

The Greene Reports

Official Legal Publication for Greene County, Pennsylvania
Owned and operated by Greene County Bar Association
Greene County Courthouse, Waynesburg, PA 15370

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December 1, 2022



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Serving the Legal Community of Greene County
Since October 1982

The Greene Reports

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COURT OF COMMON PLEAS
Honorable Louis Dayich, President Judge
Honorable Jeffry N. Grimes, Judge

MOTIONS

Criminal & Civil & O.C.:
December 5 and 7, 2022

CRIMINAL

Arraignments: December 5, 2022
ARDs: December 12, 2022
ARD Revocations: December 12, 2022
Parole Violations: December 5, 2022
Plea Court: December 13, 14, and 15, 2022
License Suspension Appeals: December 20, 2022
Argument Court: TBD

ORPHANS

Accounts Nisi: December 5, 2022
Accounts Absolute: December 15, 2022

SUPREME COURT
SUPERIOR COURT
COMMONWEALTH COURT

Convenes in Pgh.: April 17-21, 2023
Convenes in Pgh.: December 13-14, 2022
Convenes in Pgh.: February 6-10, 2023

THE GREENE REPORTS

Owned and published by the GREENE COUNTY BAR ASSOCIATION
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E-mail address: editor.greenerreports@yahoo.com

EDITORIAL POLICY

All articles published in The Greene Reports are intended to inform, educate or amuse. Any article deemed by the editorial staff to be reasonably interpreted as offensive, demeaning or insulting to any individual or group will not be published.

The views expressed in the articles represent the views of the author and are not necessarily the views of The Greene Reports or the Greene County Bar Association.

The Greene Reports welcomes letters to the Editor both for publication and otherwise. All letters should be addressed to: Editor, The Greene Reports, Greene County Courthouse, 10 East High Street, Waynesburg, PA 15370. Letters must include signature, address and telephone number. Anonymous correspondence will not be published. All letters for publication are subject to editing and, upon submission, become the property of The Greene Reports.

THE GREENE COUNTY BAR ASSOCIATION

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Timothy M. Ross, Vice-President
Allen J. Koslovsky, Secretary
Lukas B. Gatten, Treasurer
Jessica L. Phillips, Ex-Officio

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DEED TRANSFERS

The following property transfers have been recorded in the Greene County Recorder of Deeds office.

ALEPPO TOWNSHIP

Ann-Con LLC to Consol Pennsylvania Coal Co LLC, et ux., 2 Tracts, \$322,000.00 (11-23-22)

CUMBERLAND TOWNSHIP

Roberta L. Henke, et ux., to Ken E. Cline, III, Lot 193, Nemaocolin, \$42,400.00 (11-29-22)
Kevin Ray Cox Estate a/k/a Kevin R. Cox Estate, et ux., to Mark Firestone, et ux., 2 Tracts, \$60,000.00 (11-29-22)

GILMORE TOWNSHIP

Jean Carpenter Devos by Atty-In-Fact, et ux., to Foss Minerals LLC, 130.671 Acres, O&G, \$4,751.67 (11-28-22)
Charles Melbourne Carpenter III to Foss Minerals, LLC, 130.671 Acres, O&G, \$1,187.92 (11-28-22)

MORGAN TOWNSHIP

Pauline K. Haky by POA, et ux., to Dylan Anthony Connolly, et ux., Lot 120, Mather, \$123,000.00 (11-29-22)

PERRY TOWNSHIP

Edna Jane Tennant to VES Land LLC, 72 Acres, O&G, \$3,960.00 (11-28-22)

WAYNESBURG BOROUGH

Michelle D. White to Rich Investments Group LLC, Lot, \$70, 000.00 (11-23-22)
Kathryn E. Keller, et ux., to Jantzen Matthew McConnell, et ux., Lot, Third Ward, \$150,000.00 (11-28-22)
Christopher J. Siska, et ux., to Logan N. Dorsch, et ux., 2 Lots, \$205,000.00 (11-29-22)

ESTATE NOTICES

NOTICE is hereby given of the grant of letters by the Register of Wills to the Estates of the following named decedents. All persons having claims are requested to make known the same and all persons indebted to the decedent are requested to make payment to the personal representative or his attorney without delay.

FIRST PUBLICATION

BEHM, CHARLES JOSEPH, JR., A/K/A CHARLES J. BEHM, JR.
Late of Richhill Township, Greene County, Pennsylvania
Executor: James A. Behm, 502 Washington Avenue, Glen Dale, WV 26038
Attorney: David F. Pollock, Esquire, Pollock Morris Belletti & Simms, LLC, 54 South Washington Street, Waynesburg, PA 15370

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BISSETT, WALTER EARL A/K/A WALTER E. BISSETT
Late of Center Township, Greene County, Pennsylvania
Co-Executor: Rickey Eugene Bissett, 195 Butternut Hollow Road, Holbrook, PA 15341
Co-Executor: Peggy Sue Bissett, 2289 W. Roy Furman Highway, Waynesburg, PA 15370
Attorney: David F. Pollock, Esquire, Pollock Morris Belletti & Simms, LLC, 54 South Washington Street, Waynesburg, PA 15370

FOX, HELEN ELIZABETH A/K/A HELEN RICE
Late of Nemacolin, Greene County, Pennsylvania
Administrator: Timonthy R. Neligh, 329 Havers Hill Road, Jefferson, PA 15344
Attorney: Kirk A. King, Esquire, 77 South Washington Street, Waynesburg, PA 15370

