

Mercer County Law Journal

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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 their attorneys named below.

FIRST PUBLICATION

BORKO, JONINE MARIE a/k/a BORKO, JONINE M.
2015-748

Late of Hermitage, Mercer Co., PA
Executor: Christine Plummer, 1226 Webster Street, Farrell, PA 16121
Attorney: Wade M. Fisher
DUNKERLEY, SALLY ANNE a/k/a DUNKERLEY, SALLY A.
2015-743

Late of Coolspring Twp., Mercer Co., PA
Administrator: Douglas L. Dunkerley, P.O. Box 4172, Palmer, Alaska 99645
Brenda K. McBride
HEDEGORE BETTY LOU
2015-750

Late of Grove City Borough, Mercer Co., PA
Co-Executors: Jeffrey A. Hedegore, 212 E. Pine St., Grove City, PA 16127; Gregory L. Hedegore, 9955 Mariner St., Portage, MI 49002
Attorney: Timothy L. McNickle
PACHE, SUZANNE J. a/k/a PACHE, SUZANNE JANE
2015-749

Late of Hermitage, Mercer Co., PA
Executrix: PNC Bank, N.A.; Lisa L. Masi, Estate Settlement Officer, 901 State St., Erie, PA 16501
Attorney: Carolyn E. Hartle

SECOND PUBLICATION

DOUGLASS, DONALD LEE a/k/a DOUGLASS, DONALD L.
2015-737

Late of Sharon, Mercer Co., PA
Executor: Donald A. Douglass, 62 North 3rd Street Ext., Greenville, PA 16125
Attorney: Charles S. Hersh
FAULK, HARVEY RAYMOND a/k/a FAULK, HARVEY R.
2015-740

Late of Sandy Creek Twp., Mercer Co., PA
Administrator/Administratrix: Linda Temple, 228 Georgetown Rd., Hadley, PA 16130; David James Dixon, 3752 N. Hermitage Rd., Lot 27, Transfer, PA 16154
Attorney: Timothy L. McNickle
FLAMBERG, IRA WAYNE a/k/a FLAMBERG, IRA W.
2015-731

Late of Hermitage, Mercer Co., PA

Executrix: Stephanie Ann Flamberg, 10380 Carmel Dr., Plain City, OH 43064

Attorney: Chester B. Scholl, Jr.
HETRICK, LAURA F. a/k/a HETRICK, LAURA
2015-744

Late of Hermitage, Mercer Co., PA
Executrix: Linda Lee Hetrick Barr, 351 Pulaski Rd., Pulaski, PA 16143
Attorney: William J. Madden
KARDOS, JOSEPH M., SR. a/k/a KARDOS, JOSEPH M.
2015-722

Late of Wheatland Borough, Mercer Co., PA
Executrix: Georgina Kardos, 35 Cherry St., P.O. Box 225, Wheatland, PA 16161
Attorney: Ryan A. Mergl
KIRK, LESTER, JR. a/k/a KIRK, LESTER
2015-734

Late of West Middlesex Borough, Mercer Co., PA
Executor: Kevin J. Kirk, 339 Heasley Rd., Pulaski, PA 16143
Attorney: Douglas M. Watson
LUTHER JULIA M.
2015-729

Late of Sharon, Mercer Co., PA
Executrix: Kathy Mack, 187 Maple Grove Rd., West Middlesex, PA 16159
Attorney: Carolyn E. Hartle
NELSON, PHYLLIS W.
2015-728

Late of Sharon, Mercer Co., PA
Executrix: Theresa N. Monilaw, 1118 Pilgrim Dr., Sharon, PA 16146
Attorney: Audra M. Kosmowski
SCHELL, JOAN M.
2015-738

Late of Greenville Borough, Mercer Co., PA
Administratrix: Billie D. Hunt, 545 Cohasset Dr., Hermitage, PA 16148
Attorney: C. Barton Jones
TIDD, JAMES ANDREW a/k/a TIDD, JAMES A.
2015-705

Late of Grove City Borough, Mercer Co., PA
Administratrix: Bonnie Tidd, 180 N. Liberty Rd., Grove City, PA 16127
Attorney: Larry J. Puntureri, 2102 Wilmington Rd., New Castle, PA 16105 724-657-0555

THIRD PUBLICATION

ALLAN, CONSTANCE L. a/k/a ALLAN, CONSTANCE
2015-724

Late of Hermitage, Mercer Co., PA
Executrix: Lana Minter, 8219 Wheeler Street, Masury, OH 44438
Attorney: Victor Heutsche
CROSBY, RICHARD L. a/k/a CROSBY, RICHARD LEE a/k/a

CROSBY, RICHARD K.
2015-629

Late of Delaware Twp., Mercer Co., PA
Administratrix: Shirley M. Sapala, 15 Beil Hill Rd., Greenville, PA 16125
Attorney: Jason R. Dibble
MARQUETTE, ADA a/k/a MARQUETTE, ADA M.
2015-726

Late of West Salem Twp., Mercer Co., PA
Executrix: Henrietta Matson, 6588 Nickerson Rd., Kinsman, OH 44428
Attorney: Deborah L. Smith
WIBLE, JOHN DEWEY a/k/a WIBLE, JOHN D.
2015-727

Late of Sharpsville Borough, Mercer Co., PA
Executrix: Elaine M. Wible, 6305 4th St., Sharpsville, PA 16150
Attorney: Charles S. Hersh

ESTATE NOTICE

Estate of Stephen Zachary Weinstein a/k/a Stephen Weinstein, Deceased.
Late of Finley Twp., Mercer County, PA. D.O.D. 8/29/15. Letters Testamentary on the above Estate have been granted to the undersigned, who request all persons having claims or demands against the estate of the decedent to make known the same and all persons indebted to the decedent to make payment without delay to Erwin Miller, Esq., Executor, c/o Milton D. Abowitz, Esq., 1420 Walnut St., Ste. 1012, Phila., PA 19102. Or to his Atty.: Milton D. Abowitz, 1420 Walnut St., Ste. 1012, Phila., PA 19102.
M.C.L.J. – Nov. 24, Dec. 1, 8, 2015

SHERIFF'S SALE

MONDAY
JANUARY 4, 2016
10:00 AM

MERCER COUNTY SHERIFF'S OFFICE
205 S ERIE ST, MERCER PA 16137

MERCER COUNTY

By virtue of various Writs of Execution issued out of the Court of Common Pleas of Mercer County, Pennsylvania, there will be exposed to SALE by public auction in the Office of the Sheriff of Mercer County, 205 S. Erie St., Mercer, Pa at the stated time and date, the following described real estate, subject to the TERMS OF SALE, as follows:

WRIT OF EXECUTION NO. 2014-02934

KML LAW GROUP PC PLAINTIFF'S ATTORNEY
OCTOBER 27, 2015 LEVIED ON THE FOLLOWING
ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) JEFFREY ADAMS AND GERALYN A. ELDRIDGE IN AND TO:
ALL THAT certain piece or parcel of land

situate in the Borough of Sharpsville, County of Mercer and Commonwealth of Pennsylvania, being known as Lot No. 163 in the Martin L. Knight Addition to Borough of Sharpsville, as recorded in the Records of Mercer County, Pennsylvania, in Deed Book "X", Volume 5, at page 594, and said Lot being bounded and described as follows;

On the North by Lot No. 164 in said Addition, a distance of one hundred forty (140') feet; on the East by Ashton Avenue, a distance of forty (40') feet; on the South by Lot No. 162 In said Addition, a distance of one hundred forty (140') feet; and on the West by White Alley, a distance of forty (40') feet.

Property known as; 1614 Ashton Avenue, Sharpsville, PA 16150.

Tax ID #: 72-844-020

JUDGMENT - \$ 99,767.76

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) JEFFREY ADAMS AND GERALYN A. ELDRIDGE AT THE SUIT OF THE PLAINTIFF U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION AS TRUSTEE AS SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CERTIFICATEHOLDERS OF BEAR STERNS ASSET BACKED SECURITIES I LLC, ASSET BACKED-CERTIFICATES, SERIES 2005-HE11

WRIT OF EXECUTION NO. 2014-00895

KML LAW GROUP PC PLAINTIFF'S ATTORNEY
OCTOBER 20, 2015 LEVIED ON THE FOLLOWING
ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) TODD M. BAIN AND MARILYN N. BAIN IN AND TO:

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

PARCEL NO.1: KNOWN as Tract No.3 in Sparkses Highway Farms as surveyed and plotted by Charles P. Clarke, Civil Engineer, in September, 1951 by Plan recorded in Plan Book 3, Page 235, and being further described as follows:

BEGINNING at a point on the east line of land of Clarence S. Braine at the northwest corner of Parcel No.2 hereinafter described and being the southwest corner of the parcel herein described; THENCE by the cast line of land of Clarence S. Braine, North 1 degrees West, a distance of 277 feet to a point on the south line of Tract No.2 in the Plan; North 89 degrees East, a distance of 752 feet to a point in the centerline of the Sandy Lake-Grove City Road (S.R. 0173); THENCE by the center of the Sandy Lake-Grove City Road, southwardly, a distance of 277 feet to a point on the north line of Parcel No.2 hereinafter described; and THENCE by the north line of Parcel No. 2 hereinafter described, westwardly, 622 feet to the place of beginning.

