

# The Greene Reports

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

Vol. XXXVIII, No. 79

January 25, 2024

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Serving the Legal Community of Greene County  
Since October 1982

# The Greene Reports

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**COURT OF COMMON PLEAS**  
Honorable Louis Dayich, President Judge  
Honorable Jeffry N. Grimes, Judge

## MOTIONS

Criminal & Civil & O.C.:  
January 29 and 31, 2024

## CRIMINAL

Arraignments: January 29, 2024  
ARDs: February 12, 2024  
ARD Revocations: February 12, 2024  
Parole Violations: January 29, 2024  
Plea Court: February 13-15, 2024  
License Suspension February 20, 2024  
Argument Court: February 26, 2024

## ORPHANS

Accounts Nisi: February 5, 2024  
Accounts Absolute: February 15, 2024

**SUPREME COURT  
SUPERIOR COURT  
COMMONWEALTH COURT**

Convenes in Pgh.: April 8-12, 2024  
Convenes in Pgh.: January 30-31, 2024  
Convenes in Pgh.: February 5-9, 2024

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## THE GREENE REPORTS

Owned and published by the GREENE COUNTY BAR ASSOCIATION

Editor: Kayla M. Sammons

E-mail address: [editor.greeneports@yahoo.com](mailto:editor.greeneports@yahoo.com)

## EDITORIAL POLICY

All articles published in The Greene Reports are intended to inform, educate or amuse. Any article deemed by the editorial staff to be reasonably interpreted as offensive, demeaning or insulting to any individual or group will not be published.

The views expressed in the articles represent the views of the author and are not necessarily the views of The Greene Reports or the Greene County Bar Association.

The Greene Reports welcomes letters to the Editor both for publication and otherwise. All letters should be addressed to: Editor, The Greene Reports, Greene County Courthouse, 10 East High Street, Waynesburg, PA 15370. Letters must include signature, address and telephone number. Anonymous correspondence will not be published. All letters for publication are subject to editing and, upon submission, become the property of The Greene Reports.

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## THE GREENE COUNTY BAR ASSOCIATION

Timothy M. Ross, President  
Adam J. Belletti, Vice-President  
John R. Headley, Secretary  
Lukas B. Gatten, Treasurer  
Christopher M. Simms, Ex-Officio

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## ARGUMENTS

Argument Court: February 28, 2024

## CIVIL

Domestic Relations Contempts: February 27, 2024  
Domestic Relations Appeals: February 27, 2024

## JUVENILE

Plea Day: February 15, 2024

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## DEED TRANSFERS

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

### ALEPPO TOWNSHIP

Robin L. Gillispie, et al., to Consol Pennsylvania Coal Company, LLC, et ux., 2 Tracts, \$350,000.00 (1-18-24)  
Patricia D Inglese, et ux., to EQT Production Company, 8.28 Acres, O&G, \$7,762.50 (1-23-24)  
Robert N. Cunningham to EQT Production Company, 53.991125 Acres, O&G, \$11,248.15 (1-23-24)

### ALEPPO AND JACKSON TOWNSHIPS

Jerry D. Smith to Sandhill Royalty LP, 80.54 Acres, O&G, \$1,900.00 (1-18-24)  
Jan E. Monesmith to EQT Production Company, Tracts, O&G, \$3,492.52 (1-23-24)

### CUMBERLAND TOWNSHIP

Velma S. Kesock by TCB, et ux., to Timothy Walkos, Tax Claim, Lot 355, Nemaocolin, \$300.00 (1-17-24)  
Sandra S. Vrabel, et ux., to Lizza Flener, Tax Claim, Lot 31, Paisley Farm Plan, \$300.00 (1-17-24)  
Christine Nolan by TCB, et ux., to Charles Bowser, Tax Claim, Lot 9, Nemaocolin, \$300.00 (1-17-24)

Joseph R. Liston by TCB., et ux., to Maxx Sovinski, Tax Claim, Lot, \$300.00 (1-18-24)  
Andrew Paul Hewitt by TCB, et ux., to Maxx Sovinski, Tax Claim, Lot, \$300.00 (1-18-24)

### DUNKARD TOWNSHIP

Timothy G. Liming, et al., to Amanda Kay Glover, .03634 Acre, \$230,000.00 (1-17-24)  
Mark A. Knotts, et ux., to Emily Wise, 2 Tracts, \$100,000.00 (1-18-24)  
Mepco LLC by TCB, et ux., to Tony Sovinski, Tax Claim, Tract, Sewickley Coal, \$300.00 (1-18-24)  
Ahannopin Mining Company by TCB, et ux., to Tony Sovinski, Tax Claim, Tract, \$300.00 (1-18-24)

