

**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 administrators or their attorneys named below.

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**FIRST PUBLICATION****Estate of: E Jean Chambers  
a/k/a: Elizabeth Jean Chambers**

Late of: Zelienople PA  
Executor: David Douglass  
2715 Murray Avenue Apt 821  
Pittsburgh PA 15217  
Attorney: James C Tosh  
Reed Tosh Wolford & Douglass  
999 Third Street  
Beaver PA 15009

**Estate of: Miriam M Charlier**

Late of: Zelienople PA  
Executor: Amber E Riddle  
5731 Twin Brook Dr  
Charlotte NC 28269  
Attorney: Darla J Hancher  
Hancher Law Office  
101 N Green Lane  
Zelienople PA 16063

**Estate of: Thomas D Cready Jr**

Late of: Cranberry Township PA  
Administrator: Tina M Cready  
842 Sunset Circle  
Cranberry Township PA 16066  
Attorney: Heather M Papp Sicignano  
Sweeney Law Offices  
8001 Rowan Road Suite 212  
Cranberry Township PA 16066

**Estate of: John N McLaughlin**

Late of: Cranberry Township PA  
Executor: Jean S McLaughlin  
603 Norman Drive  
Cranberry Twp PA 16066  
Attorney: Lauren C Hadburg  
Shields & Boris  
109 VIP Drive Suite 102  
Wexford PA 15090

**Estate of: Janice F Schiebel**

Late of: Winfield Township PA  
Executor: Peggy Ortmann  
228 Star Grille Rd  
Cabot PA 16023  
Executor: Diane Smolen  
218 Star Grille Rd  
Cabot PA 16023  
Attorney: A Robert Shott  
125 Mountain Laurel Dr  
Butler PA 16002

**Estate of: Judith M Simons**

Late of: Butler PA  
Administrator: James M Simons  
100 Coventry Dr  
Butler PA 16001  
Attorney: Julie C Anderson  
Stepanian & Menchyk LLP  
222 South Main Street  
Butler PA 16001

**Estate of: Margaret L Thiebaud**

Late of: Zelienople PA  
Executor: Denise L English  
325 Leax Lane  
Turtle Creek PA 15145  
Attorney: Robert D German Esq  
Sherrard German & Kelly PC  
Two PNC Plaza 28th Floor  
620 Liberty Ave  
Pittsburgh PA 15222

BCLJ: May 2, 9 & 16, 2014

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**SECOND PUBLICATION****Estate of: Kenneth C Bauer**

Late of: Middlesex Township PA  
Administrator: Gail L Bauer  
664 Deer Creek Road  
Valencia PA 16059  
Attorney: Michael P Robb  
Savinis D'Amico & Kane LLC  
707 Grant St Suite 3626  
Pittsburgh PA 15219

**Estate of: Victor R Ferrere****a/k/a: Victor Ferrere**

Late of: Marion Township PA  
Executor: Michele Townsend  
3390 G Road  
Clifton CO 81520  
Attorney: Ronald W Coyer  
SR Law LLC  
631 Kelly Blvd POB 67  
Slippery Rock PA 16057

**Estate of: Raymond Nelson Kummer****a/k/a: Raymond N Kummer**

Late of: Clay Township PA  
Executor: Daniel Wayne Kummer  
102 Walnut Lane  
West Sunbury PA 16061  
Attorney: Mary Jo Dillon  
Dillon McCandless King  
Coulter & Graham LLP  
128 West Cunningham Street  
Butler PA 16001

**Estate of: Eleanor F Koller**

Late of: Jackson Township PA  
Executor: Erika Geary  
106 Ascot Court  
Harmony PA 16037  
Attorney: Katie M Casker  
Lope Casker & Casker  
207 East Grandview Avenue  
Zelienople PA 16063

**Estate of: Lois Jean Leard**

Late of: Donegal Township PA  
Executor: Michael Leard  
2306 Clearvue Road  
Pittsburgh PA 15237  
Executor: Joseph Byrnes  
103 Woodcrest Road  
Butler PA 16002  
Attorney: Michael J Pater  
101 East Diamond Street, Suite 202  
Butler PA 16001

**Estate of: Kuang Yew Jerry Liu****a/k/a: Jerry Liu**

Late of: Cranberry Township PA  
Executor: Chung Ning Carol Liu  
124 MacIntosh Ct  
Cranberry Twp PA 16066  
Attorney: James T Carney  
845 Northridge Drive  
Pittsburgh PA 15216

**Estate of: Marie A McCurry**

Late of: Winfield Township PA  
Executor: Lawrence E Sullivan  
121 Terra Drive  
Valencia PA 16059  
Attorney: Howard S Auld Jr  
Howard S Auld & Associates  
5018 William Flynn Highway  
Gibsonia PA 15044

