

# Westmoreland Law Journal

The Official Legal Periodical of  
Westmoreland County, Pennsylvania

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## DECEDENTS' 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 present the same without delay and all persons indebted to said estates are requested to make immediate payment to the executors or administrators or their attorneys named below.*

*Contact information for attorneys who are members of the Westmoreland Bar Association is available by calling 724-834-6730, or online at [padisciplinaryboard.org/for-the-public/find-attorney](http://padisciplinaryboard.org/for-the-public/find-attorney).*

## FIRST PUBLICATION

BERNICE ARMSTRONG, a/d, BERNICE A ARMSTRONG, late of Hempfield Township, Westmoreland County, PA  
Exrx.: Valerie S Sever  
233 Buford Street, PO Box 23  
Hutchinson PA 15640  
Atty.: Tyler J Jones

NICOLE LYNN BEVILACQUA, late of Mount Pleasant Township, Westmoreland County, PA  
Admr.: Helen Mongelluzzo  
117 Dancer Lane  
Jeannette PA 15644

MARY I. H. BLOOM, a/d, MARY ISABEL BLOOM, late of Hempfield Township, Westmoreland County, PA  
Exr.: Chad William Bloom  
37 Fosterville Road  
Greensburg PA 15601  
Atty.: Lawrence F Becker III  
121 West Second Street  
Greensburg PA 15601

PATRICIA J BOZIK, late of City of Lower Burrell, Westmoreland County, PA  
Admr.: Tami L Sudy  
1063 Pacific Avenue  
Brackenridge PA 15014  
Atty.: John N Paz  
543 East Tenth Avenue  
Tarentum PA 15084

GLORIA T CROSS, late of East Huntingdon Township, Westmoreland County, PA  
Admr.: Lawrence T Goretsky  
117 Broadway Ave  
Connellsville PA 15425  
Atty.: Gary J Frankhouser  
Davis & Davis  
107 East Main Street  
Uniontown PA 15401

SANDRA S DONAHEY, late of City of Greensburg, Westmoreland County, PA  
Exr.: Timothy Donahey  
6 East Tacoma Avenue  
Latrobe PA 15650  
Atty.: Terrance C. Ferguson  
Ferguson Law Associates

PATRICIA A DOWLING, a/d, PATRICIA DOWLING, late of Hempfield Township, Westmoreland County, PA  
Admr. c.t.a. & Atty.: Ryan L Dansak  
Myers Duffy Dansak & Clegg, LLC  
1416 Lincoln Way  
White Oak PA 15131

MICHAEL J GALYA, late of Penn Township, Westmoreland County, PA  
Exrx.: Susan M Galya  
22 Rizzi Drive  
Irwin PA 15642

JAMES E GIORDAN, late of City of Latrobe, Westmoreland County, PA  
Admr.: Jeffrey A Giordan  
112 Marley Lane  
Latrobe PA 15650  
Atty.: Jessica L. Rafferty  
Rafferty Legal

JO ANN HARROLD, a/d, JOANN HARROLD, late of Hempfield Township, Westmoreland County, PA  
Exrs.: John J Harrold  
439 Rial Lane  
Greensburg PA 15601  
Joseph W Harrold  
288 Sportsmen Road  
Hunker PA 15639  
Atty.: April M Schachtner  
Ward & Christner

BETTY J HAZUZA, a/d, BETTY JEAN HAZUZA, late of Sewickley Township, Westmoreland County, PA  
Exrx.: Kim F Stawicki  
1226 Pinewood Road  
Irwin PA 15642  
Atty.: James R Antoniono

LINDA M HOLLER, a/d, LINDA HOLLER, late of Derry Township, Westmoreland County, PA  
Exrx.: Karen Bush  
106 Hershell Drive  
Derry PA 15627  
Atty.: Jessica L. Rafferty  
Rafferty Legal

LUGENE L HORNER, a/d, LUGENE HORNER, a/d, LUGENE LYNN HORNER, late of Ligonier Township, Westmoreland County, PA  
Exr.: David A Horner  
1270 Griffith Road  
Ligonier PA 15658  
Atty.: Del P Nolfi III  
Ligonier Law

BRADY DENNIS HUNKER, late of Sewickley Township, Westmoreland County, PA  
Admr.: Jillian S Madigan  
413 Sewickley Avenue  
Herminie PA 15637  
Atty.: David S. DeRose  
Quatrini Law Group PC

JOSEPH A KEIBLER, a/d, JOSEPH KEIBLER, late of Washington Township, Westmoreland County, PA  
Exr.: Joshua B Keibler  
301 Craig Road  
Marion Center PA 15759  
Atty.: Jay P Lundy  
Lundy & Lundy  
219 East Union Street, PO Box 74  
Punxsutawney PA 15767

JANICE LACEY, a/d, JANICE L LACEY, late of Sewickley Township, Westmoreland County, PA  
Exrx.: Kimberly A Lacey  
112 Manown Lane  
Rostraver Township PA 15012  
Atty.: Mark E. Ramsier

AVIYA FAITH MOJICA, a/d, AVIYA F MOJICA, late of City of Greensburg, Westmoreland County, PA  
Admr.: Pedro J Mojica  
535 N. Lewis Run Road  
Jefferson Hills PA 15025  
Atty.: Anne Friday Beck  
Beck & Boyd LLC  
1725 Washington Road - Suite 206  
Pittsburgh PA 15241

SANDRA L O'MALLEY, a/d, SANDRA LYNN O'MALLEY, late of Hempfield Township, Westmoreland County, PA  
 Exr.: Michael J O'Malley IV  
 26715 Lake Fenwick South  
 Kent WA 98032  
 Atty.: James R Antoniono

DOREEN E PHILLIPS, a/d, DOREEN ELAINE PHILLIPS, late of City of Monessen, Westmoreland County, PA  
 Admr.: Matthew T Phillips  
 3383 W. 158th Street  
 Cleveland OH 44111  
 Atty.: Mark E. Ramsier

STEVEN M PIVARNIK, late of North Huntingdon Township, Westmoreland County, PA  
 Exrx.: Jamie S Pivarnik  
 141110 Easy Street  
 Irwin PA 15642  
 Atty.: John P Montoya  
 Schwartz Montoya Legal, LLC  
 424 S 27th St Ste 230  
 Pittsburgh PA 15203

DAVID J ROBINSON, a/d, DAVID JACK ROBINSON, late of City of New Kensington, Westmoreland County, PA  
 Exrx.: Diane G Pochatko  
 224 Boyce Park Drive  
 Pittsburgh PA 15239  
 Atty.: Robert B. Liotta  
 Liotta Law Offices PLLC

MONICA R SALVATORE, a/d, MONICA ROSE SALVATORE, late of Salem Township, Westmoreland County, PA  
 Exrx.: Carol J Durco  
 1411 State Route 819  
 Greensburg PA 15601  
 Atty.: Bernard P. Matthews Jr.  
 Meyer Darragh Buckler Bebenek & Eck

DONALD M SECHLER, a/d, DONALD MARVIN SECHLER, late of City of Greensburg, Westmoreland County, PA  
 Exrx.: Amy E Beeghly  
 90 Raven Drive  
 Greensburg PA 15601  
 Atty.: Kim R. Houser  
 Mears, Smith, Houser & Boyle, P.C.

