

ESTATE NOTICES

Notice is hereby given that in the estates of the decedents set forth below the Register of Wills has granted letters testamentary or of administration to the persons named. All persons having claims or demands against said estates are requested to make known the same, and all persons indebted to said estates are requested to make payment without delay, to the executors or administrators or their attorneys named below.

FIRST PUBLICATION**Estate of: Kenneth Colin Abbott
a/k/a: Kenneth C Abbott**

Late of: Brady Township PA
Executor: Kathleen F Neal
10149 Ramey Road
Marshall Va 20115
Attorney: Ronald T Elliott
Dillon McCandless King
Coulter & Graham LLP
128 West Cunningham Street
Butler PA 16001

Estate of: David B Dambach

Late of: Harmony PA
Executor: Marlene G Dambach
107 Zeigler Drive
Harmony
PA PA 16037
Attorney: Joseph S Bellissimo
Bellissimo And Peirce
120 Fourth Street
Ellwood City PA 16117

Estate of: Jane F Davis

Late of: Butler Township PA
Administrator: Mary K Davis
114 Freeport Road Apt 2
Butler PA 16002
Attorney: William D Kemper
209 Diamond Street West
Butler PA 16001

Estate of: Karl K Kellar

Late of: Middlesex Township PA
Administrator: Harry T Kellar
175 Truver Road
Valencia PA 16059
Attorney: John B Brandon
12 North Third Street
POB 220
Reynoldsville PA 15851

Estate of: Alberta K Klopfer

Late of: Center Township PA
Executor: John D Klopfer
116 Pheasant Ridge Drive
Butler PA 16001
Attorney: Dorothy J Petrancosta
POB 423
Glenshaw PA 15116

Estate of: Florence M Lambert

Late of: Mars PA
Executor: Diane M Ciafre
140 Beacon Light Rd
Renfrew PA 16053
Executor: Douglas J Lambert
105 Truver Rd
Valencia PA 16059
Attorney: Norman D Jaffe
Jaffe & Kecskemethy PC
101 East Diamond Street, Suite 204
Butler PA 16001

Estate of: Jerilyn R McDowell

a/k/a: Jerilyn Ruth McDowell
Late of: Slippery Rock PA
Executor: Thomas Ray Sanderson
115 Church Road
Slippery Rock PA 16057
Executor: Teri L Hensel
104 Trout Terrace
Newfoundland PA 18445
Attorney: Ronald W Coyer
SR Law LLC
631 Kelly Boulevard POB 67
Slippery Rock PA 16057

Estate of: James R Richeimer

Late of: Butler PA
Executor: Frank Antolic
548 Ridge Road
Zelienople PA 16063
Attorney: Alan J Stone
3058 Leechburg Road Suite 10-11
Lower Burrell PA 15068

Estate of: Lillian M Vance

Late of: Forward Township PA
Executor: Norma Rice
1677 Evans City Rd POB 183
Evans City PA 16033
Executor: BNY Mellon NA
One Mellon Center Suite 3815
Pittsburgh PA 15258
Attorney: William C Robinson Jr
Henninger & Robinson PC
6 West Diamond Street
Butler PA 16001

Estate of: Knute E Williams

Late of: Center Township PA
Executor: Muriel E Williams
102A Crabapple Drive
Butler PA 16001
Attorney: None

BCLJ: Sept. 14, 21 & 28, 2012

SECOND PUBLICATION**Estate of: Andrew John Alwine**

Late of: Jefferson Township PA
Executor: Christopher C Alwine Jr
713 Freeport Road
Butler PA 16002
Attorney: Gwilym A Price III
129 South McKean St
Butler PA 16001-6029

Estate of: Philip Anthony Bagdes**a/k/a: Philip M Bagdes**

Late of: Butler PA
Administrator: Karen Bagdes Canning
264 East Unity Road
Emlenton PA 16373
Attorney: Scott W Schreffler
Lynn King & Schreffler PC
606 Main Street POB 99
Emlenton PA 16373

