

ESTATE NOTICES

The Register of Wills has granted letters testamentary or of administration in the following estates. Notice is hereby given to all persons indebted thereto to make payment without delay and to those having claims or demands to present them for settlement to the Executors or Administrators or their attorneys.

FIRST PUBLICATION

EVANS, ADA, late of North Charleroi Borough, Washington Co., PA; Administratrix CTA: Cathy L. Evans, c/o Thomas B. Kostolansky, Esquire, 617 McKean Avenue, Donora PA 15033; Attorney: Thomas B. Kostolansky, 617 McKean Avenue, Donora PA 15033

FRYE, BILLY C., late of North Franklin Township, Washington Co., PA; Administratrix: Pamela J. Ulrey, 280 Boone Road, Washington PA 15301; Attorney: Lisa J. Buday, PO Box 488, California PA 15419

HUYGENS, FRANK V., late of Washington, Washington Co., PA; Executors: Victor J. Huygens; 207 Fieldbrook Drive, Canonsburg PA 15317, Richard J. Huygens; 221 Third Avenue, Scottdale PA 15683

MEERDO, HELEN M., late of Robinson Township, Washington Co., PA; Executrix: Susan Galentine, 42 Allison Road, Bulger, PA 15019; Attorney: Paul J. Walsh, PO Box 356, Slovan, PA 15078

MIKLIC, SUSAN MARIE, late of Washington, Washington Co., PA; Executor: David L. Miklic II, 111 Armstrong Drive, Washington PA 15301; Attorney: William H. Knestrick, Neighborhood Attorneys, LLC, 8 East Pine Avenue, Washington PA 15301

TAYLOR, E. IRENE, a/k/a **EVELYN IRENE TAYLOR a/k/a IRENE TAYLOR**, late of Canonsburg, Washington Co., PA; Executors: Howard L. Taylor; 223 Orchard Avenue, Canonsburg PA 15317, Barbara E. Nelson; 939 Katherine Drive, Sun Prairie WI 53590

WARD, LESLIE G., late of Canonsburg, Washington Co., PA; Executor: R. J. Hryniewicz, 8450 Primrose Street, Norfolk VA 23503; Attorney: Donald B. Formoso, Peacock Keller & Ecker, LLP, 70 East Beau Street, Washington PA 15301

WISNIEWSKI, ILENE J., late of Bentleyville, Washington Co., PA; Administrator: Anthony Wisniewski Jr., 5 Sunset Drive, Daisytown, PA 15427; Attorney: Lisa J. Buday, PO Box 488, California, PA 15419

SECOND PUBLICATION

BELCASTRO, RAE ANN, late of Washington, Washington Co., PA; Administrator: Paul W. Belcastro, Sr., 1350 Donnan Ave., Apt. A-10, Washington, PA 15301; Attorney: M. Elizabeth Williams, 108 Lexington Avenue, Pittsburgh, PA 15215

BLACK, JAMES T., late of Fallowfield Township, Washington Co., PA; Executrix: Susan Silol, 522 S. Illinois Ave., League City, TX 77573; Attorney: Thomas L. Jones, 435 Donner Avenue, Monessen, PA 15062

CRAIG, VERA MARIE, late of Washington, Washington Co., PA; Executor: Casey James Craig, 365 Hessel St., Waynesburg, PA 15370

DUCSAY, CAROL JANE, late of Cecil Township, Washington Co., PA; Administrators: James T. Watson, 422 North Avenue, Houston, PA 15342; James K. Ducsay, 2240 State Route 168,

Georgetown, PA 15043; Attorney: Patrick C. Derrico, Greenlee, Derrico & Posa, 30 East Beau St., Suite 325, Washington, PA 15301

IMPICCINI, GASPER, a/k/a **GASPER J. IMPICCINI**, late of East Bethlehem Township, Washington Co., PA; Administratrix: Susan Pappas, 890 Pleasant Hill Road, Morgantown, WV 26508; Attorney: John Patrick Smider, 30 South Main St., Ste 102, Washington, PA 15301

JOHNSON, PATRICIA OWENS, late of Washington, Washington Co., PA; Administrator: Edward F. Johnson, 1065 Michigan Avenue, Washington, PA 15301; Attorney: Megan A. Kerns, Monessen Municipal Complex, 1 Wendell Ramey Lane, Ste 110, Monessen, PA 15062