**Estate of: Daniel A Puz**

Late of: Jefferson Township PA  
Executor: Delores Altman  
4155 Patterson Road  
Butler PA 16002

Attorney: Laurel Hartshorn

254 W Main St POB 553  
Saxonburg PA 16056

**Estate of: Claude L Rivers Jr****a/k/a: Claude L Rivers**

Late of: Center Township PA  
Administrator: Claudia J Patterson  
170 Euclid Road  
Butler PA 16001  
Attorney: Michael J Pater  
101 East Diamond Street  
Suite 202  
Butler PA 16001

**Estate of: Elsie M Wack****a/k/a: Elsie Mae Wack**

Late of: Jackson Township PA  
Executor: Glenn J Wack  
118 Jo Deener Drive  
Zelienople PA 16063  
Executor: David C Wack  
150 Deener Drive  
Zelienople PA 16063  
Attorney: Samuel J Orr III  
1521 Third Street  
POB 515  
Beaver PA 15009

**Estate of: Sally J Wharton**

Late of: Middlesex Township PA  
Administrator: Minette W Thompson  
667 Brownsdale Rd  
Evans City PA 16033  
Attorney: Lynette A Costa  
Heritage Elder Law & Estate Planning LLC  
318 South Main Street  
Butler PA 16001

**Estate of: Garland H Woods**

Late of: Winfield Township PA  
Executor: Bonita Elphinstone  
204 Greenwood Drive  
Cannonsburg (sic) PA 15317  
Attorney: Brett B Weinstein  
Weinstein Law Offices PC  
705 W Dekalb Pike  
King of Prussia PA 19406

**Estate of: William F Young Jr****a/k/a: William Foster Young Jr**

Late of: Butler PA  
Executor: Monica R Campagna  
268 West Water St  
Slippery Rock PA 16057  
Attorney: Mary Jo Dillon  
Dillon McCandless King  
Coulter & Graham LLP  
128 West Cunningham Street  
Butler PA 16001

**Estate of: Donald A Wikert Sr**  
**a/k/a: Donald A Wikert**

Late of: Clinton Township PA  
Executor: Donald A Wikert Jr  
127 Aiken Lane  
Mars PA 16046  
Attorney: Robert D Spohn  
277 West Main Street  
POB 551  
Saxonburg PA 16056-0551

BCLJ: April 25, May 2 & 9, 2014

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**THIRD PUBLICATION**

**Estate of: Roy Eugene Deal Sr**

Late of: East Butler PA  
Executor: Daniel P Deal  
235 South Trail  
Butler PA 16002  
Attorney: Richard E Goldinger  
212 West Diamond St  
Butler PA 16001

**Estate of: Mary M Duffer**  
**a/k/a: Mary Duffer**

Late of: Butler PA  
Executor: Michele Minto  
271 Steeplechase Circle  
Limestone Hills  
Wilmington DE 19808-1977  
Attorney: A Robert Shott  
125 Mountain Laurel Dr  
Butler PA 16002

**Estate of: Margery Q Gust**  
**a/k/a: Margery Quigley Gust**

Late of: Adams Township PA  
Executor: Margery G Craven  
2601 Eloquent Lane  
Valencia PA 16059  
Attorney: John T Richards III  
Richards & Richards LLP  
16020 Perry Highway  
Warrendale PA 15086

**Estate of: Mary A Huff**

Late of: Fairview Township PA  
Executor: Ronald W Huff  
POB 186  
Chicora PA 16025  
Attorney: Mary Jo Dillon  
Dillon McCandless King  
Coulter & Graham LLP  
128 West Cunningham Street  
Butler PA 16001

**Estate of: Robert M Livengood**

Late of: Butler Township PA  
Executor: Mary J Livengood  
259 N Duffy Road  
Butler PA 16001  
Attorney: Philip Klein Deily  
Jones & Deily  
401 Wood Street 3rd Fl  
Pittsburgh PA 15222

**Estate of: Joseph T R Lofland**  
**a/k/a: Joseph T R Lofland Jr**  
**a/k/a: Joseph T Lofland**

Late of: Cranberry Township PA  
Administrator: Cyndie Sue Perry  
131 Couchtown Road  
Loysville PA 17047  
Attorney: Allen E Hench PC  
232 Market Street  
Newport PA 17074

**Estate of: Patricia A Milliron**

Late of: Bruin PA  
Executor: Michele Milliron Callihan  
50 Wentworth Court  
Westminster MD 21158  
Attorney: Mary Jo Dillon  
Dillon McCandless King  
Coulter & Graham LLP  
128 West Cunningham Street  
Butler PA 16001

**Estate of: Bradley W Oberg**

Late of: Cranberry Township PA  
Executor: Lynn A Oberg  
807 Gallant Fox Lane  
Cranberry Township PA 16066  
Attorney: John M Hartzell Jr  
Houston Harbaugh PC  
Three Gateway Center  
401 Liberty Ave 22nd Floor  
Pittsburgh PA 15222-1005

