



Jefferson County Legal Journal

The Official Legal Journal of the Courts of Jefferson County, PA

JEFFERSON COUNTY LEGAL JOURNAL

c/o Editor
395 Main Street, Suite A, Brookville, PA 15825
Owned and Published Weekly by the
Jefferson County Bar Association

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ESTATE NOTICES

Notice is hereby given that in the estate of the decedent set forth below the Register of Wills has granted letters testamentary or of administration to the person(s) named. All persons owing said estate are requested to make payment and those having claims or demands against said estate are requested to make such claims, properly authenticated and without delay, to the executor(s) or administrator(s) or their attorney named below.

FIRST PUBLICATION

BROWN, DAVID MICHAEL JR. a/k/a DAVID M. JR.
Late of Warsaw Township
EXECUTOR: ELSA L. BROWN
ATTORNEY: PAULA M. CHERRY
PO Box 505
DuBois, PA 15801

CHATFIELD, KEITH LEROY a/k/a KEITH L.
Late of Snyder Township
EXECUTOR: JESSE J. CHATFIELD
ATTORNEY: ROSS F. FERRARO
690 Main St.
Brockway, PA 15824

CLAYCOMB, LOGAN EARL a/k/a L. EARL
Late of Snyder Township
EXECUTOR: BARBARA A. CHERUBINI
ATTORNEY: ROSS F. FERRARO
690 Main St.
Brockway, PA 15824

GIOVANNELLI, CAROL L.
Late of Brockway Borough
EXECUTOR: SUSAN L. FREMER
ATTORNEY: ROSS F. FERRARO
690 Main St.
Brockway, PA 15824

SECOND PUBLICATION

BEVERIDGE, JAMES A.
Late of Corsica Borough
EXECUTOR: BRENDA WAGNER
ATTORNEY: SARAH N. GRAPE
Blair Hindman Law Firm
415 Wood St.
Clarion, PA 16214

OBERLIN, THELMA V.
Late of Bell Township
EXECUTOR: DIANE L. OBERLIN
ATTORNEY: DAVID J. HOPKINS
Hopkins Hetzel LLP
100 Meadow Lane, Ste. 5
DuBois, PA 15801

HILTON, ALBERT ARCHIE a/k/a A. ARCHIE
Late of Brookville Borough
EXECUTOR: ARCHIE A. HILTON
ATTORNEY: JOHN G. ACHILLE
Achille Law PC
379 Main St.
Brookville, PA 15825

McCARTHY, NICHOLAS JOHN a/k/a NICHOLAS J.
Late of Union Township
ADMINISTRATOR: NICOLE MESA
ATTORNEY: DAVID B. INZANA
423 Main St.
Brockway, PA 15824

McCOOL, PATRICIA MAY a/k/a PATRICIA M. a/k/a PATRICIA F. a/k/a PATRICIA
Late of Brookville Borough
EXECUTOR: VIRGINIA A. MOLINENGO
ATTORNEY: TIMOTHY R. BEVEVINO
Swanson Bevevino & Sharp PC
311 Market St.
Warren, PA 16365

CARNESALI, GREGORY
Late of Brockway Borough
EXECUTOR: EDWARD G. CARNESALI
ATTORNEY: DAVID B. INZANA
423 Main St.
Brockway, PA 15824

BEIMEL, BETTY ANN a/k/a BETTY A.
Late of Sykesville Borough
EXECUTOR: KEVIN J. COWAN
ATTORNEY: QUERINO R. TORRETTI
PO Box 218
600 Main St.
Reynoldsville, PA 15851

THIRD PUBLICATION

CHIDO, JOSEPH R. a/k/a JOSEPH
Late of Brookville Borough
EXECUTOR: ZAN IVAN HODZIC
ATTORNEY: ZAN IVAN HODZIC
Hodzic & Porach LLC
1100 Washington Ave., Ste 209
Carnegie, PA 15106

CHAMBERS, MARTIN C. a/k/a MARTIN CLAIR
Late of Punxsutawney Borough
CO-EXECUTORS: KIMBERLY L. PETERSON a/k/a KIMBERLY C. GRAVES AND MARTIN L. CHAMBERS
ATTORNEY: NICHOLAS GIANVITO
PO Box 574
314 W. Mahoning St.
Punxsutawney, PA 15767

PITTS, RICHARD J. a/k/a RICHARD JAMES
Late of Brookville Borough
EXECUTOR: RICHARD C. PITTS
ATTORNEY: JAMES D. DENNISON
Dennison Law Offices, PC
395 Main St., Ste A
Brookville, PA 15825

SHERIFF'S SALE
By Virtue of a Writ of Execution
(Mortgage Foreclosure)
No. 786-2025 CD

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

FRIDAY, MAY 15, 2026
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 thirty (30) 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.

situate in the Third Ward of the Borough of Reynoldsville, Cty of Jefferson, Cmwltth of PA HET a dwg
JUDGMENT: \$63,538.93
Deed Instrument No.: 2021-005221
PROPERTY ADDRESS: 234 BROADWAY STREET, REYNOLDSVILLE, PA 15851
UPI / TAX PARCEL NUMBER: 29-002-0202

Seized and taken into execution to be sold as the property of GIONNA YALE in suit of PENNSYLVANIA HOUSING FINANCE AGENCY.