Estate of: Virginia M Carroll**a/k/a: Virginia Carroll**

Late of: Butler Township PA
Executor: Norman L Carroll
156 Merritt Drive
Butler PA 16001
Attorney: Ted Tishman
Leech Tishman Fuscaldo & Lampl, LLC
525 William Penn Place 30th Floor
Pittsburgh PA 15219

Estate of: Harold Chauncey Griffin**a/k/a: Harold C Griffin****a/k/a: H C Griffin**

Late of: Middlesex Township PA
Executor: Carolyn L Holt
19 Enck Drive
Boiling Springs PA 17007-9727
Attorney: None

Estate of: Thomas A Guidotti

Late of: Butler PA
Administrator: Michael Guidotti
213 Heim Ave
Butler PA 16001

Administrator: Lena Guidotti
333 Myers St
Ebensburg PA 15931
Attorney: None

Estate of: Virginia Luther Helmrich**a/k/a: Virginia Frances Luther Helmrich****a/k/a: Virginia Helmrich**

Late of: Slippery Rock PA
Administrator c.t.a.: Mark L Helmrich
227 Creek Drive
Slippery Rock PA 16057
Administrator c.t.a.: Dwight E Helmrich
415 Western Avenue
Terrace Park OH 45174
Attorney: None

Estate of: Bessie Dyke Schaming

Late of: Butler PA
Admr. dbn cta: Edward J Schaming
903 Evans City Road
Renfrew PA 16053
Attorney: David A Crissman
Montgomery Crissman
Montgomery & Kubit LLP
518 North Main Street
Butler PA 16001

Estate of: Peter Uram

Late of: Butler PA
Executor: David Mackin
1650 Liberty Drive
Akron OH 44313
Attorney: Dorothy J Petrancosta
POB 423
Glenshaw PA 15116
Attorney: Robert F Hawk
318 South Main Street POB 862
Butler PA 16003-0862

BCLJ: Sept. 7, 14 & 21, 2012

THIRD PUBLICATION**Estate of: Jean Millicent Baker**

Late of: Cranberry Township PA
Executor: Shirley Mae Saccamango
138 Seton Road
Verona PA 15147
Attorney: None

**Estate of: Winifred C Barnes
a/k/a: Winifred Cranmer Barnes
a/k/a: Winifred Stockton Barnes**

Late of: Butler PA
Executor: Mary J Kitchen
404 Franklin St
Butler PA 16001
Attorney: None

Estate of: Laurene J Bellis

Late of: Oakland Township PA
Executor: Jay F Bellis
321 Harris Road
Butler PA 16002
Executor: James E Bellis
POB 364
East Butler PA 16029
Attorney: Robert D Spohn
277 Main Street POB 551
Saxonburg PA 16056-0551

Estate of: David L Bovard

Late of: Marion Township PA
Executor: William Alan Bovard
238 Watson Road
Harrisville PA 16038
Attorney: Ronald W Coyer
SR Law LLC
631 Kelly Boulevard POB 67
Slippery Rock PA 16057

Estate of: Bruce W Fencil

Late of: Summit Township PA
Executor: Mary P Fencil
307 Moran Rd
Butler PA 16002
Attorney: Michael J D'Amico
Savinis D'Amico & Kane LLC
707 Grant Street Suite 3626
Pittsburgh PA 15219

Estate of: Mary Ann Fragale

Late of: Summit Township PA
Executor: Robert D Fragale
4327 LaRue-Propect (sic) Rd S
Prospect OH 43342
Attorney: James P Coulter
Dillon McCandless King
Coulter & Graham LLP
128 West Cunningham Street
Butler PA 16001

Estate of: Gladys E Funderlich

Late of: Mars PA
Administrator: Marc E Funderlich
122 Cloverdale Drive
Evans City PA 16033
Attorney: Laurel Hartshorn
254 W Main St POB 553
Saxonburg PA 16056

Estate of: Howard R Gray

Late of: Center Township PA
Executor: Victoria M Gray
383 Boyers Road
Harrisville PA 16038
Attorney: Mary Jo Dillon
Dillon McCandless King
Coulter & Graham LLP
128 West Cunningham Street
Butler PA 16001

