixth Street at Washington Ave., PO Box 1, Charleroi, PA 15022

**KENCEC, LINDA I.**, a/k/a **LINDA IRENE KENCEC a/k/a LINDA KENCEC**, late of McDonald, Washington Co., PA; Executor: James R. Suty, Jr., 3951 Finleyville-Elrama Road, Finleyville, PA 15332; Attorney: Jeffrey P. Derrico, Greenlee, Derrico & Posa, 122 South McDonald St., McDonald, PA 15057

**LYNN, DORIS MAE BEELER JONES**, a/k/a **DORIS JONES LYNN**, late of South Strabane Township, Washington Co., PA; Executor: Joseph E. Schleicher, 495 Locust Avenue, Washington, PA 15301; Attorney: Thomas O. Vreeland, Bassi, Vreeland & Associates, P.C., 62 East Wheeling St., Washington, PA 15301

**MEGALUDIS, MICHAEL**, late of North Strabane Township, Washington Co., PA; Executor: Daniel Megaludis; Attorney: Steven L. Sablowsky, Goldblum Sablowsky, LLC, 285 E. Waterfront Drive, Ste 160, Homestead, PA 15120

**MOROFISKY, MARY L.**, a/k/a **MARY MOROFISKY**, late of Peters Township, Washington Co., PA; Executor: Frank Arcuri, 125 South College Street, Washington, PA 15301; Attorney: Frank Arcuri, 125 South College Street, Washington, PA 15301

**PRESTO, MARLYN A.**, a/k/a **MARILYN ANN PRESTO A/K/A MARILYN VICTORIA PRESTO**, late of Chartiers Township, Washington Co., PA; Executors: Marcy Lynn Haggerty nka Marcy L. Presto, 226 E. Pike St., Houston, PA 15342; Ronald J. Presto, 183 Alexander Ave., PO Box 263, Strabane, PA 15363; Attorney: Patrick C. Derrico, Greenlee, Derrico & Posa, 30

East Beau St., Suite 325, Washington,  
PA 15301

**THOMAS, HAROLD ARTHUR**, a/k/a  
**HAROLD A. THOMAS**, late of  
Prosperity, South Franklin Township,  
Washington Co., PA; Executrices:  
Vanessa Dale Beatty, 5145 Prosperity  
Pike, Prosperity, PA 15329, Melanie  
Lorraine Finney, 770 S Bridge Road,  
Prosperity, PA 15329, Melissa Diane  
Szygenda, 349 High Point Road, West  
Finley, PA 15377; Attorney: David S.  
Posner, Goldfarb, Posner, Beck,  
DeHaven & Drewitz, 26 South Main St.,  
Suite 200, Washington, PA 15301

\*\*\*\*\*

### TRUSTEE'S NOTICE

No. 63-14-0941

**The Ruth L. Knestrick Living Trust**  
was established August 1, 2001. Ruth L.  
Knestrick, late of Amity, Washington  
County, PA died May 12, 2014.

All persons having claims against the  
trust are requested to make known the  
same to the undersigned or his attorney  
and all persons indebted to the decedent  
are requested to make payment to the  
undersigned without delay.

Roy T. Knestrick, Trustee  
800 Myrtle Street  
Buffalo, MN 55313

Richard J. Amrhein, Esq.  
Peacock Keller & Ecker, LLP  
70 East Beau Street  
Washington, PA 15301

1)3-3

## CORPORATION NOTICES

### CERTIFICATE OF ORGANIZATION

NOTICE is hereby given that a  
Certificate of Organization—Domestic  
Limited Liability Company has been  
filed with the Department of State of the

Commonwealth of Pennsylvania for a  
limited liability company established  
under the provisions of the Business  
Corporation Law for **MUNGAI  
EXCAVATION, LLC.**

William R. Miller, Esq.

PO Box 385

Hickory, PA 15340

2)3-1

### INCORPORATION NOTICE

NOTICE is hereby given that Articles of  
Incorporation were filed with the  
Department of State of the  
Commonwealth of Pennsylvania at  
Harrisburg, PA with respect to a  
business corporation which has been  
organized under the Pennsylvania  
Business Corporation Law of 1988.

The name of the corporation is **RIVERS  
AGILE SOLUTIONS, INC.**

Samuel J. Goncz, Esq.

625 Liberty Avenue

Pittsburgh, PA 15222

2)3-1

## MISCELLANEOUS

**COURT OF COMMON PLEAS  
OF WASHINGTON COUNTY,  
PENNSYLVANIA  
ACTION FOR DECLARATORY  
JUDGMENT  
Docket No. 2013-6435**

**WEST PENN POWER COMPANY,**  
**Plaintiff,**

v.

**ARTMORE, INC. et al.,**

**Defendants.**

**TO: ARTMORE, INC. and its  
successors and/or assigns.**

### NOTICE TO DEFEND

You have been sued in court. If you  
wish to defend against the claims set  
forth in the following pages, you must

take action within twenty (20) days after this complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the complaint or for any other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

**YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICES SET FORTH BELOW. THESE OFFICES CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.**

**IF YOU CANNOT AFFORD TO HIRE A LAWYER, THESE OFFICES 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.**

Please contact the following:

If you do not know a lawyer, contact:

Lawyer Referral Service  
119 South College Street  
Washington, PA 15301  
(724) 225-6710

If you cannot afford a lawyer, contact:

Southwestern Pennsylvania Legal Aid Society  
10 West Cherry Avenue  
Washington, PA 15301  
(724) 225-6170

You are hereby notified that an Action for Declaratory Judgment has been filed, which seeks to establish that West Penn Power Company is the owner of certain oil and natural gas royalty interests associated with an approximate 112.53 acre parcel of property located in Donegal Township, Washington County, Pennsylvania, identified as Tax Parcel I.D. No. 230-020-00-00-0019-00.

WHEREUPON the Court ordered that notice of said action be served on Artmore, Inc. by advertisement, requiring Artmore, Inc. to answer the Action for Declaratory Judgment within twenty (20) days from the date of this publication. For failure to comply, an order will be entered and/or a judgment will be taken by application of the Plaintiff to the Court upon the expiration of said twenty (20) day period.