PARCEL NO.2: KNOWN as Tract 4 in

Sparkes Highway Farms Plan and being further described as follows; on the North for 822 feet by Parcel No.1 above-described; on the East by the centerline of Sandy Lake-Grove City Road for 257 feet; on South by the north line of Tract No.5 in the Plan for 883 feet; and on the West for 257 feet by land of Clarence S. Braine.

PARCEL NO. 154-103

BEING Known As: 1767 Sandy Lake Grove City, Jackson Center, PA 16133

JUDGMENT - \$ 96,512.74

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) TODD M. BAIN AND MARILYN N. BAIN AT THE SUIT OF THE PLAINTIFF U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, IN TRUST FOR REGISTERED HOLDERS OF FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2007- FF I

**WRIT OF EXECUTION
NO. 2015-01749**

KML LAW GROUP PC PLAINTIFF'S ATTORNEY
OCTOBER 28, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) BRUCE HERSTER IN AND TO:

PARCELS 4-AU-33 / 4- AU-34

Land situated in the City of Sharon in the County of Mercer in the State of PA

PARCEL ONE:

ALL THAT CERTAIN TRACT OR PARCEL OF LAND SITUATE IN THE CITY OF SHARON, MERCER COUNTY, PENNSYLVANIA, KNOWN AS LOT NO.234 IN FOREST HILLS SECTION, ELMHURST ALLOTMENT OF SHARON REALTY AND INSURANCE COMPANY, WHICH PLAN IS RECORDED IN THE RECORDER'S OFFICE OF MERCER COUNTY IN PLAN BOOK 5, PAGE 3, SAID LOT NO.234 HEREIN CONVEYED, BEING MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:

ON THE NORTH BY LOT NO 236 IN SAID PLAN;

ON THE EAST BY LOT NO 242 IN SAID PLAN;

ON THE SOUTH BY LOT NO. 235 IN SAID PLAN; AND

ON THE WEST BY SERVICE AVENUE, HAVING A FRONTAGE ON SERVICE AVENUE OF FORTY-NINE AND SEVENTY-ONE HUNDRED FEET AND EXTENDING EASTWARD, OF UNIFORM WIDTH, A DISTANCE OF ONE HUNDRED FORTY AND FIFTY-TWO HUNDREDTHS FEET ALONG THE NORTHERN BOUNDARY AND A DISTANCE OF ONE HUNDRED FORTY AND FIFTY-FOUR HUNDREDTHS FEET ALONG THE SOUTHERN BOUNDARY.

PARCEL TWO:

ON THE WEST BY SERVICE AVENUE; ON THE SOUTH BY LOT NO. 235 IN SAID PLAN;

ON THE EAST BY LOT NO. 241; AND ON THE NORTH BY A FIFTEEN FEET LANE, HAVING A FRONTAGE OF FORTY-NINE AND SEVENTY-ONE HUNDREDTHS FEET ON SERVICE AVENUE AND EXTENDING EAST-

WARD, A DISTANCE OF ONE HUNDRED FORTY AND FIFTY-TWO HUNDREDTHS FEET ALONG THE SOUTHERN BOUNDARY, AND A DISTANCE OF ONE HUNDRED FORTY AND FIFTY-ONE HUNDREDTHS FEET ALONG THE NORTHERN BOUNDARY.

Commonly known as: 603 Service Ave, Sharon, PA 16146

JUDGMENT - \$ 61,092.28

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) BRUCE HERSTER AT THE SUIT OF THE PLAINTIFF BANK OF AMERICA, N.A.

**WRIT OF EXECUTION
NO. 2015-00210**

KML LAW GROUP PC PLAINTIFF'S ATTORNEY

OCTOBER 27, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) CORY EVAN SCHUPP, EXECUTOR OF THE ESTATE OF ANNA M. SCHUPP IN AND TO:

ALL THAT CERTAIN property situate in the City of Hermitage, Mercer County, Pennsylvania, constituting the following described Unit 1 (as that term is defined by the Act of General Assembly of Pennsylvania of July 2, 1980, P.L. 286, known as the Uniform Condominium Act (the "Act"), as amended, (the "Unit") of The Ledges at Pierce Bluffs Condominium (the "Condominium") located as shown on the Declaration of Condominium, as recorded August 13, 2004 at 2004-014391, (the "Declaration") together with the percentage of ownership in the common areas and facilities declared by the Declaration of Condominium Ownership for the Condominium to be an appurtenance to the Unit, as follows:

Unit 1

Percentage of Interest in Common Elements 5.26%

TOGETHER, with all appurtenances.

Subject Property Address: 2426 Pebble Creek Court, Hermitage, PA 16148

PARCEL No. 11-641826

JUDGMENT - \$146,612.48

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) CORY EVAN SCHUPP, EXECUTOR OF THE ESTATE OF ANNA M. SCHUPP AT THE SUIT OF THE PLAINTIFF NEW PENN FINANCIAL LLC DBA SHELLPOINT MORTGAGE SERVICING

**WRIT OF EXECUTION
NO. 2015-01987**

LAW OFFICES OF GREGORY JAVARDIAN PLAINTIFF'S ATTORNEY OCTOBER 28, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) REBECCA A. BREWER A/K/A REBECCA A. WATROUS AND DANIEL M. BREWER IN AND TO:

ALL THAT CERTAIN piece or parcel of land situate in the Borough of Greenville; Mercer County, Pennsylvania, being known and designated as Lot No. 18 in the East Greenville Acres, as shown on a plan thereof recorded in the Office of the Recorder of Deeds for Mercer County, Pennsylvania in Plan Book 7, Page 42, being more particularly bounded and described as follows:

Bounded on the North by Lot No. 20 of said Plan, for a distance of 119.33 feet; bounded on the East by Lot No. 19, for a distance of 224 feet; bounded on the South by East Greenville Drive, for a distance of 85 feet; and bounded on the West by Manor View Drive, for a distance of 184.21 feet. In addition, the Southwest corner is on a curve 62.83 feet with a radius of 40 feet.

BEING THE SAME PREMISES which Rodolfo Buiser and Cynthia A. Buiser, husband and wife, by Deed dated July 28, 1999 and recorded August 5, 1999 in the Office of the Recorder of Deeds in and for Mercer County in Deed Book Volume 0303, Page 0725, granted and conveyed unto Rebecca A. Watrous.

BEING KNOWN AS: 8 East Greenville

Drive, Greenville, PA 16125

PARCEL #55-536-031

JUDGMENT - \$105,692.19

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) REBECCA A. BREWER A/K/A REBECCA A. WATROUS AND DANIEL M. BREWER AT THE SUIT OF THE PLAINTIFF CITIZENS BANK OF PENNSYLVANIA

**WRIT OF EXECUTION
NO. 2015-02315**

MARTHA E VON ROSENSTIEL PC PLAINTIFF'S ATTORNEY
OCTOBER 27, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) DONALD L. SHOWMAN AND LINDA L. SHOWMAN IN AND TO:

ALL THAT CERTAIN piece or parcel of land situate in the City of Sharon, County of Mercer and Commonwealth of Pennsylvania, being known as Lot Number One Hundred Five (105) in the Federal Heights Plan of Lots, and recorded in the Recorder's Office of Mercer County, Pennsylvania in Deed Book "M", Volume 12, Page 7, the land herein conveyed being more particularly bounded and described as follows:

ON THE NORTH by Leslie Street, distance of fifty-three and ninety-one hundredths (53.91) feet, on the East by Lot Number One Hundred Six (106) in said Plan, a distance of one hundred twenty (120) feet, now or formerly owned by Howard Patterson, on the South by Lots Numbered One Hundred Twenty-One (121) and One Hundred Twenty-Two (122) in said Plan, a distance of forty-five and one hundred two thousandths (45.102) feet, and on the West by Lot Number One Hundred Four (104) in said Plan, now or formerly owned by Michael Seginak, a distance of one hundred twenty (120) feet.

Parcel # 4-AH-27

IMPROVEMENTS: Residential dwelling

Being the same premises which Dale Spangler and Patricia Anne Spangler, husband and wife, granted and conveyed unto Donald I. Showman and Linda L. Showman, husband and wife, by deed dated August 15, 2005 and recorded August 19, 2005 in Mercer County Record Book 05DR13417 for the consideration of \$54,500.00

Tax ID # 4-AH-27

LOCATION — 1084 Leslie Street, Sharon PA 16146

JUDGMENT - \$ 52,472.36

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) DONALD L. SHOWMAN AND LINDA L. SHOWMAN AT THE SUIT OF THE PLAINTIFF FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE")

**WRIT OF EXECUTION
NO. 2013-03599**

MCCABE WEISBERG & CONWAY PC PLAINTIFF'S ATTORNEY
SEPTEMBER 28, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) JILL A. EMMETT IN AND TO:

ALL THAT CERTAIN piece or parcel of land situate in the Borough of Greenville, Mercer County, Pennsylvania, being all of Lot No. 3 and the easterly one-half of Lot No. 2 in the revised portion of the Campbell-McFate Addition to Greenville, Pennsylvania, as recorded in the Office of the Recorder of Deeds of Mercer County, Pennsylvania, in Plan Book 2, page 203, and being more particularly bounded and described as follows:

Bounded on the north by Chambers Avenue; On the east by Lot No. 4 in said Addition; on the south by Lot No. 14 and part of Lot No. 15 in said Addition; on the west by the remaining part of Lot No. 2 in said Addition; said property fronting seventy-nine and one-half (79 ½) feet on Chambers Avenue and extending back of uniform width a distance of one hundred thirty-three (133) feet.