Estate of: Denise Goetz

Late of: Center Township PA
Administrator: John P Goetz
110 Springhouse Drive
Butler PA 16001
Attorney: William C Robinson Jr
6 West Diamond Street
Butler PA 16001

Estate of: Thomas R Hutzley

Late of: Center Township PA
Executor: Brian K Hutzley
505 Meridian Road
Renfrew PA 16053
Attorney: Mary Jo Dillon
Dillon McCandless King
Coulter & Graham LLP
128 West Cunningham Street
Butler PA 16001

Estate of: Carol S Johnson

Late of: Zelienople PA
Executor: Scott M Johnson
1813 Mount Royal Boulevard
Glenshaw PA 15116
Attorney: Kathryn Eck Goff
3325 Saw Mill Run Blvd Suite 200
Pittsburgh PA 15227

Estate of: Robert J Kamensky

a/k/a: Robert James Kamensky

Late of: Cranberry Township PA
Executor: Cristyn H Kamensky
547 Chaparral Drive
Cranberry Twp PA 16066
Attorney: James P Shields
Shields & Boris
109 VIP Drive Suite 102
Wexford PA 15090

Estate of: Cloah Masnick

Late of: Jefferson Township PA
Executor: Jeffrey L Masnick
30 Indian Fields
Lower Burrell PA 15068
Attorney: Raymond W Bitar Sr
Bitar & Bitar LLP
Suite 10 Feldarelli Square
2300 Freeport Road
New Kensington PA 15068

Estate of: Christine M Metz

Late of: Concord Township PA
 Executor: Thomas N Metz
 355a Campbell Rd
 West Sunbury PA 16061
 Attorney: Tracy Cornibe Schaffner
 130 East Jefferson St
 Butler PA 16001

Estate of: Edna Mae Ray

Late of: Muddycreek Township PA
 Executor: Sarah Lee Ray
 188 East Alaska Ave Apt 234
 Fairfield CA 94533
 Attorney: John J Morgan
 115 South Washington Street
 Butler PA 16001

Estate of: Joanne E Ruby

Late of: Butler PA
 Executor: Mark Guido
 86 Union St
 Montgomery NY 12549
 Attorney: Michael A Wallisch
 310 Grant Street
 Grant Building Suite 2317
 Pittsburgh PA 15219

Estate of: Dolores V Thompson

a/k/a: Dolores P Thompson
 Late of: Penn Township PA
 Executor: Kathleen T Estes
 1214 Providence Knoll Drive
 Richmond VA 23236
 Attorney: Gwilym A Price III
 129 South McKean St
 Butler PA 16001-6029

Estate of: Esther Junita Turner**a/k/a: Esther J Turner**

Late of: Summit Township PA
 Executor: Susan J Rodgers
 115 Weitzel Road
 Butler PA 16002
 Attorney: Robert J Stock
 PNC Bank Building Suite 603
 106 South Main Street
 Butler PA 16001

Estate of: John W Wick

Late of: Chicora PA
 Executor: George A Wick
 287 McGrady Hollow Rd
 Butler PA 16002
 Attorney: Matthew E Fischer
 114 West Cunningham Street
 Butler PA 16001

MORTGAGES

August 20-14, 2012

1st name-Mortgagor

2nd name-Mortgagee

Addams, Dean, et al - Plaza Home Mtg Inc,
 et al - Cranberry Twp. - \$249,000.00

Albus, Gregg - Colonail Natl Mtg, aka, et al
 - Cranberry Twp. - \$247,920.00

Alfredo, David, et ux - JPMorgan Chase Bk
 NA - Cranberry Twp. - \$323,000.00

Andrzejewski, Craig L., et ux - Fifth Third
 Mtg Co - Slippery Rock Twp. - \$199,920.00

Argyros, Joseph Mori, et al - USAA Fed Sav
 Bk, et al - Cranberry Twp. - \$275,400.00