JEANNIE Y SHOPE, late of Unity Township, Westmoreland County, PA  
 Admr.: Adam C Barkefelt  
 934 Caroline Street  
 Latrobe PA 15650

VINCENT S STAFF, a/d, VINCENT SYLVESTER STAFF, late of Loyalhanna Township, Westmoreland County, PA  
 Admr.: c.t.a.: Jennifer L Bissell  
 188 Lentz Road  
 Latrobe PA 15650  
 Atty.: Ryan P Cribbs  
 Nakles and Nakles

SUSAN S STANKEWICH, a/d, SUSAN LYNN STANKEWICH, late of Hempfield Township, Westmoreland County, PA  
 Exrx.: Julia M Dunmire  
 552 Wildfire Road  
 Saltsburg PA 15681  
 Atty.: Jon M Lewis

CHARLES EDWARD TEATERS, late of Scottdale Borough, Westmoreland County, PA  
 Exrx.: Kitty Sue Depta  
 502 Crestview Drive  
 Scottdale PA 15683  
 Atty.: Kevin G Henderson  
 319 Pittsburgh Street  
 Scottdale PA 15683

DELORES M TORNBLUM, late of North Huntingdon Township, Westmoreland County, PA  
 Exr.: Joseph Ebbitt  
 2570 Scotch Hill #1  
 North Huntingdon PA 15642  
 Atty.: James M Duffy  
 Myers Duffy Dansak & Clegg

JESSIE L UCHRINSCKO, late of City of Jeannette, Westmoreland County, PA  
 Exr.: Richard J Thomas  
 1045 Schuyler Road  
 Turbotville PA 17777  
 Atty.: Kim Piermattei  
 Kim Pier Law  
 861 Walker Divide Road  
 Benton PA 17814

ROBERT GREGORY URBANI, a/d, BOB URBANI, a/d, ROBERT G URBANI, late of Hempfield Township, Westmoreland County, PA  
 Admr.: Mary Jane Urbani  
 306 Walton Tea Room Road  
 Greensburg PA 15601

NANCY ANN VALENTI, a/d, NANCY A VALENTI, late of Irwin Borough, Westmoreland County, PA  
 Admr.: Linda L Klimek  
 15 Glenshire Drive  
 Harrison City PA 15636

JOHN J VIDAKOVICH, a/d, JOHN VIDAKOVICH, a/d, JOHN JOSEPH VIDAKOVICH, late of City of Greensburg, Westmoreland County, PA  
 Exrx.: Diane Raffoni  
 934 Olde Hickory Road  
 Lancaster PA 17601  
 Atty.: Del P Nolfi III  
 Ligonier Law

LUCY M WELCH, late of East Huntingdon Township, Westmoreland County, PA  
 Exrx.: Lucinda M Rhodes  
 414 E. Murphy Avenue  
 Connellsville PA 15425  
 Atty.: Marilyn M. Gault

DANIEL L WILSON, late of North Huntingdon Township, Westmoreland County, PA  
 Exrx.: Norma J Wilson  
 1463 Barry Drive  
 North Huntingdon PA 15642  
 Atty.: Louis Jay Kober II

JAMES D WYLIE, late of Ligonier Township, Westmoreland County, PA  
 Exrx.: Colleen M Spiker  
 100 Hidden Valley Road  
 Ligonier PA 15658  
 Atty.: Jessica L. Rafferty  
 Rafferty Legal

## SECOND PUBLICATION

LOUISE M ASHBAUGH, a/d, JANE LOUISE MCDOWELL ASHBAUGH, late of Ligonier Borough, Westmoreland County, PA  
 Exrx.: Kathleen L Ashbaugh  
 410 Summit Avenue  
 Ligonier PA 15658  
 Atty.: James J. Conte

REGINA B BOSCH, a/d, REGINA BOSCH, late of Hempfield Township, Westmoreland County, PA  
 Exrx.: Melinda Kasper  
 128 Blackbird Lane  
 Shippensburg PA 17257  
 Atty.: Richard M Conte  
 Pine Center Suite Two, 2090 Harrison Avenue  
 Jeannette PA 15644

STACIE L BROWN, late of Cook Township, Westmoreland County, PA  
 Admr.: John W Brown Sr  
 103 Dorsey Lane  
 Latrobe PA 15650  
 Atty.: Donald C Rega  
 Latrobe Law Associates, LLC  
 206 Weldon Street  
 Latrobe PA 15650

DOREEN A CURRY, late of Mount Pleasant Township, Westmoreland County, PA  
 Exrx.: Beth Ann Kohler  
 129 Burbank Drive  
 Irwin PA 15642  
 Atty.: Keegan E. Miller-Johnson  
 Bononi & Company, PC

RONALD DANIEL DEFALCO, late of Municipality of Murrysburg, Westmoreland County, PA  
 Admr.: Candace DeFalco  
 6216 Old William Penn Hwy  
 Export PA 15632

KATHLEEN P DIDONATO, late of North Huntingdon Township, Westmoreland County, PA  
 Exr.: David E DiDonato  
 7630 Kifer Lane  
 North Huntingdon PA 15642  
 Atty.: Maureen Kroll

CLYDE GLENN EICHER, late of Hempfield Township, Westmoreland County, PA  
 Admr.: Erin T Grimes  
 211 Slate Run Road  
 Greensburg PA 15601  
 Atty.: David K. Lucas  
 David K. Lucas & Associates

GEORGE ERNY, a/d, GEORGE W ERNY JR, late of Municipality of Murrysburg, Westmoreland County, PA  
 Exrx.: Karen Cardinale  
 415 Muffley Hollow Road  
 Apollo PA 15613  
 Atty.: W Robert Ament  
 3950 William Penn Highway, Suite 5  
 Murrysburg PA 15668

MARY ANN GILLIAM, late of Vandergrift Borough, Westmoreland County, PA  
 Admr.: Christy Ann Gilliam  
 102 Custer Ave  
 Vandergrift PA 15690

RUDOLPH GRECO, late of Rostraver Township, Westmoreland County, PA  
 Exr.: Mario A Greco  
 1231 Rostraver Road  
 Rostraver Township PA 15012  
 Atty.: Timothy M. Maatta

WAYNE M HILEMAN, late of Sewickley Township, Westmoreland County, PA  
 Exrx.: Dorothe E Gambrell  
 1036 Greensburg Pike  
 West Newton PA 15089  
 Atty.: Keegan E. Miller-Johnson  
 Bononi & Company, PC

DORIS J JASPER, late of Irwin Borough, Westmoreland County, PA  
 Exrx.: Wendy L Bigelow  
 9 Washington Avenue  
 North Irwin PA 15642  
 Atty.: Tyler J Jones

MARIAN H KOWATCH, a/d, MARIAN HATOK KOWATCH, late of Municipality of Murrysville, Westmoreland County, PA

Exrx.: Eileen Kowatch Curry  
4528 Hemlock Cove Way  
Ellicott City MD 21042  
Atty.: Charles Hergenroeder III  
Hergenroeder Rega Ewing & Kennedy LLC  
650 Smithfield Street, Suite 1700  
Pittsburgh PA 15222-3913

JAMES C KUNKLE, a/d, JAMES CHRISTY KUNKLE, late of Municipality of Murrysville, Westmoreland County, PA

Exr.: Dennis Majewski  
4134 Kellington Court  
Murrysville PA 15668  
Atty.: Wesley T. Long  
Long & Long

JOSEPH RICHARD LOUGHRY, a/d, JOSEPH LOUGHRY, late of Southwest Greensburg Borough, Westmoreland County, PA

