

The Greene Reports

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

Vol. XXXVII, No. 29

April 11, 2019



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Since October 1982

The Greene Reports

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COURT OF COMMON PLEAS
Honorable Farley Toothman, President Judge
Honorable Louis Dayich, Judge

MOTIONS

Criminal & Civil & O.C.:
April 15, 17 & 19, 2019

CRIMINAL

Arraignments: April 15, 2019
ARDs: May 13, 2019
ARD Revocations: May 13, 2019
Parole Violations: April 15, 2019
Plea Court: May 14 & 15, 2019
License Suspension Appeals: April 15, 2019
Argument Court: April 22, 2019

ORPHANS

Accounts Nisi: May 6, 2019
Accounts Absolute: May 16, 2019

SUPREME COURT

SUPERIOR COURT

COMMONWEALTH COURT

Convenes in Pgh.: April 8 - 12, 2019

Convenes in Pgh.: April 1 - 5, 2019

Convenes in Pgh.: May 6 - 11, 2019

THE GREENE REPORTS

Owned and published by the GREENE COUNTY BAR ASSOCIATION

Editor: Josephine L. Ketcham

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the editorial staff to be reasonably interpreted as offensive, demeaning or insulting to any individual or group will not be published.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 Anonymous correspondence will not be published.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

Jessica Phillips, President

Christopher Simms, Vice-President

Cheryl Cowen, Secretary

Timothy Ross, Treasurer

Christine N. Nash, 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

Liberty Land Services LLC to Keystone Buckeye Energy LLC, 13.5 Acres O&G, \$1,500. (4-1-19)

Freestar Energy Group LLC to LPG Energy LLC, 60.13 Acres O&G, \$4,273.20 (4-2-19)

Jeffrey Mason et ux to Leatherwood LLC, R/W, \$374.17 (4-4-19)

Donald R Riffle et ux to Leatherwood LLC, R/W, \$170.39 (4-4-19)

CUMBERLAND TOWNSHIP

Diana L Kerr et al to Hill Top Energy Center LLC, R/W, \$49,465. (3-29-19)

Stanley J Wahula et al to Hill Top Energy Center LLC, R/W, \$20,000. (3-29-19)

Betty Forgen et con to Hill Top Energy Center LLC, R/W, \$3,338. (3-29-19)

Wellington Development-WVDT LLC to Hill Top Energy Center LLC, R/W, \$56,638.94 (3-29-19)

Stanley J Wahula et al to Hill Top Energy Center LLC, R/W, \$13,075. (3-29-19)

Stanley Wahula to Hill Top Energy Center LLC, R/W, \$13,075. (3-29-19)

Betty Forgen et con to Hill Top Energy Center LLC, R/W, \$1,524. (3-29-19)

Wellington Development-WVDT LLC to Hill Top Energy Center LLC, R/W, \$28,973.23 (3-29-19)

Ellen L Cubic et con to Rayles Rentals LLC, Lot 89 Nemaocolin, \$15,000. (3-29-19)

CUMBERLAND & MONONGAHELA TOWNSHIPS

Allegheny Energy Supply Company LLC to Hill Top Energy Center LLC, R/W, \$3,250,000. (3-29-19)

DUNKARD TOWNSHIP

Jeffrey L Higuera Est et al to Grant P Gallatin, Lot 14 Bobtown, \$63,000. (4-2-19)

FRANKLIN TOWNSHIP

Mark A Fudala to Marke H Walawander Jr et al, 1 Acre, \$350,000. (3-29-19)

Robert A Lang et ux to Richard W Howard et ux, Lot, \$25,000. (4-1-19)

John S Reese to Ojeda AD4 LLC, Tracts O&G, \$200,000. (4-2-19)

FRANKLIN & WAYNE TOWNSHIPS

Janet H McGhie to Three Rivers Royalty LLC, 3 Tracts O&G, \$1,075,962.50 (4-1-19)

JEFFERSON TOWNSHIP

David A Rose et ux to Nina Salsberry, .2628 Acre, \$4,000. (4-1-19)

RICHHILL TOWNSHIP

Michael D Miller et ux to CNX Midstream Devco I LP et al, R/W, \$290,402.70 (3-29-19)

Scott J Campbell et ux to CNX Midstream Devco I LP et al, R/W, \$124,909.96 (3-29-19)

Silver Fox Farms LLC et al to CNX Midstream Devco I LP, R/W, \$3,200,000. (4-1-19)

Silver Fox Farms LLC et al to CNX Gas Company LLC, R/W, \$1,000,000. (4-1-19)