Being known as: 93 Chambers Avenue, Greenville, Pennsylvania 16125

BEING THE SAME PREMISES WHICH Kevin L. Polley, executor of the estate of Charles G. Polley by deed dated January 13, 2005 and recorded January 24, 2005 in Instrument Number 2005-001330, granted and conveyed unto Jill A. Emmett.

TAX I.D. 055-005580

JUDGMENT - \$ 96,444.49

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) JILL A. EMMETT AT THE SUIT OF THE PLAINTIFF THE BANK OF NEW YORK MELLON, F/K/A THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2005-2

**WRIT OF EXECUTION
NO. 2015-02061**

MCCABE WEISBERG & CONWAY PC PLAINTIFF'S ATTORNEY

SEPTEMBER 18, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) ETHEL MCCLAIN IN AND TO:

All that certain parcel of land situate in the City of Farrell, County of Mercer and Commonwealth of Pennsylvania, being more particularly bound and described as follows and being Lot 12 in the Farrell Crossing Plan No. 1 as recorded in the Recorder's Office of Mercer County, Pennsylvania in Instrument Number 2003-007161-58.

Lot 12

Beginning at a point on the intersection or the easterly right-of Way line of Fruit Avenue (a 50.00 foot street) with the northerly right-of-way line of Kedron Street (a 50.00 foot street) in the Farrell Crossing Plan No. 1, as recorded; thence along said easterly right-of-way line of Fruit Avenue North 00° 04' 00" West 60.00 feet to a point on the dividing line between land of Lot 13 in said Farrell Crossing Plan No. 1 and land of the herein described Lot 12; thence along said dividing line North 89° 56' 00" East, 124.96 feet to a point on the westerly right-of-way line of Chestnut Alley (15.00 feet wide); thence along said westerly right-of-way line of Chestnut Alley South 00° 04' 00" East, 60.00 feet to a point on the aforesaid northerly right-of-way line of Kedron Street; thence along said northerly right-of-way line of Kedron Street South 89° 56' 00" West, 124.96 feet to the point of beginning.

Being known as: 101 Fruit Avenue Lot #12, Farrell, Pennsylvania 16121

BEING THE SAME PREMISES WHICH Community Homebuyers, Inc and Farrell Crossing, Inc by deed dated January 24, 2005 and recorded January 31, 2005 in Instrument Number 2005-001618, granted and conveyed unto Ethel McClain.

TAX I.D. #: 052-609025

JUDGMENT - \$ 38,251.65

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) ETHEL MCCLAIN AT THE SUIT OF THE PLAINTIFF THE HUNTINGTON NATIONAL BANK

**WRIT OF EXECUTION
NO. 2015-02063**

MCCABE WEISBERG & CONWAY PC
PLAINTIFF'S ATTORNEY
SEPTEMBER 24, 2015 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST
AND CLAIM OF THE DEFENDANT (S)
AMY B. MILLS AND ROBERT B.
MILLS IN AND TO:

ALL THAT CERTAIN piece or parcel of
land situate in the Borough of Mercer,
Mercer County, Pennsylvania, more partic-
ularly bounded and described as follows:

BEGINNING the point of intersection of
the centerlines of North Shenango Street
and West Venango Street, which point is
the northeast corner of the land herein
described; thence in a southerly direction,
along the centerline of North Shenango
Street, for a distance of approximately 90
feet to a point, which point is the northeast
corner of land now or formerly of George
Drenning; thence in a westerly direction
and parallel with the centerline of West
Venango Street for a distance of approxi-
mately 125 feet 4 inches to a point, which
point is the southeast corner of land now or
formerly of Pearl Morrow McKenry; thence
in a northerly direction and parallel with
the centerline of North Shenango Street for
a distance of approximately 90 feet to a point
in the centerline of West Venango Street,
for a distance of approximately 125 feet 4
inches to a point; being the place of begin-
ning, and being the east portion of Lot NO.
288 in the General Plan of the Borough of
Mercer, as recorded in Deed Book A,
Volume 1, Page 29. The west line of the
above-described land is marked by an iron
stake inside the south curb of Venango
Street.

BEING the same lands conveyed to Evelyn
A. Habel by Deed of Emerson W. Careless
and Ruth A. Careless, husband and wife,
dated November 2, 2004, and recorded
November 5, 2004 at No. 2004-019500 of
the Mercer County records.

Being known as: 145 North Shenango
Street, Mercer, Pennsylvania 16137

BEING THE SAME PREMISES WHICH
Evelyn A. Habel, Single & Unmarried by
deed dated March 19, 2007 and recorded
April 5, 2007 in Instrument Number 2007-
00004349, granted and conveyed unto Amy
B. Mills and Robert B. Mills, husband and
wife.

TAX ID. #: 65-580-038-001

JUDGMENT - \$ 79,846.65

SEIZED AND TAKEN IN EXECUTION
AS THE PROPERTY OF THE DEFEND-
ANT (S) AMY B. MILLS AND ROBERT
B. MILLS AT THE SUIT OF THE
PLAINTIFF THE HUNTINGTON NATION-
AL BANK

**WRIT OF EXECUTION
NO. 2015-01626**

MCCABE WEISBERG & CONWAY PC
PLAINTIFF'S ATTORNEY
SEPTEMBER 24, 2015 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST
AND CLAIM OF THE DEFENDANT (S)
HARDRIX C. MITCHELL AND RUTH E.
MITCHELL IN AND TO:

ALL that certain piece or parcel of land
situate in SPRINGFIELD TOWNSHIP,
MERCER COUNTY, PENNSYLVANIA,
bounded and described as follows:

BEGINNING at a point in the center line of
Oregon Road T-319 at the Northwest corner
of lands of H. Basham; thence by the center
line of said road North 5° 23' East 300 feet
to a point; thence South 60° 44' East along
lands of H. O. Welton to a point on right-
of-way line of Interstate 79; thence south 2°
58' East by said right-of-way 180 feet to a
point thence North 85° 05' West 296 feet to
the place of beginning.

Containing 0.63 acres of land,

Being Lot No. 1 of Leonard Wray subdivi-
sion as recorded in Mercer County in Plan
Book 18, Page 66 on July 29, 1974 together
with a Lot to the West of said Lot No. 1.

The above described premises being in
accordance with a survey by Ronald P.
Bittler, P. E., dated July 15, 1974 for the
Subdivision of Leonard Wray Property.

And being a part of the same conveyed to
H. Clayton Mitchell and Ruth B. Mitchell,
his wife, by deed of Leonard J. Wray and
Anna L. Wray, his wife, dated July 21,
1972 and recorded in the Recorder's Office
of Mercer County, Pennsylvania on July 24,
1972 in 1972 D. R. No. 1852.

And being a part of the same conveyed to
Harprix C. Mitchell and Ruth B. Mitchell,
his wife, by deed of Leonard J. Wray and
Ann L. Wray, his wife, dated August 7,
1974 and recorded in the Recorder's Office
of Mercer County, Pennsylvania on, August
8, 1974 in 1974 in 1974 D. R. 2757.

Being known as 177 Wrays Drive, Volant,
Pennsylvania 16156

BEING THE SAME PREMISES WHICH
H. Clayton Mitchell a/k/a Harprix C.
Mitchell a/k/a Hardrix C. Mitchell and Ruth
E. Mitchell, husband and wife, by deed dated
April 11, 1975 and recorded April 14,
1975 in Deed Book 75DR, Page 1195,
granted and conveyed unto Hardrix C.
Mitchell and Ruth E. Mitchell, husband and
wife.

TAX I.D. #: 29-223-030

JUDGMENT - \$ 97,674.20

SEIZED AND TAKEN IN EXECUTION
AS THE PROPERTY OF THE DEFEND-
ANT (S) HARDRIX C. MITCHELL AND
RUTH E. MITCHELL AT THE SUIT OF
THE PLAINTIFF LSF9 MASTER PARTICI-
PATION TRUST

**WRIT OF EXECUTION
NO. 2015-01191**

MCCABE WEISBERG & CONWAY PC
PLAINTIFF'S ATTORNEY
OCTOBER 28, 2015 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST
AND CLAIM OF THE DEFENDANT (S)
CINDY L. SHAFFER AND BLAINE A.
KETTERING IN AND TO:

ALL THAT CERTAIN piece or parcel of
land situate in the City Of Sharon, County
of Mercer and Slate of Pennsylvania,
bounded and described as follows, to-wit:

On the North by property of Earl W. Turner
and Edith Turner; on the East by land now
or formerly of William Hanna; on the South
by land now or formerly of S.H.
McEldowney; and on the West by Third
Street. Having a frontage on Third Street of
Twenty-Five (25') feet, more or less, and
extending back of equal or uniform width,
a distance of Eighty-Two and One-Half (82
1/2') feet, more or less.

BEING Tax Identification Number; 2-C-87.

BEING the same property STEPHANIE
WOLFE, single, by deed dated June 15,
1990, and recorded in the Recorder of
Deeds Office of Mercer County, Pennsylv-
ania at Instrument No. 90 DR 6857 granted
and conveyed unto CHARLES A.
HANSEN III and ROBIN H. HANSEN,
husband and wife, the Grantor (a) herein.

Being known as: 146 Third Avenue, Sha-
ron, Pennsylvania 16146

BEING THE SAME PREMISES WHICH
Charles A. Hansen, III and Robin R. Han-
sen, husband and wife, by deed dated
November 19, 1998 and recorded Decem-
ber 10, 1998 in Deed Book 0282, Page
1334, granted and conveyed unto Cindy L.
Shaffer and Blaine A. Kettering.