Admr.: Jamie L Loughry  
400 Green Street  
Greensburg PA 15601  
Atty.: Daniel P. Beisler  
Daniel P. Beisler, Attorney At Law  
41 Robbins Station Road  
North Huntingdon PA 15642

JAYDEN JOHN LYNCH, late of City of Jeannette, Westmoreland County, PA

Admr.: William John Lynch Jr  
338 Concord Ave Rear  
Greensburg PA 15601  
Atty.: David S. DeRose  
Quatrini Law Group PC

HAROLD L MCHAIL, a/d, HAROLD LOUIS MCHAIL, late of Export Borough, Westmoreland County, PA

Exr.: Mark P McHail  
PO Box 606  
Murrysville PA 15668  
Atty.: Keegan E. Miller-Johnson  
Bononi & Company, PC

MARGARET R MURRAY, a/d, PEGGY MURRAY, late of North Huntingdon Township, Westmoreland County, PA

Admr.: John W Murray  
13929 Lincoln Way  
Irwin PA 15642  
Atty.: Philip H Rubenstein  
312 2nd Ave  
Carnegie PA 15106

IRENE BURZIO MUTOLO, a/d, IRENE P BURZIO, late of City of Jeannette, Westmoreland County, PA

Exrx.: Elizabeth A Burzio-Floro  
707 Rembrandt Circle  
Irwin PA 15642  
Atty.: Sandra E. Davis  
DeBernardo Antoniono McCabe Davis

DORIS VALJEAN NULL, a/d, DORIS NULL, a/d, DORIS V NULL, late of Youngwood Borough, Westmoreland County, PA

Exrs.: Wayne L Null  
30 Null Lane, PO Box 263  
Madison PA 15663  
Earl E Null  
710 Hillis Street  
Youngwood PA 15697  
Atty.: Adam J. Long  
Long & Long

JOSEPH PALLA, a/d, JOSEPH ANDREW PALLA, late of City of Greensburg, Westmoreland County, PA

Exrs.: Mark Palla  
1501 Langshire Drive  
York PA 17407  
Donna Gamrat  
110 Green Meadow Lane  
Mount Pleasant PA 15666  
Atty.: Francis R. Murrman

CAROLYN M PHALIN, late of Municipality of Murrysville, Westmoreland County, PA

Admr.: Debra Salava  
20 Donna Drive  
Apollo PA 15613  
Atty.: Melanie A Lewis  
Zacharia Brown & Bratkovich  
6530 William Penn Highway - Suite 310  
Delmont PA 15626

MICHAEL T REPKO, late of Mount Pleasant Township, Westmoreland County, PA

Exrx.: Debra Ingalls  
321 Keller Road  
Rincon GA 31326  
Atty.: Paul E. Toohey

LINDA A WHIGHAM, late of City of Jeannette, Westmoreland County, PA

Exrx.: Hillary Whigham  
3806 Rebecca St  
Pittsburgh PA 15234

MARY JANE YOCHUM, late of City of Greensburg, Westmoreland County, PA

Exr.: Mark D Yochum  
144 Vanderbilt Drive  
Pittsburgh PA 15243  
Atty.: Raymond C Vogliano  
Eckert Seamans Cherin & Mellott, LLC  
600 Grant Street, 44th Floor  
Pittsburgh PA 15219

### THIRD PUBLICATION

JANET A BAUM, a/d, JANET BAUM, late of Derry Township, Westmoreland County, PA

Exr.: John A Baum Jr  
282 Sardis Lane  
Derry PA 15627  
Atty.: Terrance C. Ferguson  
Ferguson Law Associates

BETTY J BOGGIO, a/d, BETTY JANE BOGGIO, late of Hempfield Township, Westmoreland County, PA

Exrs.: Bruce Boggio  
27 Andrews Avenue  
Jeannette PA 15644  
Jeffrey J Boggio  
4515 Lincoln Avenue  
Jeannette PA 15644  
Atty.: Matthew A. Curiale  
Law Office of Matthew A. Curiale

DAVID LESLIE BONELLI, a/d, DAVID L BONELLI, late of Bell Township, Westmoreland County, PA

Admr.: Weston E Bonelli  
14 Ruth Street  
Roscoe PA 15477  
Tiffany D Griffith  
600 4th Avenue  
Hyde Park PA 15641  
Atty.: Larry D. Loperfido  
Geary, Loperfido & Generelli, LLC

GAIL E COOK, a/d, GAIL COOK, a/d, GAIL ELAINE COOK, late of Upper Burrell Township, Westmoreland County, PA

Exr.: Jeffrey A Cook  
696 Knoll Lane  
Apollo PA 15613  
Atty.: James R Antoniono

HOWARD OTIS CROSBY, late of City of Monessen, Westmoreland County, PA

Admr.: Yolanda Madison  
1658 Panola Rd  
Ellenwood GA 30294  
Atty.: Randall G Klimchok

CATHERINE LOUISE CUNNINGHAM, a/d, CATHERINE L CUNNINGHAM, a/d, CATHERINE CUNNINGHAM, late of North Huntingdon Township, Westmoreland County, PA

Exrx.: Connie Marie Cunningham  
13163 Saint Clair Drive  
North Huntingdon PA 15642  
Atty.: Barry J Palkovitz  
1966 Lincoln Way, Suite 200  
White Oak PA 15131

W. LOGAN DICKERSON, a/d, WILLIAM LOGAN DICKERSON, late of Hempfield Township, Westmoreland County, PA

Exrs.: Dennis W Hoffman  
448 Glenmeade Road  
Greensburg PA 15601  
Marsha A Koehler  
5112 Back Road  
Mount Pleasant PA 15666  
Atty.: Vincent J. Finoli  
Finoli Law LLC

EVELYN JANE DORNAUER, late of Irwin Borough, Westmoreland County, PA

Exr.: Charles R Dornauer  
4500 Fairwood Drive  
Irwin PA 15642

GARY ELLIS, a/d, GARY R ELLIS, late of North Huntingdon Township, Westmoreland County, PA

Exr.: Christopher Reid Ellis  
457 Timberwood Drive  
Winfield PA 17889  
Atty.: Adam J. Long  
Long & Long

STEPHEN DOUGLAS GARBER, late of Trafford Borough, Westmoreland County, PA

Admr.: Bruce D Garber  
504 Heritage Lane  
Murrysville PA 15668  
Atty.: Michael A Maccagnan  
Angelo & Angelo LLC  
4284 Route 8, Suite 204  
Allison Park PA 15101

CHARLES M HARTMAN JR, late of City of Jeannette, Westmoreland County, PA

Admr.: Amanda Hartman  
961 Chetopa Street  
Pittsburgh PA 15204  
Atty.: Mark D. Bolkovac

CHERYL E HENDERSON, a/d, CHERYL STERNICK HENDERSON, late of Hempfield Township, Westmoreland County, PA

Exr.: George Paul Sternick  
1404 Farmview Court  
Latrobe PA 15650  
Atty.: Tyler J Jones

GLENN G HENDERSON, late of Unity Township, Westmoreland County, PA

Exrx.: Barbara Lee Swezey  
819 Latrobe Crabtree Road  
Latrobe PA 15650  
Atty.: Terrance C. Ferguson  
Ferguson Law Associates

FRANCES LIPKO, a/d, FRANCES P LIPKO, late of City of Greensburg, Westmoreland County, PA

Exr.: Frank Tylka  
226 Welsh Ave  
Wilmerding PA 15148  
Atty.: Paul E. Toohey

BARBARA JUNE LUFFEY, late of City of New Kensington, Westmoreland County, PA

Exrx.: Marcia Diane Christy  
405 South Pitt Street  
Mercer PA 16137

PAUL MICHAEL MCGEE, late of North Huntingdon Township, Westmoreland County, PA  
 Exr.: James D Reed  
 517 Sherwood Drive  
 Pittsburgh PA 15221  
 Atty.: George B Handelsman  
 2143 Ardmore Blvd  
 Pittsburgh PA 15221

DOROTHY L MOORE, late of Scottsdale Borough, Westmoreland County, PA  
 Exr.: Richard A Moore  
 914 Pittsburgh Street  
 Scottsdale PA 15683  
 Atty.: Elizabeth A Becker  
 Moore Becker Smarto & Acosta, P.C.