Respectfully submitted,  
Brian H. Simmons, Esquire  
Buchanan Ingersoll & Rooney PC  
One Oxford Centre, 20th Floor  
301 Grant Street  
Pittsburgh, PA 15219-1410  
Phone: 412-562-8800  
Fax: 412-562-1041  
Attorneys for Plaintiff West Penn Power Company 4)3-1

### **NOTICE**

(Involuntary Termination)

TO: Beth Ann Treece, Birth Mother of: **Austin Martin Davis**, Male  
Born on April 16, 2000 at New Castle Hospital, New Castle, Pennsylvania  
**Mercedes Georgette Treece**, Female  
Born on May 14, 1998 at Monongahela Valley Hospital, Monongahela, Pennsylvania

A petition has been filed asking the court to put an end to all rights you

have to your children, Austin Martin Davis and Mercedes Georgette Treece. The court has set a hearing to consider ending your rights to your children. That hearing will be held in Courtroom # 2 of the Washington County Courthouse, 1 S. Main Street, Washington, PA 15301 on the 25<sup>th</sup> day of September, 2014, at 2:30 p.m.

**YOU ARE WARNED THAT EVEN IF YOU FAIL TO APPEAR AT THE SCHEDULED HEARING, THE HEARING WILL GO ON WITHOUT YOU AND YOUR RIGHTS TO YOUR CHILDREN MAY BE ENDED BY THE COURT WITHOUT YOUR BEING PRESENT.**

**YOU ARE ALSO NOTIFIED OF THE ACT 101 OF 2010 WHICH ALLOWS FOR AN ENFORCEABLE VOLUNTARY AGREEMENT FOR CONTINUING CONTACT OR COMMUNICATION FOLLOWING AN ADOPTION BETWEEN AN ADOPTIVE PARENT, CHILDREN, A BIRTH PARENT, AND/OR A BIRTH RELATIVE OF THE CHILDREN, IF ALL PARTIES AGREE AND THE WRITTEN VOLUNTARY AGREEMENT IS APPROVED BY THE COURT.**

**YOU HAVE A RIGHT TO BE REPRESENTED AT THE HEARING BY A LAWYER. YOU SHOULD TAKE THIS PAPER 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 HELP. 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.**

**LAWYER REFERRAL SERVICE  
SOUTHWESTERN PA LEGAL  
SERVICE**

10 WEST CHERRY AVENUE  
WASHINGTON, PA 15301  
724.225.6170

**LAWYER REFERRAL SERVICE  
119 SOUTH COLLEGE STREET  
WASHINGTON, PA 15301  
724.225.6710**

Pennsylvania Lawyer Referral Service  
Pennsylvania Bar Association  
100 South Street  
P.O. Box 186  
Harrisburg, PA 17108  
Telephone: 1-800-692-7375

Megan A. Kerns, Esquire  
1 Wendell Ramey Lane  
Suite 110  
Monessen, PA 15062  
724-684-6770

4)1-3

## **REAL ESTATE**

### NOTICE

The **Ringgold School District** will be selling by public auction the former Donora Elementary Center located at 401 Waddell Avenue in Donora (parcel ID #240-020-00-00-0001-00 & 240-020-00-00-0009-00) and the former Monongahela Elementary Center located at 1200 Chess Street in the City of Monongahela (parcel ID #440-028-00-

00-0018-00 & 440-029-00-00-0006-00). The auctions will occur on August 19, 2014, with bids for the Donora Elementary Center closing at 3:00 pm, and the bids for the Monongahela Elementary Center closing at 5:00 pm. Additional information regarding the terms and conditions of the sale, as well as information regarding the buildings and property being sold, can be obtained by contacting Hostetter Auctioneers at 724-847-1887. These properties are being sold without reserve.

Berggren & Turturice, LLC  
Timothy R. Berggren, Esq.  
22 East Beau Street  
Washington, PA 15301

6)1-3

SHERIFF SALES

Special Notice On Real Estate Sales Sheriff’s Rule

Tax collectors, attorneys and solicitors who file tax statements, liened taxes and municipal liens against property being sold at Sheriff’s Sale. Hereafter, no statements can be withdrawn or adjustments made after the property has been bid in at a certain price, therefore statements must be correct at the time of filing. THERE WILL BE NO EXCEPTIONS TO THIS RULE.

Abstracts of properties taken in execution upon the writs shown, at the number and terms shown, as the properties of the severally named defendants, owners or reputed owners, and to be sold by Samuel Romano, Sheriff of Washington County, PA, on **Friday, September 5, 2014 at 10:00 o’clock a.m.** in the office of the Sheriff, Washington County Courthouse Square, Washington, PA. Ten (10%) percent of the purchase money (but not less than the Sheriff’s Cost), shall be paid on the day of the sale and the balance on or before **Wednesday, September 10, 2014 at 4:00 o’clock p.m.** If however such ten (10%) percent down payment be not made on day of sale, the property will again be expsd to sale immediately, on the date aforesaid. If balance of payment be not made on Wednesday following the date of sale, the property will again be put up for sale on **Friday, September 12, 2014 at 10:00 o’clock a.m.** At the expense and risk of the person to whom it was struck off, who in case of any deficiency on such sale, shall make good the same. (Complete description of the following properties are on file in the Sheriff’s Office at the Courthouse Square, 100 West Beau Street, Washington, PA.) Notice is hereby given that the schedule of distribution will be filed by the Sheriff not later than thirty 30) days from date of sale and that distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter. No further notice of the filing of the schedule of distribution will be given.