MARTIN, PATRICIA V., late of North Strabane Township, Washington Co., PA; Executors: Marianna L. Martin-Gordon, 788 Elm Spring Rd., Pittsburgh, PA 15243; William J. Martin, 115 Sherwood Dr., McMurray, PA 15317; Attorney: David S. Posner, Goldfarb, Posner, Beck, DeHaven & Drewitz, 26 South Main St., Suite 200, Washington, PA 15301

McWHORTER, ELEANOR L., a/k/a **ELEANOR C. McWHORTER**, late of Borough of Canonsburg, Washington Co., PA; Executrix: Mari-Lisa Marlowe, 108 Majestic Drive, Canonsburg, PA 15317; Attorney: Jennifer L. Rawson, Eckert Seamans Cherin & Mellott LLC, 600 Grant St., 44th Fl., Pittsburgh, PA 15219

MILLER, LOIS M., late of Houston, Washington Co., PA; Administrator: Duane K. Miller, 645 Longvue Drive, Houston, PA 15342

PARIS, CARRIE L., late of Avella, Washington Co., PA; Executor: Emanuel A. Paris, III, 1595 Smith Township State Road, Atlasburg, PA 15004; Attorney:

Robert G. Stash, One Gateway Center, 16th F., 420 Fort Duquesne Blvd., Pittsburgh, PA 15222

RUTHERFORD, ROBERT, a/k/a **ROBERT RUTHERFORD, SR.** a/k/a **BOB RUTHERFORD**, late of Bulger, Washington Co., PA; Executor: Robert Rutherford, Jr., 26 Manor Drive, Bulger, PA 15019; Attorney: Jeffrey P. Derrico, Greenlee, Derrico & Posa, 122 South McDonald St., McDonald, PA 15057

SMITH, RONALD E., late of Venetia, Washington Co., PA; Executor: R. Shane Smith, 425 Jake Street, Richmond, KY 40475; Attorney: Bradley J. Franc, Three Gateway Center, 401 Liberty Avenue, 22nd Fl., Pittsburgh, PA 15222

THIRD PUBLICATION

BRADSHAW, PAMELA L., late of Borough of Donora, Washington Co., PA; Administrator: Jeffrey P. Bradshaw, 612 Speer Street, Belle Vernon, PA 15012; Attorney: Mark S. Galper, Bergstein & Galper, P.C., 409 Schoonmaker Avenue, PO Box A, Monessen, PA 15063

DAVIS, ROY I., late of West Brownsville, Washington Co., PA; Executor: Glenn A. Davis, PO Box 634, California, PA 15419; Attorney: Lisa J. Buday, PO Box 488, California, PA 15419

GAWRONSKI, RICHARD JOSEPH, a/k/a **RICHARD J. GAWRONSKI**, late of North Strabane Township, Washington Co., PA; Executrix: Reene Gawronski, 146 Sedeca Drive, Canonsburg, PA 15317; Attorney: Matthew F. Schwartz, Lange Legal Group, LLC, 2200 Murray Avenue, Pittsburgh, PA 15217

GUMBERG, ANNE, late of Washington, Washington Co., PA; Administratrix: Jill Gumberg, c/o

Gregory M. Pocrass; Attorney: Gregory M. Pocrass, 3300 Gulf Tower, Pittsburgh, PA 15219

KAHL, DOROTHY RUTH, a/k/a **DOROTHY R. KAHL**, late of Carroll Township, Washington Co., PA; Executor: Edgar T. Kahl, 42 Orchard Street, Charleroi, PA 15022; Attorney: Donald B. Formoso, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

LUTES, WILLIAM H., late of East Pike Run Township, Washington Co., PA; Administrator: Thomas Havrilesko, 122 S. California Drive, Coal Center, PA 15423; Attorney: Jacob S. Polochak, 1373 Washington Pike, Suite 200, Bridgeville, PA 15017

O'SHINSKI, VERA D., a/k/a **VERA D. O'SHINSKY** a/k/a **VERA DOROTHEA O'SHINSKI**, late of Canonsburg, Washington Co., PA; Executrix: Lisa Chauvet, 38 Klinger Road, Canonsburg, PA 15317; Attorney: Patrick C. Derrico, Greenlee, Derrico & Posa, 30 East Beau St., Suite 325, Washington, PA 15301

