

NOTICE OF MARY JO POKNIS
REGISTER OF WILLS AND EX-OFFICIO CLERK OF THE
ORPHANS’ COURT DIVISION, COURT OF THE COMMON PLEAS,
WASHINGTON, PENNSYLVANIA

The following fiduciaries have filed their respective accounts in the Office of the Clerk
of the Orphans’ Court of Washington County

ACCOUNTS FILED IN THE REGISTER’S OFFICE TO MARCH 2013 AUDIT

<u>NO.</u>	<u>ESTATE</u>	<u>ACCOUNTANTS</u>	<u>ATTORNEY</u>
13-0055	BARR, Deborah A. Irrevocable Trust fbo Charles J. Donohew WesBanco Trust & Investment Services, Trustee	David S. Posner, Esq.	
10-1387	CALEY, Kimberly Marie Joseph E. Saber, Administrator	Eric J. Held, Esq.	
12-0423	EVANS, Marion Patrick C. Derrico, Executor	Patrick C. Derrico, Esq.	
85-0116	GREENWOOD MEMORIAL PARK, INC. George F. Stoecklein, Jr., Pres. Greenwood Memorial Park, Inc.	Todd T. Turin, Esq.	
11-0931	KOCH, Marian E. a/k/a Marion E. Joni Beth Ferreira, Administratrix CTA	D. Keith Melenyzer, Esq.	
10-0213	SMITH, Anne M. Leanne R. Pomponio, Executrix	Jack H. France, Esq.	
09-0957	TUCKER, Stephen A. Jeanne A. Tucker, Administratrix DBN	Louise R. Schrage, Esq.	
11-0609	VOYTEK, Catherine A. Roger Dale Voytek, Executor.....	John T. Hofrichter, Esq.	

ALL PARTIES INTERESTED ARE HEREBY NOTIFIED THAT AN AUDIT LIST WILL BE MADE UP
OF THE AFOREMENTIONED ACCOUNTS AND THAT SAID AUDIT IS SCHEDULED FOR MARCH
28, 2013 AT 9:30 A.M., COURTROOM #3 BEFORE THE HONORABLE JOHN F. DISALLE, J

Mary Jo Poknis, Register and Ex-Officio
Clerk of the Orphan’s Court Division of the Court of Common Pleas of Washington County, PA 7)33-2

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

BAKER, MARY ANN, late of Borough of Donora, Washington Co., PA; Executors: Ronald Minnie, Jr., 1219 Oakleigh Valley Drive, Powder Springs, GA 30127; Doris Wade, 941 McKean Avenue, Donora, PA 15033; Attorney: Mark J. Shire, 1295 Grand Blvd., Suite 103, Grand Plaza, Monessen, PA 15062

COULTER, JAMES A., late of Fallowfield Township, Washington Co., PA; Executrix: Priscilla Dorazio, 65 Scenery Blvd., Monessen, PA 15062; Attorney: Richard C. Mudrick, 300 Fallowfield Ave., Charleroi, PA 15022

ELLIOTT, RODNEY M., late of Morris Township, Washington Co., PA; Executor: Robert H. Elliott, 166 Lemon Hill Road, Prosperity, PA 15329; Attorney: J. Lynn DeHaven, Goldfarb, Posner, Beck, DeHaven & Drewitz, 26 South Main St., Washington, PA 15301

ESHBAUGH, MARION ELIZABETH, a/k/a **MARION LIBBY ESHBAUGH**, late of Canton Township, Washington Co., PA; Executor: John M. Eshbaugh, 35 Hallam Avenue, Washington, PA 15301; Attorney: John A. Rodgers, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

EVANS, MARY ELIZABETH, late of Donora, Washington Co., PA; Executor: Thomas Anthony Evans, 741 Heslep

Ave., Donora, PA 15033; Attorney: Nathan J. Zarichnak, 601 1/2 Broad Avenue, Belle Vernon, PA 15012

FORSBERG, SR., FORREST W., late of McMurray, Washington Co., PA; Executrix: Janet Y. Forsberg, 541 Center Church Road, McMurray, Pa 15317; Attorney: D. Scott Lautner, 68 Old Clairton Road, Pittsburgh, PA 15236

FRANKOVICH, EVELYN M., late of Burgettstown, Washington Co., PA; Administrator: Jason Frankovich, 101 D'Anna Drive, Burgettstown, PA 15021; Attorney: David S. Posner, Goldfarb, Posner, Beck, DeHaven & Drewitz, 26 South Main St., Suite 200, Washington, PA 15301

JESSEE, FRANK, late of Marianna, Washington Co., PA; Administrators: Patricia Jesse, 415 Wilson Avenue, Washington, PA 15301; Sam H. Jessee, 3500 Perrysville Ave., Pittsburgh, PA 15214

KARLUK, MARGARET ANNE, late of Chartiers Township, Washington Co., PA; Executrices: Cassandra Adams, PO Box 295, Strabane, PA 15363; Christine Karluk, 1950 Roselawn Drive, Toledo, OH 43611; Attorney: Fergus, Martin & Fergus, 27 South College St., Washington, PA 15301

