

AR-24-000085; First National Bank of Omaha vs McIntyre; P-atty: **Nicholas J. Raker**

AR-24-000084; First National Bank of Omaha vs Yates; P-atty: **Nicholas J. Raker**
AR-24-000081; Accelerated Inventory Management LLC vs Saavedra; P-atty: **Demetrios H. Tsarouhis**

AR-24-000080; JPMorgan Chase Bank, N.A. vs Tabasco; P-atty: **Michael Robert Lipinski**; D-atty: **Pro Se**

AR-24-000079; JPMorgan Chase Bank, N.A. vs Byers, Jr.; P-atty: **Michael Robert Lipinski**; D-atty: **Pro Se**

AR-24-000078; JPMorgan Chase Bank, N.A. vs Jost; P-atty: **Michael Robert Lipinski**

AR-24-000076; JPMorgan Chase Bank, N.A. vs Robey; P-atty: **Michael Robert Lipinski**

AR-24-000073; JPMorgan Chase Bank, N.A. vs Plummer; P-atty: **Michael Robert Lipinski**

AR-24-000071; Gardner vs Tapocik; P-atty: **Pro Se**

AR-24-000065; Allegheny County Central Tax Collection District vs Willard; P-atty: **Richard A. Monti**

AR-24-000059; Duquesne Light Company vs Hoover, II; P-atty: **Lauren N. Rulli**; D-atty: **Diane A. Blackburn**

AR-24-000055; State Farm Mutual Automobile Insurance Company vs Frei; P-atty: **Robert W. Allen**; D-atty: **Kyle T. McGee**

AR-24-000053; Barclays Bank Delaware vs Griffin; P-atty: **Julie E. Goodchild**

AR-24-000052; Barclays Bank Delaware vs Guay; P-atty: **Julie E. Goodchild**

AR-24-000046; Sterling Office Professionals vs First Link; P-atty: **Chadd C. Colin**

AR-24-000044; Gordon vs Thompson; P-atty: **Anthony J. Giannetti**

AR-24-000041; Jaffre vs FCA US, LLC; P-atty: **Robert M. Silverman**; D-atty: **Jon B. Waldorf**

AR-24-000040; Concordia Lutheran Ministries vs Taufkirch; P-atty: **James R. Mall**

AR-24-000037; American Express National Bank vs Paglia; P-atty: **Matthew Edenhofner**; D-atty: **Pro Se**

AR-24-000036; VanVolkinburg vs General Motors, LLC; P-atty: **Robert M. Silverman**; D-atty: **Alexander M. Shaen**

AR-24-000019; Moore vs First Choice Paint and Body; P-atty: **Pro Se**; D-atty: **Pro Se**

AR-23-006457; RRP Management, LLC vs Kenawell; P-atty: **Pro Se**; D-atty: **Pro Se**

AR-23-006090; Champion Waterproofing, Inc. vs Patricca; P-atty: **Chris Skovira**; D-atty: **Christina E. McKaveney-Malkin**

AR-23-005459; Harano vs Kimbrough; P-atty: **Kim A. Bodnar**; D-atty: **Ernest Simon**

AR-23-004777; Ocando, et al vs Herman; P-atty: **Matthew A. Bole**; D-atty: **Elizabeth M. Tarasi**

AR-23-003759; Allegheny County Central Tax Collection District, et al vs Taylor; P-atty: **Richard A. Monti**

AR-23-003416; Allegheny County Southwest Tax Collection District vs Gillie; P-atty: **David L. Scherer, Richard A. Monti**; D-atty: **Pro Se**

LEGAL ADS

Legal notices that are published in the Pittsburgh Legal Journal are done so pursuant to Title 45 Pa. Code 101 et seq. and various local court rules. The Pittsburgh Legal Journal does not edit any legal advertisement for substance or content, only for format of the publication.

Estate Notice

Letters have been granted on the estate of each of the following decedents to the personal representative named, who requests all persons having claims against the estate of the decedent to make known the same in writing to his/her attorney, and all persons indebted to the decedent to make payment without delay:

Alberts, JoEllen M., deceased, of Pittsburgh, PA. No. 07726 of 2023. Keith Alberts, Admr., c/o Andrew G. Rothery, Esq., Rosen & Perry, P.C., Frick Building, Suite 200, 437 Grant Street, Pittsburgh, PA 15219.
24-00968 Mar 21, 28; Apr 4, 2024

Becker, Rosemarie C., deceased, of Pittsburgh, PA. No. 01586 of 2024. Loretta M. Uhlmann, Extr., 946 Vista Glen Drive, Bethel Park, PA 15102 or to Rebecca J. Maziarz, Esq., Dickie, McCamey & Chilcote, P.C., Two PPG Pl., Ste. 400, Pittsburgh, PA 15222.
24-00971 Mar 21, 28; Apr 4, 2024

Birch, Jr., Henry E., deceased, of Shaler Township, PA. No. 01767 of 2024. Benjamin Scott Johns, Esquire, Admr., c/o Branden A. Fulciniti, Esq., Jones, Gregg, Creehan & Gerace, LLP, 20 Stanwix Street, Suite 1100, Pittsburgh, PA 15222.
24-00587w Mar 21, 28; Apr 4, 2024

Brummerloh, Lisa Patricia, deceased, of Verona, PA. No. 01814 of 2024. Christine Aliamo, Admr., 1876 18th Avenue SW, Vero Beach, FL 32962 or to Devin Hallett Snyder, Esq., Hallett Snyder Law, 518A Allegheny River Blvd., Oakmont, PA 15139.
24-00595w Mar 21, 28; Apr 4, 2024

Cicco, Daniel James, deceased, of Penn Hills, PA. No. 01885 of 2024. Diane Cicco, Admr. c.t.a., 8922 Upland Terrace, Pittsburgh, PA 15235 or to John Edson, Esq., 100 Hazel Lane, Suite 300, Sewickley, PA 15143.
24-00596w Mar 21, 28; Apr 4, 2024

Cicco, Stephanie L., deceased, of Penn Hills, PA. No. 01262 of 2024. Diane Cicco, Admr., 8922 Upland Terrace, Pittsburgh, PA 15235 or to John Edson, Esq., 100 Hazel Lane, Suite 300, Sewickley, PA 15143.
24-00597w Mar 21, 28; Apr 4, 2024