**Estate of: Victor W Sellers****a/k/a: Victor Wayne Sellers Jr**

Late of: Butler PA  
Executor: Victor W Sellers III  
319 1/2 Franklin Street  
Butler PA 16001  
Attorney: Steven T Casker  
Lope Casker & Casker  
207 East Grandview Ave  
Zelienople PA 16063

**Estate of: Annabell H Smith**

Late of: Middlesex Township PA  
Executor: Suellyn Sherwood  
24105 Secretariat Court  
Damascus MD 20872  
Attorney: None

**Estate of: Floyd P Sutton**

Late of: Concord Township PA  
 Executor: Dennis Floyd Sutton  
 280 Hemlock Road  
 Petrolia PA 16050  
 Attorney: Mary Jo Dillon  
 Dillon McCandless Floyd  
 Coulter & Graham LLP  
 128 West Cunningham Street  
 Butler PA 16001

**Estate of: Mary Lorraine Watson**

Late of: Worth Township PA  
 Administrator: David Watson  
 POB 8102  
 New Castle PA 16107  
 Attorney: Brian F Levine Esquire  
 Levine Law LLC  
 22 E Grant Street  
 New Castle PA 16101

BCLJ: April 18, 25 & May 2, 2014

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**MORTGAGES**

April 14 - 18, 2014

**Ali, Saima K.**-EverBank, et al-Cranberry Twp.-\$362,704.00

**Allen, Barry L., et al**-Butler Armco Emp Cred Un-Adams Twp.-\$40,000.00

**Anderson, Susan K., et al**-Citizens Bk of Pa-Adams Twp.-\$100,000.00

**Arner, Linda A.**-Union Home Mtg Corp, et al-Slippery Rock Borough-\$90,000.00

**Aspinall, Terri L.**-First Natl Bk of Pa, et al-Franklin Twp.-\$104,000.00

**Bash, Sandra, aka Sandra L. Smith**-First Niagara Bk NA-Jefferson Twp.-\$100,000.00

**Bell, Wayne B., Jr., et al**-Northwest Sav Bk-Cranberry Twp.-\$39,200.00

**Benninger, James, et ux**-Bank of America NA-Middlesex Twp.-\$67,000.00

**Berkley Manor Apartment Operator, LLC, et al**-Keybank Natl Assn-Cranberry Twp.-\$120,000,000.00

**Bernd, Michael E.**-Huntington Natl Bk-Jackson Twp.-\$212,000.00

**Boring, Clair, et al**-Pete J. Kefalas Inc.-Butler Twp.-\$89,937.41

**Bosco, Teri A.**-Huntington Natl Bk, et al-Center Twp.-\$173,600.00

**Bowlden, Henry J., by P/A, et ux**-Huntington Natl Bk-Center Twp.-\$15,625.48

**Bowlden, Henry J., by P/A, et ux**-Huntington Natl Bk-Center Twp.-\$60,000.00

**Capurso, Stephen B., et al**-PNC Bk Natl Assn-Cranberry Twp.-\$147,500.00

**Carroll, Eberhard B., et ux**-PNC Bk Natl

Assn-Butler Twp.-\$245,000.00

**Christy, Richard L., et al**-Citizens Bk of Pa-Clearfield Twp.-\$50,000.00

**Chubarney, Brian D., et ux**-Dollar Bk Fed Sav Bk-Jackson Twp.-\$71,000.00

**Collet, Jerome B., et al**-Citizens Bk of Pa-Cranberry Twp.-\$100,000.00

**Cordray, Robert C., II, et al**-PNC Bk Natl Assn-Butler Twp., Wd. 4-\$30,000.00

**Cranberry Vista Apartments LLC, et al**-Fifth Third Bk-Cranberry Twp.-\$34,500,000.00

**Crane, Jeffrey L., et al**-PNC Bk Natl Assn-Winfield Twp.-\$100,000.00

**Cummiskey, Barbara L., et al**-Coldwell Banker Home Loans, et al-Adams Twp.-\$216,750.00

**Daugherty, Brian L., et ux**-Pentagon Fed Cred Un-Clinton Twp.-\$60,000.00

**Davis, Andrew M., et al**-Citizens Bk of Pa-Evans City Borough, et al-\$130,000.00

**Devoe, Lynn B., et al**-Citizens Bk of Pa-Adams Twp.-\$100,000.00

**DuBois, Mark, et al**-Dollar Bk Fed Sav Bk-Cranberry Twp.-\$50,196.95

**Duster, J. Mark, et ux**-First Commonwealth Bk-Clinton Twp.-\$44,000.00

**Ealy, Tiffany Nicole, aka**-SRU Fed Cred Un-Washington Twp.-\$18,000.00

**Elder, J. Michael, et al**-Northwest Sav Bk-Adams Twp.-\$106,000.00

**Friedt, Kurt E., et al**-PNC Bk Natl Assn-Connoquenessing Twp.-\$75,000.00

**Ghaznavi, John J., Trs., et al**-Dollar Bk Fed Sav Bk-Adams Twp.-\$500,000.00

**Gizienski, John**-First Commonwealth Bk-Clinton Twp.