KATHLEEN A PERKOVICH, late of Municipality of Murrysville, Westmoreland County, PA  
 Admr. c.t.a.: Michael A Perkovich  
 5155 Trillium Drive  
 Export PA 15632  
 Atty.: Molly M Creenan

DOLORES R PROCIDA, late of City of Jeannette, Westmoreland County, PA  
 Exrs.: Samuel W Procida  
 4524 Hopewell Street  
 Jeannette PA 15644  
 Toni L Procida  
 4524 Hopewell Street  
 Jeannette PA 15644

ALBERT REGINA, a/d, ALBERT E REGINA, a/d, ALBERT EDWARD REGINA, late of North Huntingdon Township, Westmoreland County, PA  
 Exr.: Barbara Lee Abel  
 116 Key Drive  
 Pittsburgh PA 15235  
 Atty.: Amanda E McMillen  
 1928 Ardmore Blvd  
 Pittsburgh PA 15221

MARJORIE D SHEFFEL, a/d, MARJORIE SHEFFEL, late of Municipality of Murrysville, Westmoreland County, PA  
 Exr.: Leslie Sheffel Hood  
 431 Hillcrest Drive  
 Delmont PA 15626

LOIS MAE SHOAF, a/d, LOIS SHOAF, a/d, LOIS M SHOAF, late of New Stanton Borough, Westmoreland County, PA  
 Exr.: Ronald D Koch  
 217 Painter Street  
 New Stanton PA 15672  
 Atty.: Wesley T. Long  
 Long & Long

SANTINA F SIDEHAMER, late of Mount Pleasant Borough, Westmoreland County, PA  
 Exr.: Theodore D Sidehamer  
 3 Willow Street  
 Mount Pleasant PA 15666  
 Atty.: Eric E. Bononi  
 Bononi & Company PC

BARBARA STEPHENS, late of Irwin Borough, Westmoreland County, PA  
 Admr.: Mary Ann Krupper  
 1815 Grandview Avenue  
 Irwin PA 15642  
 Atty.: Tyler J Jones

BERNARDINA MARIA VAN WANKUM, late of Terneuzen, Zeeland, Netherlands  
 Ancillary Admr. c.t.a.: Alexander Benjamin Orłowski  
 227 Slate Run Road  
 Greensburg PA 15601

CINDY LOU WALTERS, a/d, CINDY WALTERS, a/d, CINDY L SEMENCAR, a/d, CINDY L WALTERS, late of City of Lower Burrell, Westmoreland County, PA  
 Exr.: Debbie L Kerr  
 536 E. 8th Avenue  
 Tarentum PA 15084  
 Atty.: William T Woncheck  
 1625 Union Avenue, Suite 5  
 Natrona Heights PA 15065

## LEGAL NOTICES

### NOTICE OF INCORPORATION

Notice is hereby given that Articles of Incorporation were filed with and approved by the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pa., on the 20th day of July, 2026, for the purpose of obtaining a Certificate of Incorporation for a business corporation organized under the Business Corporation Law of 1988, as amended. The name of the corporation is **MOYES HOLDINGS, INC.**

James W. Creenan  
 Creenan & Baczkowski, PC  
 3907 Old William Penn Highway,  
 Suite 304  
 Murrysville, PA 15668  
 724-733-8832

24 Jul

### LIMITED LIABILITY COMPANY NOTICE

Notice is hereby given that a Certificate of Organization was filed with the Department of State of the Commonwealth of Pennsylvania, for a limited liability company formed under the Limited Liability Company Act of 2016. The name of the company is **A2Z RENTALS, LLC.**

Law Offices of Matthew A. Curiale  
 124 Vannear Avenue  
 Greensburg, PA 15601  
 724-836-8006

24 Jul

### FICTITIOUS NAME

Notice is hereby given pursuant to the provisions of the Act 1982-295 of December 16, 1982, of the filing in the Office of the Secretary of the Commonwealth of Pennsylvania, at Harrisburg, on the 18th day of June, 2026, a Certificate for the conduct of a business in Westmoreland County, Pennsylvania, under the assumed or fictitious name, style or designation of: **WDF XPRESS** with its principal place of business at 510 Brinton Avenue, Trafford, PA 15085.

The names and addresses of all persons owning or interested in said business are: Gina Mueller, 510 Brinton Avenue, Trafford, PA 15085.

24 Jul

### BURKHOLDER FAMILY TRUST DATED JANUARY 18, 2016

### MATILDA A. BURKHOLDER, DECEASED TRUSTEE NOTICE

Matilda A. Burkholder, late of New Alexandria, Westmoreland County, Pennsylvania, deceased, having created the **BURKHOLDER FAMILY TRUST** appointing Catherine A. Levandosky and Clifford A. Burkholder as Co-Trustees, notice is hereby given to all persons indebted to said Decedent or Trust to make immediate payment, and to those having claims against the same to present them to the undersigned, duly authenticated for settlement.

Catherine A. Levandosky  
 Clifford A. Burkholder  
 3066 State Rt. 119  
 New Alexandria, PA 15670  
 PATSY A. IEZZI, JR., ESQUIRE  
 ATTORNEY AT LAW  
 140 SOUTH MAIN STREET,  
 SUITE 201  
 GREENSBURG, PA 15601  
 724.832.7171

24/31 Jul; 7 Aug

### CHANGE OF NAME NOTICE

IN THE COURT OF COMMON PLEAS  
 OF WESTMORELAND COUNTY,  
 PENNSYLVANIA  
 No. 3615 of 2026

In re: Petition of Brennin David Mann for change of name to Brennin Escher Eiler

To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed the 1 day of 9, 2026, at 9:30 A.M., as the time and the Westmoreland County Courthouse, Courtroom No. 2, 2 North Main Street, Greensburg, PA, 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.