Sheriff Sale List

| Sale#     | PlavDef.....                                | Property Location  |
|-----------|---|--------------------|
| 2013-26   | PNC Bank v. Trusz.....                      | Cecil Township     |
| 2014-260  | JPMorgan Chase Bank v. Matthews.....        | Amwell Township    |
| 2014-281  | EverBanic v. Zatta.....                     | Canton Township    |
| 2014-531  | U.S. Bank National Association v. Mack..... | Donora Borough     |
| 2014-574  | Midfirst Bank v. Miller .....               | Cecil Township     |
| 2012-624  | First Federal Savings v. McCloskey.....     | North Strabane Twp |
| 2013-631  | JPMorgan Chase Bank v. Piatt.....           | Blaine Township    |
| 2014-1019 | Midfirst Bank v. Wadsworth.....             | City of Washington |
| 2014-1214 | Citimortgage v. Kowing.....                 | Chartiers Township |
| 2013-1323 | Bank of America v. Scaff.....               | Mcdonald Borough   |

---

|           |  |                         |
|-----------|--|-------------------------|
| 2013-1333 | Wells Fargo Bank v. Sabatula .....             | Centerville Borough     |
| 2013-1511 | Nationstar Mortgage v. Bistarkey.....          | Smith Township          |
| 2014-1697 | PNC Bank v. Cass .....                         | East Finley Township    |
| 2014-1699 | Green Tree Servicing v. Adams .....            | Hanover Township        |
| 2013-1742 | Green Tree Servicing v. Ross .....             | City of Washington      |
| 2013-1765 | JPMorgan Chase Bank v. Junk .....              | Fallowfield Township    |
| 2014-1898 | JPMorgan Chase Bank v. Toplisek.....           | Houston Borough         |
| 2014-1978 | Deutsche Bank v. Denke .....                   | Cecil Township          |
| 2014-2044 | Nationstar Mortgage v. Bearing/Dearing .....   | Donegal Township        |
| 2014-2122 | Slovenian Savings v. Duntz.....                | City of Washington      |
| 2012-2159 | Caliber Home Loans v. Mancini.....             | North Strabane Twp      |
| 2014-2281 | U.S. Bank v. Mosco.....                        | Borough of Stockdale    |
| 2014-2510 | HSBC Bank v. Bing .....                        | Borough of Canonsburg   |
| 2012-2593 | Bank of New York Mellon v. Kokkila .....       | Borough of Speers       |
| 2014-2735 | Community Bank v. S&V Property.....            | Township of Donegal     |
| 2013-2856 | Federal National Mortgage v. Norquist.....     | Borough of Charleroi    |
| 2013-3332 | One West Bank v. Vesely.....                   | Borough of Dunlevy      |
| 2010-3409 | Beneficial Consumer Discount v. Fuller .....   | Smith Township          |
| 2013-3770 | Nationstar Mortgage v. Mcavoy.....             | Centerville Borough     |
| 2013-3773 | Nationstar Mortgage v. Jones .....             | Borough of Somerset     |
| 2013-4066 | Citimortgage v. Rosenfeld.....                 | Carroll Township        |
| 2013-4174 | OneWest Bank v. Thames .....                   | Peters Township         |
| 2013-4416 | Nationstar Mortgage v. Snyder.....             | Borough of Beallsville  |
| 2012-4448 | Citifinancial Servicing v. Miller.....         | Houston Borough         |
| 2013-4724 | Wells Fargo Bank v. Elliott.....               | Borough of Burgettstown |
| 2013-4884 | Bank of America v. Manning .....               | Canton Township         |
| 2013-5449 | Nationstar Mortgage v. Russo .....             | Fallowfield Township    |
| 2012-5803 | Federal National Mortgage v. Barne/Barney..... | South Strabane Twp      |
| 2013-6050 | U.S. Bank National v. Neill.....               | Ellsworth Borough       |
| 2013-6110 | Wells Fargo Bank v. Stanek .....               | North Strabane Twp      |
| 2010-6232 | Household Finance v. Robl .....                | West Bethlehem Twp      |
| 2012-6407 | Green Tree Servicing v. Vanderford .....       | Cecil Township          |
| 2012-6492 | JPMorgan Chase Bank v. Skolyak .....           | City of Washington      |
| 2013-6648 | U.S. Bank National v. Farabee .....            | Donegal Township        |
| 2013-6656 | Federal National Mortgage v. Cannon/Gump ..... | City of Washington      |
| 2013-7245 | KTI Financial v. Hall.....                     | Cecil Township          |
| 2013-7274 | Citimortgage v. Lenart.....                    | North Franklin Twp      |
| 2013-7324 | U.S. Bank National v. Trantham .....           | Union Township          |
| 2013-7671 | JPMorgan Chase Bank v. Hughes .....            | Peters Township         |
| 2013-7722 | Green Tree Servicing v. Gordon.....            | Borough of Donora       |
| 2010-9245 | GMAT Legal Trust v. Calhoun/Simon.....         | Burgettstown            |
| 2010-9450 | Bank of America v. Giacomantonio .....         | South Strabane Twp      |

**SHERIFF'S SALE No. 2013-26**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-26 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**PNC BANK, NATIONAL ASSOCIATION, Plaintiff, vs ADINA TRUSZ, PERSONAL REPRESENTATIVE OF THE ESTATE OF MICHAEL TRUSZ, JR. THE UNKNOWN HEIRS, SUCCESSORS ASSIGNS-AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER MICHAEL TRUSZ, JR., DECEASED, AND ESTATE OF MICHAEL TRUSZ, JR., C/O ADINA TRUSZ, PERSONAL REPRESENTATIVE**

ALL THAT CERTAIN LOT OR PIECE OF GROUND SITUATE IN **CECIL TOWNSHIP**, WASHINGTON COUNTY, PENNSYLVANIA, HAVING ERECTED THEREON A ONE STORY BUILDING, KNOWN AS 1476 YORKTOWNE DRIVE, CECIL, PA 15321. DEED BOOK VOLUME 3105, PAGE 5, TAX PARCEL NO 140-012-17-00-0004-00E

**SHERIFF'S SALE No. 20 14-260**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 20 14-260 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and

exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**JPMorgan Chase Bank, National Association V. Kelsey C. Matthews a/k/a Kelsey Matthews; Susan D. Matthews a/k/a Susan Matthews** owner(s) of property situate partly in **Amwell Township** and partly in North Bethlehem Township, WASHINGTON County, Pennsylvania, being 1343 Brush Run Road, Washington, PA 15301-7129; Parcel No. 1 : 490-010-00-00-0004-00 & Parcel No. 2: 020-011-00-00-0013-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$212,145.70