Baker, Anthony John, et ux - RBS Citizens
 NA - Cranberry Twp. - \$100,000.00

Barb, Deborah K. - PNC Bk Natl Assn -
 Cranberry Twp. - \$165,200.00

Barley, Dale P., et ux - USX Fed Cred Un -
 Middlesex Twp. - \$140,000.00

Baumann, Ronald R., et ux - Franklin
 American Mtg Co, et al - Zelenople Borough
 - \$230,644.00

Baxter, David P., et al - Butler Armco Emp
 Cred Un - Clay Twp. - \$12,000.00

Baxter, Steven E. - WCS Lending LLC, et al
 - Slippery Rock Twp. - \$144,897.00

Beachem, Travis J., et ux - Nextier Bk NA -
 Clay Twp. - \$100,000.00

Bedell, Eric F., et ux - Omega Fin Servs Inc,
 et al - Cranberry Twp. - \$333,231.00

Bell, Arvin, et ux - Dollar Bk Fed Sav Bk -
 Butler Twp. - \$143,000.00

Bereksazi, William, et ux - West View Sav
 Bk - Zelenople Borough - \$110,000.00

Berger, Richard G., et al - Butler Armco Emp
 Cred Un - Clinton Twp. - \$310,000.00

Bierhals, Donald S., et ux - USX Fed Cred
 Un - Winfield Twp. - \$121,600.00

Bird, John A., et al - Citizens Bk of Pa -
 Cranberry Twp. - \$100,000.00

Blake, Earnest B., et al - West Penn Fin Serv
 Ctr Inc, et al - Adams Twp. - \$200,305.00

Bowser, David M., et al - U.S. Mtg Corp, dba,
 et al - Center Twp. - \$151,180.00

Branch, Holly G. - Union Natl Mtg Co, et al -
 Adams Twp. - \$417,000.00

Bresnehan, Richard M., et al - Butler Armco
 Emp Cred Un - Oakland Twp. - \$50,000.00

Briere, Stephanie - Wells Fargo Bk NA -
 Adams Twp. - \$87,967.00

Brown, Debra Lee - First Niagara Bk NA -
 Butler City, Wd. 1 - \$90,000.00

Brown, Laurie A. - JPMorgan Chase Bk NA
 - Butler City, Wd. 1 - \$77,011.00

Articles of Incorporation

Articles of Incorporation for the **Clarion Healing Rooms** were filed on August 17, 2012 under the provisions of the PA Nonprofit Corp. Law 15 Pa.C.S. §5307

BCLJ: September 14, 2012

NOTICE

NOTICE IS HEREBY GIVEN that a Certificate of Organization Domestic Limited Liability Company was filed with the Department of State of the Commonwealth of Pennsylvania in Harrisburg, Pennsylvania on August 20, 2012, for the purposes of organization under 15 Pa.C.S. Section 8913. The name of the limited liability company is **HOLLIHAN'S, LLC**, located at 250 Shroyer Mill Road, Butler, Pennsylvania 16001.

James T. Hollihan
250 Shroyer Mill Road
Butler, PA 16001
(724) 256-9491

BCLJ: September 14, 2012

**2012 INACTIVE LIST FOR
JUDGE S. MICHAEL YEAGER
OCTOBER 4, 2012
10:00 AM COURTROOM NO. 3**

In The Court of Common Pleas of
Butler County Commonwealth of PA

**NOTICE OF PROPOSED
TERMINATION OF COURT CASE**

Pursuant to Rule 230.2(f) of the PA Rules of Civil Procedure, the court intends to terminate this case without further notice because the docket shows no activity in the case for at least two years.

You may stop the court from terminating the case by filing a Statement of Intention to Proceed.

The Statement of Intention to proceed should be filed on or before September 27, 2012 with the Prothonotary of the Court at:

Prothonotary's Office
PO Box 1208
Butler, PA 16003-1208

IF YOU FAIL TO FILE THE REQUIRED STATEMENT OF INTENTION TO PROCEED, THE CASE WILL BE TERMINATED AT THE CALL OF THE LIST ON October 4, 2012 at 10:00 am in Courtroom No. 3, Butler County Government Center before Judge S. Michael Yeager.