PIACENZA, VERA JEAN, late of Canton Township, Washington Co., PA; Administrator: Barry Piacenza, c/o Goldberg, Kamin & Garvin, LLP, ; Attorney: Robert J. Garvin, 1806 Frick Building, 437 Grant St., Pittsburgh, PA 15219

SHOOK, JOAN S., a/k/a **WILMA JOAN SCOTT SHOOK**, late of Blaine Township, Washington Co., PA; Administrator CTA: Thomas O. Vreeland, 62 E. Wheeling St., Washington, PA 15301; Attorney: Thomas O. Vreeland, Bassi, Vreeland &

Associates, P.C., 62 East Wheeling St., Washington, PA 15301

TIPPING, JOHN, late of Scenery Hill, Washington Co., PA; Executor: Ernest C. Catanzarite, 44 Lindley Road, Scenery Hill, PA 15360; Attorney: Emily E. Diederich, 125 Technology Dr., Suite 202, Bailey Center I, Southpointe, Canonsburg, PA 15317

SECOND PUBLICATION

CZERNY, WILLIAM P., late of Finleyville, Washington Co., PA; Executor: John Golling, 4402 Finleyville-Elrama Road, Finleyville, PA 15332; Attorney: Timothy R. Berggren, 22 East Beau St., Washington, PA 15301

DAVEY, CAROL, late of Fredericktown, Washington Co., PA; Executor: Donald Keith Davey, c/o Dennis M. Makel, 98 East Maiden St., Washington, PA 15301; Attorney: Dennis M. Makel, 98 East Maiden St., Washington, PA 15301

DRAN, WARD IAMS, late of Canonsburg, Washington Co., PA; Administratrix: Amy Jo Abrew, 6214 Clifton Court, Plainfield, IL 60586; Attorney: Benjamin Scott Johns, 1373 Washington Pike, Suite 200, Bridgeville, PA 15017

FRIEND, OTIS I., a/k/a **OTIS IRA FRIEND, JR.**, late of West Bethlehem Township, Washington Co., PA; Executrix: Barbara J. Slack, 205 Jefferson Ave., Marianna, PA 15345; Attorney: Susan Mondik Key, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

FURDA, DORIS J., a/k/a **DORIS JUNE FURDA**, late of Canonsburg, Washington Co., PA; Administrator C.T.A.: James Eric Furda, 550 Salem Lane, Gibsonia, PA 15044; Attorney: Eva P. Hershey,

Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

PERRINE, BERT C., a/k/a **ALBERT C. PERRINE**, late of Chartiers Township, Washington Co., PA; Executors: Larry W. Perrine and Keith L. Perrine, 101 Veronica Drive, Canonsburg, PA 15317; Attorney: James P. Liekar, 38 West Pike St., Canonsburg, PA 15317

PLEDGER, DOROTHY J., a/k/a **DOROTHY PLEDGER**, late of Washington County, Virginia, Administrator: Craig Alan Pledger, 2070 Southwest 42nd Lane, Gainesville, FL 32608; Attorney: Cary D. Jones, Marriner, Jones & Fitch, 30 East Beau St., Suite 800, Washington, PA 15301

SPRIDIK, PEARL B., late of Charleroi, Washington Co., PA; Executrix: Rose Ann McNerney, 1921 N. W. 137th Way, Pembroke Pines, FL 33028; Attorney: Keith A. Bassi, Bassi, Vreeland & Associates, P.C., PO Box 144, 111 Fallowfield Ave., Charleroi, PA 15022

STONE, JAMES E., late of Brownsville, Washington Co., PA; Executrix: Barbara D. Moeller, 5211 Canter Dr., Roanoke, VA 24018;

WEISHNER, RICHARD, a/k/a **RICHARD F. WEISHNER**, late of Chartiers Township, Washington Co., PA; Executrix: Sandra Lee Casper, 2093 East Maiden St., Washington, PA 15301; Attorney: Roger J. Gaydos, 407 Oak Springs Road, Canonsburg, PA 15317

WILLNER, LYNDA M., late of Canonsburg, Washington Co., PA; Administratrix: Mrs. Kerri Armstrong, 4532 Greyson Drive, Powell OH 43065; Attorney: Anthony J. Seneca, 335 North Main Street, Washington PA 15301

THIRD PUBLICATION

AMATANGELO, JULIA T., late of Carroll Township, Washington Co., PA; Executor: Raymond P. Amatangelo; Attorney: Amatangelo, Baisley & Walsh, LLC, 100 Fourth St., Donora, PA 15033

CARLOZZI, DOROTHY J., late of California Borough, Washington Co., PA; Executrixes: Mary Ann Arnold and Sandra King, c/o Joseph Standish, 125 S. Main St., Masontown, PA 15461; Attorney: Joseph Standish, 125 S. Main St., Masontown, PA 15461