Cole, Nancy, deceased, of Pittsburgh, PA. No. 1663 of 2024. Debra Cole-Weber, Extr., 1000 Gladys Avenue, Pittsburgh, PA 15216 or to Eric J. Yandrich, Esq., Law Offices of Eric J. Yandrich, 2101 Greentree Rd., Ste. A201-5, Pittsburgh, PA 15220.
24-00964 Mar 21, 28; Apr 4, 2024

Goodboy, Sr., William J., deceased, of Pittsburgh, PA. No. 06277 of 2023. Michelle Paulina, Admr., 117 Nancy Lane, Canonsburg, PA 15317 or to Megan E. Loftis, Esq., 1650 Broadway Avenue, Fl. 1, Pittsburgh, PA 15216.
24-00588w Mar 21, 28; Apr 4, 2024

Guisewite, Alan D., deceased, of Pittsburgh, PA. No. 02590 of 2023. Emma Jean Harpley, Extr., 117 Forlview Road,

Glenshaw, PA 15116 or to Richard L. Milesky, Jr., Esq., The Milesky Law Group PLLC, 8890 Peebles Rd., Ste. 4, Allison Park, PA 15101.
24-00594w Mar 21, 28; Apr 4, 2024

Hankison, Pamela J., deceased, of Scott Township, PA. No. 01823 of 2024. Ronald P. Hankison, Admr., 1587 Spreading Oak Drive, Pittsburgh, PA 15220 or to Megan E. Loftis, Esq., 1650 Broadway Avenue, Fl. 1, Pittsburgh, PA 15216.
24-00589w Mar 21, 28; Apr 4, 2024

Heaton, Richard a/k/a Richard Andrew Heaton, deceased, of Coraopolis, PA. No. 01641 of 2024. Eric G. Davis, Extr., 202 Ogdan Nash Drive, Coraopolis, PA 15108 or to Charles J. Jacques, III, Esq., Jacques & Jacques, P.C., 2125 Freepport Rd., Natrona Heights, PA 15065.
24-00966 Mar 21, 28; Apr 4, 2024

Kampert, Robert W., deceased, of McKeesport, PA. No. 01646 of 2024. Richard Timothy Kampert, Admr., c/o Ryan W. Brode, Esq., Bootay Bevington & Nichols, LLC, 6 Clairton Blvd., Pittsburgh, PA 15236.
24-00972 Mar 21, 28; Apr 4, 2024

Kampert, Theodore J., deceased, of McKeesport, PA. No. 01645 of 2024. Richard Timothy Kampert, Admr., c/o Ryan W. Brode, Esq., Bootay Bevington & Nichols, LLC, 6 Clairton Blvd., Pittsburgh, PA 15236.
24-00973 Mar 21, 28; Apr 4, 2024

Langford, Carolyn A., deceased, of Mt. Lebanon, PA. No. 01146 of 2024. Brian P. Gabriel, Extr., 1414 Greystone Dr., Pittsburgh, PA 15206 or to J. Deron Gabriel, Esq., 445 Fort Pitt Blvd., Suite LL 500, Pittsburgh, PA 15219.
24-01096 Mar 21, 28; Apr 4, 2024

Lotzmann, Maureen P., deceased, of Lusby, MD. No. 03198 of 2023. William J. Lotzmann, Jr., Ancillary Extr., 8427 Compass Point E Wynd NE, Leland, NC 28451 or to Charles W. Hergenroeder, Esq., Hergenroeder Rega Ewing & Kennedy, LLC, 650 Smithfield St., Centre City Tower, Ste. 1700, Pittsburgh, PA 15222.
24-00962 Mar 21, 28; Apr 4, 2024

Mazur, Marion P., deceased, of North Versailles Borough, PA. No. 1391 of 2024. Jackie D. Harvey, Extr., c/o Charles C. Bell, Esq., 847 Maple Street, West Mifflin, PA 15122.
24-00965 Mar 21, 28; Apr 4, 2024

McGinnis, Sr., Gerald E. a/k/a Gerald Edward McGinnis, deceased, of Pittsburgh, PA. No. 01493 of 2024. Audrey L. McGinnis, Extr., 54 Wayside Lane, Verona, PA 15147 or to Michael I. Danovitz, Esq., Eckman & Danovitz, 210 Sixth Avenue, 35th Floor, Pittsburgh, PA 15222.
24-00967 Mar 21, 28; Apr 4, 2024

Paljavcsik, Paul A., deceased, of Penn Hills, PA. No. 01858 of 2024. Paul Paljavcsik, Admr., c/o Branden A. Fulciniti, Esq., Jones Gregg Creehan & Gerace, 20 Stanwix Street, Suite 1100, Pittsburgh, PA 15222.
24-00586w Mar 21, 28; Apr 4, 2024

Ratay, Mary E. a/k/a Mary Elizabeth Ratay, deceased, of Bethel Park, PA. No. 01648 of 2024. Mary F. Hays, Extr., 76 Spring Valley Drive, Washington, PA 15301 or to Michael C. Cruny, Esq., 375 Valley Brook Road, Suite 112, McMurray, PA 15317.
24-00963 Mar 21, 28; Apr 4, 2024

Satzger, Paula Lynn, deceased, of Pittsburgh, PA. No. 04757 of 2023. Joseph Gerhard, Admr., 3705 Baytree Street, Pittsburgh, PA 15214 or to Wendy Witt, Esq., The Pittsburgh Probate Law Firm, P.O. Box 236, Hughesville, PA 17737.
24-00590w Mar 21, 28; Apr 4, 2024

Thomas, Kelly, deceased, of Monroeville, PA. No. 01831 of 2024. Colin B. May, Extr. and Atty., Coulter & May, PC, 3824 Northern Pike, Suite 801B, Monroeville, PA 15146.
24-00593w Mar 21, 28; Apr 4, 2024

Thompson-Starr, Demarr a/k/a Demarr Star a/k/a Demarr Star Rawlings a/k/a Demarr Thompson Rawlings, deceased, of Verona, PA. No. 1720 of 2024. Anthony Alexander, Admr., c/o Blair N. Droskey, Esq., Sebring & Associates, 339 Old Haymaker Road, Ste. 1101, Monroeville, PA 15146.
24-00969 Mar 21, 28; Apr 4, 2024