PATTEN, EDWIN A., late of Washington, Washington Co., PA; Administratrix: Rosemary Sickles, 70 West Katherine Avenue, Washington, PA 15301; Attorney: William H. Knestrick, 8 East Pine Avenue, Washington, PA 15301

SANTORO, HELEN, a/k/a **HELEN S. SANTORO** aka **HELEN N. SANTORO**, late of Washington, Washington Co., PA; Administrator: Frederick R. Santoro, 125 Friar Lane, McMurray, PA 15317; Attorney: Fred J. Sentner, 142-A McClelland Road, Canonsburg, PA 15317

SIMPSON, PRISCILLA RAE, a/k/a **PRISCILLA R. SIMPSON** a/k/a **PRISCILLA SIMPSON**, late of South

Franklin Township, Washington Co., PA; Executrix: Jessica Simpson, 1605 Bedillion Road, Washington, PA 15301; Attorney: James P. Liekar, 38 West Pike Street, Washington, PA 15301

CORPORATION NOTICES

INCORPORATION NOTICE

PERVEEN PUNJANI, M.D. has been incorporated under the provisions of Chapter 29 of the Business Corporation Law of 1988 as a Professional Corporation.

Peck Law Offices

111 East Main Street

Peck Law Building

Uniontown, PA 15401

2)19-1

MISCELLANEOUS

COURT OF COMMON PLEAS OF
WASHINGTON COUNTY, PA
Number 2013-5671

NATIONSTAR MORTGAGE LLC

Plaintiff

V.

STEPHEN J. BOSICK, Defendant

RULE TO SHOW CAUSE

AND NOW to wit this 17th day of November, 2014, upon Praecept of Christine L. Graham, Esquire, attorney for Plaintiff, a Rule to Show Cause is hereby entered upon the heirs of Stephen J. Bosick, Stephen J. Bosick, Jr. in his capacity as known surviving heir of Stephen J. Bosick, deceased real owner and mortgagor and the Unknown Surviving Heirs of Stephen J. Bosick, deceased real owner and mortgagor, to show cause, if any, why he should not

be substituted as the defendants in the above captioned matter; and it is further

ORDERED that Service of this Rule to Show Cause on the Unknown Surviving Heirs of Stephen J. Bosick, deceased real owner and mortgagor by one PUBLICATION of a NOTICE of the filing of the Rule to Show Cause in the Washington County Report and the Observer Reporter and by MAILING by Certified Mail, Return Receipt requested a true and correct copy of the Rule to show cause to the premises which is the subject of the action.

Rule Returnable on December 23, 2014, at 9:30 am in Courtroom 5.

Washington County
Court of Common Pleas
Number: 2013□5671
Notice of Action in Mortgage
Foreclosure

Nationstar Mortgage LLC, Plaintiff
v.
Stephen J. Bosick, Defendants

TO: Stephen Bosick, Jr., Known Surviving Heir of Stephen J. Bosick, Deceased Mortgagor and Real Owner and Unknown Surviving Heirs of Stephen J. Bosick, deceased real owner and mortgagor

Premises subject to foreclosure: 761 Cedar Grove Road, Burgettstown, Pennsylvania 15021. NOTICE: If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the Plaintiff. You may lose money or property or other rights important to you. You should take this notice to your

lawyer at once. If you do not have a lawyer, go to or telephone the office set forth below. This office can provide you with information about hiring a lawyer. If you cannot afford to hire a lawyer, this office may be able to provide you with information about agencies that may offer legal services to eligible persons at a reduced fee or no fee.

Southwestern PA. Legal Aid Society
10 West Cherry Avenue,
Washington, Pennsylvania 15301
(72) 225□6170.

McCabe, Weisberg & Conway, P.C.,
Attorneys for Plaintiff
123 S. Broad St., Ste. 1400
Philadelphia, Pennsylvania 19109
215-790-1010 6)19-1

SHERIFF SALES

Special Notice On Real Estate Sales Sheriff's Rule

Tax collectors, attorneys and solicitors who file tax statements, liened taxes and municipal liens against property being sold at Sheriff's Sale. Hereafter, no statements can be withdrawn or adjustments made after the property has been bid in at a certain price, therefore statements must be correct at the time of filing. THERE WILL BE NO EXCEPTIONS TO THIS RULE.