TERMS OF SALE: As soon as the property is knocked down to a purchaser, ten percent (10%) of the purchased price, or all costs, whichever may be higher, shall be paid to the SHERIFF, otherwise the sale is considered null and void, and the property will be resold. The remainder of the unpaid balance is to be paid within ten (10) days, otherwise all money previously paid will be forfeited and the property will be resold when property is sold.

Attorney for the Plaintiff:
VITTI LAW GROUP, INC.
OAKMONT, PA 412-281-1725

SAMUEL L. BARTLEY, Sheriff
JEFFERSON COUNTY, Pennsylvania

4/9; 4/16; 4/23

SHERIFF'S SALE
By Virtue of a Writ of Execution
(Mortgage Foreclosure)
No. 157-2019 CD

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

FRIDAY, MAY 15, 2026
AT 10:30 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 thirty (30) 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.

Improvements thereon: RESIDENTIAL DWELLING
Judgment Amount: \$63,621.29
PROPERTY ADDRESS: RR1 BOX 153, AKA 64 PARDUS ROAD, REYNOLDSVILLE, PA 15851
UPI / TAX PARCEL NUMBER: 40-367-0131

Seized and taken into execution to be sold as the property of FRANIE L SMOCK, JACOB LOGAN, AS SURVIVING HEIR OF MABEL LOGAN, DECEASED, UNKNOWN SURVIVING HEIRS OF MABEL LOGAN, DECEASED in suit of WILMINGTON SAVINGS FUND D/B/A CHRISTIANA TRUST NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR RMAC TRUST, SERIES 2015-5T.

TERMS OF SALE: As soon as the property is knocked down to a purchaser, ten percent (10%) of the purchased price, or all costs, whichever may be higher, shall be paid to the SHERIFF, otherwise the sale is considered null and void, and the property will be resold. The remainder of the unpaid balance is to be paid within ten (10) days, otherwise all money previously paid will be forfeited and the property will be resold when property is sold.

Attorney for the Plaintiff:
ORLANS PC
WAYNE, PA 484-367-4191

SAMUEL L. BARTLEY, Sheriff
JEFFERSON COUNTY, Pennsylvania

4/9; 4/16; 4/23

SHERIFF'S SALE
By Virtue of a Writ of Execution
(Mortgage Foreclosure)
No. 863-2025 CD

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

FRIDAY, MAY 15, 2026
AT 11:00 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 thirty (30) 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 lot or piece of ground situate in Brookville, Township of Washington, County of Jefferson and Commonwealth of Pennsylvania
JUDGMENT: \$199,268.02
RESIDENTIAL DWELLING
PROPERTY ADDRESS: 3184 ROUTE 1830, BROOKVILLE, PA 15825
UPI / TAX PARCEL NUMBER: 39-326-0106A, 39-326-0106AA

Seized and taken into execution to be sold as the property of ADAM J HOWARD, AMBER HOWARD in suit of PENNYMAC LOAN SERVICES, LLC..

TERMS OF SALE: As soon as the property is knocked down to a purchaser, ten percent (10%) of the purchased price, or all costs, whichever may be higher, shall be paid to the SHERIFF, otherwise the sale is considered null and void, and the property will be resold. The remainder of the unpaid balance is to be paid within ten (10) days, otherwise all money previously paid will be forfeited and the property will be resold when property is sold.

Attorney for the Plaintiff:
POWERS KIRN, LLC
TREVOSE, PA 215-942-2090

SAMUEL L. BARTLEY, Sheriff
JEFFERSON COUNTY, Pennsylvania

4/9; 4/16; 4/23

SHERIFF'S SALE
By Virtue of a Writ of Execution
(Mortgage Foreclosure)
No. 893-2025 CD

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

FRIDAY, MAY 15, 2026
AT 12:00 O'CLOCK P.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 thirty (30) 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.

owner(s) of property situate in the SYKESVILLE BOROUGH, JEFFERSON County, Pennsylvania, being Tax ID No. 35-004-0405 AKA 350040405
Improvements thereon: RESIDENTIAL DWELLING
Judgment Amount: \$133,683.65
PROPERTY ADDRESS: 341 E Main Street, Sykesville, PA 15865
UPI / TAX PARCEL NUMBER: 35-004-0405

Seized and taken into execution to be sold as the property of KAYONE GREEN, OCCUPANTS, KAYONA GREEN in suit of ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC..