Weston L Miller et ux to CNX Midstream Devco I LP, R/W, \$290,402.70 (4-4-19)

WASHINGTON TOWNSHIP

John W Schubert et ux to Timothy C Torri, Lots 379-381 Waynesburg Lakes, \$4,000. (4-2-19)

WAYNESBURG BOROUGH

Jo Ann Paolino Est to Jarrod Richter et ux, Lot, \$65,000. (3-29-19)

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WHITELEY TOWNSHIP

Robert H Mooney Jr to EQM Poseidon Midstream LLC, R/W, \$6,003.20 (4-1-19)
Jeff A Mooney to EQM Poseidon Midstream LLC, R/W, \$9,018.88 (4-1-19)
James A Husk to EQM Poseidon Midstream LLC, R/W, \$9,018.88 (4-1-19)
William S Mooney to EQM Poseidon Midstream LLC, R/W, \$18,037.60 (4-1-19)
Kay F Mooney to EQM Poseidon Midstream LLC, R/W, \$9,018.88 (4-1-19)
Kenneth C Mooney Revocable Living Trust to EQM Poseidon Midstream LLC, R/W, 18,037.60 (4-1-19)
Carol M Adamson to EQM Poseidon Midstream LLC, R/W, \$6,003.20 (4-1-19)
John W Mooney to EQM Poseidon Midstream LLC, R/W, \$18,037.60 (4-1-19)
Charles E Mooney to EQM Poseidon Midstream LLC, R/W, \$18,037.60 (4-1-19)
Kenneth R Husk to EQM Poseidon Midstream LLC, R/W, \$9,018.80 (4-1-19)
Althea M Taggart to EQM Poseidon Midstream LLC, R/W, \$6,003.20 (4-1-19)
Jeffery Raddish to Rice Poseidon Midstream LLC, R/W, \$55,008. (4-1-19)
Mary Ann Filer to EQM Poseidon Midstream LLC, R/W, \$18,037.60018.88 (4-1-19)
Crystal Dee McNett to Three Rivers Royalty LLC, 53.5 Acres O&G, \$72,759.12 (4-4-19)

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

DEANGELIS, RICHARD LEWIS a/k/a RICHARD L. DEANGELIS

Late of Clarksville, Greene County, Pennsylvania
Administratrix: Shirley M. Johnson, P O Box 144, Bobtown, PA 15315
Attorney: Gregory C. Hook, Esquire, 189 West High Street, P O Box 792,
Waynesburg, PA 15370

GRAY, CATHERINE L.

Late of Dunkard Township, Greene County, Pennsylvania
Executrix: Phyllis J. Stefko, 423 Willow Crossing Road, Greensburg, PA 15601
Attorney: James N. Falcon, Esquire, 22-24 South Fourth Street,
Youngwood, PA 15697

MURRAY, LARRY WILLIAM

Late of Morris Township, Greene County, Pennsylvania
Executrix: Jody L. Plumley a/k/a Jody L. Nader, 362 Van Meter Road,
Rostraver Township, PA 15012
Attorney: None

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SECOND PUBLICATION

KELLER, RICHARD E.

Late of Cumberland Township, Greene County, Pennsylvania
Executor: Bryan E. Edgar, 51951 Whitehall Road, St. Clairsville, OH 43950
Kimberly J. Simon-Pratt, Esquire, 223 East High Street,
Waynesburg, PA 15370

THIRD PUBLICATION

BARNHART, HUBERT LEE

Late of Springhill Township, Greene County, Pennsylvania
Executor: Terry Leo Barnhart, 869 Ned Ridge Road, New Freeport, PA 15352
Attorney: David F. Pollock, Esquire, Pollock Morris Belletti & Simms LLC,
54 South Washington Street, Waynesburg, PA 15370-2036

BEAL, RONALD RAY

Late of Dilliner, Greene County, Pennsylvania
Administrator: Ronald Ray Beal, Jr., 198 Main Street, Dilliner, PA 15327
Attorney: Douglas S. Sholtis, Esquire, 76 East Main Street, Uniontown, PA 15401

DONHAM, JUNE H.

Late of Garards Fort, Monongahela Township, Greene County, Pennsylvania
Executor: Bruce Gideon, 8855 SW 194 Court, Dunnellon, FL 34432
Attorney: Gregory C. Hook, Esquire, 189 West High Street, P O Box 792,
Waynesburg, PA 15370

HARSHMAN, MARIE

Late of Jefferson, Greene County, Pennsylvania
Executor: Dale E. Harshman, 154 Washington Street, Jefferson, PA 15344
Attorney: Kirk A. King, Esquire, 77 South Washington Street,
Waynesburg, PA 15370

NELSON, JOE W.