CIC, ROSE I., a/k/a **ROSY IDA CIC**, late of Washington, Washington Co., PA; Executrix: Nancy W. Belfiore, 312 Walnut Street, Houston PA 15342; Attorney: Daniel M. Flynn, Michael D. Flynn & Associates, P.C., 2770 South Park Road, Bethel Park PA 15102

CREE, STANLEY T., late of Monongahela, Washington Co., PA; Executrix: Janet L. Cree, 500 9th Street, Pitcairn PA 15140; Attorney: Bradley M. Bassi, Bassi, Vreeland & Associates, P.C., PO Box 144, 111 Fallowfield Avenue, Charleroi PA 15022

DAWSON, WILMA J., late of Washington, Washington Co., PA; Executrix: Sandra K. Cook, 272 Amity Ridge Road, Amity, PA 15311; Attorney: E. J. Julian, 71 North Main St., Washington, PA 15301

DOOLEY, PENELOPE ARLENE, late of Dunlevy Borough, Washington Co., PA; Executors: Michael J. Dooley, Sr., PO Box 21, 11 Wharf St., Dunlevy, PA 1432; Linda A. Filby, PO Box 27, 32 Mannina Ave., Dunlevy, PA 15432; Attorney: Dennis R. Paluso, 230 Fallowfield Avenue, Charleroi, PA 15022

FREELY, MICHAEL K., late of Venetia, Washington Co., PA; Executrix: Desha Dawn Freely, 2045 25th St., Rice

Lake, WI 54868; Attorney: Kenneth M. Weidaw III, 3901 Washington Road, Ste 201, McMurray, PA 15317

HANNA, JR., GEORGE A., late of Donora, Washington Co., PA; Executor: Robert Hanna; Attorney: Justin M. Walsh, Amatangelo, Baisley & Walsh, LLC, 100 Fourth St., Donora, PA 15033

JACKSON, EDITH M., late of South Strabane Township, Washington Co., PA; Executor: Tommy L. Aloia, 705 Maple Ave., Monongahela, PA 15063; Attorney: Thomas O. Vreeland, Bassi, Vreeland & Associates, P.C., 62 E. Wheeling St., Washington, PA 15301

JESSEE, KATHLEEN S., late of North Franklin Township, Washington Co., PA; Executrix: Mrs. Karen Caponi, 501 Sylvan Drive, Washington, PA 15301; Attorney: Frank C. Roney, Jr., 382 West Chestnut St., Suite 102, Washington, PA 15301

KELLEY, JOHN B., late of Peters Township, Washington Co., PA; Executrix: Joan M. Kelley, 101 Homestead Drive, Venetia PA 15367; Attorney: Rebecca A. Winge, Houston Harbaugh, P.C., 3 Gateway Center, 401 Liberty Ave., 22nd Floor, Pittsburgh PA 15222-1005

ORMISTON, STEPHEN S., late of Peters Township, Washington Co., PA; Executrix: Susan Ormiston Christ, 2112 Post Road, Vienna, VA 22181; Attorney: Jennifer L. Rawson, Eckert Seamans Cherin & Mellott, LLC, 600 Grant St., 44th Fl., Pittsburgh, PA 15219

RIGGLE, MARJORY J., a/k/a **MARJORY F. RIGGLE**, late of West Alexander, Washington Co., PA; Executrix: Lois J. Collelo, 11369 National Road, Valley Grove, WV 26060; Attorney: Mark S. Riethmuller, Speakman, Riethmuller & Allison, 30 East Beau St., Ste 430, Washington, PA 15301

STANDIFORD, LILLIAN G., a/k/a **LILLIAN G. STANIFORD**, late of South Strabane Township, Washington Co., PA; Executrix: Eva Lou Engle, 232 Trinity Drive, Washington, PA 15301; Attorney: Stephen J. Taczak, 23 East Beau St., Washington, PA 15301

THOMAS, GEORGE JAMES, late of Canonsburg, Washington Co., PA; Administratrix: Dolores J. Stegman, 385 Tyler Avenue, Washington PA 15301; Attorney: Marjorie A. Marotta, Brzustowicz & Marotta, P.C., 4160 Washington Road, Suite 208, McMurray PA 15317

WEIGAND, KARL B., late of Finleyville, Washington Co., PA; Executrix: Janice A. Loibl, 6080 State Rt. 88, Finleyville, PA 15332; Attorney: Emily E. Diederich, 125 Technology Dr., Ste 202, Bailey Center I, Southpointe, Canonsburg, PA 15317

CORPORATION NOTICES

FICTITIOUS NAME

NOTICE is hereby given pursuant to the provisions of Section 311 of Act 1982-295 (54 Pa. C.S. Sec. 311), that a certificate was filed in the office of the Secretary of the Commonwealth of Pennsylvania, at Harrisburg, for the conduct of a business in Washington County, Pennsylvania, under the assumed or fictitious name, style or designation of **THE THOMAS STATION MARKET** with its principal place of business at 633 Thomas Road, Eighty Four, PA 15330.