-\$10,000.00

**Gladd, Jeffrey A., by P/A, et ux**-Home Sav & Ln of Youngstown, Ohio, et al-Mars Borough-\$232,750.00

**Gutherie, David A., et al**-PNC Bk Natl Assn-Butler City, Wd. 5-\$69,224.88

**Guy, Rodney P., et al**-Butler Armco Emp Cred Un-Prospect Borough-\$63,000.00

**Haburjak, Keith A., et ux**-E Mortgage Mgmt LLC, et al-Evans City Borough-\$138,380.00

**Harrell, Stephen C., et ux**-Nationstar Mtg LLC, dba, et al-Penn Twp.-\$115,200.00

**Harris, Victor W.**-Great Plains Natl Bk, et al-Brady Twp.-\$214,826.00

**Hollern, Philip A., et ux**-Union Home Mtg Corp, et al-Adams Twp.-\$417,000.00

**Honeywill, Marilyn A. Fugh, aka**-Mars Natl Bk-Middlesex Twp.-\$75,000.00

**Horner, Tod W., et al**-SRU Fed Cred Un-Brady Twp.-\$50,610.55

**Houston, Terri L.**-PNC Bk Natl Assn-Butler City, Wd. 4-\$74,964.00

**Houston, Terri L.**-PNC Bk Natl Assn-Butler City, Wd. 4-\$10,000.00

**Hu, Wenke, et ux**-NVR Mtg Fin Inc-Adams

**NOTICE OF HEARING ON PETITION TO  
CONFIRM CONSENT TO ADOPTION  
AND TERMINATE PARENTAL RIGHTS**

**In Re: Adoption of Baby Boy Hurrelbrink, a minor, No. A-14-13 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.**

**To: Unknown Father of Baby Boy Hurrelbrink, who was born on March 6, 2013, in Butler, Butler County, Pennsylvania.**

A Petition has been filed asking the Court to put an end to all rights you have to the child, Baby Boy Hurrelbrink and to confirm the Consent to Adoption of Angela Louise Hurrelbrink, mother of Baby Boy Hurrelbrink. The Court has set a hearing to consider ending your and Mother's rights to the child, Baby Boy Hurrelbrink. That hearing will be held in Orphans' Court, 1700 Frick Building, 437 Grant Street, Pittsburgh, Pennsylvania, 15219 on **WEDNESDAY, June 11, 2014, at 10:00 a.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 and Mother's rights to the child may be ended by the Court without your being present.

You have the 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 a lawyer, go to or telephone the office set forth below to find out where you can get legal help. If you cannot afford to hire a lawyer, please advise the office of that when you telephone or visit.

**LAWYER REFERRAL SERVICE, The Allegheny County Bar Association, 11th Floor, Koppers Building, 436 7th Avenue, Pittsburgh, PA 15219 (412) 261-5555**

This is to inform you of an important option that may be available to you under Pennsylvania law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent and/or a birth relative of the child, if all parties agree and the voluntary agreement is approved by the court. If you are interested in learning more about this option for a voluntary agreement, contact your caseworker at Catholic Charities, 212 9th Street, Pittsburgh, PA 15222, (412) 325-6752, or your attorney, if you have one.

MARY K. McDONALD, Esquire,

Attorney for Petitioner  
1111 Oliver Building  
535 Smithfield Street  
Pittsburgh, Pennsylvania 15222  
(412) 471-9900.

BCLJ: May 2, 9 & 16, 2014

**NOTICE OF INTENT TO FILE  
ARTICLES OF INCORPORATION  
FOR THE FORWARD TOWNSHIP  
SEWER AUTHORITY  
PURSUANT TO ORDINANCE  
ADOPTED APRIL 8, 2014**

TAKE NOTICE that the Forward Township Supervisors, on April 8, 2014 at the Forward Township Municipal Building, 207 Ash Stop Road, Evans City, PA 16033, voted to enact an Ordinance entitled "An Ordinance signifying the intention and desire of Forward Township, Butler County, Pennsylvania, to organize a municipal authority for sewer purposes (The Forward Township Sewer Authority) under the Pennsylvania Municipal Authorities Act, 53 Pa. C.S.A. §5601, et seq., as amended; setting forth and authorizing the execution of the Articles of Incorporation; appointing the first members of the Board of the Authority and fixing the terms thereof." A brief statement of the substance of the Ordinance, including the substance of the proposed Articles of Incorporation are as follows:

Recitals – Provides an overview of the events leading to the establishment of an Authority.

