

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. XLI, No. 6

July 16, 2026



Table of Contents

Deed Notices	Page 3
Estate Notices	Page 4
First and Final Account	Page 5
Sheriff's Sale	Page 5

Serving the Legal Community of Greene County
Since October 1982

The Greene Reports

2-----7/16/26-----

COURT OF COMMON PLEAS
Honorable Jeffry N. Grimes, President Judge
Honorable Christopher M. Simms, Judge

MOTIONS

Criminal & Civil & O.C.:
July 20 and 22, 2026

CRIMINAL

Arraignments: July 20, 2026
ARDs: August 11, 2026
ARD Revocations: August 10, 2026
Parole Violations: August 3, 2026
Plea Court: August 11-12, 2026
License Suspension: August 18, 2026

ORPHANS

Accounts Nisi: August 3, 2026
Accounts Absolute: August 14, 2026

SUPREME COURT

SUPERIOR COURT

COMMONWEALTH COURT

Convenes in Pgh.: October 14-16, 2026
Convenes in Pgh.: September 15-16, 2026
Convenes in Pgh.: November 16-20, 2026

THE GREENE REPORTS

Owned and published by the GREENE COUNTY BAR ASSOCIATION

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the editorial staff to be reasonably interpreted as offensive, demeaning or insulting to any individual or group will not be published.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 Anonymous correspondence will not be published.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

Joyce A. Hatfield-Wise, President

Adam J. Belletti, Vice-President

John R. Headley, Secretary

Lukas B. Gatten, Treasurer

Timothy M. Ross, Ex-Officio

ARGUMENTS

Argument Court: August 19, 2026

CIVIL

Domestic Relations Contempts: July 28, 2026
Domestic Relations Appeals: July 28, 2026

JUVENILE

Plea Day: July 16, 2026

The Greene Reports

-----7/16/26-----3

DEED TRANSFERS

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

ALEPPO TOWNSHIP

Rosalind B. Laur to Consol Pennsylvania Coal Co LLC, et ux., 5 Tracts, \$665,000.00 (7-14-26)

CENTER TOWNSHIP

Charles B. Reed, et ux., to Sayers Family Farm LLC, 12.358 Acres, Coal, Oil, Gas & Minerals, \$248,873.66 (7-8-26)

CUMBERLAND TOWNSHIP

Nicholas Clarke, et ux., to Karen Franks, et ux., Tract, \$150,000.00 (7-9-26)
Charlotte Jane Clovis Estate, et ux., to Linda L. Sonneborn, Lots 4-6, Block 3, Hathaway Add., \$250,000.00 (7-8-26)

Triple H Realty Group LLC, et ux., to CJRE LLC, Lot, \$32,000.00 (7-9-26)
Brian Steinmiller, et ux., to Raymond Hamilton, Lot 151, Nemacolin, \$16,000.00 (7-10-26)

DUNKARD TOWNSHIP

MEPCO LLC to Dunkard Creek Water Treatment System LLC, Tracts, \$49,720.00 (7-13-26)

FRANKLIN TOWNSHIP

Milwaukee Public Museum to EQT Production Company, 41.704356 Acres, O&G, \$16,212.40 (7-8-26)

Rodney Ervin Durbin Estate a/k/a Rodney Durbin Estate, et al., to Edward Gaskill, et ux., Lot 243, Waynesburg Improvement, \$10,000.00 (7-9-26)

Iron Emerald LLC to EQM Gathering OPCO LLC, R/W, Tract, \$32,400.00 (7-10-26)
Ross E. Mayhle to EQT Midstream Company LLC, R/W, 73.57 Acres, \$251,125.00 (7-10-26)

JACKSON TOWNSHIP

Hilltop Minerals LLC to EQT Production Company, 1 Acre, O&G, \$4,500.00 (7-10-26)

JEFFERSON TOWNSHIP

Michael Lewis, et ux., to Angelica G. Ricci, et ux., 2 Tracts, \$379,900.00 (7-8-26)
Charles B. Reed, et ux., to Sayers Family Farm LLC, Tracts, Coal, Oil, Gas & Minerals, \$86,105.16 (7-8-26)

Jill L. Farkas to Jonathan David Hanson, Lot 60, Braden Farm Plan, \$75,000.00 (7-13-26)

MONONGAHELA TOWNSHIP

Longview Power LLC to MEPCO LLC, 16.9402 Acres, \$1,164,817.50 (7-13-26)

MORRIS TOWNSHIP

Sharon L. Despines to EQT Production Company, .2389 Acre, O&G, \$100.00 (7-10-26)

The Greene Reports

4-----7/16/26-----

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

JACOBS, SHIRL W. A/K/A SHIRL WHITE JACOBS

Late of Cumberland Township, Greene County, Pennsylvania

Executor: Ronald Jacobs, 658 White Thorn Road, Graysville, PA 15337

Attorney: Marissa A. Stewart, Esquire, Pollock Morris Belletti LLC, 54 South Washington Street, Waynesburg, PA 15370

THIRD PUBLICATION

HUFFMAN, DONNA S. A/K/A DONNA LEE HUFFMAN

Late of Franklin Township, Greene County, Pennsylvania

Executor: Kurtis W. Huffman, 8002 Cubs Den Land, Murrys ville, PA 15668

Attorney: Adam J. Belletti, Esquire, Pollock Morris Belletti LLC, 54 South Washington Street, Waynesburg, PA 15370

JOHNSON, RAY F., JR.