Ronald J. Stotka, Jr., et ux., to Martha R. Colebank, 22.692 Acres, \$190,000.00 (1-18-24)  
Ronald Finniss to Ronald Finniss, et ux., Lot 355, Plan No 2, Bobtown Plan, \$42,105.60 (1-22-24)

### FRANKLIN TOWNSHIP

Key Resources LLC to Don Rojo LLC, 1.2680 Acres, \$575,000.00 (1-23-24)

### FREEPORT TOWNSHIP

John Peraldo by TCB, et ux., to Maxx Sovinski, Tax Claim, Lot, \$300.00 (1-18-24)  
Michael W. Anderson to Phillip C. Hook, 30 Acres, O&G, \$25,000.00 (1-18-24)  
Katherine Denise Chapple a/k/a Katherine Denise Chapple Schrupp, et ux., to EQT Production Company, 65.39 Acres, O&G, \$19,980.41 (1-23-24)

### GILMORE TOWNSHIP

Martha J. Krusienski to DUC Hunter LLC, 3 Tracts, O&G, \$768.00 (1-18-24)  
Christina S. Gunter, et ux., to EQM Gathering OPCO LLC, R/W, \$8,000.00 (1-22-24)  
Patricia E. Patterson, et ux., to EQM Gathering OPCO LLC, R/W, \$10,000.00 (1-22-24)  
Monongalia County Coal Resources Inc., to EQM Gathering OPCO LLC, R/W, \$160,007.20 (1-22-24)

Heidi R. Kimble to EQT Production Company, 7.2 Acres, O&G, \$180.00 (1-23-24)

### GILMORE, JACKSON, AND WAYNE TOWNSHIPS

Christina Whitney to EQT Production Company, 7 Tracts, O&G, \$54,610.59 (1-23-24)

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## GREENE TOWNSHIP

Mary M. South by TCB., et ux., to Tony Sovinski, Tax Claim, Tract, Sewickley Coal, \$300.00 (1-18-24)  
Benjamin South by TCB, et ux., to Tony Sovinski, Tax Claim, Tract, Sewickley Coal, \$300.00 (1-18-24)  
M E Livengood by TCB, et ux., to Tony Sovinski, Tract, Sewickley Coal, \$300.00 (1-18-24)  
Nick Livengood by TCB, et ux., to Tony Sovinski, Tax Claim, Tract, Sewickley Coal, \$300.00 (1-18-24)  
Eleanor Cumrine Stewart by TCB, et ux., to Tony Sovinski, Tax Claim, Tract, Sewickley Coal, \$300.00 (1-18-24)  
Thelma McElroy by TCB, et ux., to Tony Sovinski, Tax Claim, Tract, Sewickley Coal, \$300.00 (1-18-24)

## JACKSON TOWNSHIP

Gary L. Stanley, et ux., to EQT Production Company, 2 Tracts, O&G, \$7,290.50 (1-23-24)

## JEFFERSON BOROUGH

JMM Investment Group LLC to Divya Krishna LLC, 2 Tracts, \$150,000.00 (1-19-24)

## JEFFERSON TOWNSHIP

Antoinette Stanko by TCB, et ux., to Raymond A. Casseday, Tax Claim, Lot, \$300.00 (1-17-24)

## MONONGAHELA TOWNSHIP

Border Energy LLC by TCB, et ux., to Tony Sovinski, Tax Claim, Tract, \$300.00 (1-18-24)  
Shannonpin Materials LLC by TCB, et ux., to Tony Sovinski, Tax Claim, Tract, \$300.00 (1-18-24)

## MORGAN TOWNSHIP

Herbert Smitley by TCB, et ux., to Susan Nelson, Tax Claim, Lot, \$300.00 (1-17-24)  
Lee A. Nelson, et ux., to Matteo Ferri, Lot 609, Mather Plan, \$107,500.00 (1-18-24)  
Jamie L. Devine-Ringer a/k/a Jamie L. Devine to Josua Crawford, et ux., 2.861 Acres, \$17,000.00 (1-23-24)

## MORRIS TOWNSHIP

Grayson Duane White, et ux., to EQM Gathering OPCO LLC, R/W, \$136,134.00 (1-22-24)

## PERRY TOWNSHIP

Minco I Inc., by TCB, et ux., to Tony Sovinski, Tax Claim, Tract, \$300.00 (1-18-24)

## RICHHILL TOWNSHIP

Pamela Lynn Chalmers a/k/a Pamela L. Holmes to Community Minerals II LLC, 7.27 Acres, O&G, \$2,880.00 (1-17-24)

## SPRINGHILL TOWNSHIP

Harold R. Wise by TCB, et ux., to Danny E. Debolt, Tax Claim, Tract, \$1,500.00 (1-17-24)  
Phillip West, Sr., to Windridge Minerals, 327.76 Acres, O&G, \$400.00 (1-18-24)  
Pamela Kay Little to Windridge Minerals, 76 Acres, O&G, \$150.00 (1-18-24)  
Alice E. Smuda to EQT Production Company, 91.34 Acres, O&G, \$2,945.00 (1-23-24)

