

**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.

**FIRST PUBLICATION****Estate of: Kenneth Mark Benson****a/k/a: Kenneth Benson****a/k/a: Kenneth M Benson**

Late of: Concord Township PA  
 Executor: Wendy B Pounds  
 159 Cartwright Road  
 Chicora PA 16025  
 Attorney: Thomas R Coyer  
 Sr Law LLC  
 631 Kelly Blvd PO Box 67  
 Slippery Rock PA 16057  
 BCLJ: July 5, 12 & 19, 2024

**Estate of: James T Blair****a/k/a: James Thomas Blair****a/k/a: Jim T Blair**

Late of: Buffalo Township PA  
 Executor: Yvette Beck  
 135 Horseshoe Dr  
 Freeport PA 16229  
 Attorney: Lynn M Patterson  
 Stock & Patterson  
 1202 Oakridge Dr  
 Butler PA 16001  
 BCLJ: July 5, 12 & 19, 2024

**Estate of: Lorraine E Coyner**

Late of: Zelenople PA  
 Executor: Denise M Garrity  
 184 Rock Lake Drive  
 Zelenople PA 16063  
 Attorney: Colleen D Bratkovich  
 Zacharia Brown PC  
 4500 Walnut Street  
 McKeesport PA 15132  
 BCLJ: July 5, 12 & 19, 2024

**Estate of: Robert H Critchlow Sr****a/k/a: Robert Critchlow****a/k/a: Robert Harvey Critchlow**

Late of: Center Township PA  
 Executor: Valerie Balsiger  
 132 Harris Road  
 Butler PA 16002

Attorney: James P Coulter  
 Dillon McCandless King  
 Coulter & Graham LLP  
 128 West Cunningham Street  
 Butler PA 16001  
 BCLJ: July 5, 12 & 19, 2024

**Estate of: Levi Deal****a/k/a: Levi T Deal**

Late of: Butler PA  
 Administrator: Bennett Deal  
 103 Carbon Center Road  
 Butler PA 16002  
 Administrator: Rebecca Deal  
 2225 Highland Drive  
 Butler PA 16002  
 Attorney: Thomas W King III  
 Dillon McCandless King  
 Coulter & Graham LLP  
 128 West Cunningham Street  
 Butler PA 16001  
 Attorney: Raymond J Conlon  
 108 East Diamond St  
 Butler PA 16001  
 BCLJ: July 5, 12 & 19, 2024

**Estate of: Paul H Dunbar**

Late of: Penn Township PA  
 Executor: Sherrie E Grottenthaler  
 11 Grange Road  
 McDonald PA 15057  
 Executor: Lauren C Somple  
 PO Box 806  
 Bath OH 44210  
 Attorney: David A Crissman  
 Montgomery Crissman PLLC  
 518 North Main Street  
 Butler PA 16001  
 BCLJ: July 5, 12 & 19, 2024

**Estate of: David B Imhof**

Late of: Butler Township PA  
 Administrator D.B.N.: Luann M. Imhof,  
 Administrator of The Estate of David A  
 Imhof  
 118 Elizabeth Drive  
 Butler PA 16001  
 Attorney: Sarah G Hancher  
 Hancher Law Office  
 101 N Green Lane  
 Zelenople PA 16063  
 BCLJ: July 5, 12 & 19, 2024

**Estate of: Nancy J Kasey****a/k/a: Nancy Kasey**

Late of: Cranberry Township PA  
 Administrator: Diane L Lomago  
 147 Sugar Run Road  
 Eighty Four PA 15330  
 Attorney: F Christopher Spina

Spina Law Associates PC  
1002 Fifth Avenue  
Pittsburgh Pa 15219  
BCLJ: July 5, 12 & 19, 2024

**Estate of: Bernice J Lewis**

Late of: Jackson Township PA  
Administrator: Robert S Lewis  
319 Yellow Creek Rd  
Harmony PA 16037  
Attorney: Steven T Casker  
Lope Casker & Casker  
207 East Grandview Ave  
Zelienople PA 16063