Section 1 – Signifies the intent to organize a Municipal Authority.

Section 2 – Sets forth the Articles of Incorporation:

Article 1 – Name is the Forward Township Sewer Authority.

Article 2 – Statement that the Authority is formed under the Municipal Authorities Act.

Article 3 – Statement that no other Authority is in existence.

Article 4 – Sets forth the name and address of the Township and its Supervisors.

Article 5 – Sets forth the names and address and terms of office of the First Members of the Board of the Authority. Statement of Residence.

Article 6 – Sets forth the powers granted to the Authority. The Authority specifically retains the right which exists under the Municipal Authorities Act to approve any plan of the Authority.

Article 7 – The term of Authority is not to exceed 50 years.

Section 3 – Chairman, Secretary-Treasurer and Solicitor are authorized to advertise the Ordinance and Articles and file same with the Commonwealth.

Section 4 – Sets forth names, address and terms of office of the First Members of the Board of the Authority.

Section 5 – Sets forth the Statement of the Project.

Section 6 – All inconsistent Ordinances are repealed.

FURTHER TAKE NOTICE that on May 5, 2014, the Articles of Incorporation shall be filed with the Secretary of the Commonwealth.

Copies of the enacted Ordinance and the proposed Articles are available at the Forward Township Municipal Building, 207 Ash Stop Road, Evans City, PA 16033, during normal office hours, at the Butler County Law Library, or the Butler Eagle office, and may be examined without charge or obtained for a charge no greater than the cost thereof.

Thomas J. May, Esquire  
Forward Township Solicitor  
MURRIN, TAYLOR, FLACH,  
GALLAGHER & MAY  
110 East Diamond Street  
Butler, PA 16001

BCLJ: May 2, 2014

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**IN THE COURT OF COMMON PLEAS OF  
BUTLER COUNTY, PENNSYLVANIA**

**MsD. No.: 13-40328**

**IN RE: SALE OF UNREDEEMED  
PROPERTY OF THE BUTLER  
COUNTY TAX CLAIM BUREAU**

**TO: ANY INTERESTED PARTY**

**NOTICE OF SALE OF REAL ESTATE**

The Tax Claim Bureau has filed a Petition with the Court of Common Pleas of Butler County to sell at judicial sale the property described below to Mark J. Krenitsky for the sum of Fifty Dollars (\$50.00).

The property is described as follows:

ALL THAT CERTAIN piece, parcel or tract of land situate in Butler Township, Butler County, Pennsylvania, bounded and described as follows:

BEGINNING at the northeast corner of the tract herein conveyed, said point being located on the west line of Boyd Drive, a 40 foot right of way, thence continuing along the west line of said Boyd Drive, South 52° 26' East, a distance of 146.75 feet to a point on line of Lot 29 and line of Lot of Waite, North 88° 20' 30" West, a distance of 338.11 feet to a point on line of Lot 30 A in the same plan; thence continuing along line of Lot 30 A, North 1° 39' 25" East, a distance of 85.53 feet to an iron pin on line of Lot of now or formerly Kerr; thence continuing along line of Lot of Kerr, South 68° 45' 50" East, a distance of 217.58 feet to an iron pin, the place of beginning and containing 0.53 acres as per subdivision survey recorded at Rack File 87, Page 28, recorded August 14, 1981.

BEING Parcel No. 56-11-C30A.

**The property address is 100 Boyd Drive,  
Butler, PA 16001.**

The Court has fixed the 6th day of June, 2014, at 12:00 P.M., in Courtroom No. 3 of the Butler County Government-Judicial Center, Butler, Pennsylvania, as the time and place when this sale shall be made, together with all costs.

At the time of the sale, the Court will sell the property to the highest bidder free and clear of all taxes, municipal claims, mortgages, charges and estates of any kind.

Any person may appear at this time and make a substantially higher bid and the sale shall be made to the highest bidder.

This property was previously advertised for the original tax sale made on September 10, 2012.

Thomas J. May, Esquire  
MURRIN, TAYLOR, FLACH,  
GALLAGHER & MAY  
110 East Diamond Street  
Butler, PA 16001

BCLJ: May 2, 2014

#### NOTICE OF INCORPORATION

NOTICE IS HEREBY GIVEN that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, on April 17, 2014, for the purpose of obtaining a Certificate of Incorporation with respect to a For-Profit Corporation organized pursuant to the Pennsylvania Business Corporation Law of 1988. The purpose of the corporation is to engage in any and all lawful for profit activities for which corporations may be incorporated under said law. The name of the corporation is **ZMJ America, Inc.**, 885 Pittsburgh Road, Butler, PA 16002.