Abstracts of properties taken in execution upon the writs shown, at the number and terms shown, as the properties of the severally named defendants, owners or reputed owners, and to be sold by Samuel Romano, Sheriff of Washington County, PA, on **Friday, January 2, 2015 at 10:00 o'clock a.m.** in the office of the Sheriff, Washington County Courthouse Square, Washington, PA. Ten (10%) percent of the purchase money (but not

less than the Sheriff's Cost), shall be paid on the day of the sale and the balance on or before **Wednesday, January 7, 2015 at 4:00 o'clock p.m.** If however such ten (10%) percent down payment be not made on day of sale, the property will again be expsd to sale immediately, on the date aforesaid. If balance of payment be not made on Wednesday following the date of sale, the property will again be put up for sale on **Friday, January 9, 2015 at 10:00 o'clock a.m.** At the expense and risk of the person to whom it was struck off, who in case of any deficiency on such sale, shall make good the same. (Complete description of the following

properties are on file in the Sheriff's Office at the Courthouse Square, 100 West Beau Street, Washington, PA.) Notice is hereby given that the schedule of distribution will be filed by the Sheriff not later than thirty (30) days from date of sale and that distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter. No further notice of the filing of the schedule of distribution will be given.

Sheriff Sale List

<u>Sale#</u>	<u>PlavDef.....</u>	<u>Property Location</u>
2014-340	....US Bank v. Cirocco	Peters Township
2014-559	....RHS-WIP Investors v. Soroka	Monongahela
2013-1470	....JP Morgan Chase Bank v. Rusler	Cecil Township
2013-1557	....US Bank v. Shanor	Buffalo Township
2010-2696	....Metlife Home Loans v. Mondik	Peters Township
2014-2943	....Cancelled	
2014-3025	....Bank of America v. Jones	City of Washington
2013-3569	....Pennymac Holdings v. Talpas	North Bethlehem Township
2014-3640	....US Bank v. Lewis	Nottingham Township
2014-3929	....Washington Financial v. Crabtree	North Strabane Township
2014-4040	....OneWest Bank v. Dreyer	Borough of Ellsworth
2013-4041	....US Bank NA v. Wirtz	Burgettstown
2014-4142	....Wells Fargo Bank v. Wrigley	Speers Borough
2014-4227	....US Bank v. Thomas	Independence Township
2014-4368	....Midfirst Bank v. Briscoe	Union Township
2014-4740	....First Commonwealth Bank v. Smity ..	Cecil Township
2014-4829	....Community Bank v. Lis	Peters Township
2010-4969	....Bayview LoanServicing v. Williams ..	Union Township
2012-4970	....Srmof II Trust v. Shimkus	Chartiers Township
2009-5097	....US Bank v. McClelland	Peters Township
2011-7420	....The Bank of New York v. Mock	Deemston Borough
2008-10613	....LaSalle Bank Midwest v. Rura	Cecil Township

SHERIFF'S SALE No. 2014-340

By virtue of a WRIT OF EXECUTION -MORTGAGE FORECLOSURE No. 2014-340 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JANUARY 2, 2015**

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE CSAB MORTGAGE LOAN TRUST 2006-2, 7105 Corporate Drive, PTXB-209, Plano, TX 75024 vs. **ALEX F. CIROCCO & LISA M. CIROCCO** ALL that certain lot or piece of ground situate in the **Township of Peters**, County of Washington and Commonwealth of Pennsylvania, TAX PARCEL NO. 540-005-27-00-0021-00.

SHERIFF'S SALE No. 2014-559

By virtue of a WRIT OF EXECUTION -MORTGAGE FORECLOSURE No. 2014-559 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JANUARY 2, 2015**
RHS-WIP Investors, LLC (Plaintiff)

vs. **Deborah A. Soroka a/k/a Deborah A. Wiercioch** (Defendants)

Property Address: 208 Walnut Street, Monongahela, PA 15063; Parcel I.D. No.: 420-017-00-02-0003-00
Improvements thereon of the residential dwelling.