**Estate of: Frank J Mandl**

**a/k/a: Francis J Mandl**

Late of: Adams Township PA  
Executor: Lisa Ann Mandl  
135 Twin Oak Drive  
Wexford PA 15090  
Attorney: Robin L Rarie  
Brenlove & Fuller LLC  
401 Washington Ave  
Bridgeville PA 15017

**Estate of: Patricia Melnik**

**a/k/a: Patricia A Melnik**

**a/k/a: Patricia Melnik Brueckman**

Late of: Butler PA  
Administrator: Sara Lynn Brueckman  
212 Adair Street E8  
Decatur GA 30030  
Attorney: A Robert Shott  
125 Mountain Laurel Dr  
Butler PA 16002  
BCLJ: July 5, 12 & 19, 2024

**Estate of: Mary L Swaney**

**a/k/a: Mary Louise Schneider**

**a/k/a: Mary Lou Swaney**

Late of: Mars PA  
Executor: Jill Swaney  
936 Church St  
Indiana PA 15701  
Executer: Jack Swaney  
PO Box 152  
Mars PA 16046  
Attorney: Andrea C Parenti  
Dillon McCandless King  
Coulter & Graham LLP  
600 Cranberry Woods Drive Suite 175  
Cranberry Twp PA 16066  
BCLJ: July 5, 12 & 19, 2024

**Estate of: Mary Ellen Toomey**

Late of: Butler Township PA  
Executor: Tracy Olson  
383 St Joe Rd  
Chicora PA 16025

Attorney: Lynn M Patterson  
Stock & Patterson  
1202 Oakridge Dr  
Butler PA 16001  
BCLJ: July 5, 12 & 19, 2024

**Estate of: Irene N Veselich**

Late of: Jefferson Township PA  
Executor: Robert Veselich  
245 Bullcreek Road  
Butler 16002  
Attorney: Michael S Lazaroff Esquire  
277 West Main St  
PO Box 216  
Saxonburg PA 16056  
BCLJ: July 5, 12 & 19, 2024

**Estate of: Merl P Weir Jr**

Late of: Jackson Township PA  
Executor: Devon Delprete  
719 Brownsdale Road  
Evans City PA 16033  
Attorney: Thomas J May  
Dillon, McCandless, King, Coulter &  
Graham LLP  
128 West Cunningham Street  
Butler PA 16001  
BCLJ: July 5, 12 & 19, 2024

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**SECOND PUBLICATION**

**Estate of: Thomas R Albert**

Late of: Oakland Township PA  
Administrator: David E Albert  
33 Beaver Road  
Lagrangeville NY 12540  
Attorney: Michael D Gallagher  
Gallagher Law Group  
110 East Diamond Street Suite 101  
Butler PA 16001  
BCLJ: June 28 & July 5 & 12, 2024

**Estate of: Jerome Chuhra**

Late of: Renfrew PA  
Executor: Cindy L Selfridge  
322 Hazel Avenue  
Butler PA 16001  
Executor: Jerry Lee Chuhra  
208 Pflugh Road  
Butler PA 16001  
Attorney: John A Daller Esquire  
Daller Law Firm  
PO Box 162 510 Pittsburgh Street  
Mars PA 16046  
BCLJ: June 28 & July 5 & 12, 2024

**Estate of: Melvin John Daubman Jr**

**a/k/a: Melvin Daubman**

Late of: Cabot PA

Administrator: Erica Walter  
145 Heathfield Dr  
Sarver PA 16055  
BCLJ: June 28 & July 5 & 12, 2024

**Estate of: Dolores M Dudra**

Late of: Cranberry Township PA  
Executor: Diane Raynovich  
208 Old Rt 68  
Evans City PA 16033  
Attorney: Edward F Twomey  
Lynch Law Group  
501 Smith Drive Suite 3  
Cranberry Twp PA 16066  
BCLJ: June 28 & July 5 & 12, 2024

**Estate of: E Gerry Dudley VII****a/k/a: E Gerry Dudley**

Late of: Cranberry Township PA  
Executor: E Gerry Dudley VIII  
943 Osage Road  
Pittsburgh PA 15243  
Attorney: Robert J Winters  
Goehring Rutter and Boehm  
2100 Georgetowne Drive Suite 300  
Sewickley PA 15143  
BCLJ: June 28 & July 5 & 12, 2024