TAX I.D. #: 2-C-87

JUDGMENT - \$ 37,754.24

SEIZED AND TAKEN IN EXECUTION
AS THE PROPERTY OF THE DEFEND-
ANT (S) CINDY L. SHAFFER AND
BLAINE A. KETTERING AT THE SUIT
OF THE PLAINTIFF THE BANK OF
NEW YORK MELLON, AS TRUSTEE
FOR CIT MORTGAGE LOAN TRUST
2007-1

**WRIT OF EXECUTION
NO. 2014-03219**

PARKER MCCAY PA PLAINTIFF'S
ATTORNEY
OCTOBER 28, 2015 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST
AND CLAIM OF THE DEFENDANT (S)
FLOYD B. TONKS AND CINDY A.
TONKS A/K/A CINDY TONKS IN AND
TO:

ALL that certain lot or parcel of land situate
in the Borough of Greenville, Mercer
County, Pennsylvania, bounded and de-
scribed as follows:

On the north by land now or formerly of
Mowry; on the east by an eight foot private
driveway; on the south by Elm Street; and,
on the west by lot now or formerly of Louis
Ringeisen; having a frontage of thirty-eight
(38) feet on Elm Street and being one
hundred and eight-tenths (100.8) feet on the
west boundary; ninety-nine (99) feet on the
east boundary; and thirty-six (36) feet wide
in the rear; together with the right to use the
eight foot private driveway bordering said
premises on the east in common with the
owners of the property abutting said drive-
way on the east.

BEING all the same premises conveyed to
Paul T. Rodemoyer and Delores J. Rode-
moyer, husband and wife, by deed of John
Lambert, Executor for the estate of Wilma
J. Lambert a/k/a Wilma Lambert dated
October 20, 1988 and recorded in the Office
of the Recorder of Deeds of Mercer County,
Pennsylvania on October 31, 1988 at 88 DR
11011.

PARCEL IDENTIFICATION NO: 55-530-
099, CONTROL #: 55-012860

LOCATION —16 Elm Street, Greenville
PA

JUDGMENT - \$108,309.94

SEIZED AND TAKEN IN EXECUTION
AS THE PROPERTY OF THE DEFEND-
ANT (S) FLOYD B. TONKS AND CINDY
A. TONKS A/K/A CINDY TONKS AT
THE SUIT OF THE PLAINTIFF WELLS
FARGO BANK, NA AS TRUSTEE FOR
THE CERTIFICATE-HOLDERS OF
MASTR ASSET-BACKED SECURITIES
TRUST 2007-NCW, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES
2007-NCW

**WRIT OF EXECUTION
NO. 2012-02860**

PHELAN HALLINAN DIAMOND &
JONES, LLP PLAINTIFF'S ATTORNEY
OCTOBER 5, 2015 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST
AND CLAIM OF THE DEFENDANT (S)
LAURA J. ALBRIGHT IN AND TO:

ALL THAT CERTAIN piece or parcel of
land situated in the Borough of Sharpville,
County of Mercer, and Commonwealth of
Pennsylvania, bounded and described as
follows, to wit:

ON the North by Milliken Avenue; on the
South by land now or formerly of V.
Troutman's heirs; on the East by land now
or formerly of Edward Connely; on the
West by land willed to Michael Murphy by
Marty McGlynn, deceased; said land front-
ing on Milliken Avenue, forty-eight, 3
inches (48 feet 3 inches) and extending
back a uniform width to land of said V.
Troutman's heirs; it being the same piece of
land willed to Thomas McGlynn, (known as

Scot McGlynn) by Mary McGlynn, de-
ceased, said will being on record in the
proper office for the recording such papers
in Mercer County, Pennsylvania; thence
conveying by Thomas McGlynn to B.A
Turner by Deed dated March 18, 1908,
recorded in Deed Book 'W', Vol. 8 page 85,
March 21, 1908 and thence conveyed to
Aleck Orezag by deed dated April 7, 1921
and recorded in Deed Book 'E' Vol. 12 page
304, April 9, 1921 and thence conveyed to
Joe Chasser by deed dated May 1, 1924 and
recorded in Deed Book 'Y' Vol. 12, page
299; thence conveyed to Aleck Orezag and
Mary Orezag by Deed dated May 20, 1924
and recorded in Deed Book 'Y' Vol. 12 page
298. The said Mary Orezag, preceded in
death by her husband, Aleck Orezag, there-
by vesting by right of survivorship, the title
in Aleck Orezag

TITLE TO SAID PREMISES IS VESTED
IN Laura J. Albright, single, by Deed from
Mortgage Electronic Registration Systems,
Inc. as Nominee for Freedom Mortgage
Corporation, dated 10/30/2007, recorded
01/16/2008 in Book 2008, Page 664.

Tax Parcel: 72 824 005

Premises Being: 301 Milliken Avenue,
Sharpville, PA 16150-1315

JUDGMENT - \$ 35,708.76

SEIZED AND TAKEN IN EXECUTION
AS THE PROPERTY OF THE DEFEND-
ANT (S) LAURA J. ALBRIGHT AT THE
SUIT OF THE PLAINTIFF METLIFE
HOME LOANS, A DIVISION OF MET-
LIFE BANK, N.A.

**WRIT OF EXECUTION
NO. 2014-02747**

PHELAN HALLINAN DIAMOND &
JONES, LLP PLAINTIFF'S ATTORNEY
OCTOBER 14, 2015 LEVIED ON THE
FOLLOWING

ALL THE RIGHT, TITLE, INTEREST
AND CLAIM OF THE DEFENDANT (S)
WILLIAM M. CADMAN IN AND TO:

PARCEL ONE: ALL THAT CERTAIN
piece or parcel of land situate in the Bor-
ough of Greenville, formerly Hempfield
Township, Mercer County, Pennsylvania,
more particularly bounded and described as
follows:

BEGINNING at a point on the centerline of
Mehard Avenue, said point being at the line
dividing property herein conveyed and
property now or formerly of Joseph Kaulen,
which is the Northwest corner of the prop-
erty herein conveyed; thence South 89
degrees 48 minutes East along land now or
formerly of Joseph Kaulen, 550.71 feet to a
point on line of Lot No. 22 in East Green-
ville Acres Plan of Lots; thence South 1
degree 47 minutes West along line of Lot
No. 22, a distance of 232.37 feet to a line of
Lot No. 21 in East Greenville Acres Plan of
Lots; thence South 45 degrees 47 minutes
West along line of said Lot No. 21, a dis-
tance of 132.85 feet to a point; thence South
43 degrees 13 minutes East along line of
said Lot No. 21, a distance of 158.18 feet,
more or less, to a point on the right-of-way
of Manor View Drive; thence South 1
degree 47 minutes West, a distance of 87
feet, more or less, along the right of way
line of Manor View Drive, to a point on line
of Lot No. 9 in East Greenville Acres Plan
of Lots; thence North 88 degrees 13
minutes West along line of said Lot Nos. 8
and 9, a distance of 218.85 feet to a point;
thence North 1 degree 47 minutes East, 23
feet to a point; thence North 88 degrees 13
minutes West, a distance of 108.50 feet to a
point on line of Lot No. 1 in East Greenville
Acres Plan of Lots; thence North 1 degree
47 minutes East along lot now or formerly
of Charles F. Grover and Parcel Two be-
low, a distance of 234 feet to a point; thence
North 77 degrees 15 minutes West along
Parcel Two below, a distance of 157.9 feet,

more or less, to a point; thence North 88 degrees 13 minutes West along Parcel Two below, a distance of 70 feet to a point in the centerline of Mehard Avenue; thence North 1 degree 47 minutes East along the centerline of Mehard Avenue for a distance of 211.25 feet to a point on line of land now or formerly of Joseph Kaulen, which is the place of BEGINNING. THIS description is based upon the survey of Ronald P. Bittler, P.L.S., dated October 8, 1986.

PARCEL TWO: ALL THAT CERTAIN piece or parcel of vacant land situate in the Borough of Greenville, formerly Hempfield Township, Mercer County, Pennsylvania, being further bounded and described as follows:

BEGINNING at a point on the centerline of Mehard Avenue which is the Southwest corner of land hereby conveyed; thence North 1 degree 47 minutes East along the centerline of Mehard Avenue for 135.04 feet to a point; thence South 88 degrees 13 minutes East along Parcel One above for 70 feet to an iron pin; thence South 77 degrees 15 minutes East along Parcel One above for 157.90 feet to an iron pin; thence South 1 degree 47 minutes West along Parcel One above for 105 feet to an iron pin; thence North 88 degrees 13 minutes West along lands now or formerly of Charles Grover, et ux., for 225 feet to a point on the centerline of Mehard Avenue; being the point and place of BEGINNING. AS more fully described in the survey of R.P. Bittler, dated May, 1983, recorded at 1983 D.R. 1491.

TITLE TO SAID PREMISES IS VESTED IN Margaret A. Kruschka, widow, by power of attorney of William M. Cadman, recorded herewith and William M. Cadman, as joint tenants with right of survivorship, by Deed from Margaret A. Kruschka, widow, by power of attorney of William M. Cadman, recorded herewith, dated 06/29/2011, recorded 07/15/2011 in Instrument Number 2011-00006910. *Upon the death of MARGARET A. KRUSCHKA on 05/29/2015, WILLIAM M. CADMAN became sole owner of the mortgaged premises as surviving tenant with right of survivorship.*

Tax Parcel: 55-536-036, 55-536-037

Premises Being: 104 Mehard Avenue, Greenville, PA 16125-9731

JUDGMENT - \$140,413.23

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) WILLIAM M. CADMAN AT THE SUIT OF THE PLAINTIFF WELLS FARGO BANK, N.A.