## WAYNE AND JACKSON TOWNSHIPS

Waynesburg Farms LLC to EQM Gathering OPCO LLC, R/W, Tracts, \$45,612.30 (1-22-24)

## WAYNESBURG BOROUGH

James W. Clark by TCB, et ux., to Dirk W. Cole, Tax Claim, Lot, \$300.00 (1-17-24)  
Lucretia Prester by TCB, et ux., to Dirk W. Cole, Tax Claim, Lot, \$300.00 (1-17-24)  
Lucretia Prester by TCB, et ux., to Dirk W. Cole, Tax Claim, Lot \$300.00 (1-17-24)  
Kathryn Elizabeth Dryer by TCB, et ux., to David Cooper, Tax Claim, Lot, \$300.00 (1-17-24)  
Sanjo Enterprises by TCB, et ux., to David Cooper, Lot, \$900.00 (1-17-24)  
Michael Johnathon McVicker, et al., to Dallas G. Beck, Lot, \$153,000.00 (1-22-24)

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## WHITELEY TOWNSHIP

John Welch to M&R Hoffman Family Living Trust, et al., to 2 Acres, \$45,000.00 (1-19-24)  
Sandra L. Cook, et ux., to EQT Production Company, 114.125 Acres, O&G, \$15,975.75 (1-23-24)

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## ESTATE NOTICES

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**NOTICE** is hereby given of the grant of letters by the Register of Wills to the Estates of the following named decedents. All persons having claims are requested to make known the same and all persons indebted to the decedent are requested to make payment to the personal representative or his attorney without delay.

## SECOND PUBLICATION

BOWERS, GLADYS D.

Late of Mather, Greene County, Pennsylvania  
Administratrix: Penny S. Good, 350 Craynes Run Road, Waynesburg, PA 15370  
Attorney: Cheryl Cowen, Esquire, 769 Lippencott Road, Waynesburg, PA 15370

PENT, MICHAEL DAVID A/K/A MICHAEL D. PENT A/K/A MICHAEL DAVID PENT, SR.

Late of Morgan Township, Greene County, Pennsylvania  
Administrator: Michael D. Pent, Jr., 621 Sixth Street, PO Box 78, Mather, PA 15346  
Attorney: John R. Headley, Esquire, 76 North Richhill Street, Waynesburg, PA 15370

## THIRD PUBLICATION

FORDYCE, VIOLA

Late of Wayne Township, Greene County, Pennsylvania  
Executrix: Carol Gooden, 1684 Smith Creek Road, Spraggs, PA 15316  
Attorney: Christopher Michael Simms, Esquire, Pollock Morris Belletti & Simms, LLC, 54 South Washington Street, Waynesburg, PA 15370

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## FIRST AND FINAL ACCOUNT

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LIST OF FIRST AND FINAL ACCOUNTS TO BE PRESENTED TO THE COURT BY CRYSTAL D WALTERS, CLERK OF COMMON PLEAS COURT, ORPHANS' COURT DIVISION ON February 5, 2024 FOR NISI CONFIRMATION AND ON February 15, 2024 FOR FINAL CONFIRMATION.

The First & Final Account of Kay F. Mooney, Executrix of the Estate of Dorothea W. Mooney aka Dorothea F. Mooney, Deceased 09/04/2022, late of Sycamore, Greene County, Pennsylvania

Attorney: Timothy N. Logan, Esquire  
54 N. Richhill Street  
Waynesburg, PA 15370

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LEGAL NOTICE

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PUBLIC NOTICE

IN THE COURT OF COMMON PLEAS OF WASHINGTON COUNTY, PENNSYLVANIA ORPHANS' COURT DIVISION

IN RE: CHRISTIAN ANDREWS a/k/a CHRISTIAN DANE ANDREWS

D.O.B. 8/19/2011, PLACE OF BIRTH: WASHINGTON COUNTY, PENNSYLVANIA

MALE CHILD OF: JEANNA MAIN A/K/A JEANNA M. MAIN A/K/A JEANNA MARIE MAIN A/K/A JEANNA DAVIS A/K/A JEANNA M DAVIS A/K/A JEANNA MARIE DAVIS A/K/A JENNA M. MAIN A/K/A JENNA MARIE MAIN AND DERRICK ANDREWS A/K/A DERRICK J ANDREWS A/K/A DERRICK JAMES ANDREWS A/K/A DERRICK J ANREWS A/K/A DERRICK JAMES ANREWS

NO: 63-23-1630

Take notice that a Petition for Involuntary Termination of Parental Rights of Parents, JEANNA MAIN A/K/A JEANNA M. MAIN A/K/A JEANNA MARIE MAIN A/K/A JEANNA DAVIS A/K/A JEANNA M DAVIS A/K/A JEANNA MARIE DAVIS A/K/A JENNA M. MAIN A/K/A JENNA MARIE MAIN AND DERRICK ANDREWS A/K/A DERRICK J ANDREWS A/K/A DERRICK JAMES ANDREWS A/K/A DERRICK J ANREWS A/K/A DERRICK JAMES ANREWS, will be presented to the Orphans' Court of Washington County, Pennsylvania. Any person wishing to assert parental rights should appear in Courtroom No. 5 of the Washington County Courthouse, Washington, Pennsylvania, for a hearing as to the same on February 22, 2024, at 10:00 a.m.