Brennin David Mann  
 446 Dutchman Run Rd  
 Lower Burrell, PA 15068  
 412-302-3223

24 Jul



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## SHERIFF SALES

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**JAMES ALBERT, Sheriff  
of Westmoreland County, PA**

**Tuesday, September 8, 2026**

at 9:00 A.M. the following described  
Real Estate, to wit:

### CONDITIONS OF SALE

ALL SUCCESSFUL BIDDERS SHALL PAY TEN PERCENT (10%) OF THE BID IN CASH, CERTIFIED CHECK OR CASHIER'S CHECK MADE PAYABLE TO THE "SHERIFF OF WESTMORELAND COUNTY" WHEN THE PROPERTY IS CALLED FOR BID, AND THE BALANCE ON OR BEFORE September 18, 2026 (*WHICH IS 10 DAYS FROM SALE DATE*) AT 11:00 A.M., AT WHICH TIME THE PROPERTY WILL BE RESOLD IF THE BALANCE IS NOT PAID; AND IN SUCH CASE, ALL MONEYS PAID IN AT ORIGINAL SALE SHALL BE APPLIED TO ANY DEFICIENCY IN THE PRICE AT WHICH PROPERTY IS RESOLD. HOWEVER, IF THE SALE HAS BEEN PREVIOUSLY ADJOURNED TO THIS DATE, THE SUCCESSFUL BIDDER SHALL PAY THE FULL AMOUNT OF THE BID AT THE TIME OF SALE. IN ALL CASES, IF THE SUCCESSFUL BIDDER IS THE PLAINTIFF IN THE WRIT OF EXECUTION, THEN THE ENTIRE AMOUNT OF THE BID SHALL BE PAID IN TEN (10) DAYS. IF PLAINTIFF FAILS TO PAY THE PURCHASE MONEY, THE SHERIFF MAY RETURN THE WRIT "REAL ESTATE UNSOLD" STATING IN THE RETURN THAT THE SALE WAS HELD PURSUANT TO THE WRIT, AND THAT THE PLAINTIFF WAS THE SUCCESSFUL BIDDER AT THE SALE AND THAT THE PLAINTIFF FAILED TO PAY THE BID AND COMPLETE THE SALE AND THE PLAINTIFF SHALL THEREUPON FORFEIT ALL MONEYS ADVANCED BY HIM, WHICH MONEYS SHALL BE APPLIED BY THE SHERIFF FIRST TO COSTS ON THE WRIT AND SECOND TO LIENS IN ORDER OF THEIR PRIORITY. IN ADDITION TO PRICE, ALL SUCCESSFUL BIDDERS ARE BOUND AND REQUIRED TO PAY THE COUNTY REALTY TRANSFER TAX, WHICH IS REQUIRED FOR THE PURPOSE OF RECORDING THE DEEDS. HOWEVER, THE PENNSYLVANIA REALTY TRANSFER TAX WILL BE PAID BY THE SHERIFF OUT OF THE PROCEEDS OF THE SALE. PURCHASERS MUST RECORD THEIR OWN DEEDS AND PAY THE NECESSARY RECORDING FEES. PURSUANT TO PA R.C.P., RULE 3136, NOTICE IS HEREBY GIVEN THAT A 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 IS REQUIRED.

BY VIRTUE OF THE WRITS OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS OF WESTMORELAND COUNTY, PENNSYLVANIA, AND TO THE SHERIFF OF WESTMORELAND COUNTY, DIRECTED, THERE WILL BE EXPOSED TO SALE AT PUBLIC VENUE OR OUTCRY AT THE COURT HOUSE IN THE CITY OF GREENSBURG, PENNSYLVANIA, ON September 8, 2026 AT 9:00 A.M. THE FOLLOWING DESCRIBED REAL ESTATE, TO WIT:

1.

Property of: ROGER M. & DEBORAH S. GESTNER

Execution No.: X2006 of 2021

Judgment Amt.: \$868,897.64

Attorney: Donald P. Graham, Esq., 600 Cranberry Woods Dr., Ste. 175, Cranberry Twp, PA 16066; (724) 776-6644

ALL the right, title, interest and claim of: ROGER M. GESTNER AND DEBORAH S. GESTNER of in and to:

ROSTRAVER TOWNSHIP; 392 Rehoboth Road, Belle Vernon, Westmoreland County, Pennsylvania 15012; 4.9 acres; LOT 2, RESIDENTIAL DWELLING, APARTMENT & MULTI CAR GARAGES; POOL & POOL HOUSE; DEED INSTRUMENT # 201812140039522

TAX MAP# 56-17-00-0-138

2.

Property of: SHIRLEY M. KERN

Execution No.: 24CJ00208

Judgment Amt.: \$33,098.36

Attorney: FRIEDMAN VARTOLO LLP, 1325 FRANKLIN AVENUE, SUITE 160, GARDEN CITY, NY 11530, (212) 471-5100

ALL the right, title, interest and claim of: SHIRLEY M. KERN, of in and to:

TOWNSHIP OF MOUNT PLEASANT; 6786 Low Street, Mount Pleasant, PA 15666 n/k/a 5 Low Street, Mount Pleasant, PA 15666; 0.00; A RESIDENTIAL DWELLING; DEED Book 3620, Page 408, *et seq.*

TAX MAP# 53-15-15-0-055

4.

Property of: LAURA SMIDLEIN and MICHAEL SMIDLEIN

Execution No.: 24CJ01956

Judgment Amt.: \$278,911.26

Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, STE 5000, PHILADELPHIA, PA 19106

ALL the right, title, interest and claim of: LAURA SMIDLEIN and MICHAEL SMIDLEIN of in and to:

Borough of Ligonier; 304 East Loyalhanna Street Ligonier, PA 15658; LOT HSE GAR; A RESIDENTIAL DWELLING; INSTRUMENT #201610120033096