**Estate of: Teresa C Elsezar**

Late of: Mars PA  
Executor: Denise A Bintrim  
3245 Townwood Road  
Ellwood City PA 16117  
Attorney: Gene G Dimeo  
Dimeo Olson Law Group LLC  
120 Fourth St  
Ellwood City PA 16117  
BCLJ: June 28 & July 5 & 12, 2024

**Estate of: Keith Charles Graham**

Late of: Oakland Township PA  
Executor: Todd R Graham  
240 Mount Union Road  
Portersville PA 16051  
Attorney: Elizabeth A Gribik  
328 South Main Street  
Butler PA 16001  
BCLJ: June 28 & July 5 & 12, 2024

**Estate of: Linda M Hinchberger**

Late of: Center Township PA  
Executor: Leisa M Ecklund  
407 Hawthorne Street  
Greensburg PA 15601  
Attorney: Elizabeth A Gribik  
328 South Main Street  
Butler PA 16001  
BCLJ: June 28 & July 5 & 12, 2024

**Estate of: Daniel Hiryok****a/k/a: Daniel P Hiryok**

Late of: Cranberry Township PA  
Executor: Kaden Hiryok  
220 Thornapple Lane  
Cranberry Twp PA 16066  
Attorney: Cynthia A Howell  
Myers Law Group LLC  
17025 Perry Highway  
Warrendale PA 15086  
BCLJ: June 28 & July 5 & 12, 2024

**Estate of: Douglas G Keefer**

Late of: Seminole, Pinellas County, Florida  
Ancillary Ancillary Executor: Cassandra Keefer  
8382 95th Avenue North  
Seminole FL 33777  
Attorney: Elizabeth A Lodovico  
The Lynch Law Group LLC  
375 Southpointe Blvd Suite 100  
Canonsburg PA 15317  
BCLJ: June 28 & July 5 & 12, 2024

**Estate of: Calvin L Kinney****a/k/a: Calvin L Kinney Sr**

Late of: Evans City PA  
Executor: Calvin L Kinney Jr  
4561 Laurie Lane  
Two Rivers WI 54241  
Attorney: Philip D Luciano II  
Abernethy & Hagerman LLC  
4927 William Flinn Hwy  
Allison Park PA 15101  
BCLJ: June 28 & July 5 & 12, 2024

**Estate of: Linda M Kitko****a/k/a: Linda Kitko**

Late of: Winfield Township PA  
Executor: Dawn Kitko  
117 Collidge Ave  
Cheswick PA 15024  
Attorney: Charles J Jacques III  
Jacques & Jacques PC  
2125 Freeport Road  
Natrona Heights PA 15065  
BCLJ: June 28 & July 5 & 12, 2024

**Estate of: Robert G. Patterson Sr.**

Late of: Butler Township PA  
Administrator: Brenda Baughman  
11060 Newood Dr  
Manassas VA 20111  
Attorney: Lynn M Patterson  
Stock & Patterson  
1202 Oakridge Dr  
Butler PA 16001  
BCLJ: June 28 & July 5 & 12, 2024

**Estate of: Nancy Shields**

**a/k/a: Nancy I Shields**

Late of: Franklin Township PA  
Administrator: Albert Shields  
186 S Down Rd  
Edgewater MD 21037  
Attorney: Lynn M Patterson  
Stock & Patterson  
1202 Oakridge Dr  
Butler PA 16001  
BCLJ: June 28 & July 5 & 12, 2024

**Estate of: Ronald J Stutz**

Late of: Clearfield Township PA  
Administrator: Brian Stutz  
1303 Herman Road  
Cabot PA 16023  
Attorney: William J Schenck  
Schenck & Long  
297 Pittsburgh Rd Suite 2B  
Butler PA 16002  
BCLJ: June 28 & July 5 & 12, 2024