SECOND PUBLICATION

NORRIS, DARLENE L.
Late of Cumberland Township, Greene County, Pennsylvania
Executrix: Holly L. Riffle, 200 Solomon Avenue, Carmichaels, PA 15320
Attorney: Christopher Michael Simms, Esquire, Pollock Morris Belletti & Simms, LLC, 54 South Washington Street, Waynesburg, PA 15370

WHYTE, FERN ALDINE A/K/A FERN A. WHYTE
Late of Richhill Township, Greene County, Pennsylvania
Executrix: Pamela L. Hill, 378 Wheeling Creek Road, Wind Ridge, PA 15380
Attorney: David F. Pollock, Esquire, Pollock Morris Belletti & Simms LLC, 54 South Washington Street, Waynesburg, PA 15370

YAKUBAC, MICHAEL, SR., A/K/A MIKE YAKUBAC, SR., A/K/A MICHAEL YAKUBAC
Late of Nemacolin, Greene County, Pennsylvania
Executor: David Yakubac, 52 Bliss Avenue, Nemacolin, PA 15351
Attorney: Kirk A. King, Esquire, 77 South Washington Street, Waynesburg, PA 15370

THIRD PUBLICATION

ADAMS, RUSTY SHANE
Late of Waynesburg Borough, Greene County, Pennsylvania
Co-Executor: Kacy L. Umina, 3815 S. Lincoln Street, Englewood, CO 80113
Co-Executor: Sharon Yvonne Dowdy, 1630 Jameson Road, Fairview, WV 26570
Attorney: Lori J. Paletta-Davis, Esquire, Umina Legal, PLLC, 133 Greenbag, Road, Morgantown, WV 26501

LEMMON, MARVIN LUKE A/K/A MARVIN L. LEMMON A/K/A MARVIN LEMMON
Late of Orange County, California, with assets in Freeport and Gilmore Townships, Greene County, Pennsylvania
Administrator: Alex M. Lemmon, 423 N. 32nd Street, Harrisburg, PA 17111
Attorney: Mark D. Hipp, Sigma Legal Advisors, 1801 Market Street, Ste. 300, Camp Hill, PA 17011

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NESTO, JOSEPH ANTHONY SR. A/K/A JOSEPH A. NESTO
Late of Rices Landing Borough, Greene County, Pennsylvania
Executrix: Shelby Nesto McLaughlin, 138 Center Avenue, Rices Landing, PA 15357
Attorney: Thomas P. Agrafiotis, Esquire, Melenyzer & Agrafiotis LLC, 411 Washington Avenue, Charleroi, PA 15022

TUSTIN, MCCLEESE JUNE
Late of Center Township, Greene County, Pennsylvania
Executrix: Debbie Tustin, C/O Lukas B. Gatten, Esquire, Logan & Gatten Law Offices, 54 N. Richhill Street, Waynesburg, PA 15370
Attorney: Lukas B. Gatten, Esquire, Logan & Gatten Law Offices, 54 N. Richhill Street, Waynesburg, PA 15370

ROMESBURG, MICHAEL W. A/K/A MICHAEL WILLIAM ROMESBURG
Late of Cumberland Township, Greene County, Pennsylvania
Administrator: Joseph A. Romesburg, 210 Woodside Drive, Washington, PA 15301
Attorney: Brandon K. Meyer, Esquire, 76 North Richhill Street, Waynesburg, PA 15370

WINSLOW, EDWARD
Late of Franklin Township, Greene County, Pennsylvania
Executor: William Tod Winslow, 19813 Bittersweet Lane, Estero, FL 33928
Attorney: Lukas B. Gatten, Logan & Gatten Law Offices, 54 N. Richhill Street, Waynesburg, PA 15370

SHERIFF'S SALE

**By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. ED-32-2022 AD-3439-2022**

Issued out of the Court of Common Pleas of Greene County, Pennsylvania and to me directed, I will expose the following described property at public sale at the Greene County Courthouse in the City of Waynesburg, County of Greene, Commonwealth of Pennsylvania on:

**FRIDAY, DECEMBER 16, 2022
AT 10:00 O'CLOCK A.M.**

All parties in interest and claimants are further notified that a proposed schedule of distribution will be on file in the Sheriff's Office no later than twenty (20) days after the date of the sale of any property sold hereunder, and distribution of the proceeds will be made in accordance with the schedule ten (10) days after said filing, unless exceptions are filed with the Sheriff's Office prior thereto.

ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE TOWNSHIP OF PERRY, GREENE COUNTY, PENNSYLVANIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
PARCEL NO. 2/09/285/I

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ALSO KNOWN AS 110 MAIN STREET, MOUNT MORRIS, PA 15349 BEING THE SAME PREMISES WHICH TERESA MEJICO, BY DEED DATED APRIL 25, 2018, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF GREENE COUNTY ON MAY 14, 2018 IN DEED BOOK 0514, PAGE 0405, GRANTED AND CONVEYED UNTO TYLER J. WILSON, AN UNMARRIED MAN.

PROPERTY ADDRESS: 110 Main St., Mount Morris, PA 15349
UPI / TAX PARCEL NUMBER: 20/09/285-I

Seized and taken into execution to be sold as the property of TYLER WILSON A/K/A TYLER JAY WILSON in suit of THE HUNTINGTON NATIONAL BANK.

Attorney for the Plaintiff:
Manley Deas Kochalski, LLC
Columbus, OH 614-220-5611

MARCUS N. SIMMS, Sheriff
Greene County, Pennsylvania