TAX MAP# 16-02-04-0-015

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5.  
Property of: ANDREA M. JOHNSON  
Execution No.: 24CJ02139  
Judgment Amt.: \$149,965.07  
Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, STE 5000, PHILADELPHIA, PA 19106  
ALL the right, title, interest and claim of: ANDREA M. JOHNSON of in and to:  
Borough of Trafford; 518 Inwood Road Trafford, PA 15085; HOUSE & LOT 38; A RESIDENTIAL DWELLING; INSTRUMENT #202107090028205  
TAX MAP# 36-03-04-0-153
- 
7.  
Property of: Daniel R. Finnegan  
Execution No.: 3613 of 2024  
Judgment Amt.: \$158,608.56  
Attorney: Law Office of Gregory Javardian, LLC, 1310 Industrial Boulevard, Suite 101, Southampton, PA 18966  
ALL the right, title, interest and claim of: Daniel R. Finnegan of in and to:  
Washington Township; 2595 Turkey Ridge Road, Apollo, PA 15613; 9.3818 acres; Residential property. INSTRUMENT #: 201105240018316  
TAX MAP# 63-11-00-0-400
- 
8.  
Property of: 520 Pleasant Valley, LLC  
Execution No.: 4087 of 2024  
Judgment Amt.: \$975,287.15  
Attorney: Michelle L. Pierro, 444 Liberty Ave. STE 2100 Pittsburgh, PA 15222 412-918-1100  
ALL the right, title, interest and claim of: 520 Pleasant Valley, LLC of in and to:  
Penn Township; 520 Pleasant Valley Road Trafford, PA 15085; 7.40 acres; Industrial; DEED INSTRUMENT # 202204180013956  
TAX MAP# 55-03-00-0-038
- 
10.  
Property of: Jadrian Wade, solely in his capacity as known heir of Malford P. Wade, deceased and The Unknown Heirs of Malford P. Wade  
Execution No.: 25CJ00447  
Judgment Amt.: \$47,291.41  
Attorney: Steven P. Kelly, Esquire, Stern & Eisenberg, PC, 1581 Main Street, Suite 200, The Shops at Valley Square, Warrington, PA 18976 (215) 572-8111  
ALL the right, title, interest and claim of: Jadrian Wade, solely in his capacity as known heir of Malford P. Wade, deceased and The Unknown Heirs of Malford P. Wade of in and to:  
City of New Kensington; 1134 Woodmont Avenue, New Kensington, PA 15068; N/A; RESIDENTIAL REAL ESTATE; Instrument # 200403230016069  
TAX MAP# 24-03-12-0-164
- 
11.  
Property of: Joncelyn Abbott and Christopher Abbott  
Execution No.: 25CJ01612  
Judgment Amt.: \$115,772.17  
Attorney: Benjamin Hoen, 5990 West Creek Road, Suite 200, Independence, OH 44131  
ALL the right, title, interest and claim of: Joncelyn Abbott and Christopher Abbott of in and to:  
BOROUGH OF TRAFFORD; 521 6th Street, Trafford, PA 15085; 0.00; Single Family Dwelling; DEED INSTRUMENT # 202011100038350  
TAX MAP# 36-01-15-0-043
- 
12.  
Property of: Benjamin S. Armstrong  
Execution No.: 25CJ02001  
Judgment Amt.: \$74,993.08  
Attorney: Jared M. Greenberg Esq. 200 Eagle Road, Bldg 2, Suite 120 Wayne, PA 49087 484-367-4191  
ALL the right, title, interest and claim of: Tamara Peterson of in and to:  
Borough of Vandergrift; 330 Walnut Street, Vandergrift, PA 15690; 0.00; residential dwelling; DEED INSTRUMENT # 201708290029336  
TAX MAP# 37-01-05-0-323
- 
13.  
Property of: Eva C. Kucic, single  
Execution No.: 25CJ02208  
Judgment Amt.: \$100,303.14  
Attorney: BROCK & SCOTT, PLLC, Carolyn Treglia Esq., ID: 328659, 2011 Renaissance Boulevard, Suite 100, King of Prussia, PA 19406, Phone: (844) 856-6646  
ALL the right, title, interest and claim of: EVA C. KUCIC, SINGLE of in and to:  
TOWNSHIP OF PENN; 309 MURRYSVILLE ROAD, TRAFFORD, PA 15085; Lot No. 126 in the Levelgreen Manor No. 2 Plan of Lots; A RESIDENTIAL DWELLING; 200705020020480  
TAX MAP# 55-02-11-0-093
- 
14.  
Property of: ARTHUR T. MALJAN  
Execution No.: 25CJ02351  
Judgment Amt.: \$45,037.86  
Attorney: TIMOTHY A. CIRINO, ESQ., 1325 FRANKLIN AVENUE, SUITE 160, GARDEN CITY, NY 11530, (212) 471-5100  
ALL the right, title, interest and claim of: ARTHUR MALJAN of in and to:  
BOROUGH OF TRAFFORD; 323 EAST EDGEWOOD AVENUE, TRAFFORD, PA 15085; 0.00 acres; A RESIDENTIAL DWELLING; DEED INSTRUMENT # 200410120060562  
TAX MAP# 36-03-07-0-080
- 
15.  
Property of: JAMES F. BAKER  
Execution No.: 25CJ03368  
Judgment Amt.: \$65,655.25  
Attorney: Alyk Oflazian, Esquire (312912), 1055 E. Baltimore Pike, Suite 201, Media, PA 19063, (850) 422-2520  
ALL the right, title, interest and claim of: JAMES F. BAKER, of in and to:  
LOYALHANNA; 259 Pump Station Road, New Alexandria, PA 15670; 1 ACRE LOT; A Residential Dwelling; BOOK 1950, PAGE 290  
TAX MAP# 52-10-00-0-009
- 
16.  
Property of: Jared Growden and Brettlyn Mccullough  
Execution No.: 25CJ03585  
Judgment Amt.: \$91,834.26  
Attorney: BROCK & SCOTT, PLLC, Carolyn Treglia Esq., ID: 328659, 2011 Renaissance Boulevard, Suite 100, King of Prussia, PA 19406, Phone: (844) 856-6646  
ALL the right, title, interest and claim of: JARED GROWDEN AND BRETTLYN MCCULLOUGH of in and to:  
CITY OF GREENSBURG; 422 FOX HILL STREET, GREENSBURG, PA 15601; A RESIDENTIAL DWELLING; 201206180025040  
TAX MAP# 10-02-12-0-114
- 
17.  
Property of: TNT REHABS, INC  
Execution No.: 25CJ03733  
Judgment Amt.: \$111,106.35  
Attorney: Alyk Oflazian, Esquire (312912), 1055 E. Baltimore Pike, Suite 201, Media, PA 19063, (850) 422-2520  
ALL the right, title, interest and claim of: TNT REHABS, INC, of in and to:  
VANDERGRIFT; 105 Longfellow Street, Vandergrift, PA 15690; 9,825 square foot lot; A Residential Dwelling; BOOK VOLUME 1, PAGES 150 AND 151  
TAX MAP# 37-01-09-0-652
- 
18.  
Property of: JASON RICHARD WHITE  
Execution No.: 25CJ04212  
Judgment Amt.: \$210,424.98  
Attorney: Robertson, Anschutz, Schneid, Crane & Partners, PLLC – Attorneys for Plaintiff, Danielle R. Dreier Attorney ID: 335063, 133 Gaither Drive, Suite F, Mt. Laurel, NJ 08054, 855-225-6906  
ALL the right, title, interest and claim of: JASON RICHARD WHITE of in and to:  
Rostraver, Twp; 234 ROSEWOOD ST, BELLE VERNON, PA 15012; N/A; A RESIDENTIAL DWELLING; INSTRUMENT NO. 201801030000339  
TAX MAP# 56-09-04-0-010
- 
19.  
Property of: RYAN HOWARD, KNOWN HEIR OF KATHLEEN E. WATKINS, DECEASED  
Execution No.: 25CJ04217  
Judgment Amt.: \$30,267.47  
Attorney: Leon P. Haller, Esquire, Purcell, Krug & Haller  
ALL the right, title, interest and claim of: RYAN HOWARD, KNOWN HEIR OF KATHLEEN E. WATKINS, DECEASED, of in and to:  
City of New Kensington; Lot #8 – ES Lindsay Plan, PB 5, page 191; 523 LINDEN AVENUE, NEW KENSINGTON, PA 15068; A residential dwelling house; DEED INSTRUMENT #2003-11140092079  
TAX MAP# 24-05-04-0-047

20.

Property of: TERESAM. BATEMAN, BRANDON J. BATEMAN

Execution No.: 25CJ04773

Judgment Amt.: \$93,459.09

Attorney: Alyk Oflazian, Esquire (312912), 1055 E. Baltimore Pike, Suite 201, Media, PA 19063, (850) 422-2520

ALL the right, title, interest and claim of: TERESA M. BATEMAN, BRANDON J. BATEMAN, of in and to:

DERRY Township; 148 Peanut Street, Derry, PA 15627; 0.00; A Residential Dwelling; Instrument Number 200606070027050

TAX MAP# 45-35-12-0-034

21.

Property of: THE UNKNOWN HEIRS OF STEPHEN J. TROUP, DECEASED

Execution No.: 25CJ05120

Judgment Amt.: \$80,111.23

Attorney: Leon P. Haller, Esquire, Purcell, Krug & Haller

ALL the right, title, interest and claim of: THE UNKNOWN HEIRS OF STEPHEN J. TROUP, DECEASED, of in and to:

Ligonier Township; Lots 23-24; 125 x 100; 501 WONDERS LANE, LIGONIER, PA 15658; A residential dwelling house; DEED INSTRUMENT #200706060026361

TAX MAP# 51-18-11-0-039

22.