**Estate of: Eugenia Michael Sundy**

**a/k/a: Eugenia M Sundy**

Late of: Jackson Township PA  
Executor: Rhonda Buzard  
1151 Locust Street  
Ellwood City PA 16117  
Attorney: Mckenna Adams  
The Elder Law Offices of Shields and  
Boris  
1150 Old Pond Road  
Bridgeville PA 15017  
BCLJ: June 28 & July 5 & 12, 2024

**Estate of: Shirl Alexander Vandyke**

**a/k/a: Shirl A Vandyke**

Late of: Slippery Rock Township PA  
Executor: Dorothy L Vandyke  
105 East Crossbow Lane  
Slippery Rock PA 16057  
Attorney: Ronald W Coyer  
SR Law LLC  
631 Kelly Blvd PO Box 67  
Slippery Rock PA 16057  
BCLJ: June 28 & July 5 & 12, 2024

**THIRD PUBLICATION**

**Estate of: Romaine Patricia Bitting**

**a/k/a: R Patricia Bitting**

Late of: Winfield Township PA  
Executor: John S Bitting  
432 Bicker Rd  
Cabot PA 16023  
BCLJ: June 21, 28 & July 5, 2024

**Estate of: Marjorie J Boice**

**a/k/a: Marjorie Jean Boice**

Late of: Penn Township PA  
Executor: Cindy Boice  
112 Dobson Rd  
Mars PA 16046  
Attorney: Joseph Palmiero  
Costa Law Offices  
378 Golden Grove Rd  
Baden PA 15005  
BCLJ: June 21, 28 & July 5, 2024

**Estate of: Eric R Frantz**

Late of: Connoquenessing Township PA  
Executor: Jason H Frantz  
134 Chestnut Ridge Dr  
Beaver Falls PA 15010  
Attorney: Tiffany E York  
PO Box 177  
Beaver PA 15009  
BCLJ: June 21, 28 & July 5, 2024

**Estate of: John Dennis Helbling**

**a/k/a: John Helbling**

**a/k/a: John D Helbling**

Late of: Zelenople PA  
Executor: Janet L Helbling  
101 North High St  
Zelenople PA 16063  
BCLJ: June 21, 28 & July 5, 2024

**Estate of: Ethel Pearl Jones**

**a/k/a: Ethel P Jones**

Late of: Connoquenessing Township PA  
Executor: Boyce K Jones  
101 1/2 Highland Avenue  
Butler PA 16001  
Attorney: Thomas J May  
Dillon, McCandless, King,  
Coulter & Graham LLP  
128 West Cunningham Street  
Butler PA 16001  
BCLJ: June 21, 28 & July 5, 2024

**Estate of: Joseph C Marks**

**a/k/a: Joseph Charles Marks**

Late of: Slippery Rock Township PA  
Executor: Joseph C Marks II  
3544 State Route 208  
New Wilmington PA 16142  
Attorney: Ronald W Coyer  
Sr Law LLC  
631 Kelly Blvd PO Box 67  
Slippery Rock PA 16057  
BCLJ: June 21, 28 & July 5, 2024

**Estate of: Alfred Charles Maurhoff**

**a/k/a: Alfred C Maurhoff**

Late of: Jefferson Township PA  
Admr. D.B.N. C.T.A.: Herbert Maurhoff

297 Hannahstown Road  
Cabot PA 16023  
Attorney: Kristen L. Biss Esq  
Boyer Paulisick & Eberle  
108 East Diamond Street, Third Floor  
Butler PA 16001  
BCLJ: June 21, 28 & July 5, 2024

**Estate of: David W Mould**  
Late of: Center Township PA  
Administrator: Susan J Morrow  
127 Shawnee Drive  
Butler PA 16001  
Attorney: James P Coulter  
Dillon McCandless King  
Coulter & Graham LLP  
128 West Cunningham Street  
Butler PA 16001  
BCLJ: June 21, 28 & July 5, 2024

**Estate of: Samuel Pusateri**  
Late of: Butler Township PA  
Administrator: Dominick Paul Pusateri  
102 Farmington Drive  
Butler PA 16001  
Attorney: Claire Johnson Saenz LLC  
1000 Brooktree Rd Suite 209  
Wexford PA 15090  
BCLJ: June 21, 28 & July 5, 2024