Fox, Mary Louise, deceased, of Pittsburgh, PA. No. 1532 of 2024. Darlene McKinney, Extr., c/o John A. D'Onofrio, Esq., D'Onofrio Law Office, P.C., 651 Holiday Drive, Suite 400, Pittsburgh, PA 15220.
24-00901 Mar 14, 21, 28, 2024

Fredley, Theda G. a/k/a Theda Jean Fredley a/k/a Theda J. Fredley a/k/a Theda Garner Fredley, deceased, of Tarentum, PA. No. 01506 of 2024. Loyal W. Fredley, Jr., Extr., 328 Leasureville Road, Cabot, PA 16023 or to Charles J. Jacques, III, Esq. and Cory Jacques Siri, Esq., Jacques & Jacques, P.C., 2125 Freepport Rd., Natrona Heights, PA 15065-0255.
24-00898 Mar 14, 21, 28, 2024

Hren, Lillian M., deceased, of Plum Borough, PA. No. 01476 of 2024. Patricia S. Chesko, Extr., 818 Grandview Avenue, Pittsburgh, PA 15211 or to Scott P. Magnuson, Esq., 2651 Monroeville Blvd., Suite 101, Monroeville, PA 15146.
24-00894 Mar 14, 21, 28, 2024

Konrad, John W., deceased, of Pittsburgh, PA. No. 01417 of 2024. Rose M. Weissner, Extr., 412 Little Pine Crk., Pittsburgh, PA 15223.
24-00900 Mar 14, 21, 28, 2024

McKenna, Francis B., deceased, of Creighton, PA. No. 01503 of 2024. Barry R. McKenna, Extr., c/o Charles T. Clark, Esq., 210 Fifth Ave., Tarentum, PA 15084.
24-00896 Mar 14, 21, 28, 2024

Rebholz, Shirley Ann, deceased, of Pittsburgh, PA. No. 01456 of 2024. Richard John Abbott, Jr., Extr., c/o Ryan W. Brode, Esq., Bootay Bevington & Nichols, LLC, 6 Clairton Blvd., Pittsburgh, PA 15236.
24-00897 Mar 14, 21, 28, 2024

Savage, Stanley J. a/k/a Rabbi Stanley J. Savage, deceased, of Pittsburgh, PA. No. 04811 of 2023. Stanley A. Kirshenbaum, Extr., P.O. Box 8150, Pittsburgh, PA 15217.
24-00899 Mar 14, 21, 28, 2024

Terry, III, James A. a/k/a James Alexander Terry, III, deceased, of Pittsburgh, PA. No. 1474 of 2024. James A. Terry, IV, Admr., 139 Nottingham Drive, Pittsburgh, PA 15205 or to Eric J. Yandrich, Esq., Law Offices of Eric J. Yandrich, 2101 Greentree Rd., Ste. A201-5, Pittsburgh, PA 15220.
24-00895 Mar 14, 21, 28, 2024

Boughner, James Robert, deceased, of McKeesport, PA. No. 00215 of 2024. Deborah Jean Boughner, Extr., 560 Rugh Street, Suite 150, Greensburg, PA 15601 or to Anthony Scarpo, Esq., The Nichols Law Group, 560 Rugh Street, Suite 150, Greensburg, PA 15601.
24-00812 Mar 7, 14, 21, 2024

DelMonte, Yolanda A., deceased, of Bellevue, PA. No. 01312 of 2024. Deborah A. Peters, Extr., 1531 Meerscham Lane, Coraopolis, PA 15108 or to Glenn S. Sinko, Esq., Sinko Zimmerman, LLC, One Adams Place, 310 Seven Fields Blvd., Suite 200, Seven Fields, PA 16046.
24-00815 Mar 7, 14, 21, 2024

DeLuca, Anthony H. a/k/a Anthony H. DeLuca, Sr., deceased, of Pittsburgh, PA. No. 01317 of 2024. Jessica T. Will, Admrx., 374 Marshall Heights Dr., Wexford, PA 15090 or to Ryan R. Mick, Esq., Mick & Wallisch LLC, 225 Ross Street, 4th Fl., Pittsburgh, PA 15219.

24-00811 Mar 7, 14, 21, 2024

Hodgson, John P., deceased, of O'Hara Township, PA. No. 01240 of 2024. Daniel J. Hodgson, Extr., c/o Robert J. Winters, Esq., GRB Law, 2100 Georgetown Dr., Ste. 300, Sewickley, PA 15143-8782.

24-00819 Mar 7, 14, 21, 2024

Hrinda, Arlene Ann, deceased, of West Mifflin, PA. No. 04626 of 2023. Tricia A. Hopchak, Extr., 1097 Antler Drive, Clairton, PA 15025 or to D. Scott Lautner, Esq., Law Offices of D. Scott Lautner, P.C., 68 Old Clairton Rd., Pittsburgh, PA 15236.

24-00814 Mar 7, 14, 21, 2024

Monheim, Lydia M. a/k/a Lydia Monheim, deceased, of Pittsburgh, PA. No. 0741 of 2024. David W. A. Monheim, Adm., 341 Oak Road, Pittsburgh, PA 15239 or to Bruce S. Gelman, Esq., Gelman & Reisman, P.C., Law & Finance Building, 429 Fourth Ave., Ste. 1701, Pittsburgh, PA 15219.

24-00813 Mar 7, 14, 21, 2024

Stoff, Richard Matthew a/k/a Richard Stoff, deceased, of Mount Lebanon, PA. No. 01425 of 2024. Denise Stoff, Admrx., c/o Adam G. Anderson, Esq., 429 Fourth Avenue, Ste. 602, Pittsburgh, PA 15219.

24-00470w Mar 7, 14, 21, 2024

Walton, Christy M., deceased, of Pittsburgh, PA. No. 00831 of 2024. Lesley Long, Extr., 549 Crestline Drive, Pittsburgh, PA 15234 or to Colleen D. Bratkovich, Esq., Zacharia & Brown, 4500 Walnut Street, McKeesport, PA 15132.

24-00473w Mar 7, 14, 21, 2024

Walton, Frederick G., deceased, of Pittsburgh, PA. No. 00835 of 2024. Lesley Long, Extr., 549 Crestline Drive, Pittsburgh, PA 15234 or to Colleen D. Bratkovich, Esq., Zacharia & Brown, 4500 Walnut Street, McKeesport, PA 15132.