WRIT OF EXECUTION NO. 2012-00391

PHELAN HALLINAN DIAMOND & JONES, LLP PLAINTIFF'S ATTORNEY
OCTOBER 5, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) ROBERTA J. DOWNING AND RODNEY C. DOWNING IN AND TO:

ALL THAT CERTAIN parcel of land in township of lake, mercer county, commonwealth of Pennsylvania, as more fully described in deed doc # o2dr12942. Id# 16-088-044-008, being known and designated as lot no. 8 of the jack jones subdivision lots 5 through 11, as recorded in the recorder's office of mercer county, Pennsylvania at 97 p/1 10072-160. And containing a total of 2.65 acres of land pursuant to survey of Norman P. Straub, P.E., P. L. S., dated July 3, 1997.

SUBJECT TO THE minimum building setback line as shown on the recorded plan. ALSO SUBJECT TO the following deed restrictions: 1) No single-wide mobile home shall be erected, placed or maintained on

the above-described land; and 2) No secondary buildings shall be erected or placed closer to the road than the primary dwelling house.

TITLE TO SAID PREMISES IS VESTED IN Rodney C. Downing and Roberta J. Downing, h/w, by Deed from David L. Jones, executor under the last will and testament of Jack P. Jones, deceased, dated 06/03/2002, recorded 08/20/2002 in Instrument Number 2002-012942.

Tax Parcel: 16-088-044-008

Premises Being: 203 Lake Hill Road, Sandy Lake, PA 16145-2021

JUDGMENT - \$123,315.01

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) ROBERTA J. DOWNING AND RODNEY C. DOWNING AT THE SUIT OF THE PLAINTIFF NATIONSTAR MORTGAGE LLC

WRIT OF EXECUTION NO. 2015-01499

PHELAN HALLINAN DIAMOND & JONES, LLP PLAINTIFFS ATTORNEY
OCTOBER 27, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) BRIAN D. HOOVER AND SANDRA J. HOOVER F/K/A SANDRA J. SIGLER IN AND TO:

ALL THAT CERTAIN piece or parcel of land situate in the City of Sharon, County of Mercer and the Commonwealth of Pennsylvania, known as Lot Number 59 in the H.M. Wilson Plan of Lots, as surveyed by J. Fred Thomas C.R., July 1940 approved by the Planning Commission of the City of Sharon on July 27, 1940 and recorded in the Records of Mercer County, Pennsylvania in Plan Book 3, at page 149, said piece of Land being more fully bounded and described as follows:

On the north by Lot Number Sixty (60) in sold plan, for a distance of one hundred twenty five (125) feet; on the east by lands now or formerly of L.L. Millison, Sharon Building and Loan Association, and Clara Miller, a distance of seventy-five (75) feet; on the south by lot Number Fifty-eight (58) in said plan, a distance of one hundred twenty-five (125) feet, and on the west by Bentley Avenue, a distance of seventy-five (75) feet,

Known as 160 Bentley Avenue, Sharon, PA 16146

Parcel No. 2-AT-42

TITLE TO SAID PREMISES IS VESTED IN Brian D. Hoover and Sandra J. Sigler, now divorced, by deed from Marion R. Francis, a single person dated June 22, 2004, recorded November 4, 2004 in Instrument Number 2004-019443

Tax Parcel: 69-2-AT-42

Premises Being: 160 Bentley Avenue, Sharon, PA 16146-3702

JUDGMENT - \$131,236.11

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) BRIAN D. HOOVER AND SANDRA J. HOOVER F/K/A SANDRA J. SIGLER AT THE SUIT OF THE PLAINTIFF U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE UNDER POOLING AND SERVICING AGREEMENT DATED AS OF DECEMBER 1, 2006 MASTR ASSET-BACKED SECURITIES TRUST 2006-NC3 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-NC3

WRIT OF EXECUTION NO. 2013-01793

PHELAN HALLINAN DIAMOND & JONES, LLP PLAINTIFF'S ATTORNEY
SEPTEMBER 4, 2015 LEVIED ON THE

FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) GREGORY A. HOULETTE AND SANDRA C. HOULETTE IN AND TO:

PARCEL ONE:

ALL THAT CERTAIN piece or parcel of land situate in the borough of West Middlesex, Mercer county, Pennsylvania, bounded and described as follows, to-wit:

BOUNDED on the north by lands now or formerly of Palko; on the south and east by lands now or formerly of Harry Kinsell; on the west by a Public road known as the Wheatland-West Middlesex road. Having a frontage on said Public road of one hundred seventy-five (175) feet and extending eastwardly a uniform width of eighty-two (82) feet.

PARCEL TWO:

ALL THAT CERTAIN piece or parcel of land situate in the borough of West Middlesex, Mercer county, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the northeast corner of land now or formerly owned by Davis and being the northwest corner of the land herein described; thence 76 degrees 35 minutes east, a distance of 96.98 feet to a point; thence south 12 degrees 30 minutes east a distance of 173.52 feet to a point ; thence south 76 degrees 35 minutes west, a distance of 71.12 feet to a point on the eastern boundary of land now or formerly of David; thence north 21 degrees 0 minute west along the present eastern boundary of land now or formerly of Davis, a distance of 175 feet to a point and the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Gregory A. Houlette and Sandra C. Houlette, h/w, by Deed from Robert T. Michaels, Jr. and Vicky L. Michaels, h/w, dated 11/25/2009, recorded 12/02/2009 in Instrument Number 2009-00012922.

Tax Parcel: 75-879-006-001

Premises Being: 752 Wheatland Road, West Middlesex, PA 16159-3434

JUDGMENT - \$187,494.99

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) GREGORY A. HOULETTE AND SANDRA C. HOULETTE AT THE SUIT OF THE PLAINTIFF BAYVIEW LOAN SERVICING, LLC

WRIT OF EXECUTION NO. 2015-01619

PHELAN HALLINAN DIAMOND & JONES, LLP PLAINTIFF'S ATTORNEY
OCTOBER 28, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) GENE R. ALLISON, IN HIS CAPACITY AS HEIR OF JESSIE M. SMITH A/K/A JESSE SMITH, DECEASED, JOHN L. WATSON, IN HIS CAPACITY AS HEIR OF JESSIE M. SMITH A/K/A JESSE SMITH, DECEASED AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JESSIE M. SMITH, DECEASED IN AND TO:

ALL those two certain pieces or parcels of land situate in the City of Hermitage (formerly Hickory Township), Mercer County, Pennsylvania, known as LOTS NUMBERS THIRTEEN (13) and FOURTEEN (14) in HYDE AND MORGAN'S ADDITION TO SHARON, said Lot Number 13 being bounded and described as follows

On the West by Lot Number Eleven (11) in said Plan of Lots.

On the North by Lot Number Twelve (12) in same plan.

On the East by North Water Street, and

On the South by Lot Number Fourteen (14) in said plan, having a frontage of fifty and thirty-four hundredths (50.34) feet on North Water Street

And said Lot Number Fourteen (14) being bounded and described as follows

On the North by Lot Number Thirteen (13) in said plot, a distance of one hundred fifty-two and six hundredths (152.06) feet.

On the East by Water Street, a distance of fifty and thirty-four hundredths (50.34) feet.

On the South by Lot Number fifteen (15) in said plot, a distance of one hundred forty-six and seven hundredths (146.07) feet, and

On the West by Lots Number Eleven (11) and Seventeen (17) in said Plot, a distance of fifty (50) feet.

TITLE TO SAID PREMISES IS VESTED IN Jessie M. Smith, by Deed from The Estate of Frank J. Smith, deceased, dated 07/25/2000, recorded 07/31/2000 in Book 331, Page 900.

Mortgagor JESSIE M. SMITH died on 09/20/2014, and upon information and belief her surviving heirs are GENE R. ALLISON AND JOHN L. WATSON.

Tax Parcel: 10-316-126

Premises Being: 1025 North Water Avenue, Hermitage, PA 16148-1213

JUDGMENT - \$ 50,924.53

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) GENE R. ALLISON, IN HIS CAPACITY AS HEIR OF JESSIE M. SMITH A/K/A JESSE SMITH, DECEASED, JOHN L. WATSON, IN HIS CAPACITY AS HEIR OF JESSIE M. SMITH A/K/A JESSE SMITH, DECEASED AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JESSIE M. SMITH, DECEASED AT THE SUIT OF THE PLAINTIFF WELLS FARGO BANK, N.A.