**Estate of: William W Rankin**  
**a/k/a: William Wesley Rankin**  
Late of: Adams Township PA  
Executor: John T Richards III  
101 Bradford Road Suite 100  
Wexford PA 15090  
Attorney: John T Richards III  
Richards & Richards LLP  
101 Bradford Rd Ste 100  
Wexford PA 15090  
BCLJ: June 21, 28 & July 5, 2024

**Estate of: Joseph Anthony Savannah Sr**  
Late of: Butler Township PA  
Executor: Phyllis G Savannah  
205 Bluegrass Drive  
Butler PA 16001  
Attorney: Thomas J Doerr  
The Lynch-Law Group  
501 Smith Drive Suite 3  
Cranberry PA 16066  
BCLJ: June 21, 28 & July 5, 2024

**Estate of: Ronald H Shakely**  
Late of: Evans City PA  
Executor: Anne S Harrison  
185 Oak Ridge Drive  
Butler PA 16002  
Attorney: Julie C Anderson CELA  
Trinity Elder Law & Estate Planning LLC

PO Box 154  
Renfrew PA 16053  
BCLJ: June 21, 28 & July 5, 2024

**Estate of: Richard Neil Smith**  
Late of: Bruin PA  
Executor: Alisa C Buzzard  
455 East Slippery Rock Road  
Chicora PA 16025  
Attorney: Dennis M Sloan  
Sloan And Associates PC  
106 S Main St Suite 305  
Butler PA 16001  
BCLJ: June 21, 28 & July 5, 2024

**Estate of: Jerald Edgar Soose**  
**a/k/a: Joe Soose**  
**a/k/a: Jerald E Soose**  
**a/k/a: Gerald Edgar Soose**  
**a/k/a: Gerald E Soose**  
Late of: Center Township PA  
Executor: Joseph D Walker  
107 Woodford Drive  
Evans City PA 16033  
Attorney: David A Crissman  
Montgomery Crissman PLLC  
518 North Main Street  
Butler PA 16001  
BCLJ: June 21, 28 & July 5, 2024

**Estate of: Frederick G Wood**  
Late of: Renfrew PA  
Executor: Shawna E Leahey  
133 Hidden Springs Drive  
Renfrew PA 16053  
Attorney: Nora Gieg Chatha  
Tucker Arensberg PC  
1500 One PPG Place  
Pittsburgh PA 15222  
BCLJ: June 21, 28 & July 5, 2024

**MORTGAGES  
RECORDINGS ARE VERIFIED  
THROUGH  
May 25- May 31, 2024**

**234 Harmony LP; 234 Harmony Mgmt Inc--PEOPLES SECURITY BK & TR CO--Jackson Twp Parcel:180-4F100-13  
Acre:2.2486:\$1,000,000.00**

**Adamczak Revocable Living Tr By Trs; Regalski, Susan; Regalski, Susan Trs--FIRST NATL BK PA--Cranberry Twp Sub/Condo:Westminster Ests Lot:32  
Street:803 Westminster Ln Parcel:130-S39-A32:\$200,000.00**

**Andring, Caitlyn a/k/a; Andring, Caitlyn Marie a/k/a; Andring, Damon L a/k/a; Andring, Damon Lee a/k/a--PSECU--**

Corey Joseph Folino and Olivia Rose Haefner :202400393  
 Christopher Adam Becker and Paulina Valeria Briseno-Hernandez :202400402  
 Jonathan Kent Biery and Katherine Rose Lachendro :202400405  
 Reese Martin Barger and Hannah Elizabeth Mckee :202400400  
 Sharon Marie Keith Ms and William Henry Young Mr :202400397  
 Michael Wayne Adachi and Gabrielle Ann Slater :202400394  
 Gregory William Jones and Barbara Joanne Slobada :202400386  
 Carrie Ann Eichner and Scott Howard Tunstall :202400387  
 Michael Andrew Hufnagel and Angela P Walter :202400391  
 Amy Lynn Cataldi and Kory Samuel Wood :202400389

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**NOTICE OF TRUST ADMINISTRATION**

NOTICE is hereby given of the administration of the **THE JOHN EVANS REVOCABLE LIVING TRUST** and as amended. JOHN EVANS, Settlor of the Trust, died on March 26, 2024. All persons having claims against the Trust are requested to make known the same to the Successor Trustee or Attorney named below. All persons indebted to the Trust are requested to make payment without delay to the Successor Trustee or Attorney named below.