The name(s) and/or address(es) of all persons owning or interested in said business: Commercial Residential Properties, LLC, , 633 Thomas Road, Eighty Four, PA 15330. 2)34-1

CERTIFICATE OF ORGANIZATION

NOTICE is hereby given that a Certificate of Organization—Domestic Limited Liability Company has been filed with the Department of State of the Commonwealth of Pennsylvania for a limited liability company established under the provisions of the Business Corporation Law for **LIFE COACH INDUSTRIES, LLC**.

William R. Miller, Esq.

PO Box 385

Hickory, PA 15340

2)34-1

MISCELLANEOUS

IN THE U.S. BANKRUPTCY COURT FOR THE WESTERN DISTRICT OF PENNSYLVANIA

Bankruptcy, Case No: 08-26346

Chapter 13

Scott & Kelly Barhorst

NOTICE OF HEARING ON MOTION TO SELL PROPERTY FREE AND DIVESTED OF LIENS.

NOTICE IS GIVEN THAT Debtor filed Motion to Sell Personal Property Free and Clear of Liens regarding: Residential home 6 Windcrest Drive, Cecil, PA 15321 for \$194,000.00 to Dirk and Alesha Horvath according to terms set forth in Motion for Sale.

Order issued setting deadlines for objections and for the date of the hearing on sale. By March 29, 2013, objections filed with U.S. Bankruptcy Court, 5414 U.S. Steel Tower, 600 Grant Street, Pittsburgh, PA 15219, with copy served on all interested parties. Hearing scheduled for April 5, 2013 at 1:30 p.m., before Judge Judith Fitzgerald in Ctrm A, 54th Floor, U.S. Steel Tower, 600 Grant St, Pittsburgh, PA 15219, when

higher/better offers will be considered and objections heard. Potential bidders must provide \$2,000.00 in certified funds as hand money before placing bid.

Arrangements for inspection prior to sale hearing made with:

Stephanie Noll, Attorney for Debtor

(724) 916-0540 (Telephone)

sringbloom@brantlaw.net (Email) 4)34-1

SHERIFF SALES

Sheriff Sale List

Sale#	PlavDef	Property Location
2012-273....	Metlife Bank v. Shaffer	Carroll Township
2010-1049...	Chase Home Finance v. Gambirasi	Monongahela
2012-1049 ..	Wells Fargo Bank v. Cooper	Canonsburg
2012-1191 ..	Wells Fargo Bank v. Liberatore	Canonsburg
2012-1193 ..	US Bank v. Lynn	Smith Township
2012-1394 ..	HSBC Bank v. Hollenbach.....	North Strabane Township
2011-1848 ..	Deutsche Bank v. Bowen.....	Mt. Pleasant Township
2011-2320 ..	Citimortgage, Inc. v. Kocik	Buffalo Township
2012-2519 ..	Chase v. Lee and Hillegas.....	Hanover Township
2012-2948 ..	Chase v. Marshman	North Franklin Township
2012-2951 ..	Vulcan Development v. Scott	City of Washington
2012-3092 ..	Meadowbrooks Heights v. Jones	North Strabane Township
2012-3312 ..	First Niagara v. Ames	City of Washington
2012-3880 ..	US Bank v. Bogo	Independence Township
2012-4018 ..	Wells Fargo v. Yacubovic.....	South Strabane Township
2011-4171 ..	JP Morgan Chase v. Harbison.....	Borough of Midway
2012-4985 ..	JP Morgan Chase v. Porter.....	Township of Cecil
2009-4478 ..	JP Morgan Chase v. Caputo	Township of East Bethlehem
2012-5384 ..	Deutsche Bank v. Glunt.....	Township of Chartiers
2012-5491 ..	JP Morgan Chase v. Snyder.....	City of Washington
2012-5597 ..	Bank of America v. O'Hanlon.....	Borough of Canonsburg
2012-6157 ..	PNC Bank v. Farmer	Borough of McDonald
2012-6586 ..	Bank of NY Mellon v. Connor.....	Borough of Charleroi
2012-6915 ..	US Bank v. Curry.....	North Bethlehem Township
2007-7120 ..	US Bank v. Santo.....	City of Monongahela
2012-7202 ..	Community Bank v. Gray and Herring	Canton Township
2010-7541 ..	Citimortgage v. Buterbaugh	Township of North Strabane
2011-7997 ..	Bank of America v. Lombardo.....	Township of Smith
2008-8738 ..	Lasalle Bank Midwest v. Engel.....	Township of Union
2011-8820 ..	PHH Mortgage v. Steck.....	Township of Independence
2008-10613	Lasalle Bank v. Rura.....	Cecil Township
2008-11420	Home Finance LLC v. Hertz	Township of Chartiers

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, April 5, 2013 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, April 10, 2013 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, April 12, 2013 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'S SALE 2012-273

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-273 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 **APRIL 5, 2013**

Metlife Bank, NA, as Successor to Everbank Reverse Mortgage LLC Plaintiff V. James Shaffer, Known Surviving Heir of Grace F. Shaffer, Deceased Mortgagor and Real Owner and All Unknown Surviving Heirs of Grace F. Shaffer, Deceased Mortgagor and Real Owner Defendants