**SHERIFF'S SALE No. 20 14-281**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-281 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**EverBank Plaintiff V. Rita E. Zatta**  
Defendant

ALL THAT CERTAIN LOT OR PIECE OF GROUND SITUATE IN THE **TOWNSHIP OF CANTON**, COUNTY OF WASHINGTON, PA. Premises: 160 Rex Road, Washington, Pennsylvania 15301 Tax I.D. #: 120-004-00-00-0001-05 Improvements consist of a Residential Dwelling



**SHERIFF'S SALE No. 2014-531**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-531 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**U.S. Bank National Association**, as Trustee, Successor-in-Interest to Wachovia Bank, N.A. as Trustee for Park Place Securities, Inc. Asset-Backed Pass-Through Certificates, Series 2004-WWF1 V. **Barbara A. Mack a/k/a Barbara Mack**

owner(s) of property situate in **DONORA BOROUGH**, WASHINGTON County, Pennsylvania, being 718 Castner Avenue, Donora, PA 15033-1911; Parcel No. 240-018-00-03-0006-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$66,158.84

**SHERIFF'S SALE No. 2014-574**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-574 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**MIDFIRST BANK, PLAINTIFF v MICHELLE L. MILLER AND CHARLES R. MILLER, JR. DEFENDANT(S)**

ALL THOSE CERTAIN lots or pieces of ground situate in the **Township of Cecil**, Washington County, Pennsylvania. thereon erected a dwelling house known as: 60 SYCAMORE STREET, MUSE, PA 15350; PARCEL NO. 140-009-02-05-0045-00

**SHERIFF'S SALE No. 2012-624**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-624 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENE COUNTY, Plaintiff; vs. - KEVIN E. McCLOSKEY, Defendant(s),**

PARCEL I.D. 520-011-04-03-0046-00F Situate in the **Township of North Strabane**, County of Washington and Commonwealth of Pennsylvania, HAVING ERECTED THEREON a two story detached frame single family dwelling with additional detached one story single family dwelling KNOWN AS 1251 Meadowbrook Drive, Canonsburg, PA 15317.

**SHERIFF'S SALE No. 2013-631**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-631 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be

exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**JPMorgan Chase Bank, National Association V. Daniel A. Piatt**

owner(s) of property situate in **BLAINE TOWNSHIP**, WASHIIGTON County, Pennsylvania, being 1788 Brush Run Road, Avella, PA 15312-2022; Parcel No. 050-002-00-00-0005-02 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$285,318.36

**SHERIFF'S SALE 2014-1019**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-1019 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**MIDFIRST BANK, PLAINTIFF VS. CHERYL A. WADSWORTH AND L E E R. W A D S W O R T H , DEFENDANT(S)**

ALL THAT CERTAIN lot or piece of ground situate in the **Seventh Ward of the City of Washington**, Washington County, Pennsylvania, thereon erected a dwelling house known as: 675 M A R Y L A N D A V E N U E , WASHINGTON, PA 15301; PARCEL NO. 770-034-00-01-0005-00

**SHERIFF'S SALE No. 2014-1214**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No.

2014-1214 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Citimortgage, Inc. V. Matthew W. Kowing & Joan M. Kowing**

owner(s) of property situate in the **CHARTIERS TOWNSHIP**, WASHINGTON County, Pennsylvania, being 100 Wide Street, Houston, PA 15342-1435 ; Parcel No. 170-016-04-01-0001-00 (Acreage or street address) Improvements thereon: RESIDENTIAL **DWELLING** Judgment Amount: \$98,450.87

**SHERIFF'S SALE No. 2013-1323**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-1323 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Bank of America, N.A., as Successor by Merger to BAC Home Loans Servicing, LP f/k/a Countrywide Home Loans Servicing, LP V. Robert B. Scaff & Tori Ann Scaff**

owner(s) of property situate in **MCDONALD BOROUGH**, WASHINGTON County, Pennsylvania, being 334 VALLEY ST, Mc DONALD, PA 15057-1010; Parcel No. 1: 470-016-00-01-0014-00 & Parcel No. 2: 470-

016-00-01-0015-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$80,233.56

**SHERIFF'S SALE No. 2013-1333**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-1333 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Wells Fargo Bank, N.A., Plaintiff, vs. Kevin E. Sabatula; Cheryl Sabatula; Defendant(s).**

ALL that certain lot or parcel of ground situate in the **Centerville**, County of Washington, and Commonwealth of Pennsylvania. Tax Parcel LD.: 1520250003007600; 200 Reliance Avenue, Brownsville, PA 15417

**SHERIFF'S SALE No.2013-1511**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No.2013-1511 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Nationstar Mortgage LLC Plaintiff v. April Bistarkey and Shawn Bistarkey Defendants**

ALL THAT CERTAIN PARCEL OR TRACT OF LAND SITUATE IN **SMITH TOWNSHIP**, WASHINGTON COUNTY, PENNSYLVANIA. Title to said premises is vested in Shawn Bistarkey and April Bistarkey by deed from FEDERAL NATIONAL MORTGAGE ASSOCIATION A/K/A FANNIEMAE, dated December 29, 2004 and recorded January 4, 2005 INSTRUMENT No.200500298. TAX I.D. #: 570-032-00-00-0008-00 1417 Cross Creek Road, Smithtownship, Pennsylvania 15021 Improvements consist of a Residential Dwelling

**SHERIFF'S SALE No. 2014-1697**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-1697 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY BANK., SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK OF INDIANA, 3232 Newmark Drive , Miamisburg, OH 45342 vs. AMANDA CASS, MARK PHILLIPS JR, 1670 Pleasant Grove Road Claysville, PA 15323**

ALL those two certain lots of land situate in **East Finley Township**, Washington County, Pennsylvania, bounded and described as follows: CONTAINING an area of 10.34359 acres as set forth on the said plan. PROPERTY ADDRESS: 1670 Pleasant

Grove Road, Claysville, PA 15323 ;  
PARCEL NO.: 270-010-00-00-0007-00

**SHERIFF'S SALE No. 2014-1699**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-1699 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Green Tree Servicing LLC V. Sandra S. Adams**

owner(s) of property situate in the **TOWNSHIP OF HANOVER**, WASHINGTON County, Pennsylvania, being 876 Francis Mine Road, a/k/a 876 Francis Mine State Road, Burgettstown, PA 15021-2652 Parcel No. 340-006-00-00-0018-01 (Acreage or street address); Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$81,592.37