24-00472w Mar 7, 14, 21, 2024

Webb, Lorena, deceased, of Pittsburgh, PA. No. 01232 of 2024. Tionna Dorsey, Admrx., c/o Jonathan E. Noble, Esq., Anderson & Labovitz, LLC, 429 Fourth Avenue, Suite 602, Pittsburgh, PA 15219.

24-00468w Mar 7, 14, 21, 2024

Articles of Incorporation Business Corporation

Notice is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, for a business corporation which has been incorporated under the provisions of the Business Corporation Law of 1988. The name of the corporation is HealthOK Inc.

24-00567w Mar 21, 2024

Bankruptcy Sale Notice

April 11, 2024 @ 1:30 p.m. by In Person and Zoom Video Conference Hearing
In Re: Datzko Capital, LLC.
Bankruptcy Case No. 22-20473-CMB
Commercial Building - 5622 Homeville Rd., West Mifflin, PA 15122
Initial Offer - \$250,000.00.

For more information and how to connect to the Zoom Hearing go to www.pawb.uscourts.gov/easi.htm.

If interested in bidding call Trustee Jeffrey J. Sikirica at (724) 625-2566 or email at JJSPAESQ@gmail.com before the scheduled hearing time.

24-01104 Mar 21, 2024

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-23-014564. In re: Petition of Erin Tunney and Paul Mullan, parent(s) and Legal guardian(s) of Aidan Joseph Tunney Mullan and Rose Elizabeth Tenney Mullan for change of name to Dayna Kerry Tunney Mullan and Rose Elizabeth Tunney Mullan. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Wednesday, April 17, 2024, at 9:30 a.m. as the time and the Motions Room, City-County Bldg., Pittsburgh, PA 15219, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for. Amanda J. McCracken Raber, Bennington Law Firm, LLC, 5854 Ellsworth Avenue, Pittsburgh, PA 15232, Ph: 412-404-8776, Attorney for Petitioner.

24-00591w Mar 21, 2024

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-24-002128. In re: Petition of Max Goodwin, Sr. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Wednesday, April 24, 2024, at 9:30 a.m. as the time and the Motions Room, City-County Bldg., Pittsburgh, PA 15219, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for.

24-00601w Mar 21, 2024

Notice of Trust

Arthur Harold and Shirley A. Garmer Family Trust Agreement dated November 19, 2012

Notice is hereby given of the administration of the Arthur Harold and Shirley A. Garmer Family Trust Agreement dated November 19, 2012. Arthur Harold Garmer, late of Springdale, Allegheny County, Pennsylvania, died on March 2, 2024. All persons having claims against this Trust are requested to make the same known to Douglas Garmer, Donald Arner, or their attorney named below. All persons indebted to the Trust are requested to make payment without delay to Douglas Garmer, Ronald Arner, or their attorney named below.

Douglas Garmer
Donald Arner

c/o Jacques & Jacques, P.C.

2125 Freeport Road

Natrona Heights, PA 15065

24-00970 Mar 21, 28; Apr 4, 2024

Notice

In the Court of Common Pleas of Allegheny County, Pennsylvania: No. GD-22-012655. Notice is hereby given to all unknown heirs of David G. Klepfer, deceased and all other parties of interest, that a tax sale has been scheduled for May 6, 2024 at 9:00 a.m. in Room 410 of the Allegheny County Courthouse for the property located at 552 Baird Road, Gibsonia, Allegheny County, Pennsylvania 15044, known as lot/blocks 1669-H-043 and 1669-H-045. This notice acts as service of the Notice of Sheriff's Sale pursuant to the March 6, 2024 Order of Court.

24-00974 Mar 21, 2024

Notice

Bank of New York Mellon Trust Company, N.A. as Trustee for Mortgage Assets Management Series I Trust, Plaintiff vs.

Carol A. Ashbaugh, Defendant
Court of Common Pleas
Allegheny County
Case No. MG-18-001346

Notice of Sheriff's Sale of Real Property
TO: Carol A. Ashbaugh
176 Big Horn Road
Pittsburgh, PA 15239

This Firm Is A Debt Collector Attempting To Collect A Debt And Any Information Obtained Will Be Used For That Purpose. If You Have Previously Received A Discharge In Bankruptcy, This Is Not And Should Not Be Construed To Be An Attempt To Collect A Debt, But Only Enforcement Of A Lien Against Property.

Your house (real estate) at: 176 Big Horn Road, Pittsburgh, PA 15239 is scheduled to be sold at Sheriff's Sale on April 1, 2024 at 9:00 a.m., in Allegheny County, Fourth Floor, Gold Room, Courthouse, Pittsburgh, PA to enforce the court judgment of \$93,406.75 obtained by Bank of New York Mellon Trust Company, N.A. as Trustee for Mortgage Assets Management Series I Trust (the mortgagee) against you. As a result, a writ of execution has been issued in the amount of \$121,230.01.

Notice Of Owner's Rights
You May Be Able To Prevent This Sheriff's Sale

To prevent this Sheriff's Sale you must take immediate action:

The sale will be cancelled if you pay back to the mortgagee the back payments, late charges, costs, and reasonable attorneys fees due. To find out how much you must pay, you may call: (610) 278-6800.

1. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

Please Note a Schedule of Distribution will be filed by the Sheriff on a date specified by the Sheriff not later than thirty (30) days after sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within 20 days after the filing of the schedule.

24-00977 Mar 21, 2024

Notice

TO: Nicholas M. Frederick: Re: Frederick vs Frederick In the Court of Common Pleas of Allegheny County, Pennsylvania, FD-12-008219

You are hereby notified that on February 21, 2024, Elizabeth Peace filed an Affidavit Under Section 3301(d) of the Divorce Code

Notice

If you wish to deny any of the statements set forth in this Affidavit, you must file a Counter-Affidavit within twenty (20) days after this Affidavit has been served on you or the statements will be admitted.

The parties to this action separated on November 1, 2012, and have continued to live separate and apart for a period of at least two years. The marriage is irretrievably broken. I understand that I may lose rights concerning alimony, division of property, lawyer's fees, or expenses if I do not claim them before a divorce is granted.