Leo M. Stepanian II  
STEPANIAN & MENCHYK, LLP  
222 South Main Street  
Butler, PA 16001

BCLJ: May 2, 2014

#### IN THE COURT OF COMMON PLEAS OF BUTLER COUNTY, PENNSYLVANIA IN RE: C.P.G. - O.A. NO. 50 OF 2013

#### PETITION FOR INVOLUNTARY TERMINATION OF PARENTAL RIGHTS NOTICE

**To: CHAD WELDON GUTA**

A Petition has been filed asking the Court to put an end to all rights/duties you have to your child.

**C.P.G. Date of Birth: 5/6/2011**

The Court has set a hearing to consider ending your rights/duties to your child. That Hearing will be held in Courtroom Number Courtroom No. 7 located at the Butler County Courthouse/ Government Center on the 20th day of May, 2014 at 9:30 a.m.

IF YOU DO NOT APPEAR AT THIS HEARING, THE COURT MAY DECIDE THAT YOU ARE NOT INTERESTED IN RETAINING YOUR RIGHTS TO YOUR CHILD AND YOUR FAILURE TO APPEAR MAY AFFECT THE COURT'S DECISION ON WHETHER TO END YOUR RIGHTS TO YOUR CHILD. 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 CHILD MAY BE ENDED BY THE COURT WITHOUT YOUR BEING PRESENT.

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.

JUDITH MOSER, M.S.  
Register of Wills & Clerk of Orphans' Court  
Government/Judicial Center  
Butler, PA 16003-1208  
724.284-5348

BUTLER COUNTY ADMINISTRATOR'S  
OFFICE  
724.284.5200

BCLJ: May 2, 2014



**IN THE COURT OF COMMON PLEAS OF  
BUTLER COUNTY, PENNSYLVANIA  
IN RE: M.J.S.**

**PETITION FOR INVOLUNTARY  
TERMINATION OF PARENTAL  
RIGHTS NOTICE**

**To: Unknown Father**

A Petition has been filed asking the Court to put an end to all rights/duties you have to your child.

**M.J.S. Date of Birth: 07/09/2009**

The Court has set a hearing to consider ending your rights/duties to your child. That Hearing will be held in Courtroom Number Courtroom No.6 located at the Butler County Courthouse/ Government Center on the 19th day of May, 2014 at 9:30 a.m.

IF YOU DO NOT APPEAR AT THIS HEARING, THE COURT MAY DECIDE THAT YOU ARE NOT INTERESTED IN RETAINING YOUR RIGHTS TO YOUR CHILD AND YOUR FAILURE TO APPEAR MAY AFFECT THE COURT'S DECISION ON WHETHER TO END YOUR RIGHTS TO YOUR CHILD. 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 CHILD MAY BE ENDED BY THE COURT WITHOUT YOUR BEING PRESENT.

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.

JUDITH MOSER, M.S.  
Register of Wills & Clerk of Orphans' Court  
Government/Judicial Center  
Butler, PA 16003-1208  
724.284-5348

BUTLER COUNTY ADMINISTRATOR'S  
OFFICE  
724.284.5200

BCLJ: May 2, 2014

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**IN THE COURT OF COMMON PLEAS  
OF BUTLER, COUNTY PENNSYLVANIA**

**IN RE: PETITION OF BUTLER COUNTY  
TAX CLAIM BUREAU FOR SALE OF  
REAL ESTATE AT PUBLIC SALE, FREED  
AND CLEARED OF CLAIMS, LIENS,  
MORTGAGES, AND GROUND RENTS IN  
ACCORDANCE WITH THE PROVISIONS  
OF THE REAL ESTATE TAX LAW**

**PARCEL: 220-S1-B46  
ROBERT P. CRAWFORD JR.**

**PARCEL: 220-S1-B46A  
ROBERT P. CRAWFORD JR.**

**Notice of Tax Sale**

A judicial tax sale has been scheduled in the above matter for June 30, 2014 at 12:00 pm in Courtroom number three (3) of the Butler County Courthouse. The property to be sold is:

Parcel 220-S1-B46  
Robert P. Crawford Jr.

Parcel 220-S1-B46A  
Robert P. Crawford Jr.

These parcels shall be sold freed and cleared of all taxes and municipal claims, liens, mortgages, charges and estates of whatsoever kind, except separately taxed ground rents, as researched to the best of the Tax Claim Bureau's ability, the highest bidder; and the purchaser at such Sale shall take and thereafter have an absolute title to the property sold free and clear of all taxes and municipal claims, liens, mortgages, charges and estates of whatsoever kind, except separately taxed ground rents, as researched to the best of the Tax Claim Bureau's ability. Out of the proceeds of said sale shall be paid the costs set forth in the upset price of the prior sale and all additional costs incurred relative to this sale, including the fee for title searches.

Pursuant to Section 618 of the Pennsylvania Real Estate Tax Law, 72 P.S. Section 5860.618, the owner of any property exposed for sale herein shall have no right to purchase his own property at this Judicial Sale.