**SHERIFF'S SALE No. 2013-1742**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. **2013-1742** issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Green Tree Servicing LLC V. David Ross a/k/a David A. Ross & Susan D. Ross**

owner(s) of property situate in **WASHINGTON CITY, 7TH WARD**, WASHINGTON County, Pennsylvania, being 330 Shirls Avenue, Washington, PA 15301-4142 Parcel No. 770-003-00-02-0016-00 (Acreage or street address); Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$65,828.54

**SHERIFF'S SALE No. 2013-1765**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-1765 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**JPMorgan Chase Bank, National Association V. Marcie Ann Jurik**

owner(s) of property situate in **FALLOWFIELD TOWNSHIP**, WASHINGTON County, Pennsylvania, being 51 Petrak Street, Charleroi, PA 15022-1714; Parcel No. 320-008-01-01-0037-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$69,741.92

**SHERIFF'S SALE No. 2014-1898**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-1898 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington,

PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**JPmorgan Chase Bank, National Association V. Chande L. Toplisek ; Christopher Sickman**

owner(s) of property situate in **HOUSTON BOROUGH**, WASHINGTON County, Pennsylvania, being 230 Reed Avenue, Houston, PA 15342-1723; Parcel No. 360-010-00-03-0008-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$124,700.68

**SHERIFF'S SALE No. 2014-1978**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-1978 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Deutsche Bank National Trust Company, as Trustee for Morgan Stanley ABS Capital I Inc. Trust, Series 2007-SEA 1, by its servicer Ocwen Loan Servicing, LLC v. Richard A. Denke & Regina A. Denke**

JUDGMENT AMOUNT \$247,333.93 ATTORNEY: Andrew J. Marley, Esq. 1581 Main Street, Suite 200, Warrington, PA 18976 All the right, title and interest and claim of Richard A. Denke and Regina A. Denke of in and to:

All that certain lot or piece of ground situate in the **Cecil Township**,

Washington County, having erected thereon a dwelling known as 7 Cecil Elementary Drive, Cecil, PA 15321 I.D. NO. 140-007-06-02-0004-00

**SHERIFF'S SALE No. 2014-2044**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-2044 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Nationstar Mortgage LLC V. Justin Dearing a/k/a Justin Robert Dearing; Paul Dearing a/k/a Paul W. Dearing Kimberly Dearing a/k/a Kimberly A. Dearing**

owner(s) of property situate in **DONEGAL TOWNSHIP**, WASHINGTON County, Pennsylvania, being 220 Dry Ridge Road, West Alexander, PA 15376-2427; Parcel No. 230-015-00-00-0019-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$55,259.57

**SHERIFF'S SALE No. 2014-2122**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-2122 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**SLOVENIAN SAVINGS AND LOAN ASSOCIATION OF CANONSBURG, PENNSYLVANIA Plaintiff, vs. KATHERINE S. DUNTZ and GREGORY A. DUNTZ -Defendants.**

ALL that certain lot of ground situate in the **Sixth Ward of the City of Washington**, Washington County, Pennsylvania - Upon which is a dwelling known as 103 Buttonwood Avenue, Washington, PA 15301; Tax Parcel Number: 760-014-00-01-0009-00

**SHERIFF'S SALE No. 2012-2159**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-2159 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Caliber Home Loans, Inc Plaintiff vs. Wade Mancini & Cristin Mancini Defendant(s)**

ALL THAT CERTAIN LOT OR PIECE OF GROUND SITUATE TN **THE TOWNSHIP OF NORTH STRABANE**, COUNTY OF WASHINGTON AND COMMONWEALTH OF PENNSYLVANIA; BEING KNOWN AND DESIGNATED AS LOT NO.25 IN THE MEADOWBROOK PHASE ONE PLAN OF LOTS AS RECORDED IN THE RECORDER OF DEED'S OFFICE OF WASHINGTON COUNTY, PENNSYLVANIA IN PLAN BOOK VOLUME 23, PAGE 388 TO AND INCLUDING 391. BEING KNOWN AS: 1061

Meadowbrook Drive, Canonsburg, PA 15317; Tax Parcel No. 520-011-04-01-0025-00

**SHERIFF'S SALE No. 2014-2281**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-2281 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**U. S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF VS. ANTHONY R. MOSCO, III - DEFENDANT(S)**

ALL THAT CERTAIN piece or parcel of ground situate in the **Borough of Stockdale**, Washington County, Pennsylvania, thereon erected a dwelling house known as: 419 RAILROAD STREET, STOCKDALE, PA 15483; PARCEL NO. 620-002-00-02-0010-00

**SHERIFF'S SALE No. 2014-2510**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-2510 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**HSBC Bank USA Plaintiff v. STEVEN J. BING Defendant(s)**

owners of property situate in **Borough of Canonsburg**, Washington County, Pennsylvania, being 512 Duquesne Avenue, Canonsburg, PA 15317. Assessment Map No.: 090-015-00-03-0032-00; Assessed Value Figure: \$7,530.00 Judgment Amount: \$78,742.15 Improvements Thereon: Residential Property

### **SHERIFF'S SALE No. 2012-2593**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-2593 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

The Bank of New York Mellon f/k/a **The Bank of New York as successor in interest to JPMorgan Chase Bank, N.A., as Trustee for the benefit of the Certificateholders of Popular ABS, Inc. Mortgage Pass-Through Certificates Series 2004-4 Plaintiff V. UNITED STATES OF AMERICA & ROBERT R. KOKKILA**

owners of property situate in **Borough of Speers**, Washington County, Pennsylvania, being 210 Scott Street, Charleroi, PA 15022. Assessment Map No.: 610-017-00-01-0018-00; Assessed Value Figure: \$11,102.00 Judgment Amount: \$149,072.29; Improvements Thereon: Residential Property