Date of Notice:
Glenna M. Walters, Prothonotary

1st Name-Plaintiff
2nd Name-Defendant

2004

2004-10686
GRAZYNA T. KUROWSKA
VS.
GLEN PORTER, ELIZABETH A.
PORTER, husband and wife and
PORTER CONTRACTING, INC.

2004-10975
WENDY JACOBY and
PAUL SPILSBURY

VS.
PAUL RYCHORCEWIDZ AND
NINA RYCHORCEWIDZ, husband
and wife

2004-11011
GREAT RIVER GROUP, INC.
d/b/a CHINATOWN EXPRESS
VS.
XYE FANG LI; LING EN LI and
CHI KING LING

2005

2005-10111
UNIFUND CCR PARTNERS
VS.
RENEE S. KALNAS

2005-10515
CONTINENTAL CASUALTY COMPANY
VS.
GIANCOLA & ASSOCIATES, INC.
AND DAVID C. GIANCOLA, individually

2005-11107
CONTINENTAL CASUALTY COMPANY
VS.
GIANCOLA & ASSOCIATES, INC.
AND DAVID C. GIANCOLA, individually

2006

2006-10099
PARAGON TECHNOLOGIES, INC.
VS.
THOMAS J. KRESS AND MARIA KRESS
t/d/b/a ALLEGHENY MOTION CONTROL,
a/k/a ALLEGHENY MOTION CONTROL, INC.

2006-10578
BUFFALO VALLEY, LTD
VS.
RICHARD D. SOUTHWORTH,
JERRY SOUTHWORTH, LARRY K.
SOUTHWORTH, SANDRA SOUTHWORTH,
LILLIAN M. SHEARER, CONNIE HAGEMAN,
LOIS ANN SELFRIDGE AND JEAN CAMP-
BELL

2006-10641
GENE KOEBLER AND
MELISSA KOEBLER, husband and wife
VS.
RONALD GIBSON d/b/a
RON GIBSON DRYWALL

2006-10959

THE CIT GROUP/CONSUMER FINANCE,
INC.
VS.
FRANK M. BRUNO, AMY J. BRUNO

2006-11204
CHARLOTTE ANGERT, ADMINISTRATOR
OF THE ESTATE OF DANIEL ANGERT
AND INDIVIDUALLY
VS.
RAYMOND DOUBLE

2006-11475
KATHY L. FINEFROCK AND
DONALD R. FINEFROCK, her husband
Vs.
STEVEN RUTH and MICHELLE RUTH

06-11646
DR. MICHAEL C. STASCHAK AND
LESLIE A. STASCHAK
VS.
LIBERTY HOMES, INC. AND ACTION
HOME SALES AND SUE ANN OTTOVIANI
AND ANDREW OTTOVIANI i/and/ t/a
ACTION HOME SALES and WILLIAM
TRIPLETT t/a TRIPLETT EXCAVATING
AND GRADING AND RICK'S MOBILE
HOME SALES, INC. t/a RICK'S MOBILE
HOME SERVICE

2006-11819
JODY DUNMYRE
VS.
FRITO-LAY, INC.

2006-11944
JAIME LYNN STEVENSON
VS.
BUTLER COUNTY MOTOR COMPANY,
ROBERT COLE AND MATT COLE

2007

2007-10063
JOHN M. KULP
VS.
KAROLYN TUSH

2007-11460
CLARENCE J. YATES AND
BONNIE L. YATES, HIS WIFE
VS.
GARY L. KRAVITS

2007-12000
DONALD R. MOYER AND
MICHELE MOYER, HIS WIFE
VS.

RUBY MCNICHOL

2008

2008-10023

CACV OF COLORADO

VS.

EDWARD J. DRAHOS

2008-10228

CAPITAL ONE BANK

VS.

EDWARD A. REARICK

2008-10846

ATLANTIC CREDIT & FINANCE INC

VS.