Late of Waynesburg, Greene County, Pennsylvania
Administratrix c.t.a.: Deborah Troicke, 250 East Greene Street,
Waynesburg, PA 15370
Attorney: Kirk A. King, Esquire, 77 South Washington Street,
Waynesburg, PA 15370

TARASUK, OLGA

Late of Franklin Township, Greene County, Pennsylvania
Administrator:
Attorney: Timothy N. Logan, Esquire, 54 North Richhill Street,
Waynesburg, PA 15370

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LEGAL NOTICE

NOTICE OF HEARING

TO KARISSA BREWER:

A PETITION HAS BEEN FILED ASKING THE COURT TO PUT AN END TO ALL RIGHTS YOU HAVE TO YOUR CHILD, E.T.G., BORN AUGUST 19, 2011. THE COURT HAS SET A HEARING TO CONSIDER ENDING YOUR RIGHTS TO YOUR CHILD. THAT HEARING WILL BE HELD ON THE 17TH DAY OF APRIL, 2019, AT THE GREENE COUNTY COURTHOUSE, WAYNESBURG, PENNSYLVANIA, AT 8:45 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 TO YOUR CHILD MAY BE ENDED BY THE COURT WITHOUT 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 CONTACT THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Court Administrator
Greene County Courthouse
Waynesburg, PA 15370
PHONE: (724) 852-5237

Southwestern Pennsylvania Legal Aid Society
63 South Washington Street
Waynesburg, PA 15370
PHONE: (724) 627-3127

LEGAL NOTICE

IN THE COURT OF COMMON PLEAS OF GREENE COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW
A.D. NO. 361, 2018

NOTICE OF ACTION IN MORTGAGE FORECLOSURE

First Federal Savings and Loan Association of Greene County, Plaintiff
vs.

Dusty Haught a/k/a Dusty T. Haught and Melissa Haught a/k/a Melissa M. Haught, husband and wife, their heirs, successors and assigns

TO: Dusty Haught a/k/a Dusty T. Haught and Melissa Haught a/k/a Melissa M. Haught, husband and wife, their heirs, successors and assigns

PRESENTLY OR FORMERLY OF 528 Mt. Morris Road, Mt. Morris, PA 15349. A lawsuit has been filed against you in mortgage foreclosure and against your real estate at 528 Mt. Morris Road, Mt. Morris, PA 15349 because you have failed to make the regular monthly payments of your mortgage loan and the loan is in default. The lawsuit is an attempt to collect a debt from you owed to the Plaintiff, First Federal Savings and Loan Association of Greene County. The lawsuit is filed in the Greene County Court of Common Pleas, at the above term and number.

IF YOU WISH TO DEFEND, YOU MUST ENTER A WRITTEN APPEARANCE PERSONALLY OR BY AN 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.

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YOU SHOULD TAKE THIS PAPER 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.

LAWYER REFERRAL SERVICE
Greene County
Greene County Courthouse
10 East High Street
Waynesburg, PA 15370
724-852-5237

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. ED-12-2019 AD-875-2018

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, APRIL 26 2019
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.

PNC Bank, National Association
vs.
Marilyn Banghart

ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE TOWNSHIP OF CUMBERLAND, GREENE COUNTY, PENNSYLVANIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: PARCEL NO. 05-07-511, 05-07-119E ALSO KNOWN AS 127 SCHROYERS LAND, CARMICHAELS, PA 15320

BEING THE SAME PREMISES WHICH MARILYN BANGHART, AN UNMARRIED WOMAN, BY DEED DATED MARCH 15, 2011 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF GREENE COUNTY ON MAY 20, 2011 IN DEED BOOK 0439, PAGE 1227, GRANTED AND CONVEYED UNTO MARILYN BANGHART AND JOHN WAGGETT. JOHN WAGGETT DIED MARCH 10, 2017, AND PURSUANT TO THE SURVIVORSHIP LANGUAGE ON THE ABOVE REFLECTED DEED ALL OF HIS RIGHTS, TITLE AND INTEREST PASSED TO MARILYN BANGHART.

PROPERTY ADDRESS: 127 Schroyers Land, Carmichaels, PA 15320
UPI/TAX PARCEL NUMBER: 05-07-111, 05-07-119E

Seized and taken into execution to be sold as the property of MARILYN BANGHART OR ADULT IN CHARGE, in suit of PNC BANK NATIONAL ASSOCIATION.

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

MARCUS SIMMS, Acting Sheriff
Greene County, Pennsylvania