SHERIFF'S SALE No. 2013-1470

By virtue of a WRIT OF EXECUTION MORTGAGE FORECLOSURE No. 2013-1470 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JANUARY 2, 2015**

JPMorgan Chase Bank, National Association v. Wendy A. Rusler Donald L. Rusler

owner(s) of property situate in **CECIL TOWNSHIP**, WASHINGTON County, Pennsylvania, being 7 Belgium Road, Cecil, PA 15321 Parcel No. 140-007-04-02-0009-00 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

SHERIFF'S SALE No. 2013-1557

By virtue of a WRIT OF EXECUTION -MORTGAGE FORECLOSURE No. 2013-1557 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be

exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JANUARY 2, 2015**

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 2007-HE7 PLAINTIFF VS. Eric Shanor and Amy Shanor DEFENDANTS

ALL those two (2) lots, or parcels of land, located in **Buffalo Township**, Washington County, Pennsylvania, being more particularly bounded and described as follows:

PARCEL NO.1: CONTAINING 0.7083 of an acre

PARCEL NO.2: KNOWN as Lot 2-A, containing 0.301 acres, Tax ID 060-012-00-00-0051-00

Property known as 306 Highland Ridge Road, Claysville, PA 15323

SHERIFF'S SALE No. 2010-2696

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE **No. 2010-2696** issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JANUARY 2, 2015**

Metlife Home Loans A Division of Metlife Bank NA v. Carla A. Mondik & Richard F. Mondik

owner(s) of property situate in the **TOWNSHIP OF PETERS**, WASHINGTON County, Pennsylvania, being 121 Center Church Road, Canonsburg, PA 15317-3058 Parcel No. 540-011-08-02-0016-00 (Acreage or street address) ; Improvements thereon: RESIDENTIAL DWELLING
Judgment Amount: \$212,904.05

SHERIFF'S SALE No. 2014-3025

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-3025 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JANUARY 2, 2015**

Bank of America, NA Plaintiff v. MELINDA A JONES Defendant(s)

owners of property situate in **6th Ward City of Washington**, Washington County, Pennsylvania, being 44 WEST HALLAM AVENUE, WASHINGTON, PA 15301; Assessment Map No.: 760-016-00-04-0012-00

Judgment Amount: \$56,581.81

improvements Thereon: Residential Property

SHERIFF'S SALE No. 2013-3569

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No.

2013-3569 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JANUARY 2, 2015**

Pennymac Holdings I, LLC v. Daria Talpas aka Daria Osiecki & Shane Osiecki

owner(s) of property situate in the **NORTH BETHLEHEM TOWNSHIP**, WASHINGTON County, Pennsylvania, being 2138 East National Pike, Scenery Hill, PA 15360-1003 Parcel No. 490-022-01-02-0006-00 (Acreage or street address) ; Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$87,782.03

SHERIFF'S SALE No. 2014-3640

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-3640 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JANUARY 2, 2015**

U.S. BANK NATIONAL ASSOCIATION (TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY) Plaintiff VS. LARRY B. LEWIS, II AND ALICIA J. LEWIS Defendant(s)

ALL THAT CERTAIN tract or parcel of land situate in **Nottingham Township**, Washington County, Commonwealth of Pennsylvania, BEING commonly known as 235 Mingo Church Road, Finleyville, PA 15332.

PARCEL IDENTIFICATION NO: 530-006-00-00-0009-00 ; IMPROVEMENTS THEREON CONSIST OF: Residential Dwelling

SHERIFF'S SALE No. 2014-3929

By virtue of a WRIT OF EXECUTION MORTGAGE FORECLOSURE No. 2014-3929 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JANUARY 2, 2015**

WASHINGTON FINANCIAL BANK, formerly known as WASHINGTON FEDERAL SAVINGS BANK, Plaintiff, vs. JOHN M. CRABTREE, JR. and STACEY LYNN CRABTREE, his wife, Defendant(s),

Those lots in **North Strabane Twp.**, Washington Co., PA, being Lots 142 and 143 in Alexander Land Company's Plan, P.B. 3, p. 18 -19; PARCEL I.D. 520-015-02-04-0002-00

HAVING ERECTED THEREON a two-story single family dwelling with detached garage. KNOWN AS 219

ALEXANDER AVE., STRABANE, PA 15363.