GREGORY F. REARICK JR

2008-10981

INES L. NATALE, PAMELA A.

WESTON AND RALPH E. NATALE

VS.

DARLENE S. WEINZETL

2008-10982

INES L. NATLE

VS.

DARLENE S. WEINZETL

2008-11228

RONALD WILES AND LORI WILES,

Natural Parents and Guardians of

LAUREN WILES, a minor

Vs.

LARRY HUFF ANDA RUTHANN HUFF,
HUSBAND AND WIFE

2008-12032

DOUGLAS A. DUNHAM, D.O.

VS.

SPECTRUM MEDICAL SERVICES, INC.

2008-12311

BLUE SEAL FEEDS, INC.

VS.

ROADSIDE FEED AND SUPPLY, INC.,

DENISE C. SHURINA, RICHARD G.

HOFFMAN, AND WILLIAM C. STOOPS,

JOINTLY AND SEVERALLY

2008-12487

TONY DEPASQUE

VS.

BOB WARREN BOAT SALES

2008-12534

ASSET ACCEPTANCE LLC

VS.

RICHARD J. SMITH

2009

2009-10038

THE CITIZENS SAVINGS BANK

VS.

KARTRANS, INC., d/b/a AAMCO
TRANSMISSIONS

2009-10090

ROBERT LEWIS

VS.

ROBERT WARREN, t/a

BOB WARREN BOAT SALES

2009-10232

SANDRA WELLING

VS.

CHERYL A. JOHNSTON

2009-10403

AMERICAN EXPRESS, FSB

VS.

CAROL WILSON

2009-11077

TIMOTHY A. HUCKER, T/A

ADVANCE BUSINESS SOLUTIONS,
A SOLE PROPRIETORSHIP

VS.

MELVIN ROWAN STURR,
D/B/A APOGEE PUBLICATIONS

2009-11113

BRUCE DAVIS

VS.

DONNA PHILLIPS

2009-11116

LVNV FUNDING LLC

VS.

SHERRY R. WATT

2009-11171

PIEDMONT CRANE, INC.

VS.

MAINLINE MECHANICAL SHEET

METAL, INC. AND

MICHAEL SZYMANOWSKI

09-11252

DISCOVER BANK ISSUER OF THE

CLASSIC CARD

VS.

SHARON BOLDY

09-11304

DANIEL PAUL THOMAS, PERSONAL

REPRESENTATIVE AND/OR GUARDIAN
AD LITEM OF THE ESTATE DANIEL
JASON THOMAS
VS.
TRAVIS W. FLINNER

09-11414
DISCOVER BANK ISSUER OF
THE DISCOVER CARD
VS.
GLADYS K MACURDY

09-11465
ARROW FINANCIAL SERVICES, LLC
ASSIGNEE OF WASHINGTON MUTUAL
BANK
VS.
DARLA MARKS

09-11499
ARROW FINANCIAL SERVICES, LLC
ASSIGNEE OF WASHINGTON MUTUAL
BANK
VS.
TROY A FLEMM

09-11534
WILLIAM C. GALLENZ AND VICKY
JOHNSON, SUCCESSOR CO-TRUSTEES
OF THE WILLIAM E. GALLENZ
REVOCABLE LIVING TRUST DATED
APRIL 9, 2007
VS.
JOSEPH KESSLER AND LORRAINE
KESSLER, HUSBAND AND WIFE