### **SHERIFF'S SALE No. 2014-2735**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No.

2014-2735 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

### **COMMUNITY BANK Plaintiff- vs S & V PROPERTY, LP AND COMMUNITY BANK Defendants**

ALL THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE C O M M O N W E A L T H O F PENNSYLVANIA, COUNTY OF WASHINGTON, **TOWNSHIP OF DONEGAL**

HAVING ERECTED THEREON A MULTI-UNIT COMMERCIAL TRUCK STOP AND FUELING STATION KNOWN AS 24 DONEGAL AVENUE, CLAYSVILLE, WASHINGTON COUNTY, PENNSYLVANIA 15323, INSTRUMENT NO. 201416238, TAX PARCEL IDENTIFICATION NOS.: 230-001-02-01-0001-00, 230-001-02-01-0002-00, 230001-02-01-0003-00, 230-001-02-01-0004-00, 230-001-02-01-0005-00, 230-001-02-01-0007-00, 230-001-02-01-0008-00, 230-001-02-01-0010-00, 230-001-02-01-0011-00, 230-001-02-01- 0012-00, 230-001-02-02-0006-00, 230-001-02-02-0007-00, 230-001-02-02-0008-00, 230-001 - 02-03-0003-00, 230-001-02-03-0004-00, 230-001-02-03-0005-00, 230-001-02-04-0004-00, 230- 001-02-04-0006-00, 230-001-02-04-0007-00, 230-001-02-04-0008-00, 230-001-02-04-0009-00, 230-001-02-05-0008-00, 230-001-02-05-0009-00, 230-011-00-00-0037-00, 230-001-00-00- 0084-00, 230-001-02-01-0006-00, 230-001-02-02-0004-00 and 230-001-02-02-0005-00

**SHERIFF'S SALE No. 2013-2856**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-2856 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Federal National Mortgage Association Plaintiff V. Rhonda Norquist and Henry C. Norquist Defendants**

ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE **BOROUGH OF CHARLEROI**, COUNTY OF WASHINGTON, AND COMMONWEALTH OF PENNSYLVANIA Premises: 415 Shady Avenue, Charleroi, Pennsylvania 15022; Tax I.D. #: 160-017-00-01-0012-00 Improvements consist of a Residential Dwelling

**SHERIFF'S SALE No. 2013-3332**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-3332 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**One West Bank, FSB Plaintiff V. Keith Vesely known surviving heir of Ronald Vesely, Deceased Mortgagor and Real Owner, Kristen McQuiston known surviving heir of Ronald**

**Vesely, deceased Mortgagor and real owner and Unknown surviving heirs of Ronald Vesely, deceased mortgagor and real owner, Defendants**

ALL THAT CERTAIN LOT OR PARCEL OF GROUND SITUATE IN THE **BOROUGH OF DUNLEVY**, WASHINGTON COUNTY PENNSYLVANIA; Premises: 11 Nellie Avenue, Dunlevy, Pennsylvania 15432 Tax ID. #: 250-014-00-00-0001-00 Improvements consist of a Residential Dwelling

**SHERIFF'S SALE No. 2010-3409**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2010-3409 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Beneficial Consumer Discount Company, d/b/a Beneficial Mortgage Co. of Pennsylvania V. Lois Ann Fuller, individually and in her capacity as Executrix of the Estate of Andrew Robert Fuller aka Andrew R. Fuller**

JUDGMENT AMOUNT \$454,393.92 ATTORNEY: CHRISTINA C. VIOLA, ESQUIRE. Stern & Eisenberg, PC, 1581 Main Street, Suite 200, The Shops at Valley Square, Warrington, PA 18976

All that four certain lots of land in **Smith Township**, Washington County, being known as 95 North Main Street a/k/a 12 Fuller Drive, Burgettstown, PA 15021, which is to be sold along with 379 Pleasant Valley Road, Bulger, PA



15019; I.D. NO. 570-013-01-01-0025-00

All that certain lot or piece of ground situate in the Town of Bulger of **Smith Township**, Washington County, having erected thereon a dwelling known as 379 Pleasant Valley Road, Bulger, PA 15019, which is to be sold along with 95 North Main Street a/k/a 12 Fuller Drive, Burgettstown, PA 15021. I.D. NO. 570-006-00-00-0046-01

**SHERIFF'S SALE No. 2013-3770**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-3770 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Nationstar Mortgage, LLC**, f/k/a Centex Home Equity Company, LLC V. **Kristine L. Mcavoy**

owner(s) of property situate in **CENTERVILLE BOROUGH**, WASHINGTON County, Pennsylvania, being 237 Prichard Street, Richeyville, PA 15358; Parcel No. 1: 154-005-01-00-0023-00; Parcel No. 2: 154-005-00-04-0005-00 (Acreage or street address); Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$75,423.70

**SHERIFF'S SALE No. 2013-3773**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-3773 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and

exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 AM. on **SEPTEMBER 5, 2014**

**Nationstar Mortgage, LLC V. Marie T. Jones a/k/a Marie Jones & Ronald J. Jones**

owner(s) of property situate in the **BOROUGH OF SOMERSET**, WASHINGTON County Pennsylvania, being 215 Lusk Road, Bentleyville, PA 15314-1951 ; Parcel No. 580-009-00-00-0016-05 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING

**SHERIFF'S SALE No. 2013-4066**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-4066 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Citimortgage, Inc. s/b/m to ABN AMRO Mortgage Group, Inc. V. Richard Rosenfeld a/k/a Richard L. Rosenfeld, Jr a/k/a Richard L. Rosenfeld**

Owner(s) of property situate in **CARROLL TOWNSHIP**, WASHINGTON County, Pennsylvania, being 13 Grant Avenue, Donora, PA 15033-1603 Parcel No. 130-009-04-03-0008-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$105,984.05

**SHERIFF'S SALE No. 2013-4174**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-4174 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**OneWest Bank, FSB Plaintiff V. Douglas Thames, Known Surviving Heir of Helen M Roland, Deceased Mortgagor and Real Owner, Barbara Jean Polito, Known Surviving Heir of Helen M Roland, Deceased Mortgagor and Real Owner and Unknown Surviving Heirs of Helen M. Roland, Deceased Mortgagor and Real Owner Defendants**