I verify that the statements made in this affidavit are true and correct. I understand that false statements herein are made subject to the penalties of 18 Pa.C.S. Section 4904 relating to unsworn falsification to authorities.

Counter-Affidavit Under §3301(d)
of the Divorce Code

Choose one: (a) I oppose or (b) I do not oppose entry of a Divorce Decree. Choose one: (a) I do or (b) I do not wish to make

ALLEGHENY COUNTY BAR ASSOCIATION JUDICIARY COMMITTEE

WILL INTERVIEW CANDIDATES SEEKING RATINGS FOR THE ALLEGHENY COUNTY COURT OF COMMON PLEAS AND PA APPELLATE COURTS

In accordance with the By-Laws of Bar Association
Article 14 – Committee on Judiciary – and the "Guidelines, Rules and
Procedures" of the Committee, notice is hereby given that:

THE ACBA JUDICIARY COMMITTEE

will meet at 4:30 p.m. on Tuesday, April 23, 2024, at ACBA Headquarters, 4th Floor, Koppers Building, Pittsburgh, PA to consider candidates seeking ratings for the Allegheny County Court of Common Pleas and Pennsylvania Appellate Courts.

Candidates that are requesting an interview must submit an application that is available online at ACBA.org. Up to four (4) candidate interviews may be conducted during each Committee meeting and the Judiciary Committee will take appropriate action on the applications at the conclusion of the interviews.

To download a candidate questionnaire and other related materials please visit ACBA.org/Judiciary-Committee or visit the home page of the ACBA website (ACBA.org). If you have questions about the candidate questionnaire, please contact David Blaner, ACBA Executive Director, by phone at 412-402-6601 or by email at dblaner@acba.org.

One (1) copy of the candidate questionnaire, confidential questionnaire, supplemental questionnaire, signed candidate pledge form, signed acknowledgement form and a writing sample must be emailed to David Blaner, ACBA Executive Director, for your application to be processed. Please submit one complete PDF document as your application.

Deadline for submitting an application to the Judiciary Committee is Tuesday, April 9, 2024 at 4 p.m. Candidate evaluations will be scheduled based upon the date and time that the questionnaires are submitted to the ACBA.

any economic claims, or (c) economic claims have been raised and are not resolved. If you wish to make economic claims, you must file and serve opposing party within 20 days of publication pursuant to PA.R.C.P. 1930.4 (b)(1)(iii)(A)(1).

24-00978 Mar 21, 2024

Notice

To Vangalene R. Brewer a/k/a Vangalene Renee Brewer

Notice To Defend

In the Court of Common Pleas of Allegheny County, Pennsylvania
Civil Division

Carlton Creative Solutions LLC, Plaintiff, vs.

Darlene L. Craig a/k/a Darlene L. Brewer, Surviving Heir of Darlene E. Brewer a/k/a Darlene Elizabeth Brewer, Deceased,

Richard Leverene Brewer, Jr. a/k/a Richard L. Brewer, Jr. a/k/a Richard L. Brewer, Surviving Heir of Darlene E. Brewer a/k/a Darlene Elizabeth Brewer, Deceased,

Van Brewer, Surviving Heir of Darlene E. Brewer a/k/a Darlene Elizabeth Brewer, Deceased,

Vangalene R. Brewer a/k/a Vangalene Renee Brewer, Surviving Heir of Darlene E. Brewer a/k/a Darlene Elizabeth Brewer, Deceased,

Machelle Brewer McIntosh a/k/a Machelle McIntosh a/k/a Machelle Brewer, Surviving Heir of Darlene E. Brewer a/k/a Darlene Elizabeth Brewer, Deceased, Defendants.

Case No. GD-23-013043

Notice To Defend

You Have Been Sued In Court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty days after this complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the complaint or for any other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, 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
Allegheny County Bar Association
4th Floor Koppers Building
436 Seventh Avenue
Pittsburgh, Pennsylvania 15219
Telephone: (412) 261-5555

24-00979 Mar 21, 2024

Notice

Petition to Determine Title to Real Estate as to 8605 State Route 908, Tarentum, PA 15084, formerly owned by Kevin M. Armour, deceased, filed March 12, 2024 by Suzanne K. Armour, No. 1716 of 2024. Peter B. Lewis, Neighborhood Legal Services, 928 Penn Ave., Pittsburgh, PA 15222, Counsel.

24-00980 Mar 21, 28; Apr 4, 2024

Trust Notice

Notice is hereby given of the administration of the Carlo E. Cuomo Revocable Living Trust Dated 5/15/2020 & Carlo E. Cuomo, deceased, late of Verona

Borough, Allegheny County, Pennsylvania, settlor and initial trustee of the Carlo E. Cuomo Revocable Living Trust Dated 5/15/2020. Carlo E. Cuomo died on October 1, 2023. All persons having claims against this Trust or Carlo E. Cuomo and all persons indebted to this Trust or to Carlo E. Cuomo, are requested to make a claim or payment without delay to:

Daniel J. Cuomo, Successor Trustee
c/o Jerome L. Tierney, Esquire
10531 Center Highway
North Huntingdon, PA 15642
24-00891 Mar 14, 21, 28, 2024

Notice

Propel Schools

Acoustical Improvements

Propel Schools is now accepting bids for Acoustical Improvements at our Propel NorthsideSchool location. Please visit www.propelschools.org and click on 'Contact Us' then 'Contracting Opportunities' for bid documents.

24-00877 Mar 7, 14, 21, 2024

Notice of Action in Mortgage Foreclosure

In the Court of Common Pleas of Allegheny County, Pennsylvania
Civil Action-Law
NO.: MG-23-000089

Newrez LLC d/b/a Shellpoint Mortgage Servicing vs.

Lea A. Theakston, in her Capacity as Administrator, Known Heir, Devisee and/or Distributee of the Estate of Thomas William Theakston, Deceased, Keith T. Theakston as Heir of the Estate of Thomas William Theakston, Deceased and Unknown Heirs, Successors, and Assigns and all Persons Claiming Right, Title, and Interest from or Under the Estate of Thomas William Theakston, Deceased

You are hereby notified that Plaintiff, Newrez LLC d/b/a Shellpoint Mortgage Servicing, filed an Action in Mortgage Foreclosure endorsed with a Notice to Defend, in the Court of Common Pleas of Allegheny County, Pennsylvania, docketed to No. MG-23-000089, seeking to foreclose the mortgage secured by the real estate located at 106 Glengarry Drive, Coraopolis, PA 15108.