All That Certain land situate in the township or borough of **Carroll Township** in the County of Washington, Commonwealth of Pennsylvania. 122 Elm Crest Avenue, Monongahela, Pennsylvania 15063 Tax LD. #: 130-006-04-04-0009-00 Improvements consist of a Residential Dwelling

SHERIFF'S SALE 2010-1040

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2010-1040 issued out of the COMMON PLEAS of Washington County, and tome 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 **APRIL 5, 2013**

Chase Home Finance LLC, s/b/m/t Chase Manhattan Mortgage Corporation vs. Mary E. Gambirasi

ALL THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE **SECOND WARD OF THE CITY OF MONONGAHELA**, COUNTY OF WASHINGTON, AND COMMONWEALTH OF PENNSYLVANIA. HAVING ERECTED THEREON A DWELLING BEING KNOWN AND NUMBERED AS 227 VINE STREET, MONONGAHELA, PA 15063. AT INSTRUMENT NUMBER 200828724, PARCEL #430-013-00-03-0001-00.

SHERIFF'S SALE 2012-1049

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-1049 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 APRIL 5, 2013

WELLS FARGO BANK, N.A. V. SCOTT W. COOPER & KATHRYN K. COOPER

owner(s) of property situate in the **BOROUGH OF CANONSBURG**, Washington County, Pennsylvania, being (Municipality) 117 LINDA COURT, CANONSBURG, PA 15317-1857 Parcel No. 095-001-12-00-0049-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount \$186,283.28

SHERIFF'S SALE 2012-1191

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-1191 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 APRIL 5, 2013

WELLS FARGO BANK, N.A. V. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER REBECCA R. LIBERATORE, DECEASED

owner(s) of property situate in the **FIRST WARD OF THE BOROUGH OF CANONSBURG**, Washington County, Pennsylvania, being (Municipality) 216 EAST PITT STREET, CANONSBURG, PA 15317-1705 Parcel No. 110-039-00-03-0008-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$57,288.39

SHERIFF'S SALE 2012-1193

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-1193 issued out of the COMMON PLEAS of Washington County, anti 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 10:00A.M. on APRIL 5, 2013

U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CITIGROUP MORTGAGE LOAN TRUST INC. ASSET-BACKED

**PASS-THROUGH CERTIFICATES
SERIES 2007-AMCI, 7105 Corporate
Drive, PTX C-35, Plano, TX 75024 vs.
ROBIN J. LYNN & DONNA L.
LYNN, 1316 Langeloth Road,
Langeloth, PA 15054,**

ALL that certain lot or piece of ground situate in the **Township of Smith**, County of Washington and Commonwealth of Pennsylvania, being more particularly bounded and described as follows, to-wit: BEGINNING in the center line of State Route 4008, formerly LR 62182, of the dividing line of land herein conveyed and lands now or formerly of M. Lese; said point being the northeast corner of the land conveyed herein, thence along lands of M. Lese, South 7 degrees 2' East, 300.00 feet to an iron pin; thence continuing along lands of Lese, South 82 degrees 58' West, 125.00 feet to an iron pin; thence along lands of Joseph Nunez North 7 degrees 2' West, 300.00 feet to the center line of State Route 4008, formerly LR 62182, thence along the center line of said road, North 82 degrees 58' East, 125.00 feet to the point at the place of beginning. CONTAINING an area of .8609 acres, more or less. This description was prepared in accordance with a survey by William H. Somplatsky, Registered Surveyor, dated September, 1991. TOGETHER WITH a perpetual and exclusive easement and right of way for ingress and egress across and over a triangular piece of ground more particularly bounded and described as follows:

BEGINNING in the center line of State Route 4008, formerly LR 62182 at the dividing line of lands now or formerly of Joseph Nunez and Marshall Nunez acquired at Deed Book Volume 2437, page 412, and lands now or formerly of

Joseph Nunez and Catherine Nunez, husband and wife. acquired at Deed Book Volume 1257, page 44; thence along the said dividing line, South 7 degrees 2' East, 125.90 feet to an iron pin; thence North 16 degrees 30' 33" West 127.64 feet to the center line of State Route 4008, formerly LR 62182; thence in the center line of said road North 82 degrees 58' East, 21.00 feet to the place of beginning. Parcel#: 570-019-00-00-0005-00 Property address: 1316 Langeloth Road, Langeloth, PA 15054

SHERIFF'S SALE 2012-1394

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-1394 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 APRIL 5, 2013

**HSBC BANK USA, NATIONAL
ASSOCIATION, AS TRUSTEE FOR
NHIEL HOME EQUITY LOAN
TRUST, SERIES 2006-WF1 V.
PAMELA R. HOLLENBACH**

owner(s) of property situate in the **TOWNSHIP OF NORTH STRABANE**, Washington County, Pennsylvania, being (Municipality) 115 WEST FAIR MEADOWS DRIVE, CANONSBURG, PA 15317-2347 Parcel No. 520-001-04-02-0009-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$159,118.07