ALL THAT CERTAIN LOT OF GROUND SITUATE IN **PETERS TOWNSHIP**, WASHINGTON COUNTY, PENNSYLVANIA, Premises: 306 West McMurray Road, McMurray, Pennsylvania 15317 Tax I.D. #: 540-011-05-03-0009-00 Improvements consist of a Residential Dwelling

**SHERIFF'S SALE No. 2013-4416**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-4416 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Nationstar Mortgage LLC Plaintiff V. Gary Wesley Snyder and Andina M. Snyder a/k/a Andina Snyder Defendants**

All That Certain land situate in the township or **Borough of Beallsville** in the County of Washington, Commonwealth of Pennsylvania. Premises: 15 McDonough Drive Extention 154, Beallsville, Pennsylvania 15313; Tax I.D. #: 030-004-00-01-0002-07 Improvements consist of a Residential Dwelling

**SHERIFF'S SALE No. 2012-4448**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-4448 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Citifinancial Servicing LLC V. Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Eleanor M. Miller, Deceased**

owner(s) of property situate in **HOUSTON BOROUGH**, WASHINGTON County, Pennsylvania, being 23 South Haft Street, Houston, PA 15342-1448; Parcel No. 360-006-00-03-0016-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$103,912.52

**SHERIFF'S SALE No. 2013-4724**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-4724 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Wells Fargo Bank, NA., as Trustee for the Pooling and Servicing Agreement dated as of May 1, 2005 Park Place Securities, Inc Asset-Backed Pass-Through Certificates Series 2005-WHQ3, by its Servicer Ocwen Loan Servicing LLC. Vs. Dwight David Elliott & Lisa M. Elliott aka Lisa Elliott**

JUDGMENT AMOUNT \$116,738.31  
ATTORNEY: Andrew J. Marley, Esq.  
1581 Main Street, Suite 200,  
Warrington, PA 18976

All the right, title and interest and claim of Dwight David Elliot and Lisa M. Elliott of, in and to: All that certain lot or piece of ground situate in the **Township of Carroll**, Washington County, having erected thereon a dwelling known as 1430 4th Street, Monongahela, PA 15063 I.D. NO. 130-006-05-01-007-00

**SHERIFF'S SALE No. 2013-4884**

By virtue of a WRIT OF EXECUTION - MRTGAGE FORECLOSURE No. 2013-4884 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West

Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS SERVICING, LP Plaintiff, vs - Amy L. Manning & William II. Manning Defendants**

ALL THAT CERTAIN piece, parcel or lot of land situate in **Canton Township**, Washington County, Pennsylvania; TAX PARCEL NO.: 120-012-05-02-0010-01; PROPERTY ADDRESS: 1801 West Chestnut Street, Washington, PA 15301; IMPROVEMENTS: ERECTED THEREON

**SHERIFF'S SALE No. 2013-5449**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-5449 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Nationstar Mortgage Company LLC D/B/A Champion Mortgage Company Plaintiff V. Dorothy Ann Russo, Known Surviving Heir of Marie Deambroggi, Deceased Mortgagor and Real Owner, Unknown Surviving Heirs of Marie Deambroggi, - Deceased Mortgagor and Real Owner and Henry Deambroggi a/k/a Henry J. Deambroggi, Jr., Known Surviving Heir of Marie Deambroggi, Deceased Mortgagor and Real Owner Defendants**

ALL THAT CERTAIN LOT OF GROUND SITUATE IN **FOLLOWFIELD TOWNSHIP**, WASHINGTON COUNTY, PENNSYLVANIA. Premises: 22 Jefferson Avenue, Charleroi, Pennsylvania 15022 Tax I.D. #: 320-007-07-02-0017-00 Improvements consist of a Residential Dwelling

**SHERIFF'S SALE No. 2012-5803**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-5803 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA Plaintiff vs. DREW BARNEY; DARLA BARNEY; AUDREY J. BASH**

ALL THAT CERTAIN Lot of ground situate in **South Strabane Township**, Washington County, Pennsylvania, BEING KNOWN AS: 805 MANIFOLD ROAD, WASHINGTON, PA 15301-9607; Tax Parcel No. 600-001-02-03-0010-00

**SHERIFF'S SALE No. 2013-6050**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-6050 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301,

Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**US Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2007- WFHE1, Asset-Backed Pass-Through Certificates, Series 2007-WFHEe1 V. William Neill; Jennifer Cooper ; Richard Neill**

owner(s) of property situate in **ELLSWORTH BOROUGH**, WASHINGTON County, Pennsylvania, being 24 NORTH PINE STREET, ELLSWORTH, PA 15331; Parcel No. 310-015-00-02-0013-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$29,409.54

**SHERIFF'S SALE No. 2013-6110**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-6110 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Wells Fargo Bank, N.A. V. Andrea K. Stanek**

owner(s) of property situate in the **TOWNSHIP OF NORTH STRABANE**, WASHINGTON County, Pennsylvania, being 217 Pheasant Cove, Canonsburg, PA 15317-2338; Parcel No. 520-001-07-01-0059-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$91,038.04

**SHERIFF'S SALE No. 2010-6232**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No.

2010-6232 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Houshold Finance Consumer Discount Company Plaintiff V. April A. Robl, Defendant (s)**

April A. Robi, owner of property situate in **West Bethlehem Township** of Washington County, Pennsylvania, being 52 Little Creek Road, Marianna, PA 15345; Assessment Map No.: 660-014-00-00-0013-01; Assessed Value Figure: \$12,192.00 Judgment Amount: \$85,212.90; Improvements Thereon: Residential Property

**SHERIFF'S SALE No. 2012-6407**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-6407 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Green Tree Servicing LLC V. Steven Vanderford**

owner(s) of property situate in the **TOWNSHIP OF CECIL**, WASHINGTON County, Pennsylvania, being 1 Creekside Drive, Lawrence, PA 15055; Parcel No. 140-012-04-00-0003-01; (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$265,555.85