You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present.

You have the right to be represented at the hearing by an attorney. You should take this notice to your attorney at once. If you do not have an attorney or cannot afford representation, contact the Southwestern Pennsylvania Legal Aid Society, 10 West Cherry Avenue, Washington, Pennsylvania, 15301, (724) 225-6170, to find out where you can obtain legal help.

You have a right to obtain a copy of the Petition for Involuntary Termination of Parental Rights prior to the hearing. To obtain a copy of the petition, contact Washington County Children & Youth Social Services Agency, Legal Department, 95 West Beau Street, suite 300, Washington, PA 15301, Telephone: (724) 228-6884.

Justin Faloshey, Caseworker Washington County Children & Youth Social Service Agency 95 West Beau Street Suite 300 Washington, PA 15301 Telephone: 724-228-6884

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LEGAL NOTICE

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IN THE COURT OF COMMON PLEAS OF GREENE COUNTY, PENNSYLVANIA – CIVIL DIVISION BEATRICE L. DODSON, Plaintiff vs. HEIRS OF ROBIN D. MOORE EAGLE; DARRELL EAGLE; MICHAEL WILLIAM MOORE; BRANDON RAY MOORE; JARED SCOTT MOORE L. DARRELL L. EAGLE, JR., their heirs, personal representatives, successors and assigns and any other parties claiming any right, title or interest in the premises being that lot of ground in the Village of Brave, Wayne Township, Greene County, Pennsylvania identified as Greene County Tax Map 25-04-186. Case No. AD 008 of 2024 Complaint in Action to Quiet Title filed by Counsel of Record, Timothy N. Logan, Esq., Logan & Gatten, 54 N. Richhill St., Waynesburg, Pennsylvania 15370 724-627-6026 TO: HEIRS OF ROBIN D. MOORE EAGLE; DARRELL EAGLE; MICHAEL WILLIAM MOORE; BRANDON RAY MOORE; JARED SCOTT MOORE L. DARRELL L. EAGLE, JR, their heirs, personal representatives, successors and assigns and any party claiming any right title or interest in the estate of Robin D. Moore Eagle. 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.

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YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE, IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE. Sheila Rode, Court Administrator, Greene County Courthouse, Waynesburg, PA 15370 (724) 852-5237  
Southwestern Pennsylvania Legal Aid Society, 93 E. High St., Waynesburg, PA 15370 (724) 627-3127

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## SHERIFF'S SALE

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**By Virtue of a Writ of Execution (Mortgage Foreclosure)  
No. ED-50-2023 AD 317-2023**

Issued out of the Court of Common Pleas of Greene County, Pennsylvania and to me directed, I will expose the following described property at public sale at the Greene County Courthouse in the City of Waynesburg, County of Greene, Commonwealth of Pennsylvania on:

**FRIDAY, FEBRUARY 16, 2024  
AT 10:00 O'CLOCK A.M.**

All parties in interest and claimants are further notified that a proposed schedule of distribution will be on file in the Sheriff's Office no later than twenty (20) days after the date of the sale of any property sold hereunder, and distribution of the proceeds will be made in accordance with the schedule ten (10) days after said filing, unless exceptions are filed with the Sheriff's Office prior thereto.

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ALL THOSE CERTAIN LOTS OR GROUND SITUATE IN CUMBERLAND TOWNSHIP,  
GREENE COUNTY, PA  
BEING KNOWN AS: 236 3<sup>RD</sup> AVENUE, CRUCIBLE, PA 15325  
BEING PARCEL NUMBER: 05-29-504  
IMPROVEMENTS: RESIDENTIAL PROPERTY

PROPERTY ADDRESS: 236 3<sup>RD</sup> AVENUE, CRUCIBLE, PA 15325

UPI/TAX PARCEL NUMBER: 05/29/504

**Seized and taken into execution to be sold as the property of JOYCE M NOPWASKEY in suit of NEW RESIDENTIAL MORTGAGE LOAN TRUST 2016-4.**

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**Attorney for the Plaintiff:**  
RAS Citron LLC  
Mt Laurel, NJ 1-800-531-5490

**MARCUS N. SIMMS, Sheriff**  
**Greene County, Pennsylvania**