WRIT OF EXECUTION NO. 2013-04336

PHELAN HALLINAN DIAMOND & JONES, LLP PLAINTIFF'S ATTORNEY
OCTOBER 5, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) CHARLES C. YAHNER AND ROBYN A. YAHNER IN AND TO:

ALL that certain piece or parcel of land situate in West Salem Township, Mercer County, Pennsylvania, and more particularly bounded and described as follows, to-wit: BEGINNING at a point in the center line of that public right-of-way known as Coal Bank Road (T-458), which point is at the Southwest corner of the land herein-described, and also at the Northwest corner of lands now or formerly of Raymond and Dorothy Yahner; thence Northward along the center line of said Coal Bank Road on a line running North 00 degree 06 minutes East, a distance of 447.98 feet to a point at the Southwest corner of a lot now or formerly of Daniel Minchoff; thence Eastward, on a line running South 89 degrees 46 minutes East, a distance of 390.00 feet to an iron pin; thence Northward, on a line running N 00 degree 06 minutes East, a distance of 175.00 feet to an iron pin; thence Eastward, on a line running South 89 degrees 46 minutes East, a distance of 394.49 feet to an iron pin with lands to the North of said line now or formerly of Burt, and of Bartel; thence Southward, on a line running S 00 degrees 22 minutes E, a distance of 646.09 feet to an iron pin, with lands now or formerly of McQuiston to the East; thence Westward on a line running North

88 degrees 06 minutes West, a distance of 789.99 feet to the above first point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Charles C. Yahner and Robyn A. Yahner, h/w, by Deed from John E. Fenton and Pauline V. Fenton, h/w, dated 01/21/1999, recorded 01/21/1999 in Book 286, Page 1282.

Tax Parcel: 31 042 078

Premises Being: 77 Coal Bank Road, Greenville, PA 16125-7401

JUDGMENT - \$226,866.76

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) CHARLES C. YAHNER AND ROBYN A. YAHNER AT THE SUIT OF THE PLAINTIFF BANK OF AMERICA, N.A. SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, L.P. F/K/A COUNTRYWIDE HOME LOANS SERVICING, L.P.

**WRIT OF EXECUTION
NO. 2015-01500**

PURCELL KRUG & HALLER PLAINTIFF'S ATTORNEY
OCTOBER 28, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) JONATHAN A. CHASE IN AND TO:

ALL THAT CERTAIN piece or parcel of land situate in the Borough of Greenville, Mercer County, Pennsylvania, being more particularly bounded and described as follows:

BEGINNING on the South line of Stewart Avenue at a stake which is the East line of land now or formerly of John Billig, formerly of Margaret Bortz; thence Eastwardly along Stewart Avenue a distance of 52 feet, more or less, to an iron stake which is the West line of land now or formerly of William H. Reigleman; thence Southward by land now or formerly of William H. Reigleman 164 feet, more or less, to an alley; thence Westwardly along said alley 52 feet, more or less, to land now or formerly of said John Billig; thence Northward by the East line of land now or formerly of John Billig 164 feet to the place of beginning.

HAVING THEREON erected a dwelling known as 37 STEWART AVENUE GREENVILLE, PA 16125

PARCEL NO. 55-530-054

BEING THE same premises which Christopher S. Miller and Michelle L. Miller, husband and wife, by Deed dated 11/26/2007 and recorded 12/04/2007 in Mercer County Instrument No. 2007-00016356, granted and conveyed unto Jonathan A. Chase.

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

TO BE SOLD AS THE PROPERTY OF JONATHAN A. CHASE UNDER MERCER COUNTY JUDGMENT NO. 2015-01500

JUDGMENT - \$ 47,685.69

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) JONATHAN A. CHASE AT THE SUIT OF THE PLAINTIFF U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY

**WRIT OF EXECUTION
NO. 2015-01502**

PURCELL KRUG & HALLER PLAINTIFF'S ATTORNEY
OCTOBER 27, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) JAMES TEMPLETON AND MONICA TEMPLETON IN AND TO:

ALL THAT CERTAIN piece or parcel of land situate in the City of Sharon, Mercer County, Commonwealth of Pennsylvania, being known as Lot No. 86 of the S. F. Stambaugh Plan of Lots as recorded in Plan Book 1, Page 1, Mercer County Records, bounded and described as follows, to wit:

BEGINNING at a point on the East side of Baldwin Avenue at the southwest corner of Lot No. 85; thence South 40 feet along the line of Baldwin Avenue; thence East 150 feet to an alley; thence North 40 feet along the line of said alley; thence West 150 feet to the place of beginning.

HAVING THEREON erected a dwelling known as 545 BALDWIN AVENUE SHARON, PA 16146.

PARCEL NO. 4-M-43.

BEING THE same premises which Dwight D. Hoagland and Alice L. Hoagland by deed dated March 23, 2012 and recorded April 12, 2012 to Mercer County Deed Book 2012, Page 4592, granted and conveyed unto James Templeton and Monica Templeton.

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

TO BE SOLD AS THE PROPERTY OF JAMES TEMPLETON AND MONICA TEMPLETON UNDER MERCER COUNTY JUDGMENT NO. 2015-01502

JUDGMENT - \$ 34,612.44

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) JAMES TEMPLETON AND MONICA TEMPLETON AT THE SUIT OF THE PLAINTIFF U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY

**WRIT OF EXECUTION
NO. 2015-02512**

SHAPIRO & DENARDO LLC PLAINTIFF'S ATTORNEY
OCTOBER 28, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) KATHLEEN R. KOPTA IN AND TO:

ALL THAT CERTAIN piece or parcel of land situated in Sandy Creek Township, Mercer County, Pennsylvania, bounded and described as follows, to wit: BOUNDED on the North by Route Number 285; on the West by other lands formerly of Steck and Jewl; bounded on the East and South by lands of Donald M. Miller; et ux. Having a frontage on said Route 285 of 260 feet and extending Westerly of uniform width a distance of 400 feet.

BEING THE SAME PREMISES which Thomas L. Kopta and Kathleen R. Kopta, his wife, by Deed dated 12/10/98 and recorded 1/8/99 in the Office of the Recorder of Deeds in and for the County of Mercer, in Deed Book 285 Page 1242, granted and conveyed unto Kathleen R. Kopta, in fee.

LOCATION — 142 Georgetown Road, Hadley PA

JUDGMENT - \$ 91,466.66

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) KATHLEEN R. KOPTA AT THE SUIT OF THE PLAINTIFF CITIBANK, N.A., AS TRUSTEE FOR CHASE MORTGAGE FUNDING LOAN ASSET-BACKED CERTIFICATES, SERIES 2002-2

**WRIT OF EXECUTION
NO. 2015-02079**

STERN & EISENBERG PC PLAINTIFF'S ATTORNEY
OCTOBER 28, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) BONNIE LILLY POPE A/K/A BONNIE L. POPE IN AND TO:

ALL THAT CERTAIN piece or parcel of land situate in Shenango Township, Mercer County, Pennsylvania, and being known as Lots Numbers 5 and 6 of the Edwin A. Sieg Plan of Lots, and being more particularly bounded and described as follows:

On the North by Lot No. 4, a distance of one hundred fifty (150) feet;

on the East by a public road known as the West Middlesex-Wheatland Road, a distance of one hundred (100) feet;

on the South by Lot No. 7, a distance of one hundred fifty (150) feet; and

on the West by a sixteen (16) foot alley, a distance of one hundred (100) feet.

ALSO KNOWN AS 230 Sieg Hill Road, West Middlesex, PA, 16159

PARCEL ID 27 183 057 000 000 / 027 012530

BEING the same premises which Daniel C. Pope, Jr. and Bonnie Lilly Pope husband and wife by Deed dated December 21, 1998 and recorded May 26, 1999 in the Office of the Recorder of Deeds in and for Mercer County in Deed Book 0297 Page 0474 granted and conveyed unto Bonnie Lilly Pope.

JUDGMENT - \$ 77,884.32

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) BONNIE LILLY POPE A/K/A BONNIE L. POPE AT THE SUIT OF THE PLAINTIFF DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR FREMONT HOME LOAN TRUST 2004-2 ASSET-BACKED CERTIFICATES, SERIES 2004-2 C/O OCWEN LOAN SERVICING LLC

**WRIT OF EXECUTION
NO. 2014-00698**

STERN & EISENBERG PC PLAINTIFF'S ATTORNEY
OCTOBER 5, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) JOSEPH W. SIMMONS A/K/A JOSEPH W. SIMMONS II IN AND TO:

ALL THAT CERTAIN piece or parcel of land situate in West Salem Township, Mercer County, Pennsylvania, known and designated as Lot No. One of the Gerald S. Blair and Ruby Lenora Blair Subdivision of Lots; recorded in the Recorder of Deeds of Mercer County, Pennsylvania, at 80 PL 198, same being more particularly bounded and described as follows:

BEGINNING at the center of Legislative Route 43059; thence North 87 Degrees 33' East along land now or formerly of Charles and Doris Williams a distance of 474.90 feet to a point; thence South 0 Degrees 05' East along Lot No. 2 a distance of 396.61 feet to a point; thence South 87 Degrees 43' West along land now or formerly of Jerry and Rae Marie McLaughlin a distance of 460.04 feet to a point; thence North 2 Degrees 14' West along the center of Legislative Route 43059 a distance of 395.00 feet to the point and place of beginning.

BEING KNOWN AS 119 North Summit Road, Greenville, PA 16125

PARCEL NO. 31 041 075

CONTROL NO. 031 001110

BEING the same premises which Joseph W. Simmons, II and Caryn A. Simmons,

husband and wife, by Deed dated June 8, 2005 and recorded June 9, 2005 in the Office of the Recorder of Deeds in and for Mercer County in Deed Book/Page 544/2693, granted and conveyed unto Joseph W. Simmons.