The remainder of any proceeds from any property sold shall be distributed in the manner provided for under Section 205 of the Pennsylvania Real Estate Tax Sale Law, 72 P.S. Section 5860.205, as amended.



Ronald W. Coyer, Esquire  
S.R. LAW, LLC  
631 Kelly Blvd.  
P.O. Box 67  
Slippery Rock, P A 16057  
Telephone: 724-794-2929  
Date: April 22, 2014

BCLJ: May 2, 2014

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#### NOTICE OF FILING FICTITIOUS NAME

NOTICE IS HEREBY GIVEN that Church of God of Prophecy has filed on April 4, 2014, in the Department of State of the Commonwealth of Pennsylvania, Harrisburg, Pennsylvania, an Application under the Fictitious Names Act, Section 311 of Act 1982-295 (54 Pa. C.S. Ch. 3) to conduct business under the name of **Family Life Ministries of Butler, PA**, the business to be carried on at 932 Mercer Road, Butler, PA 16001.

James P. Coulter, Esquire  
DILLON McCANDLESS KING  
COULTER & GRAHAM L.L.P.  
128 West Cunningham Street  
Butler, PA 16001

BCLJ: May 2, 2014

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#### CORPORATE NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation- Nonprofit have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on or about March 31, 2014, for: **Jackson Crossing Homeowners Association**, 215 Executive Drive, Cranberry Township, PA 16066. The corporation's purpose is for a homeowners association. The corporation has been incorporated under the provisions of the Pennsylvania Nonprofit Corporation Law of 1988.

Esquire Assist, Ltd.  
125 Locust Street  
Harrisburg, PA 17101  
717.232.9398

File #297051

BCLJ: May 2, 2014

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#### FICTITIOUS NAME REGISTRATION

Notice is hereby given that an Application for Registration of Fictitious Name was filed in the Commonwealth of Pennsylvania on March 17, 2014 for **Weight Loss North Pittsburgh** located at 673 Castle Creek Dr. Ext. Suite 106, Seven Fields, PA 16046. The name and address of each individual interested in the business is Michael Vactor 673 Castle Creek Dr. Ext. Suite 106, Seven Fields, PA 16046. This was filed in accordance with 54 PaC.S. 311.

Burton D. Morris, Esq.  
PennCorp Servicegroup, INC.  
P.O. Box 1210  
600 North Second Street  
Harrisburg, PA 17108-1210

BCLJ: May 2, 2014

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#### FICTITIOUS NAME REGISTRATION

Notice is hereby given pursuant to the provisions of the Fictitious Names Act of Pennsylvania that an application for registration of a fictitious name was filed with the Department of State of the Commonwealth of Pennsylvania, for the conduct of a business under the fictitious name of **THE LEE EGG ROLL COMPANY**, with its principal office or place of business located at 214 Ralston Road, Sarver, PA 16055. The names and addresses of all persons who are parties to the registration are: GREGORY J. HONZO, 214 Ralston Road, Sarver, PA 16055.

Charles J. Jacques, III, Esq.  
Jacques & Jacques, P.C.  
2125 Freeport Road  
Natrona Heights, PA 15065.

BCLJ: May 2, 2014

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**NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE**

**IN THE COURT OF COMMON PLEAS OF  
BUTLER COUNTY, PA  
CIVIL ACTION - LAW**

**MORTGAGE FORECLOSURE  
NO. 13-11110**

U.S. BANK, NATIONAL ASSOCIATION  
TRUSTEE FOR THE PENNSYLVANIA  
HOUSING FINANCE AGENCY, PLAINTIFF  
**VS.**

**MICAH D. HARTMAN AND NICOLE R.  
HARTMAN, DEFENDANTS**

**TO: NICOLE R. HARTMAN:**

You are hereby notified that on November 25, 2013, the Plaintiff, U.S. BANK, NATIONAL ASSOCIATION TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend against you in the Court of Common Pleas of Butler County, Pennsylvania, docketed to No. 13- 11110 wherein Plaintiff seeks to foreclose it's mortgage securing your property located at 735 SOUTH MAIN STREET, BUTLER, PA 16001, whereupon your property would be sold by the Sheriff of Butler 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**

You have been sued in Court. 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, TELEPHONE THE  
OFFICE BELOW TO FIND OUT WHERE YOU  
CAN GET LEGAL HELP.**

**IF YOU CANNOT AFFORD TO HIRE A  
LAWYER, THIS OFFICE MAY BE ABLE  
TO PROVIDE YOU WITH INFORMATION  
ON AGENCIES THAT MAY OFFER LEGAL**

**SERVICES TO ELIGIBLE PERSONS AT A  
REDUCED FEE OR NO FEE .**

Name: Glenna M. Walters, Prothonotary  
Butler County Courthouse  
Address: P.O. Box 1208  
South Main Street  
Butler, PA 16003  
Telephone number: (724) 284 - 5214