SHERIFF'S SALE No. 2014-4040

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-4040 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JANUARY 2, 2015**

OneWest Bank N.A. Plaintiff v. Eric P. Dreyer, Executor of the Estate of Nancy J. Dreyer, Deceased Mortgagor and Real Owner Defendants

All That Certain lot or piece of ground situate in the **Borough of Ellsworth**, County of Washington and Commonwealth of Pennsylvania; Premises: 13 Oak Circle, Ellsworth, Pennsylvania 15331 ;Tax I.D.#: 3100150003000300; Improvements consist of a Residential Dwelling

SHERIFF'S SALE No 2013-4041

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-4041 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on

JANUARY 2, 2015

US. Bank National Association, as Trustee for Structured Asset Securities Corporation Mortgage Loan Trust 2007-WF1, Plaintiff, vs. Robert Wirtz; Defendant(s).

ALL that certain lot or parcel of ground situate in the **Burgettstown**, County of Washington, and Commonwealth of Pennsylvania.

Tax Parcel J.D.: 070-021-00-02-0003-01, BEING known as 47 Stella Street, Burgettstown, PA 15021.

SHERIFF'S SALE No. 2014-4142

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-4142 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JANUARY 2, 2015**

Wells Fargo Bank, NA v. Yvonne M. Wrigley a/k/a Yvonne Michelle Wrigley

owner(s) of property situate in **SPEERS BOROUGH**, WASHINGTON County, Pennsylvania, being 126 State Street, Charleroi, PA 15022-1041 Parcel No. 610 -020-00-03-0006-00 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$102,744.01

SHERIFF'S SALE No. 2014-4227

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-4227 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 AM. on **JANUARY 2, 2015**

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF VS. DIANE S. THOMAS, DEFENDANT(S)

ALL that certain lot or piece of ground situate in the **Township of Independence**, Washington County, Pennsylvania, being part of the 2.17 acre parcel of land in the Property Composite of land thereon erected a dwelling house known as: 16 MORNINGSIDE DRIVE, AVELLA, PA 15312

Parcel ID #: 370-003-00-00-0017-15
Reference Washington County
Document #200735858

SHERIFF'S SALE No. 2014-4368

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-4368 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be

exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JANUARY 2, 2015**

MIDFIRST BANK, PLAINTIFF VS. LISA A. BRISCOE AND EDWARD T. BRISCOE, DEFENDANT(S)

All that certain parcel or tract of land situate in the **Township of Union**, Washington County, Pennsylvania, and having thereon erected a dwelling known as 4567 Finleyville Elrama Road, Finleyville, PA 15332.

TAX PARCEL: 640-007-07-00-0007-00

SHERIFF'S SALE No. 2014-4740

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-4740 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JANUARY 2, 2015**

FIRST COMMONWEALTH BANK, Plaintiff, vs. MARTIN M. SMITH and OWEN F. MEYER, Defendants.

ALL THOSE CERTAIN LOTS OR PARCELS OF GROUND SITUATE IN THE **TOWNSHIP OF CECIL**, COUNTY OF WASHINGTON AND COMMONWEALTH OF PA, HAVING ERECTED THEREON A

COMBINATION RESIDENTIAL/
COMMERCIAL BUILDING KNOWN
AS 277 MUSE BISHOP ROAD,
CANONSBURG, PA 15317, AND
BEING TAX MAP NOS. 140-009-01-
00-0013-00 AND 140-009-01-00-0007-
00.

SHERIFF'S SALE No. 2014-4829

By virtue of a WRIT OF EXECUTION -
MORTGAGE FORECLOSURE No.
2014-4829 issued out of the COMMON
PLEAS of Washington County, and to
me directed on which inquisition and
exemption are waived, there will be
exposed at public sale in the Courthouse
Square Building, Room 104, 100 West
Beau Street, Washington, PA 15301,
Washington County, at 10:00 A.M. on
JANUARY 2, 2015

**COMMUNITY BANK, Plaintiff, vs.
TERESA L. LIS, Defendant.**

ALL that certain lot or piece of ground
situate in the **Township of Peters**,
Washington County and Commonwealth
of Pennsylvania.

Which has an address of 147 Ivy Lane,
Venetia, PA 15367.