JUDGMENT - \$ 74,991.30

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) JOSEPH W. SIMMONS A/K/A JOSEPH W. SIMMONS II AT THE SUIT OF THE PLAINTIFF THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK AS SUCCESSOR TRUSTEE FOR JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATE-HOLDERS OF EQUITY ONE ABS, INC. MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2003-2 BY ITS SERVICER, OCWEN LOAN SERVICING, LLC

**WRIT OF EXECUTION
NO. 2015-01874**

UDREN LAW OFFICES PC PLAINTIFF'S ATTORNEY
SEPTEMBER 24, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) ALBERT FRANCIS A/K/A ALBERT L. FRANCIS AND PAMELA FRANCIS A/K/A PAMELA J. FRANCIS IN AND TO

All that certain piece or parcel of land situate in the City of Hermitage (formerly Hickory Township) Mercer County, Pennsylvania, known as Lot No. One Hundred fifty-two (152) in the Hickory Heights Subdivision No. 4 parcel No. 2 as recorded in Plan Book 7, Page 5, Records of Mercer County, and being bounded and described as follows, to wit: On the North by Lot Number One Hundred fifty-three (153) in said plan, a distance of one hundred seventy-four and eighty-one hundredths (174.81') feet On the East by Patricia Avenue, a distance of ninety (90') feet. On the South by Lots Numbered Twenty-nine (29) and Thirty (30) in Hickory Heights Number 2, a distance of two hundred fifty-one and thirty-five hundredths (251.35') feet; And on the west by Lots Numbered One Hundred Two (102) and One Hundred Three (103) in said Plan, a distance of one hundred eighteen and thirty-five hundredths (118.35') feet.

BEING KNOWN AS: 885 Patricia Avenue, Hermitage, PA 16148

PROPERTY ID NO.: 11/322/185

TITLE TO SAID PREMISES IS VESTED IN Pamela J. Francis, his wife BY DEED FROM Albert L. Francis, husband DATED 11/03/2012 RECORDED 11/05/2012 AT INSTRUMENT NUMBER 2012-00015619
JUDGMENT - \$ 94,404.98

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) ALBERT FRANCIS A/K/A ALBERT L. FRANCIS AND PAMELA FRANCIS A/K/A PAMELA J. FRANCIS AT THE SUIT OF THE PLAINTIFF THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS SUCCESSOR TRUSTEE FOR JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2005-1 NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2005-1

**WRIT OF EXECUTION
NO. 2015-2279**

UDREN LAW OFFICES PC PLAINTIFF'S ATTORNEY
SEPTEMBER 18, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) DOUGLAS MCWHERTER AND SONJA MCWHERTER IN AND TO:

ALL that certain piece or parcel of land situate in the Township of Delaware, County of Mercer and Commonwealth of Pennsylvania, being more particularly bounded and described as follows: BEGINNING at a point in the center line of Hopper Road, also known as Township Road 500; thence South 89 degrees 24' West along land now or formerly of Welsh, a distance of One Thousand Four Hundred Thirty-one and four hundredths (1,431.04) Feet to an iron pin; thence along Lot Number Two (2) of Herbert Colson Subdivision as recorded in 1988 PL 03856-53 the following four courses and distance: 1. North 2 degrees 15' West, a distance of Four Hundred Thirty-six and eight hundredths (436.08) feet to an iron pin; 2. thence north 85 degrees 20' 51" East, a distance of Four Hundred Sixty-eight and sixty hundredth (468.60) feet to an iron pin; 3. thence North 31 degrees 40' 49" East, a distance of Two Hundred Seventy (270) feet to an iron pin; 4. thence south 85 degrees 56' 44" East, a distance of Eight Hundred Sixteen and forty-eight hundredths (816.48) feet to a point in the center line of the said Hopper Road; thence along said center line South 2 degrees 15' East, a distance of Six Hundred Thirty-one and twenty-nine hundredths (631.29) feet to the place of beginning

BEING KNOWN AS: 557 Hopper Road, Transfer, PA 16154

PROPERTY ID NO.: 03-108-017

TITLE TO SAID PREMISES IS VESTED IN Douglas McWhorter and Sonja McWhorter, husband and wife BY DEED FROM Jay C. Laskey, unmarried DATED 11/30/2004

RECORDED 12/03/2004 IN DEED BOOK Instrument #2004-020928

JUDGMENT - \$254,346.11

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) DOUGLAS MCWHERTER AND SONJA MCWHERTER AT THE SUIT OF THE PLAINTIFF U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA NATIONAL ASSOCIATION, AS TRUSTEE FOR RESIDENTIAL ASSET MORTGAGE PRODUCTS, INC., MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2007- RP3

WRIT OF EXECUTION NO. 2013-02551

UDREN LAW OFFICES PC PLAINTIFF'S ATTORNEY
OCTOBER 28, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) DANIEL P. ROOT AND HEATHER O. ROOT IN AND TO:

FIRST PARCEL: ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN LACKAWANNOCK TOWNSHIP, MERCER COUNTY, COMMONWEALTH OF PENN-SYLVANIA, AND BEING MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ALONG THE CENTER LINE OF GREENFIELD ROAD (FORMERLY KNOWN AS THE NEW WILMINGTON-GREENFIELD ROAD), WHICH POINT IS THE NORTHWEST CORNER OF THE WITHIN DESCRIBED PARCEL; THENCE SOUTH 72° 19' EAST ALONG THE SOUTH LINE OF THE SECOND PARCEL DESCRIBED HEREIN, A DIS-

TANCE OF 326.69 FEET TO A POINT; THENCE SOUTH 24° 49' WEST ALONG LAND NOW OR FORMERLY OF DAVID AND VIRGINIA LEHTO, A DISTANCE OF 105 FEET TO A POINT; THENCE NORTH 81° 08' WEST ALONG LAND NOW OR FORMERLY OF DAVID AND VIRGINIA LEHTO, A DISTANCE OF 311.19 FEET TO A POINT ALONG THE CENTER LINE OF GREENFIELD ROAD; THENCE NORTH 15° 22' EAST ALONG THE CENTER-LINE OF GREENFIELD ROAD, A DISTANCE OF 152 FEET TO A POINT, WHICH POINT IS THE PLACE OF BEGINNING. SECOND PARCEL: ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN LACKAWANNOCK TOWNSHIP, MERCER COUNTY, COMMONWEALTH OF PENN-SYLVANIA, KNOWN AS LOT NO. 1 OF THE MARGARET L. BYERS SUBDIVISION RECORDED AT 81 PL 216, AND BEING MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE CENTER LINE OF LEGISLATIVE ROUTE 43006 (GREENFIELD ROAD), WHICH POINT IS THE NORTHWEST CORNER OF THE FIRST PARCEL DESCRIBED HEREIN; THENCE NORTH 15° 22' EAST ALONG THE CENTER LINE OF SAID ROAD, A DISTANCE OF 42.21 FEET TO A POINT; THENCE SOUTH 70° 15' EAST ALONG LAND NOW OR FORMERLY OF MARGARET L. BYERS, A DISTANCE OF 332.37 FEET TO A POINT; THENCE SOUTH 24° 49' WEST ALONG LAND NOW OR FORMERLY OF DAVID W. LEHTO, A DISTANCE OF 30.37 FEET TO A POINT; THENCE NORTH 72° 19' WEST ALONG FIRST PARCEL. A DISTANCE OF 326.69 FEET TO A POINT, WHICH POINT IS THE PLACE OF BEGINNING. CONTAINING .27 ACRES. BEING DESIGNATED AS TAX PARCEL IDENTIFICATION NUMBER 15-186-038 IN THE DEED REGISTRY OFFICE OF MERCER COUNTY. UNDER AND SUBJECT, NEVERTHELESS, TO ALL RESERVATIONS, RESTRICTIONS, COVENANTS, CONDITIONS, EASEMENTS, LEASES AND RIGHTS OF WAY APPEARING OF RECORD, INCLUDING BUT NOT LIMITED TO THOSE APPEARING AT INSTRUMENT NUMBER 2003 DR 028423, ET SEQ.

BEING KNOWN AS: 390 Greenfield Road, New Wilmington, PA 16142

PROPERTY ID NO.: 15-186-038

TITLE TO SAID PREMISES IS VESTED IN Daniel P. Root and Heather O. Root, Husband and Wife BY DEED FROM Prudential Residential Services, Limited Partnership DATED 09/06/2005 RECORDED 09/08/2005 IN DEED BOOK Instrument Number: 2005-00014375 PAGE NA OR AT INSTRUMENT NUMBER .
JUDGMENT - \$180,968.19

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) DANIEL P. ROOT AND HEATHER O. ROOT AT THE SUIT OF THE PLAINTIFF THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS SUCCESSOR TRUSTEE FOR JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 20053 NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2005-3

WRIT OF EXECUTION NO. 2013-03287

WARREN R KECK III PLAINTIFF'S ATTORNEY
OCTOBER 30, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) JAMES E. RODGERS AND ANN A. RODGERS IN AND TO:

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in the Township of Shenango, County of Mercer, Commonwealth of Pennsylvania, to wit:

BEGINNING at an iron pin in the center of a public road, formerly known as Slaughter House Road, now known as Hewitt Road, at its intersection with the Pittsburgh and Erie State Highway, known as Route #18 and referred to in former deeds as the West Middlesex and Pulaski Public Road; thence in a northerly direction following the contour of said highway a distance of 160 feet, more or less, to an iron pin at line of lands formerly of William F. Likens, now or formerly of Ronald P. Blackburn, et ux; thence in an easterly direction along lands now or formerly of Blackburn, a distance of 322 feet, more or less, to lands formerly of Eden Allison Godfrey, now or formerly of Curtis McCulough, et ux; thence in a southerly direction along lands now or formerly of McCullough, a distance of 160 feet, more or less, to the center of Hewitt Road; thence in a westerly direction by said center line a distance of 322 feet, more or less, to a point, the place of beginning.