SHERIFF'S SALE 2011-1848

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2011-1848 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 APRIL 5, 2013

Deutsche Bank National Trust Company, as Trustee for Argent Securities Inc., Asset-backed Pass-Through Certificates, Series 2006-W5 4875 Belfort Road, Suite 130, Jacksonville, FL 32256 Plaintiff; v. Dru C. Bowen and Marci J. Bowen and Pasquale Verona, d/b/a Real Estate Investors and/or Real Estate Investors, in the event it is a corporate entity

All that certain parcel of land situate in **Mount Pleasant Township**, Washington County, Pennsylvania, being more fully described in Deed Book 3223, Page 463, Tax Parcel No. 460-019-00-00-0015-03; also known as 84 Bowen Road, McDonald, PA 15057

SHERIFF'S SALE 2011-2320

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2011-2320 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 APRIL 5, 2013

CITIMORTGAGE, INC. s/b/m TO ABN AMRO MORTGAGE GROUP, INC. V. RAYMOND S. KOCIK

owner(s) of property situate in the **TOWNSHIP OF BUFFALO**, Washington County, Pennsylvania, being (Municipality) 297 EAST BUFFALO CHURCH ROAD, WASHINGTON, PA 15301-8577 Parcel No. 060-015-00-00-0013-04 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$128,840.42

SHERIFF'S SALE 2010-2519

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2010-2519 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 APRIL 5, 2013

Chase Home Finance LLC, s/b/m/t Chase Manhattan Mortgage Corporation vs. Lee E. Lukasik and Vince R. Hillegas

ALL THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN **HANOVER TOWNSHIP**, COUNTY OF WASHINGTON, AND COMMONWEALTH OF PENNSYLVANIA HAVING ERECTED THEREON A DWELLING BEING KNOWN AND NUMBERED AS 9 CARRIES DRIVE, BURGETTSTOWN, PA 15021. AT INSTRUMENT NUMBER 200720746, PARCEL NOS. 340-001-03-00-001-01 340-001-03-00-0011-04 340-001-03-00-0011-09.

SHERIFF'S SALE 2012-2948

By virtue of a WRIT OF EXECUTION-MORTGAGE FORECLOSURE No. 2012-2948 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 APRIL 5, 2013

JP MORTGAGE CHASE BANK, NATIONAL ASSOCIATION, S/B/M CHASE HOME FINANCE, LLC, S/B/M TO CHASE MANHATTAN MORTGAGE CORPORATION v. LINDA R. MARSHMAN A/K/A LINDA R. KARNS

owner(s) of property situate in the **TOWNSHIP OF NORTH FRANKLIN**, Washington County, Pennsylvania, being (Municipality) 1375 PARK AVENUE, WASHINGTON, PA 15301-5951 Parcel No. 510-002-07-00-0097-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$131,335.11

SHERIFF'S SALE 2012-2951

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-2951 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 APRIL 5, 2013

VULCAN DEVELOPMENT vs Plaintiff, WILLIAM SCOTT and MONICA SCOTT, Defendants

SHORT DESCRIPTION : ALL that certain lot or parcel the **Sixth Ward of the City of Washington**, Pennsylvania and being Lot No. 8 in John A. McKay's addition to North Washington containing a one story frame house known as 46 Seminole Ave., Washington, PA 15301. Tax Parcel ID No.: 760-017-00-01-0009-00

SHERIFF'S SALE 2012-3092

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-3092 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 APRIL 5, 2013

MEADOWBROOK HEIGHTS HOMEOWNERS ASSOCIATION, Plaintiffs, v. MARY JONES,

ALL THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE **TOWNSHIP OF NORTH STRABANE, COUNTY OF WASHINGTON, AND COMMONWEALTH OF PENNSYLVANIA**. HAVING ERECTED THEREON A DWELLING BEING KNOWN AND NUMBERED AS 924 ROYAL COURT, CANONSBURG, NORTH STRABANE TOWNSHIP, WASHINGTON COUNTY, PENNSYLVANIA 15317. DEED INSTRUMENT NUMBER 200504601. BEING KNOWN AND DESIGNATED AS MAP NO. 520-011-07-00-0007-01.

SHERIFF'S SALE 2012-3312

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-3312 issued out of the COMMON PLEAS of Washington County, and

tome 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 APRIL 5, 2013

First Niagara Bank Plaintiff vs. Joseph P. Ames and Margaret R. Ames, Defendants.

ALL THE RIGHT, TITLE AND INTEREST OF JOSEPH P. AMES AND MARGARET R. AMES OWNERS OR REPUTED OWNERS.

SHORT DESCRIPTION

Sixth Ward of the City of Washington, County of Washington, Cmwlt of Pennsylvania & HET a dwg k/a 30 Sharp Avenue, Washington, PA 15301. Parcel No. 760-008-00-01-0003-00.