Leon P. Haller, Esquire  
Attorney ID #15700  
1719 North Front Street  
Harrisburg, Pa. 17102  
717-234-4178

BCLJ: May 2, 2014

**NOTICE OF SHERIFF'S SALE  
IN THE COURT OF COMMON PLEAS  
OF BUTLER COUNTY, PENNSYLVANIA  
NO. 12-10783**

BRANCH BANKING AND TRUST COMPANY  
**VS.**  
**TIMOTHY A. COLEMAN**

**NOTICE TO: TIMOTHY A. COLEMAN**

**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

Being Premises: 8004 FINCH ROAD,  
GIBSONIA, PA 15044-6153

Being in ADAMS TOWNSHIP, County of  
BUTLER, Commonwealth of Pennsylvania,  
010-S12-A42-0000

Improvements consist of residential property.  
Sold as the property of TIMOTHY A.  
COLEMAN

Your house (real estate) at 8004 FINCH ROAD,  
GIBSONIA, PA 15044-6153 is scheduled to  
be sold at the Sheriff's Sale on 07/18/2014 at  
11:00 AM, at the BUTLER County Courthouse,  
Butler County Courthouse, P.O. Box 1208,  
Butler, PA 16003, to enforce the Court  
Judgment of \$254,224.50 obtained by,  
BRANCH BANKING AND TRUST COMPANY  
(the mortgagee), against the above premises.

PHELAN HALLINAN, LLP  
Attorney for Plaintiff

FS PH #787131

BCLJ: May 2, 2014

**NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
IN THE COURT OF COMMON PLEAS OF  
BUTLER COUNTY, PENNSYLVANIA  
CIVIL ACTION – LAW**

**COURT OF COMMON PLEAS  
CIVIL DIVISION  
BUTLER COUNTY  
No. 2014-10031**

U.S. BANK NATIONAL ASSOCIATION, AS  
TRUSTEE FOR J.P. MORGAN MORTGAGE  
TRUST 2007-A3, Plaintiff

**VS.**

**UNKNOWN HEIRS, SUCCESSORS,  
ASSIGNS, AND ALL PERSONS, FIRMS, OR  
ASSOCIATIONS CLAIMING RIGHT, TITLE  
OR INTEREST FROM OR UNDER ERNEST  
W. BUCK, JR, DECEASED, Defendant**

**NOTICE**

**To UNKNOWN HEIRS, SUCCESSORS,  
ASSIGNS, AND ALL PERSONS, FIRMS, OR  
ASSOCIATIONS CLAIMING RIGHT, TITLE  
OR INTEREST FROM OR UNDER ERNEST  
W. BUCK, JR, DECEASED**

You are hereby notified that on January 10, 2014, Plaintiff, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR J.P. MORGAN MORTGAGE TRUST 2007-A3, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of BUTLER County Pennsylvania, docketed to No. 2014-10031. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 104 OLD BRICK ROAD, PETROLIA, PA 16050-1821 whereupon your property would be sold by the Sheriff of BUTLER 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:

Glenna M. Walters

Prothonotary

Butler County Courthouse

Butler, PA 16001

(724) 284-5214

Lawyer Referral Service:

Pennsylvania Lawyer Referral Service

Pennsylvania Bar Association

100 South Street

P.O. Box 186

Harrisburg, PA 17108

(800) 692-7375

FS #753725

BCLJ: May 2, 2014

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**REGISTER'S NOTICE**

I, **Judith Moser**, Register of Wills and Clerk of Orphans' Court of Butler County Pennsylvania, do hereby give Notice that the following Accounts of Personal Representatives/Trustees/Guardians have been filed in my office, according to law, and will be presented to Court for confirmation and allowances on **Monday, May 12, 2014 at 1:30 PM** (prevailing time) of said day.

<b>ESTATE OF:</b>	<b>PERSONAL REPRESENTATIVE</b>	<b>FILED</b>
CUPPS, Margaret Jane .....	Susan Cupps Bimle.....	03/31/14
HALLAHAN, Helen M. ....	James A. Hallahan.....	03/26/14
MASTERS, Ruth E.....	Viola L. Maletta.....	03/24/14
SHEAKLEY, Robert L. ....	Cynthia E. Sheakley Anderson .....	03/28/14

<b>NAME</b>	<b>GUARDIAN/TRUSTEE/POA</b>	<b>FILED</b>
CHURCHILL, Louise G.....	Brian Scott.....	03/28/14
McCORMICK-GOODHART, Rebecca D.....	PNC Bank, N.A.....	03/28/14
OLENIK, Miranda K. L. ....	Roger D. & Michelle C. Vigus .....	03/31/14

BCLJ: May 2 & 9, 2014