Property of: Nancy Landis

Execution No.: 25CJ05220

Judgment Amt.: \$106,226.89

Attorney: BROCK & SCOTT, PLLC, Carolyn Treglia Esq., ID: 328659, 2011 Renaissance Boulevard, Suite 100, King of Prussia, PA 19406, Phone: (844) 856-6646

ALL the right, title, interest and claim of: NANCY LANDIS of in and to:

BOROUGH OF SCOTTTDALE; 5 MOYER AVE, SCOTTTDALE, PA 15683; Lot No. 28 in the Plan of Lots known as Moyer Plan; A RESIDENTIAL DWELLING; 202110120042294

TAX MAP# 30-02-06-0-304 AKA 3002060304

23.

Property of: JILLIAN L. BEHANNA; ALAN M. WAREHAM

Execution No.: 25CJ05462

Judgment Amt.: \$30,437.82

Attorney: NICOLE FRANCESE, 1325 FRANKLIN AVENUE, SUITE 160, GARDEN CITY, NY 11530, (212) 471-5100

ALL the right, title, interest and claim of: JILLIAN L. BEHANNA; ALAN M. WAREHAM of in and to:

CITY OF MONESSEN; 923 SOMERSET STREET, MONESSEN, PA 15062; A RESIDENTIAL DWELLING; DEED INSTRUMENT #202103180010887

TAX MAP# 20-02-07-0-692

24.

Property of: THOMAS PLANTAN, IN HIS CAPACITY AS HEIR OF JOHN R. PLANTAN, DECEASED

Execution No.: 25CJ05871

Judgment Amt.: \$175,654.97

Attorney: Robertson, Anschutz, Schneid, Crane & Partners, PLLC – Attorneys for Plaintiff, Danielle Coleman, Esquire PA ID No. 323583, 133 Gaither Drive, Suite F, Mt. Laurel, NJ 08054, 855-225-6906

ALL the right, title, interest and claim of: THOMAS PLANTAN, IN HIS CAPACITY AS HEIR OF JOHN R. PLANTAN; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOHN R. PLANTAN of in and to:

Sewickley, Twp; 425 GENERAL BRADDOCK RD, RILLTON, PA 15678; N/A; A RESIDENTIAL DWELLING; INSTRUMENT NO. Book 3889, Page 372

TAX MAP# 58-03-00-0-152

25.

Property of: Karen M. Corrado

Execution No.: 25CJ05937

Judgment Amt.: \$81,090.57

Attorney: BROCK & SCOTT, PLLC, Carolyn Treglia Esq., ID: 328659, 2011 Renaissance Boulevard, Suite 100, King of Prussia, PA 19406, Phone: (844) 856-6646

ALL the right, title, interest and claim of: KAREN M. CORRADO of in and to:

ST. CLAIR TOWNSHIP; 305 SPACKMAN STREET, SEWARD, PA 15954; Lots No. 9 and 10 in the John G. Hill Plan of Lots; A RESIDENTIAL DWELLING; 201908010022547

TAX MAP# 60-03-07-0-046

26.

Property of: Daniel H. Thomas, Sr.

Execution No.: 26CJ00127

Judgment Amt.: \$72,351.50

Attorney: Dylan Chess, Esq., 485F Route 1 South, Suite 300, Iselin, NJ 08830, (445) 207-4041

ALL the right, title, interest and claim of: Daniel H. Thomas, Sr. of in and to:

South Huntingdon Township; 110 May Street, Yukon, PA, 15698; 0.00; Single family residential dwelling; DEED INSTRUMENT # 2017033100103

TAX MAP# 59-04-10-0-039-00-0

27.

Property of: William R. Oberdick

Execution No.: 26CJ00275

Judgment Amt.: \$54,901.31

Attorney: Hladik, Onorato and Federman, LLP, 298 Wissahickon Avenue, North Wales, PA 19454 Phone (215) 855-9591

ALL the right, title, interest and claim of: William R. Oberdick of in and to:

Township of North Huntingdon; 170 Clairmont Street, North Huntingdon, PA 15642; Residential Dwelling; DEED INSTRUMENT #: 200708270040670

TAX MAP# 54-07-16-0-042

28.

Property of: Lynda Glover, solely in her capacity as heir of Janet H. Glover, deceased

Execution No.: 26CJ00336

Judgment Amt.: \$83,402.65

Attorney: Steven P. Kelly, Esquire, Stern & Eisenberg, PC, 1581 Main Street, Suite 200, The Shops at Valley Square, Warrington, PA 18976 (215) 572-8111

ALL the right, title, interest and claim of: Lynda Glover, solely in her capacity as heir of Janet H. Glover, deceased of in and to:

Hempfield; 191 Eastside Dr., Greensburg, PA 15601; N/A; RESIDENTIAL REAL ESTATE; DBV: 2001 and Page 317

TAX MAP# 50-21-05-0-005

29.

Property of: Bradley R. Shobert

Execution No.: 26CJ00337

Judgment Amt.: \$102,478.66

Attorney: BROCK & SCOTT, PLLC, Carolyn Treglia Esq., ID: 328659, 2011 Renaissance Boulevard, Suite 100, King of Prussia, PA 19406, Phone: (844) 856-6646

ALL the right, title, interest and claim of: BRADLEY R. SHOBERT of in and to:

BOROUGH OF MANOR; 79 OAK ST, MANOR, PA 15665; Lots 13 and 14; A RESIDENTIAL DWELLING; 202304030007758

TAX MAP# 19-03-08-0-020

30.

Property of: Linette Reed

Execution No.: 26CJ00345

Judgment Amt.: \$57,434.05

Attorney: Steven P. Kelly, Esquire, Stern & Eisenberg, PC, 1581 Main Street, Suite 200, The Shops at Valley Square, Warrington, PA 18976 (215) 572-8111

ALL the right, title, interest and claim of: Linette Reed of in and to:

City of Monessen; 908 Dennis Ave, Monessen, PA 15062-1708; N/A; RESIDENTIAL REAL ESTATE; Instrument # 2020100034707

TAX MAP# 20-02-06-0-630

31.

Property of: SALINA LEWIS

Execution No.: 26CJ00358

Judgment Amt.: \$71,671.14

Attorney: Robertson, Anschutz, Schneid, Crane & Partners, PLLC – Attorneys for Plaintiff, LaVanda K. Harris, Esquire PA ID No. 332410, 133 Gaither Drive, Suite F, Mt. Laurel, NJ 08054, 855-225-6906

ALL the right, title, interest and claim of: SALINA LEWIS of in and to:

CITY OF MONESSEN; 403 PEARL AVE, MONESSEN, PA 15062; N/A; A RESIDENTIAL DWELLING; INSTRUMENT NO. 202403110005805

TAX MAP# 20-02-08-0-290

32.

Property of: KEVIN SCOTT ANTHONY and KARIN LEE ANTHONY

Execution No.: 26CJ00374

Judgment Amt.: \$7,563.00

Attorney: ASHLEIGH LEVY MARIN, ESQ., FEIN, SUCH, KAHN & SHEPARD, P.C., SUITE 121, ALLENTOWN, PA 18195, (610) 395-3535

ALL the right, title, interest and claim of: KEVIN SCOTT ANTHONY and KARIN LEE ANTHONY of in and to:

CITY OF JEANNETTE, COUNTY OF WESTMORELAND and COMMONWEALTH OF PENNSYLVANIA; 17 EAST GASKILL AVENUE, JEANNETTE, PA 15644; RESIDENTIAL; BOOK#: 3678 & PG#: 486

TAX MAP# 14-02-13-0-074

33.