SHERIFF'S SALE 2012-3880

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-3880 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 APRIL 5, 2013

U S B A N K N A T I O N A L ASSOCIATION, AS TRUSTEE, SUCCESSOR-INTEREST TO WACHOVIA BANK, N.A., AS TRUSTEE FOR PARK PLACE SECURITIES, INC. ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2004-WWF1 V. LANA LEE BOGO a/k/a LANA L. BOGO & RICHARD S. BOGO; RONDA BOGO

owner(s) of property situate in the **TOWNSHIP OF INDEPENDENCE**, Washington County, Pennsylvania, being (Municipality) 219 INDEPENDENCE ROAD, AVELLA, PA 15312-2358 Parcel No. 370-003-05-02-0004-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$85,559.37

SHERIFF'S SALE 2012-4018

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-4018 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 APRIL 5, 2013

WELLS FARGO BANK, NA. V. NICOLE E. YACUBOVICH, IN HER CAPACITY AS EXECUTRIX AND DEVISEE OF THE ESTATE OF DEBORAH M. YACUBOVICH a/k/a DEBORAH YACUBOVICH, JILL A. YACUBOVICH, IN HER CAPACITY AS DEVISEE OF THE ESTATE OF DEBORAH M. YACUBOVICH a/k/a DEBORAH YACUBOVICH

owner(s) of property situate in the **TOWNSHIP OF SOUTH STRABANE**, Washington county, Pennsylvania, being (Municipality) 211 DEER DRIVE, WASHINGTON, PA 15301-9591 Parcel No. 600-007-06-00-0057-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$164,503.47

SHERIFF'S SALE 2011-4171

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2011-4171 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, 10& West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on APRIL 5, 2013

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION V. DONALD S. HARBISON BILLIE F. HARBISON

owner(s) of property situate in the **BOROUGH OF MIDWAY**, Washington County, Pennsylvania, being (Municipality) 404 NORTH AVENUE, MIDWAY, PA 15060 Parcel No. 410-012-00-02-0006-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$118,897.18

SHERIFF'S SALE 2012-4985

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-4985 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 APRIL 5, 2013

JP MORGAN CHASE BANK, NATIONAL ASSOCIATION V. JOHN T. PORTER, SR. A/K/A JOHN T. PORTER & CHRISTINE B. PORTER

owner(s) of property situate in the **TOWNSHIP OF CECIL**, Washington County, Pennsylvania, being (Municipality) 189 PROFIO ROAD, MC DONALD, PA 15057-9738 Parcel No. 140-001-00-00-0025-07 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$181,302.17

SHERIFF'S SALE 2009-4478

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2009-4478 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 APRIL 5, 2013

JPMORGAN CHASE BANK, NA, AS ACQUIRER OF CERTAIN ASSETS AND LIABILITIES OF WASHINGTON MUTUAL BANK FROM THE FEDERAL DEPOSIT INSURANCE CORPORATION ACTING AS RECEIVER F/K/A WASHINGTON MUTUAL BANK FA S/B/M TO NORTH AMERICAN MORTGAGE COMPANY, 7255 Baymeadows Way, Jacksonville, FL 32256 v. JOSEPH D. CAPUTO AND RUTH N. CAPUTO, 10 Potters Alley B., Fredericktown, PA 15333

ALL that certain lot or piece of ground situate in the **Township of East Bethlehem**, County of Washington, and Commonwealth of Pennsylvania, being the Northerly one- half of Lots 70 and 71 in the original of Fredericktown bounded and described as follows, to wit:

BEGINNING at a point in line of land common to Chestnut Street and the Southerly portion of Lot No. 70, thence along line dividing Lot No. 70 and Lot No. 71 in half, North 85 degrees 0 minutes East, 120 feet to an iron pin, thence along the Northerly one-half of Lots Nos. 70 and 72, North 5 0 feet West, 90 feet to e point, thence along Potters Alley South 85 degrees 0 minutes West, 120 feet to a point common to Potters Alley and Chestnut Street, thence South 5 degrees 0 minutes East, 90 feet to an iron pin at the place of beginning.

HAVING erected thereon a residential dwelling being municipally known and numbered as 10 Potters Alley, Fredericktown, PA 15333. BEING FURTHER DESIGNATED as TAX ID No. 260-013-00-02-0015-01 Washington County UNDER AND SUBJECT to exceptions, reservations, covenants and conditions continued in prior deeds in the record chain of title hereto. BEING the same property which Judtih A. Sperandio and Frank C. Spreandio, her husband, by deed dated December 20, 1993 and recorded in the Recorder's Office of Washington County PA granted and conveyed unto Joseph D. Caputo and Ruth N. Caputo, his wife, the Mortgagors herein.