**Vincent A. Evans, Trustee**  
 558 Kohler Avenue  
 Butler, PA 16001

David M. Crissman, Esquire  
 Montgomery Crissman PLLC  
 518 North Main Street  
 Butler, PA 16001

BCLJ: July 5, 12 & 19, 2024

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IN THE COURT OF COMMON PLEAS  
 OF BUTLER COUNTY, PENNSYLVANIA  
 FREEDOM MORTGAGE CORPORATION  
 Plaintiff

v.

**RYAN J. TODD; KRISTEN RUGG**  
 Defendant(s)

CIVIL DIVISION

No.: 20-10176/CP22-20667/ED22-30069

Sale No.: ORIGINAL 5/17/24 SALE

**NOTICE TO: RYAN J. TODD**

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

Being Premises: 1957 Oneida Valley Road,  
 Karns City, PA 16041

Being in CONCORD TOWNSHIP, County of  
 BUTLER, Commonwealth of Pennsylvania,  
 110-3F08-15E

Improvements consist of residential property.

Sold as the property of Ryan J. Todd and  
 Kristen Rugg

Your house (real estate) at 1957 Oneida Valley Road, Karns City, PA 16041 is scheduled to be sold at the Sheriff's Sale on September 20, 2024 at 11:00 AM, at the PA-BUTLER, BUTLER COUNTY GOVERNMENT CENTER, 124 W DIAMOND STREET, JURY ASSEMBLY ROOM - 4TH FLOOR, BUTLER, PA 16001, to enforce the Court Judgment of \$190,349.92 obtained by, FREEDOM MORTGAGE CORPORATION (the mortgagee), against the above premises.

**BROCK & SCOTT, PLLC**  
 Attorney for Plaintiff  
 (844) 856-6646

BCLJ: July 5, 2024

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**REGISTER'S NOTICE**

I, **SARAH E. EDWARDS M.A., J.D.**, 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, JULY 8, 2024 at 1:30 PM of said day.**

<b>ESTATE OF:</b>	<b>PERSONAL REPRESENTATIVE</b>	<b>FILED</b>
<b>CHRISTY, Terry</b>	Lee Elizabeth A. Gribik, Administratrix	05/28/2024
<b>MAHARG, Mark B.</b>	Gary W. Maharg, Executor	05/20/2024
<b>MEEDER, Twyla M.</b>	Melvin B. Meeder, Executor	05/23/2024
<b>MENTCH, Matthew C.</b>	Slade R. Miller, Administrator	05/28/2024
<b>NUSS, Edith L.</b>	Matthew S. Nuss, Executor	05/28/2024
<b>OESTERLING, Lois Jean</b>	John E. Oesterling, Executor	05/23/2024
<b>VAN WYCK, Jeanette Marie</b>	Dallas Edward Van Wyck, Executor	05/16/2024
<b>VELAZQUEZ, Rafael G.</b>	Deborah J. Bender, Executrix	05/02/2024

<b>NAME</b>	<b>GUARDIAN/TRUSTEE/POA</b>	<b>FILED</b>
<b>KATHERINE J. FETHERLIN F/K/A KATHERINE J. SHORTT AND KATHY J. SHORTT, AGENT UNDER POA FOR JAMES M. SHORTT, JR DTD. JULY 5, 2005 AND TRUSTEE OF A TRUST DTD MAY 12, 2006</b>	Kathy J. Shortt, POA	05/28/2024
<b>KATHERINE J. FETHERLIN F/K/A KATHERINE J. SHORTT AND KATHY J. SHORTT, AGENT UNDER POA FOR JAMES M. SHORTT, JR DTD. JULY 5, 2005 AND TRUSTEE OF A TRUST DTD MAY 12, 2006</b>	Kathy J. Shortt, Trustee	05/23/2024

BCLJ: June 28 & July 5, 2024