Tax Parcel No. 540-006-00-00-0061-06

SHERIFF'S SALE No. 2010-4969

By virtue of a WRIT OF EXECUTION -
MORTGAGE FORECLOSURE No.
2010-4969 issued out of the COMMON
PLEAS of Washington County, and to
me directed on which inquisition and
exemption are waived, there will be
exposed at public sale in the Courthouse

Square Building, Room 104, 100 West
Beau Street, Washington, PA 15301,
Washington County, at 10:00 A.M. on
JANUARY 2, 2015

**BAYVIEW LOAN SERVICING, LLC
v. Carter S. Williams a/k/a Carter
Williams**

owner(s) of property situate in **the**
TOWNSHIP OF UNION,
WASHINGTON County, Pennsylvania,
being Box 7 Skyline Drive, aka, 7 Skyline
Drive, South Park, PA 15129-9578;
Parcel No. 640-001-01-02-0016-00
(Acreage or street address)

Improvements thereon: RESIDENTIAL
DWELLING

Judgment Amount: \$73,372.33

SHERIFF'S SALE No. 2012-4970

By virtue of a WRIT OF EXECUTION -
MORTGAGE FORECLOSURE No.
2012-4970 issued out of the COMMON
PLEAS of Washington County, and to me
directed on which inquisition and
exemption are waived, there will be
exposed at public sale in the Courthouse
Square Building, Room 104, 100 West
Beau Street, Washington, PA 15301,
Washington County, at 10:00 A.M. on
JANUARY 2, 2015

**Srmof II 2012-1 Trust, U.S. Bank Trust
National Association, Not in Its
Individual Capacity But Solely as
Trustee v. Albin T. Shimkus & Deanna
D. Shimkus**

owner(s) of property situate in **the**
CHARTIERS TOWNSHIP,
WASHINGTON County, Pennsylvania,
being 384 Oak Spring Road, Canonsburg,
PA 15317-1081 Parcel No. 170-006-03-
01-0003-00 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING
Judgment Amount: \$184,467.87

SHERIFF'S SALE No 2009-5097

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No 2009-5097 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JANUARY 2, 2015**

U.S. Bank National Association, as Trustee for Structured Asset Securities Corporation Mortgage Pass-Through Certificates, Series 2007-Bc4 v. James McClelland

owner(s) of property situate in the **PETERS TOWNSHIP**, WASHINGTON County, Pennsylvania, being 230 Buckeye Drive, a/k/a 230 Buckeye Street, Canonsburg, PA 15317 Parcel No. 540-009-02-02-0007-00, 540-009-02-02-0006-00 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$215,178.29

SHERIFF'S SALE No 2011-7420

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No 2011-7420 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and

exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JANUARY 2, 2015**

The Bank of New York Mellon fka The Bank of New York as Trustee for The Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2005-2 c/o Bank of America, NA successor by merger to BAC Home Loans Servicing, LP fka Country Home Loans Servicing, LP Plaintiff vs Aaron D Mock and Jennifer R. Mock, Defendants

All That certain parcel of ground situate in the **Borough of Deemston**, Washington County in the County of Washington, Commonwealth of Pennsylvania. Premises: 1629 Morey Road, Fredericktown, Pennsylvania 15333

Tax ID. #: 220-003-00-00-0024-00; Improvements consist of a Residential Dwelling

SHERIFF'S SALE No. 2008-10613

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2008-10613 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, P A 15301, Washington County, at 10:00 A.M. on **JANUARY 2, 2015**

LaSalle Bank Midwest, N.A. v. Sheila

R. Rura & Daniel V. Rura owner(s)
of property situate in the **CECIL**
TOWNSHIP, WASHINGTON
County, Pennsylvania, being 13 Profio
Road, Mc Donald, PA 15057-974;1
Parcel No. 140-004-00-00-0032-04, 140
-004-09-99-0032-04 (Acreage or street
address); Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$80,257.71
Samuel F. Romano, Sheriff 7)19-3

In Trouble with Discipline?

If you have a problem with alcohol, other drugs, gambling or depression, call LCL at 1-888-1941 for confidential help. If you also have a matter involving the Office of Disciplinary Counsel, you should contact the PBA Lawyers' Assistance Committee. Its' confidential Sobriety Monitor Program Subcommittee has helped many lawyers who were facing disciplinary action as a result of their addiction or depression to keep practicing law. For more information call the LCL administrative office at 1-800-335-2572. Although LCL is not involved with the monitoring program, it can refer you to a subcommittee member who can determine if the monitoring program can assist you. All contact with LCL and the Sobriety Monitor Program Subcommittee is confidential and you incur no obligation when you call. Help is available. Don't wait, call now.