09-11621
ARROW FINANCIAL SERVICES, LLC
ASSIGNEE OF WASHINGTON MUTUAL
BANK
VS.
CATHY BENKART

09-11640
ARROW FINANCIAL SERVICES, LLC
ASSIGNEE OF WASHINGTON MUTUAL
BANK
VS.
BART COVERT

09-11655
AURORA LOAN SERVICES, LLC
VS.
ULA VOLLRATH

09-11659
NATIONSTAR MORTGAGE LLC
VS.
DEXTER R. KEIBLER
BONNIE M. KEIBLER

09-11676
ARROW FINANCIAL SERVICES, LLC
ASSIGNEE OF WASHINGTON MUTUAL
BANK
VS.
BRIAN M FOLEY

09-11679
ARROW FINANCIAL SERVICES, LLC
ASSIGNEE OF WASHINGTON MUTUAL
BANK
VS.
CLARA M FLEEGER

09-11732
CITIBANK (SOUTH DAKOTA), N.A.
VS.
VICKI J BRENDLINGER

09-11733
GE MONEY BANK D/B/A LOWES
VS.
SHAWN STACK

09-11736
REDEVELOPMENT AUTHORITY OF THE
CITY OF BUTLER
VS.
SHEREE ARMSTRONG

09-11745
HSBC BANK NEVADA, N.A. AS
VS.
SAMUEL SAPAR

09-11796
ARROW FINANCIAL SERVICES, LLC
ASSIGNEE OF FIA CARD SERVICES,
N.A. (BANK OF AMERICA)
VS.
DIANE E HICKS

09-11855
AMERICAN MADE, LLC, T/D/B/A
US LINER COMPANY
VS.
ALUMNE MANUFACTURING, INC.

09-11866
WELLS FARGO BANK, N.A. IN TRUST
FOR THE BENEFIT OF THE
CERTIFICATEHOLDERS PARK PLACE
SERCURITIES, INC. ASSET-BACKED
PASS-THROUGH CERTIFICATES SERIES
2005-WCW3
VS.
TYRONE G JOHNSON,
HELEN E. JOHNSON
AND OCCUPANT

09-11894 DISCOVER BANK VS. ROBERT J. MARTIN	LIMITED PARTNERSHIP
09-11924 DISCOVER BANK VS. STEPHEN HILLIARD	09-12061 MICHAEL O'NEIL AND JILL O'NEIL VS. MICHAEL E. CONNOR AND LAURA CONNOR
09-11925 NORTH STAR CAPITAL VS. SHELLISHA A MALLETTE	09-12066 HILCO RECEIVABLES LLC VS. TERRI ANGERETT
09-11982 FIA CARD SERVICES, N.A. VS. ERIKA BOOHER	09-12075 LVNV FUNDING, LLC ASSIGNEE OF ORCHARD BANK VS. SHIRLEY AUSTIN
09-11988 ATLANTIC CREDIT & FINANCE INC. VS. JEANNE M BILANICH	09-12116 BEVERLY DANIELS VS. CHAPMAN MOBILE HOME MOVING
09-11995 DISCOVER BANK VS. JESSIKA MARIE MANGANELLO	09-12138 DISCOVER BANK VS. LISA M MAILKI
09-11996 LVNV FUNDING, LLC ASSIGNEE OF LOWE'S CREDIT CARD VS. JASON CULP	09-12140 DISCOVER BANK VS. MICHAEL D SIGWORTH
09-12007 DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR THE BEN- EFIT OF THE CERTIFICATEHOLDERS OF POPULAR ABS, INC. MORTGAGE PASS- THROUGH CERTIFICATES SERIES 2007-A VS. GARY BRAUN LAUREL BRAUN	09-12184 HARVEST CREDIT MANAGEMENT VII, LLC, A LIMITED LIABILITY CO., ASSIGNEE OF BANK OF AMERICA/CHOICE HOTELS INTERNATIONAL VS. JAMES C. ANDERSON, AN INDIVIDUAL
09-12022 CITIBANK (SOUTH DAKOTA), N.A. VS. R E SWARTZ AKA R. ELIZABETH SWARTZ	09-12227 SHERRY ANN BASILONE VS. JOHN A BASILONE, GEORGE BASILONE, AND ROBERTA BASILONE
09-12039 ANGLO IRISH BANK CORPORATION LIMITED F/K/A ANGLO IRISH BANK CORPORATION PLC VS. BERKLEY MANOR APARTMENTS LIMITED PARTNERSHIP, A PENNSYLVANIA	09-12228 ARROWOOD INDEMNITY CO. VS. THOMAS M ROSSI
	09-12232 ARROW FINANCIAL SERVICES, LLC VS. RONALD RANDAZZA
	09-12250 FIRST NATIONAL BANK OF PENNSYLV-