Property of: Charles A.J. Halpin, III, Esquire, Personal Representative of the Estate of Robert Fleming a/k/a Robert Lawrence Fleming, Deceased

Execution No.: 521 of 2026

Judgment Amt.: \$150,357.91

Attorney: Law Office of Gregory Javardian, LLC, 1310 Industrial Boulevard, Suite 101, Southampton, PA 18966

ALL the right, title, interest and claim of: Charles A.J. Halpin, III, Esquire, Personal Representative of the Estate of Robert Fleming a/k/a Robert Lawrence Fleming, Deceased of in and to:

City of Monessen; 125 Pacific Boulevard, Monessen, PA 15062; First Addition of the Monessen Park Plan / Lot No. 26 of Block Q; Residential property. INSTRUMENT #: 202207050023723

TAX MAP# 20-03-08-0-005

35.

Property of: LOYALHANNA MAINTENANCE & DEVELOPMENT LLC

Execution No.: 602 Civil 2026

Judgment Amt.: \$16,558.58

Attorney: KAMINSKY, THOMAS, WHARTON, LOVETTE & VIGNA, 360 STONYCREEK STREET, JOHNSTOWN, PA 15901, PHONE: 814-535-6756

ALL the right, title, interest and claim of: LOYALHANNA MAINTENANCE & DEVELOPMENT LLC, of in and to:

City of Latrobe (formerly Borough of Latrobe); 502 Alexandria Street, Latrobe, PA 15650; HSE GAR 1/2 LOT 1 2 BLK A 50 X 100; DEED INSTRUMENT NO.: 201409020027963; MORTGAGE INSTRUMENT NO.: 201409020027964

TAX MAP# 15-03-06-0-143

36.

Property of: Jennifer Gourley

Execution No.: 26CJ00639

Judgment Amt.: \$106,879.50

Attorney: McCabe, Weisberg & Conway, LLC 1420 Walnut St., Ste. 1105, Philadelphia, PA 19102

ALL the right, title, interest and claim of: Jennifer Gourley of in and to:

TOWNSHIP OF FAIRFIELD; 160 Derry Ridge Road, Ligonier, PA 15658; Residential Dwelling; Book Number: 2549 and Page Number: 282

TAX MAP# 48-16-00-0-108

37.

Property of: Amanda Micklow a/k/a Amanda C. Barkley

Execution No.: 26CJ00794

Judgment Amt.: \$28,329.37

Attorney: McCabe, Weisberg & Conway, LLC 1420 Walnut St., Ste. 1105, Philadelphia, PA 19102

ALL the right, title, interest and claim of: Amanda Micklow a/k/a Amanda C. Barkley of in and to:

TOWNSHIP OF DERRY; 1132 Latrobe Derry Road, Latrobe, PA 15650; Residential Dwelling; Instrument Number: 202103050008834

TAX MAP# 45-40-03-0-021

38.

Property of: Robert N. Banner, solely in his capacity as Administrator to the Estate of Peggy L. Banner A/K/A Peggy Lee Banner, deceased

Execution No.: 26CJ00818

Judgment Amt.: \$42,347.52

Attorney: Steven P. Kelly, Esquire, Stern & Eisenberg, PC, 1581 Main Street, Suite 200, The Shops at Valley Square, Warrington, PA 18976 (215) 572-8111

ALL the right, title, interest and claim of: Robert N. Banner, solely in his capacity as Administrator to the Estate of Peggy L. Banner A/K/A Peggy Lee Banner, deceased of in and to:

City of Jeannette; 802 Harrison Ave., Jeannette, PA 15644; N/A; RESIDENTIAL REAL ESTATE; DBV: 2727 and PAGE 317

TAX MAP# 14-02-05-0-369

39.

Property of: PITTSBURG LUXE LLC

Execution No.: 26CJ00859

Judgment Amt.: \$72,780.64

Attorney: FRIEDMAN VARTOLO, LLP, 1325 FRANKLIN AVENUE, SUITE 160, GARDEN CITY, NY 11530, (212) 471-5100

ALL the right, title, interest and claim of: PITTSBURG LUXE LLC of in and to:

City of Jeanette; 215 SOUTH 2ND STREET, JEANNETTE, PA 15644; 0.07 acres; A RESIDENTIAL DWELLING; DEED INSTRUMENT # 202307280019014

TAX MAP# 14-01-16-0-308

40.

Property of: Sandra E. Jarvis

Execution No.: 26CJ00946

Judgment Amt.: \$84,862.53

Attorney: Steven P. Kelly, Esquire, Stern & Eisenberg, PC, 1581 Main Street, Suite 200, The Shops at Valley Square, Warrington, PA 18976 (215) 572-8111

ALL the right, title, interest and claim of: Sandra E. Jarvis of in and to:

New Florence; 126 15th St, New Florence, PA 15944; N/A; RESIDENTIAL REAL ESTATE; Instrument # 200611280057937

TAX MAP# 23-01-14-0-029 & 23-01-14-0-033 & 23-01-14-0-069

41.

Property of: Tru Oasis L.L.C.

Execution No.: 26CJ00994

Judgment Amt.: \$125,886.96

Attorney: Hladik, Onorato and Federman, LLP, 298 Wissahickon Avenue, North Wales, PA 19454 Phone (215) 855-9591

ALL the right, title, interest and claim of: Trumaine Rashaun Verret-Flemming of in and to:

City of New Kensington; 216 Ridge Drive, New Kensington, PA 15068; Residential Dwelling; DEED INSTRUMENT #: 202410230027253

TAX MAP# 24-03-15-0-475

42.

Property of: Michael P. Billeck and Jessica Fay

Execution No.: 26CJ01073

Judgment Amt.: \$56,094.57

Attorney: Katherine M. Wolf, MDK Legal, P. O. Box 165028, Columbus, OH 43216-5028, 614-220-5611

ALL the right, title, interest and claim of: Michael P. Billeck and Jessica Fay of in and to:

Township of Washington; 168 Thompson AKA Thomson Road, Export, PA 15632; N/A; 0.00; Single Family Dwelling; INSTRUMENT #: 201304170014759

TAX MAP# 63-18-00-0-244

43.

Property of: JOSHUA BARET

Execution No.: 26CJ01118

Judgment Amt.: \$68,578.12

Attorney: Robertson, Anschutz, Schneid, Crane & Partners, PLLC – Attorneys for Plaintiff, Kevin E. Cordero, Esquire PA ID No. 329340, 133 Gaither Drive, Suite F, Mt. Laurel, NJ 08054, 855-225-6906

ALL the right, title, interest and claim of: JOSHUA BARET of in and to:

NEW KENSINGTON CITY; 1324 TAYLOR AVENUE, NEW KENSINGTON, PA 15068; N/A; A RESIDENTIAL DWELLING; INSTRUMENT NO. 202005060013094

TAX MAP# 24-03-08-0-041

44.

Property of: David Dalzell

Execution No.: 25CJ04057

Judgment Amt.: \$67,675.74

Attorney: McCabe, Weisberg & Conway, LLC 1420 Walnut St., Ste. 1501, Philadelphia, PA 19102

ALL the right, title, interest and claim of: David Dalzell of in and to:

Township of North Huntingdon; 3132 Baker School Road, North Huntingdon, PA 15642; Residential Dwelling; Deed Instrument #: 201607010020829

TAX MAP# 54-04-00-0-094

JAMES ALBERT, SHERIFF  
WESTMORELAND COUNTY  
SHERIFF'S OFFICE  
GREENSBURG, PA 15601  
May 27, 2026

10/17/24 Jul