with an address of 7 Hewitt Road West Middlesex, PA 16159 Tax Parcel No. 27-184-235

JUDGMENT - \$ 90,609.74

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) JAMES E. RODGERS AND ANN A. RODGERS AT THE SUIT OF THE PLAINTIFF GREENVILLE SAVINGS BANK

WRIT OF EXECUTION NO. 2015-01963

WILLIAM J MODER III PLAINTIFF'S ATTORNEY

OCTOBER 28, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) BEVERLY J. HOWELL A/K/A BEVERLY JANE HOWELL F/K/A BEVERLY J. LANG AND LARRY HOWELL IN AND TO:

ALL THAT CERTAIN piece or parcel of land situate in the City of Sharon, Mercer County, Pennsylvania, bounded and described as follows:

ON THE NORTH by Hull Street; ON the West by land now or formerly of Benjamin Jones and Joseph B. Wilkes; ON the South by lands now or formerly of James Wilkes; and ON the East by lands now or formerly of Joseph Davis. Said lots having a frontage of 80 feet on said Hull Street and extending southward of an equal width about 135 feet to land now or formerly of said James Wilkes.

BEING AND INTENDED TO BE the same land conveyed to Beverly J. Lang now known as Beverly J. Howell and Larry Howell, husband and wife, by Deed of Jerry J. Spencer, single, dated June 7, 2002, and recorded June 10, 2002, in the Recorder's Office of Mercer County, Pennsylvania at 2002-12133.

LOCATION - 730 Hull Street, Sharon PA

JUDGMENT - \$ 33,481.86

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) BEVERLY J. HOWELL A/K/A BEVERLY JANE HOWELL F/K/A BEVERLY J. LANG AND LARRY HOWELL AT THE SUIT OF THE PLAINTIFF FIRST NATIONAL BANK OF PENNSYLVANIA

WRIT OF EXECUTION NO. 2015-02220

WILLIAM J MODER III PLAINTIFF'S ATTORNEY
OCTOBER 27, 2015 LEVIED ON THE FOLLOWING

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF THE DEFENDANT (S) ALL KNOWN AND UNKNOWN, HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER SHIRLEY STERNTHAL, DECEASED IN AND TO:

ALL THAT CERTAIN piece or parcel of land situate in South Pymatuning Township, Mercer County, Pennsylvania, known as Lot No. 22 in the Revised Wynwood Plan as recorded in the Recorder's Office of Mercer County, Pennsylvania, in Plan Book 6, Page 72 and being more particularly bounded and described as follows:

ON the North by Lot No. 23 in said Plan for a distance of Two Hundred Fifteen (215) feet, more or less; ON the East by land now or formerly of Thompson for a distance of One Hundred (100) feet, more or less; ON the South by Lot No. 21 in said Plan, now or formerly of Edward Borawski, for a distance of Two Hundred Fifteen (215) feet, more or less, and ON the West by Maplewood Road, a distance of One Hundred (100) feet, more or less.

BEING AND INTENDED TO BE the same land conveyed to Robert T. Sternthal and Shirley Sternthal, husband and wife, by Deed of Robert G. Vasconi and Joan G. Vasconi, husband and wife, dated August 25, 1971, and recorded September 1, 1971, in the Office of the Recorder of Deeds of Mercer County, Pennsylvania at Instrument No. 1971 D.R. No. 2136.

THIS CONVEYANCE is made under and subject to the restrictions and reservations contained in the Deed of Shenango Development Company to Robert G. Vasconi dated November 2, 1970 and recorded November 9, 1970 at 1970 D.R. No. 2705, Records of Mercer County, Pennsylvania.

LOCATION - 3066 Maplewood Drive, Sharpsville PA 16150

JUDGMENT - \$ 9,782.73

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF THE DEFENDANT (S) ALL KNOWN AND UNKNOWN, HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER SHIRLEY STERNTHAL, DECEASED AT THE SUIT OF THE PLAINTIFF FIRST NATIONAL BANK OF PENNSYLVANIA

TERMS OF SALE, MERCER COUNTY
UNLESS OTHERWISE REQUESTED BY THE PLAINTIFF, MULTIPLE PARCELS SUBJECT TO ONE EXECUTION WILL BE BID IN BULK. IF REQUESTED BY THE PLAINTIFF PRIOR TO THE SALE, EACH PARCEL MAY BE BID SEPARATELY.

ALL BIDDERS MUST IDENTIFY THEMSELVES AT TIME OF SUBMITTING A BID. NO BIDS MAY BE WITHDRAWN.

IF A PARTY OTHER THAN THE PLAINTIFF OR HIS AUTHORIZED REPRESENTATIVE INTENDS TO BID, PROOF OF COMPLIANCE WITH THE BID MAY BE REQUIRED.

OPENING BIDS SHALL BE MADE BY THE PLAINTIFF, OR HIS AUTHORIZED REPRESENTATIVE ONLY. OPENING BIDS SHALL BE IN THE AMOUNT OF \$10.00, OR THE AMOUNT OF PERSONAL EXEMPTION IF APPLICABLE. THE OPENING BID REPRESENTS THE COSTS OF THE WRIT.

THE PLAINTIFF OR HIS AUTHORIZED REPRESENTATIVE WILL MAKE AN OPENING BID. AT THE REQUEST OF THE PLAINTIFF, ANY SALE MAY BE CANCELED OR CONTINUED PRIOR TO A BID.

A SUCCESSFUL BIDDER OTHER THAN THE PLAINTIFF OR HIS AUTHORIZED REPRESENTATIVE, PRIOR TO THE CLOSE OF BUSINESS ON THE DATE OF THE SALE, SHALL PAY TO THE SHERIFF BY CASHIER'S CHECK OR MONEY ORDER, 10% OF THE BID AMOUNT. THE BALANCE PAYABLE TO THE SHERIFF IS DUE BY 12:00 NOON ON THE FRIDAY FOLLOWING THE SALE. IF THE BALANCE IS NOT PAID BY THE DEADLINE, THE PROPERTY WILL BE RESOLD AT 10:00 AM ON THE FOLLOWING MONDAY AT THE SHERIFF'S OFFICE. AT THE RESALE, THE ORIGINAL SUCCESSFUL BIDDER SHALL BE INELIGIBLE TO BID AND SHALL BE LIABLE FOR THE EXPENSE OF THE RESALE AND THE DIFFERENCE IN THE PURCHASE PRICE IF THE RESALE PRICE IS LESS THAN THE ORIGINAL SALE PRICE.

A SCHEDULE OF DISTRIBUTION, WHEN NEEDED, WILL BE FILED BY THE SHERIFF, IN THE SHERIFF'S OFFICE, WITHIN 30 DAYS AFTER THE DATE OF SALE. DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THE SCHEDULE UNLESS WRITTEN EXCEPTIONS ARE FILED WITHIN 10 DAYS OF THE FILING OF THE DISTRIBUTION.

DEEDS WILL BE ATTESTED TWENTY DAYS AFTER THE SALE DATE, OR THE FILING DATE OF THE SCHEDULE OF DISTRIBUTION WHEN POSSIBLE.
M.C.L.J. – December 8, 15 & 22, 2015

KATHLEEN M. KLOOS

**Register of Wills of Mercer County,
Pennsylvania**

Notice is hereby given that the following Accounts of Executors, Administrators, Guardians and Trustees, having been examined, passed and filed in the Office of the Register of Wills and the Clerk of Orphans' Court of Mercer County, Pennsylvania, will be presented to the Court for Nisi Confirmation on **January 4th 2016**, if no exceptions are filed thereto within ten (10) days from that date, the Accounts will be confirmed absolute and thereafter distribution may be decreed by this Court without reference to an auditor in accordance with any proposed schedule of distribution.

FIRST AND FINALS

2006-776 Novak, John E. a/k/a Novak, John, deceased; Dr. Charles E. D'Auria, Executor

2009-022 Bodien, Lawrence E., deceased; Donna Bodien, Administratrix

2013-208 DeMarco, Thomas a/k/a DeMarco, Thomas J., deceased; Sandra Lynn Prezgay, Executrix

2014-089 Bailey, Frank R. Jr., deceased; Frank R. Bailey III, Executor

2014-314 Turner, Francis D., deceased; Carol Collins, Executrix

2014-621 Kuncio, Stella G. a/k/a Kuncio, Stella P., deceased; Patricia J. Larocca, Executrix

2015-064 Michael, Wilda K., deceased; Ronald A. Michael, Executor
2015-236 Krivosh, Andrew, deceased; Gerald Krivosh, Jr., Executor
2015-405 Rupert, Carmella Marie a/k/a Rupert, Carmella M. a/k/a Rupert, Carmella, deceased; Mark D. Rupert, Executor

FIRST AND PARTIAL OF SUPPLEMENTAL ESTATE

2007-163 Jones, Bonita, deceased; Charles S. Hersh, Trustee

Kathleen M. Kloos
Register of Wills and Clerk of
Orphans' Court
Division of the Court of Common
Pleas
Of Mercer County, PA
112 Mercer County Courthouse
Mercer, PA 16137
December 8, 15, 22, 29, 2015

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