VANIA
SUCCESSOR BY MERGER TO THE FIRST
NATIONAL BANK OF SLIPPERY ROCK
VS.
CATHERINE A. SANKEY

09-12268
DONNA SPARE
VS.
JESSE C. HORTON II

2010

10-10082
HSBC MORTGAGE SERVICES INC.
VS.
CLAYTON A. CUPEC

10-10097
PALISADES COLLECTION, LLC
VS.
MICHAEL CRATTY

10-10098
JADCO MANUFACTURING, INC.,
VS.
CALVARY WELD SERVICE, INC., D/B/A
CALVARY WELDING

10-10130
LVNV FUNDING LLC
VS.
SHIELA EMERY AND
MICHAEL EMERY

10-10133
CAPITAL ONE BANK (USA), N.A.,
SUCCESSOR IN INTEREST TO
CAPITAL ONE BANK
VS.
KELSEY R BALL

10-10171
TREESDALE COMMUNITY ASSOCIATION,
INC.,
VS.
DONNA PHILLIPS

10-10225
ADVANCED BUSINESS SOLUTIONS,
VS.
UBIQUITOUS MANAGEMENT, LLC.

10-10304
HSBC BANK USA, NATIONAL ASSOCIA-
TION ON BEHALF OF THE TRUST FUND
FOR THE BENEFIT OC ACE SECURITIES
CORP. HOME EQUITY LOAN TRUST,
SERIES 2005-HE4 ASSET BACKED PASS-
THROUGH CERTIFICATES
VS.
CHRISTOPHER DUNCAN OR OCCUPANTS

10-10378
DEUTSCHE BANK NATIONAL TRUST, CO.
VS.
DEAN A. ZANOTTI ANY/ALL TENANTS/
OCCUPANTS

BCLJ: September 14 & 21, 2012

MARSHAL'S SALE: By virtue of a Writ of Ex-
ecution issued out of the United States Court
for the Western District of Pennsylvania and
to me directed, I shall expose to public sale
the real property at 115 Caldwell Drive, Butler,
PA 16002 being more fully described at Butler
County Instrument No. 200510280031313.

**SAID SALE to be held at the Butler County
Courthouse, 124 West Diamond Street,
Butler, PA 16001 at 10:00 a.m. prevailing,
standard time, on September 24, 2012.**

All those certain tracts of land, together with
the buildings, and improvements erected
thereon described as Tax Parcel No. 190
1F153 4AB in Butler County, Pennsylvania.
Seized and taken in execution as the property
of Joel A. Vargo and Amy A. Vargo at the suit
of the United States of America, acting through
the Under Secretary of Rural Development,
on behalf of Farmers Home Administration,
United States Department of Agriculture, to be
sold on Writ of Execution as Civil Action No.
2:11-cv-00009. **TERMS OF SALE:** Successful
bidder will pay ten percent (10%) by certified
check or money order and the remainder of
the bid within thirty (30) days from the date of
the sale and in the event bidder cannot pay the
remainder, the property will be resold and all
monies paid in at the original sale will be ap-
plied to any deficiency in the price at which the
property is resold. The successful bidder must
send payment of the balance of the bid directly
to the U.S. Marshal's Office c/o Sheila Bless-
ing, Room 241, U.S. Post Office & Courthouse,
Pittsburgh, PA 15219. Notice is hereby given
that a Schedule of Distribution will be filed by
me on the thirtieth day after the date of sale,
and that distribution will be made in accord-
dance with the Schedule unless exemptions
are filed thereto within ten (10) days thereafter.
Purchaser must furnish State Realty Transfer
Tax Stamps, and stamps required by the local
taxing authority. Marshal's costs, fees and
commissions are to be borne by seller. Steve
Frank, United States Marshal. For additional
information, please contact Cathy Diederich
at 314-457-5514.

BERNSTEIN-BURKLEY, P.C.
File number 2200-064

BCLJ: August 31, September 7, 14 & 21, 2012