Late of Dunkard Township, Greene County, Pennsylvania

Administratrix: Delena Darlene Johnson, 267 Creek Hill Road, Dilliner, PA

Attorney: None

STOCKDALE, ANNA T.

Late of Franklin Township, Greene County, Pennsylvania

Administratrix: Sandra K. Sandrock, 13203 Point Pleasant Drive, Fairfax, VA 22033

Attorney: Lukas B. Gatten, Esquire, Logan & Gatten Law Offices, 54 N. Richhill Street, Waynesburg, PA 15370

TENNEY, ERIC O., SR.

Late of Wayne Township Greene County, Pennsylvania

Administrator: Eric O. Tenney, Jr., 312 Fourth Street, Greensboro, PA 15338

Attorney: David F. Pollock, Esquire, Pollock Morris Belletti LLC, 54 South Washington Street, Waynesburg, PA 15370

The Greene Reports

-----7/16/26-----5

FIRST AND FINAL ACCOUNT

LIST OF FIRST AND FINAL ACCOUNTS TO BE PRESENTED TO THE COURT BY CRYSTAL D WALTERS, CLERK OF COMMON PLEAS COURT, ORPHANS' COURT DIVISION ON AUGUST 03, 2026 FOR NISI CONFIRMATION AND ON AUGUST 14, 2026 FOR FINAL CONFIRMATION.

The First & Final Account of Seth Alexander Shubert, Executor of the Estate of Margaret Allyn Bigley AKA Margaret Bigley AKA Margaret A. Taylor, Deceased.

Attorney: Lukas B. Gatten, Esq.

54 N. Richhill St.

Waynesburg, PA 15370

(724) 627-6026

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)

No. ED-20-2026 AD 64-2026

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, JULY 24, 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 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 lot of ground Morgan Township, Greene County, Pennsylvania, and being Lot No. 221, Mather Plan of Lots, Greene County Plan Book 1, page 108.

HAVING ERECTED THEREON A DWELLING BEING KNOWN AND NUMBERED AS: 221 SECOND STREET, MATHER, PA 15346 (AKA SIS SECOND STREET, BEING LOT 2, PARCEL #17-11-326)

TAX PARCEL#: 17-11-326

DEED BOOK 438, PAGE 2893

TO BE SOLD AS THE PROPERTY OF TANYA J. O'NEAL F/K/A TANYA J. ARIGONI TUBBS, UNER GREENE COUNTY, PA WDGMENT

NO. AD-64-2026

The Greene Reports

6-----7/16/26-----

PROPERTY ADDRESS: 221Second Street, Mather, PA 15346

UPI/TAX PARCEL NUMBER: 17/11/326

Seized and taken into execution to be sold as the property of TANYA J O'NEAL FKA TANYA J ARIGONI-TUBBS, TANYA O'NEAL F/K/A ARIGONI in suit of US BANK NATIONAL ASSOCIATION AS TRUSTEE FOR PA HOUSING FINANCE.

Attorney for the Plaintiff:
Purcell, Krug & Haller
Harrisburg, PA 717-234-4178

MARCUS N. SIMMS, Sheriff
Greene County, Pennsylvania

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)

No. ED-1-2026 AD 873-2025

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, JULY 24, 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 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 those two (2) lots of ground in Cumberland Township, Greene County, Pennsylvania, as follows:

TRACT NO. I: fronting 50 feet on South Street and 100 feet along Elm Alley; and being the Western one-third (1/3) part of Lots 1 and 2, Block 2, Hathaway Plan of Lots.

TRACT NO. II: being 10x100 and containing 1,000 square feet.

HAVING ERECTED THEREON A DWELLING BEING KNOWN AND NUMBERED AS:
303 WEST SOUTH STREET CARMICHAELS, PA 15320

TAX PARCEL#: 05-25-111

Instrument No. 2008-00002078

No. AD-873-2025

PROPERTY ADDRESS: 303 West South St, Carmichaels, PA 15320

UPI/TAX PARCEL NUMBER: 05-25-111

Seized and taken into execution to be sold as the property of STEVEN J INGRAM, STEVEN J INGRAM in suit of PENNSYLVANIA HOUSING FINANCE AGENCY.

The Greene Reports

-----7/16/26-----7

Attorney for the Plaintiff:
Purcell, Krug & Haller
Harrisburg, PA 717-234-4178

MARCUS N. SIMMS, Sheriff
Greene County, Pennsylvania