You have been sued in court. If you wish to defend against the claims in this notice, you must take action within twenty (20) days after this publication, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the complaint or for any other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Lawyer Referral Service
Pennsylvania Lawyer Referral Service
Pennsylvania Bar Association
P.O. Box 186
Harrisburg, PA 17108
(800) 692-7375

24-00960 Mar 21, 2024

Notice of Condemnation

Municipality of Bethel Park
Allegheny County, Pennsylvania
Public Notice

In the Court of Common Pleas of Allegheny County, Pennsylvania

Condemnation Of Property To: Obtain Fee Simple Title For The Purpose Of Creating And Maintaining Green Space For Public Use And Recreation Re: Land Located At 1St Street, Lot And Block No. 317-F-147 Owned By Marc Scoratow; Lot And Block No. 317-F-204 Owned By Herbert Embry; And Lot And Block No. 317-F-208 Owned By Louis Barnette

Notice Of Condemnation And Deposit Of Estimated Just Compensation

The Municipality of Bethel Park, Allegheny County, Pennsylvania, does hereby give notice that: 1. On October 11, 2023 a Declaration of Taking was filed at Civil Action No. GD 23-011835 in the Department of Court Records of Allegheny County, Pennsylvania. 2. The Condemnor is the Municipality of Bethel Park ("Municipality"), Allegheny County, Pennsylvania, with its business address at 5100 West Library Avenue, Pittsburgh, Pennsylvania 15102. 4. The condemned property is three parcels property located at 1st Street in the Municipality of Bethel Park, Allegheny County, Pennsylvania, further identified as Lot and Block Nos. 317-F-147, 317-F-204, and 317-F-208 ("the Property"). 5. The condemnation of the Property by the Municipality is authorized by the power of eminent domain pursuant to the Eminent Domain Code (26 Pa.C.S. §§ 101 et seq.), the Home Rule Charter Law (53 Pa. C.S. § 2962) and the Borough Code (8 Pa. C.S. §§ 101 et seq.), including but not limited to 8 Pa C.S. § 1501. 6. This Declaration of Taking is further authorized by Ordinance No. 6-12-23A ("Ordinance") which was adopted the 12th day of June, 2023, by the Council of the Municipality of Bethel Park. The Ordinance may be examined in the Municipality's offices located at 5100 West Library Avenue, Pittsburgh, Pennsylvania 15102, during normal business hours. 7. The purpose of the condemnation is to obtain fee simple title to create and maintain green space for public use and recreation in an area located near 1st Street in the Municipality of Bethel Park. 8. The nature of the title acquired in and to the Property is as follows: a. Fee simple title to the Property as more fully described in the Ordinance. 9. Upon information and belief, the owners of the parcels composing the Property are as follows: a. Marc Scoratow via deed recorded with the Allegheny County Department of Real Estate at DBV 11604, Page 001 (Lot and Block No. 317-F-147) b. Herbert Embry via deed recorded with the Allegheny County Department of Real Estate at DBV 6404, Page 667 (Lot and Block No. 317-F-204) c. Louis Barnette via deed recorded with the Allegheny County Department of Real Estate at DBV 3073, Page 692 (Lot and Block No. 317-F-208) 10. In the event that there are recoverable minerals (including gas and oil) within the Property, the mineral rights (including rights to gas and oil) in those areas are hereby excepted and reserved from the condemnation, provided, however, that the right of support in the Property is included within the scope of this condemnation, and no access from the surface of the Property will be allowed without permission from the Condemnor. 11. In the event that there are any recorded encumbrances within Property that are not referenced in this Declaration of Taking, the real property rights, if any, of said encumbrances are hereby excepted and reserved from this condemnation. 12. A plan of the condemned Property may be inspected in the Municipal offices at 5100 West Library Avenue, Pittsburgh,

Pennsylvania 15102 during normal business hours. 13. Pursuant to Section 303(b) of the Eminent Domain Code, 26 Pa.C.S. § 303(b), as a taxing authority, the Condemnor is not required to post a bond in this Declaration of Taking. Just compensation for the condemnation of said property is secured by the power of taxation of the Municipality of Bethel Park. 14. The Condemnee is further notified that if they wish to challenge the power or the right of the Condemnor, the Municipality of Bethel Park, to appropriate the condemned property, the sufficiency of the security, the procedure followed by the Condemnor or the Declaration of Taking, the Condemnee, must file preliminary objections within thirty (30) days after being served with notice of condemnation.

Furthermore, Notice Is Given That the Municipality of Bethel Park, pursuant to Section 522 of the Eminent Domain Code (26 Pa.C.S. §522), will, at the end of the above-referenced thirty (30) day time period within which to file preliminary objections to the Declaration of Taking, present a petition to the Court of Common Pleas of Allegheny County to deposit into court the just compensation estimated by the Municipality of Bethel Park to be due all parties in interest for damages sustained as the result of the condemnation of the Property herein involved.

The petition to deposit estimated just compensation may not be presented to the court if the owner(s) of the Property herein involved inform the Municipality of their existence and whereabouts, agree to accept payment of estimated just compensation for the condemnation of the Property and make arrangements to receive such payment prior to the expiration of the noted period. After estimated just compensation has been deposited into court, the said monies may be withdrawn by the persons entitled thereto only upon petition to the court. If no petition is presented within a period of six years of the date of payment into court, the court shall order the fund or any balance remaining to be paid to the Commonwealth without escheat.

/s/ Kristen Denne, Manager
24-00976 Mar 21, 2024

Notice of Condemnation

In the Court of Common Pleas of Allegheny County, Pennsylvania
Civil Division

In the Matter of Condemnation by the Redevelopment Authority of Allegheny County of Certain Parcels of Land in the Boroughs of North Braddock and Oakdale, the Townships of Wilkins and Penn Hills and the City of Clairton, Allegheny County, Pennsylvania, Being Property Of:

Case No: GD-24-003107

HEL-KAY, Inc., A Corporation their heirs, executors, administrators, successors, assigns or any other persons found to have an interest in the following property: All that certain lot or piece of ground situate in the Borough of North Braddock, Allegheny County, PA, located at Brinton Ave., Being designated as Block and Lot No. 375-B-116 in the Department of Real Estate of Allegheny County, Pennsylvania.