TERMS OF SALE: As soon as the property is knocked down to a purchaser, ten percent (10%) of the purchased price, or all costs, whichever may be higher, shall be paid to the SHERIFF, otherwise the sale is considered null and void, and the property will be resold. The remainder of the unpaid balance is to be paid within ten (10) days, otherwise all money previously paid will be forfeited and the property will be resold when property is sold.

Attorney for the Plaintiff:
BROCK & SCOTT PLLC
KING OF PRUSSIA, PA

SAMUEL L. BARTLEY, Sheriff
JEFFERSON COUNTY, Pennsylvania

4/9; 4/16; 4/23

IN THE COURT OF COMMON PLEAS OF JEFFERSON COUNTY, PENNSYLVANIA

IN RE: CONDEMNATION BY THE	:	NO. 232 TERM, 2026
COMMONWEALTH OF	:	
PENNSYLVANIA, DEPARTMENT OF	:	
TRANSPORTATION, OF THE	:	
RIGHT-OF-WAY FOR STATE	:	
ROUTE 0080, SECTION 54B	:	EMINENT DOMAIN PROCEEDING
IN THE TOWNSHIP OF PINE CREEK	:	IN REM

NOTICE OF CONDEMNATION AND DEPOSIT OF ESTIMATED JUST COMPENSATION

Notice is hereby given that the Commonwealth of Pennsylvania, by the Secretary of Transportation, whose address is the Commonwealth of Pennsylvania, Department of Transportation, Office of Chief Counsel, Real Property Division, Commonwealth Keystone Building, Harrisburg, Pennsylvania 17120, pursuant to the provisions of Section 2003(e) of the Administrative Code of 1929, P.L. 177, 71 P.S. 513(e), as amended, has filed on April 6, 2026 a Declaration of Taking to the above term and number, condemning the property shown on the plans of the parcels listed on the Schedule of Property Condemned which have been recorded in the Recorder's Office of the above county at the places indicated on the said schedule. The name(s) of the owner(s) of the property interest(s) condemned is (are) also shown on the aforesaid Schedule. The Secretary of Transportation, on behalf of himself/herself and the Governor has approved the within condemnation by signing on February 18, 2026 a plan entitled Drawings Reestablishing Limited Access Highway and Authorizing Acquisition of Right-of-Way for State Route 0080, Section 54B R/W, in Jefferson County, a copy of which plan was recorded in the Recorder's Office of the aforesaid county on February 26, 2026, in 2026-604.

The purpose of the condemnation is to acquire right of way for transportation purposes.

Plans showing the property condemned from the parcels listed on the Schedule of Property Condemned have been recorded in the aforesaid Recorder's Office at the places indicated on the Schedule, where they are available for inspection. The Property Interest thereby condemned is designated on the Declaration of Taking heretofore filed. The Commonwealth of Pennsylvania is not required to post security, inasmuch as it has the power of taxation.

Because the identity or the whereabouts of the condemnee(s) listed below is (are) unknown or for other reasons he (they) cannot be served, this notice is hereby published in accordance with Section 305(b) of the Eminent Domain Code (26 Pa.C.S. §305(b)).

Claim No.	Parcel No.	Name	Address
3300766000	32	Unknown Owner	Sta. 493+00 RT to 499+00 RT
3300792000	73	Unknown Owner	Sta. I-80: 666+68 RT to 671+56 RT Sta. Township Rd: 12+29 RT to 15+02 RT
3300794000	75	Kenneth Stormer (deceased)	Docket # 1937-182 Sta. 693+00 LT to 710+16 LT

The power or right of the Secretary of Transportation of the Commonwealth of Pennsylvania to appropriate the property condemned, the procedure followed by the Secretary of Transportation or the Declaration of Taking may be challenged by filing preliminary objections within thirty (30) days of the date of this notice.

FURTHERMORE, NOTICE IS GIVEN THAT the Commonwealth of Pennsylvania, Department of Transportation, pursuant to Section 522 of the Eminent Domain Code (26 Pa.C.S. §522), will, at the end of the above-referenced thirty (30) day time period within which to file preliminary objections to the Declaration of Taking, present a petition to the Court of Common Pleas of the above county to deposit into court the just compensation estimated by the Commonwealth to be due all parties in interest for damages sustained as the result of the condemnation of the property herein involved.

The petition to deposit estimated just compensation may not be presented to the court if the owner(s) of the property herein involved inform the District Right-of-Way Administrator of the District noted below of their existence and/or whereabouts prior to the expiration of the noted period. After estimated just compensation has been deposited into court, the said monies may be withdrawn by the persons entitled thereto only upon petition to the court. If no petition is presented within a period of six years of the date of payment into court, the court shall order the fund or any balance remaining to be paid to the Commonwealth without escheat.

Kevin D. Pollino
District Right-of-Way Administrator
Engineering District 10-0
Pennsylvania Department of Transportation