**SHERIFF'S SALE No. 2012-6492**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-6492 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**JPMorgan Chase Bank**, National Association, Successor in Interest by Purchase From The Federal Deposit Insurance Corporation as Receiver of Washington Mutual Bank Formerly Known as Washington Mutual Bank, FA V. **James Skolyak & Traci Skolyak**

owner(s) of property situate in the **WASHINGTON CITY, 5TH**, WASHINGTON County, Pennsylvania, being 126 Springfield Avenue, Washington, PA 15301-5242; Parcel No. 750-029-00-01-0006-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Parcel No. 750-029-00-01-0021-00 (Acreage or street address) Improvements thereon: VACANT LAND Judgment Amount: \$113,373.27

**SHERIFF'S SALE No. 2013-6648**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-6648 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**U.S. BANK NATIONAL**

**ASSOCIATION, AS TRUSTEE FOR  
THE PENNSYLVANIA HOUSING  
FINANCE AGENCY, PLAINTIFF  
VS. JEREMY S. FARABEE,  
DEFENDANT(S)**

ALL THAT CERTAIN lot of ground situate in the **Township of Donegal**, County of Washington, and Commonwealth of Pennsylvania, thereon erected a dwelling house known as: - 1242 ROUTE 40 W CLAYSVILLE PA 15323; PARCEL NO. 230-001-03-03-0005-00

**SHERIFF'S SALE No. 2013-6656**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-6656 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Federal National Mortgage Association Plaintiff V. William L Cannon, Jr. and Janice L. Gump Defendants**

All That Certain land situate in the township or **borough of SIXTH WARD** in the County of Washington, Commonwealth of Pennsylvania. Premises: 34 Wilson Avenue, Washington; Pennsylvania 15301 Tax #: 7600110001002100; Improvements consist of a Residential Dwelling

**SHERIFF'S SALE No. 2013-7245**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-7245 issued out of the COMMON

PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**KTI FINANCIAL, LLC, Plaintiff, V. MARK HALL & DONNA HALL, Defendants.**

ALL THAT CERTAIN LOT OF GROUND SITUATE IN **CECIL TOWNSHIP**, WASHINGTON COUNTY, PENNSYLVANIA; PARCEL NUMBER 140-009-02-08-0006-00. 69 SYCAMORE STREET MUSE, PA 15350

**SHERIFF'S SALE No. 2013-7274**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-7274 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Citimortgage, Inc. V. Patrick L. Lenart**

owner(s) of property situate in **NORTH FRANKLIN TOWNSHIP**, WASHINGTON County, Pennsylvania, being 147 Cumberland Avenue, Washington, PA 15301-4639 Parcel No. 510-002-02-01-0006-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$75,363.49

**SHERIFF'S SALE No. 2013-7324**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No.

2013-7324 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**U. S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF VS. RANDI LYNE TRANTHAM, DEFENDANT(S)**

ALL THOSE CERTAIN lots or piece of ground situate in the **Township of Union**, County of Washington, and Commonwealth of Pennsylvania, - thereon erected a dwelling house known as: 2133 RANKINTOWN ROAD, FINLEYVILLE, PA 15332; PARCEL NO. 640-010-01-00-0016-00

#### **SHERIFF'S SALE No. 2013-7671**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-7671 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**JPMORGAN CHASE BANK, N.A. V. JOHN S. HUGHES**

owner(s) of property situate in **PETERS TOWNSHIP**, WASHINGTON County, Pennsylvania, being 124 Joyce Drive, McMurray, PA 15317-3245 Parcel No. 540-003-06-01-0004-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$52,826.84

#### **SHERIFF'S SALE No. 2013-7722**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-7722 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Green Tree Servicing LLC v. Robert J. Gordon & Annette Gordon**

owner(s) of property situate in the **BOROUGH OF DONORA**, WASHINGTON County Pennsylvania, being 917 Thompson Avenue, Donora, PA 15033-2145; Parcel No. 240-012-00-04-0013-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$29,390.48

#### **SHERIFF'S SALE No. 2010-9245**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2010-9245 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**GMAT Legal Title Trust 2013-1, U.S. Bank National Association, as Legal Title Trustee Plaintiff V. James E. Calhoun and Nancy A. Simon Defendants**

Title to said premises is vested in James E. Calhoun, and Nancy A. Simon, Joint Tenants, by deed from James E.

Calhoun an unmarried man, and Nancy A. Simon, and unmarried women, dated September 24, 2008 and recorded October 29, 2008 in Deed Book Instrument # 200828600, Page TAX I.D. #: 570-031-04-00-0021-00 Residential Dwelling Premises being known as: 116 FIELD CREST DRIVE, BURGETTSTOWN, PENNSYLVANIA 15021.

**SHERIFF'S SALE No. 2010-9450**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2010-9450 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 5, 2014**

**Bank of America, National Association as successor by merger to LaSalle Bank National Association, as Trustee under the Pooling and Servicing Agreement dated as of March 1, 2007, GSAMP Trust 2007-HE2 Plaintiff V. DEAN M. GIACOMANTONIO Defendant(s)**

owners of property situate in **South Strabane Township**, Washington County, Pennsylvania, being 135 Verona Drive, Washington, PA 15301. Assessment Map No.: 600-003-02-00-0006-00; Assessed Value Figure: \$10,516.00 Judgment Amount: \$153,017.94; Improvements Thereon: Residential Property

Samuel F. Romano, Sheriff 7)2-3

## **OBITER DICTUM CONT'D from page 3**

year-old U.S. campaign to hunt for undeclared accounts held by Americans abroad. Since 2009, the government campaign has collected more than \$6 billion in taxes, interest and penalties from more than 43,000 U.S. taxpayers. Federal prosecutors have filed more than 100 criminal indictments, including the high-profile case of Beanie Babies inventory Ty Warner, who last year pleaded guilty to tax evasion involving secret Swiss bank accounts . . .” (Article by Liam Plevin and Laura Saunders) • *The foregoing material does not necessarily reflect the views of the employees, officers and/or members of the Washington County Bar Association. Obiter Dictum is not an editorial, it is a compilation of items about the law, attorneys and related matters. It is not intended to endorse or promote any particular point of view. Comments, criticism and suggestions should be addressed to the Editor, preferably in writing. All articles & publications referred to above are on file in the Bar Association Office*