Case No: GD-24-003106

Estate of Mary E. Van Sickle a/k/a Mary E. Van Sickle a/k/a Mary E. Vansickel, Deceased, her heirs, executors, administrators, successors, assigns or any other persons found to have an interest in the following property: All that certain lot or piece of ground situate in the Borough of Oakdale, Allegheny County, PA, located at State St. W, Being designated as Block and Lot No. 492-L-319 in the Department of Real Estate of Allegheny County, Pennsylvania.

Case No: GD-24-003096

Richard Rectanus, his heirs, executors, administrators, successors, assigns or any other persons found to have an interest in

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the following property: All that certain lot or piece of ground situate in the Township of Wilkins, Allegheny County, PA, located at Alpine Blvd., Being designated as Block and Lot No. 372-P-111 in the Department of Real Estate of Allegheny County, Pennsylvania.

Case No: GD-24-003097

George Wilker and Rose Wilker Husband and Wife, their heirs, executors, administrators, successors, assigns or any other persons found to have an interest in the following property: All that certain lot or piece of ground situate in the Township of Penn Hills, Allegheny County, PA, located at Indiana Rd., Being designated as Block and Lot No. 534-R-171 in the Department of Real Estate of Allegheny County, Pennsylvania.

Case No: GD-24-003098

David Henry Rombalski, his heirs, executors, administrators, successors, assigns or any other persons found to have an interest in the following property: All that certain lot or piece of ground situate in the Township of Penn Hills, Allegheny County, PA, located at 2522 Main St., Being designated as Block and Lot No. 635-C-62 in the Department of Real Estate of Allegheny County, Pennsylvania.

Case No: GD-24-003100

Estate Of Charles R. Jacavino, his heirs, executors, administrators, successors, assigns or any other persons found to have an interest in the following property: All that certain lot or piece of ground situate in the City of Clairton, Allegheny County, PA, located at 532 3rd St., Being designated as Block and Lot No. 878-E-226 in the Department of Real Estate of Allegheny County, Pennsylvania.

Case No: GD-24-003099

Maxcine Ford, her heirs, executors, administrators, successors, assigns or any other persons found to have an interest in the following property: All that certain lot or piece of ground situate in the City of Clairton, Allegheny County, PA, located at Vankirk St., Being designated as Block and Lot No. 879-S-145 in the Department of Real Estate of Allegheny County, Pennsylvania.

Notice To Condemnees Of Condemnation

In accordance with Section 405 of the Eminent Domain Law of the General Assembly of the Commonwealth of Pennsylvania, the Redevelopment Authority of Allegheny County hereby gives notice that:

1. The Redevelopment Authority of Allegheny County filed a Declaration of Taking on the 14th day of March, 2024, for Docket Nos. GD-24-003107, GD-24-003106, GD-24-003096, GD-24-003097, GD-24-003098, GD-24-003100 and GD-24-003099 in the Court of Common Pleas of Allegheny County, Pennsylvania, pursuant to the requirements of the Act of June 22, 1964, P.L. No. 84, as amended 26 Pa. C.S.A. § 101 et seq., known as the "Eminent Domain Code". The address of the Redevelopment Authority of Allegheny County is 436 7th Ave. Suite 500, Pittsburgh, Allegheny County, Pennsylvania.

2. This condemnation is specifically authorized by Sections 12, and 12.1 of the Urban Redevelopment Law, Act of May 24, 1945, P.L. 991 as amended, 35 P.S. § 1701 et seq.

3. The Board of the Redevelopment Authority of Allegheny County (hereinafter "Board") by Resolution duly adopted on 23rd day of March, 2023, condemned the property referred to above at GD-24-003107, in the Borough of North Braddock; and by Resolution duly adopted on the 27th day of April, 2023, condemned the property referred to above at, GD-24-003097, GD-24-003098, GD-24-003100 and GD-24-003099; in the Township of Penn Hills and the City of Clairton, and by Resolution duly adopted on the 24th day of August, 2023, condemned the property referred to above at, GD-24-003106; in the Borough of Oakdale; and by

Resolution duly adopted on the 28th day of September, 2023, condemned the property referred to above at, GD-24-003096; in the Township of Wilkins and authorized the Director, the Manager of Housing and Human Services and the Authorities Manager of said Authority to execute and file the aforementioned Declarations of Taking.

4. The purpose of this condemnation is to effectuate the public purpose of the redevelopment of blighted properties in the Boroughs of North Braddock and Oakdale, The Townships of Wilkins and Penn Hills and The City of Clairton.

5. The nature of the title acquired hereby is the absolute fee simple title whether fee simple or lesser estates, together with all easements, rights of way and real property interests of whatever nature.

6. These properties have been condemned in their entirety as of the dates set forth in Paragraph 1 above.

7. A plan showing the condemned properties may be inspected at the offices of the Redevelopment Authority of Allegheny County, Koppers Building, Suite 500, 436 Seventh Avenue, Pittsburgh, Allegheny County, Pennsylvania.

8. Just compensation has been secured by the bond of the Redevelopment Authority of Allegheny County, filed with each Declaration of Taking.

9. If you wish to challenge the power or right of the Condemnor, the Redevelopment Authority of Allegheny County, to appropriate the condemned property, the sufficiency of the security, the procedure followed by the Condemnor, or the Declaration of Taking, you are required to file Preliminary Objections with the Court of Common Pleas of Allegheny County, Pennsylvania, within thirty (30) days after publication of this Notice.

Furthermore, Notice Is Hereby Given that the Authority, pursuant to Section 522 of the Eminent Domain Code of 1964 (26 Pa. C.S.A. Section 522) will, no less than twenty (20) days subsequent to the expiration of the statutory period for the filing of Preliminary Objections to the Declarations of Taking, present a petition to the Court of Common Pleas of Allegheny County to deposit into court the just compensation estimated by the Authority to be due all parties in interest for damages sustained as a result of the condemnation of the properties herein involved.

William G. Merchant, Esquire
Attorney for the Redevelopment Authority
24-01092 Mar 21, 2024

Statement of Registration Foreign Business Corporation

Notice is hereby given that Netramind Innovations, Inc., a foreign business corporation, has applied for a Statement of Registration to do business in the Commonwealth of Pennsylvania under the provisions of Chapter 4 of the Association Transactions Act. The corporation is incorporated under the laws of the State/Country of Delaware. The address of its principal office under the laws of said jurisdiction is 5.361 UPMC Vision Institute, UPMC Mercy Pavilion, 1622 Locust St., Pittsburgh, PA 15219, and subject to section 109 (relating to name of commercial registered office provider in lieu of registered address), the address, including street and number, if any, of its proposed registered office in Pennsylvania is 5.361 UPMC Vision Institute, UPMC Mercy Pavilion, 1622 Locust St., Pittsburgh, PA 15219.

24-00585w Mar 21, 2024

CIVIL DIVISION

Arbitration Awards

(Continued from Page 1, Column 2)

Portfolio Recovery Associates, LLC vs Goodwine; AR-23-006507; P-atty: Robert N. Polas, Jr.; Award for Defendant and against Plaintiff. Dated 03/15/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40405

Collins Asset Group, LLC vs Ricchiuto; AR-23-006508; P-atty: Demetrios H. Tsarouhis; D-atty: Gregory T. Artim; Award for Defendant and against Plaintiff. Dated 03/15/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40405

Portfolio Recovery Associates, LLC vs Curington; AR-23-006509; P-atty: Robert N. Polas, Jr.; Award Ex Parte Plaintiffs are awarded \$5,891.55. Defendant failed to appear at 10:45 a.m. Dated 03/15/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40405

Portfolio Recovery Associates, LLC vs Vilsack; AR-23-006510; P-atty: Robert N. Polas, Jr.; Award Ex Parte. Plaintiffs are awarded \$953.51. Defendant failed to appear at 10:45 a.m. Dated 03/15/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40405

Discover Bank vs Perry; AR-23-006514; P-atty: Andrew Loewy, Matthew Edenhofner; Award Ex Parte. Plaintiffs are awarded \$3,747.66. Defendant failed to appear at 10:45 a.m. Dated 03/15/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40405

Portfolio Recovery Associates, LLC vs Watkins; AR-23-006516; P-atty: Robert N. Polas, Jr.; D-atty: Gregory T. Artim; Award for Defendant and against Plaintiff. Dated 03/15/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40404

Portfolio Recovery Associates, LLC vs Hasani; AR-23-006521; P-atty: Robert N. Polas, Jr.; Award for Defendant and against Plaintiff. Dated 03/15/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40405

Checklist Cleaning, LLC vs KPP III CCT LLC, et al; GD-19-014119; P-atty: Jonathan R. McCloskey; D-atty: Glenn R. Bartifay; Non Jury Verdict against all Defendants

JP Morgan Chase Bank, N.A vs Richardson; AR-22-002373; P-atty: Julie E. Goodchild; D-atty: Michael J. Larkin; Award Ex Parte for the Plaintiff and against Defendant in the amount of \$5,241.88. Defendant no appearing at 10:30 a.m. Dated 03/15/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40405

Donegal Mutual Insurance Company vs McKinley, Jr.; AR-23-006563; P-atty: Demetrios H. Tsarouhis; Award for Defendant Mark McKinley, Jr. and against Plaintiff Donegal Mutual Ins. Co. Dated 03/18/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40406

Citibank, N.A. vs Dehring; AR-23-006580; P-atty: Michael Robert Lipinski; Award Ex Parte in favor of Plaintiff Citibank and against Defendant Dehring in the amount of \$1,725.49 plus any costs. Defendant Dehring failed to appear by 10:30 a.m. Dated 03/18/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40406

First National Bank of Omaha vs Mulholland; AR-23-003650; P-atty: Nicholas J. Raker; D-atty: Stephen D. Fuegi; Award for Plaintiff First National Bank of Omaha and against Defendant Milton Mulholland in the amount of \$14,690.68. Dated 03/18/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40406

Cavalry SPV I, LLC vs Henderson; AR-23-006551; P-atty: David J. Apothaker; D-atty: Pro Se; Award for Plaintiff Cavalry SPV I, LLC in the amount of \$5,734.17 and against Defendant Cynthia F. Henderson. Dated 03/18/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40406

Citibank, N.A. vs Bailey; AR-23-006583; P-atty: Michael Robert Lipinski; Award Ex Parte in favor of Plaintiff Citibank NA and against Defendant Bailey in the amount of \$11,038.89 plus any costs. Defendant Bailey failed to appear by 10:20 a.m. Dated 03/19/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40408

Citibank, N.A. vs Watkiss; AR-23-006584; P-atty: Michael Robert Lipinski; Award Ex Parte in favor of Plaintiff Citibank and against Defendant Watkiss in the amount of \$1,925.11 plus any costs. Defendant Watkiss failed to appear by 10:55 a.m. Dated 03/19/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40408

Citibank, N.A. vs Rodgers; AR-23-006585; P-atty: Sean Patrick Stevens; Award Ex Parte in favor of Plaintiff Citibank and against Defendant Rodgers in the amount of \$11,371.88 plus any costs. Defendant Rodgers failed to appear by 10:50 a.m. Dated 03/19/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40408

Citibank, N.A. vs Emery; AR-23-006588; P-atty: Michael Robert Lipinski; Award Ex Parte in favor of Plaintiff Citibank and against Defendant Emery in the amount of \$2,550.32 plus any costs. Defendant Emery failed to appear by 10:45 a.m. Dated 03/19/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40408

Citibank, N.A. vs Ebig; AR-23-006589; P-atty: Michael Robert Lipinski; Award Ex Parte in favor of Plaintiff Citibank and against Defendant Ebig in the amount of \$2,848.22 plus any costs. Defendant Ebig failed to appear by 10:40 a.m. Dated 03/19/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40408

Goldman Sachs Bank USA vs Bronaugh; AR-23-006590; P-atty: Andrew Loewy, Matthew Edenhofner; Award Ex Parte. Plaintiffs are awarded \$3,326.08. Defendant failed to appear at 10:18 a.m. Dated 03/19/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40408

Citibank, N.A. vs Settles; AR-23-006591; P-atty: Michael Robert Lipinski; Award Ex Parte in favor of Plaintiff Citibank and against Defendant Settles in the amount of \$1,665.84 plus any costs. Defendant Settles failed to appear by 10:40 a.m. Dated 03/19/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40408

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