SHERIFF'S SALE 2012-5384

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-5384 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 APRIL 5, 2013

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR J.P. MORGAN MORTGAGE ACQUISITION TRUST 2007-CH4, ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES 2007-CH4, Plaintiff, vs. FAYE R. GLUNT and RANDALL GLUNT,

ALL THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE **TOWNSHIP OF CHARTIERS, COUNTY OF WASHINGTON, AND C O M M O N W E A L T H O F PENNSYLVANIA.** HAVING ERECTED THEREON A DWELLING BEING KNOWN AND NUMBERED AS 113 SMALL STREET, HOUSTON, PENNSYLVANIA 15342 DEED INSTRUMENT NUMBER 200634890, PARCEL NUMBER 170-01 6-08-06-0027-00.

SHERIFF'S SALE 2012-5491

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-5384 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 APRIL 5, 2013

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff vs. MICHELLE LYNN SNYDER A/K/A MICHELLE L. SNYDER,

ALL THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE **CITY OF WASHINGTON, COUNTY OF WASHINGTON, AND C O M M O N W E A L T H O F PENNSYLVANIA** HAVING ERECTED HEREON A DWELLING

BEING KNOWN AND NUMBERED AS 525 SOUTH MAIN STREET, WASHINGTON, PENNSYLVANIA 15301. DEED BOOK INSTRUMENT NUMBER 201040054, PARCEL NUMBER 750-008-00-04-0003- 00.

SHERIFF'S SALE 2012-5597

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-5597 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 1:00 A.M. on APRIL 5, 2013

**BANK OF AMERICA, N.A
SUCCESSOR BY MERGER TO BAC
HOME LOANS SERVICING, L.P. F/K/
A COUNTRYWIDE HOME LOANS
SERVICING, L.P. V. JADA L.
O'HANLON & BRANDON M.
'HANLON**

owner(s) of property situate in the **SECOND WARD OF THE BOROUGH OF CANONSBURG**, Washington County, Pennsylvania, being (Municipality) 321 BLUFF STREET, CANONSBURG, PA 15317-1062 ;Parcel No. 100-018-00-03-0004-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: 5165,633.91

SHERIFF'S SALE 2012-6157

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-6157 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 1:00 A.M. on APRIL 5, 2013

**PNC Bank, National Association
Plaintiff v. REBECCA FARMER,
DECEASED UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS AND ALL
PERSONS, FIRMS OR
ASSOCIATIONS CLAIMING RIGHT,
TITLE OR INTEREST FROM OR
UNDER REBECCA FARMER,
DECEASED**

By virtue of a Writ of Execution filed to No. 2012-6157, PNC Bank, National Association v. REBECCA FARMER, DECEASED, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER REBECCA FARMER, DECEASED, owners of property situate in **Borough of McDonald**, Washington County, Pennsylvania, being 317 East Barr Street, McDonald, PA 15057. Assessment Map No.: 470-019-00-01-0004-00; Assessed Value Figure: \$5,902.00; Judgment Amount: \$55,357.20 Improvements Thereon: Residential Property

SHERIFF'S SALE 2012-6586

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-6586 issued out of the COMMON PLEAS of Washington County, and tome 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 APRIL 5, 2013

**THE BANK OF NEW YORK
MELLON TRUST COMPANY,
NATIONAL ASSOCIATION FKA**

THE BANK OF NEW YORK TRUST COMPANY, N.A. SUCCESSOR TO JPMORGAN CHASE BANK N.A. AS TRUSTEE FOR RAMP 2006RZ3 V. DUANE G. CONNER & DEBORAH A. CONNER

owner(s) of property situate in the **BOROUGH OF CHARLEROI**, Washington County, Pennsylvania, being (Municipality) 703 MEADOW AVENUE, CHARLEROL PA 15022-1817 Parcel No. 160-014-00-02-0014-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$74,057.02

SHERIFF'S SALE 2012-6915

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-6915 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 APRIL 5, 2013

U. S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF VS. TIMOTHY J. CURRY AND MICHELE N. CURRY, DEFENDANT (S)

ALL THOSE FOUR CERTAIN parcels of land situated in **North Bethlehem Township**, Washington County, Pennsylvania, being Lots Nos. 63, 64, 65 and 66, in the Cokeburg Terrace Plan of Lots, Plan Book 5, Page 68 and HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 21 HILL AVENUE, COKEBURG, PA 15324 TAX PARCEL: 490-014-02-02-

0007-00 Reference Washington County Instrument No. 200731268.

SHERIFF'S SALE 2007-7120

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2007-7120 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 APRIL 5, 2013

U. S. BANK NATIONAL ASSOCIATION TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF VS. NIKKI C. SANTO F/K/A NIKKI C. BRIGHT, DEFENDANT(S)

Third Ward of the **City of Monongahela**, County of Washington and Commonwealth of Pennsylvania, Lot No. 13, Hanison Place Plan of Lots laid out by W.A. Marshall, S.C. Markell and Robert H. Robinson, recorded Plan Book Volume 3, pages 214 and 215 and also recorded at Plan Book Volume 4, pages 152 and 153. TAX PARCEL I.D.. NO.: 440-013-00-01—0023-00. 431 A L E X A N D E R S T R E E T MONONGAHELA, PA 15063-2519

SHERIFF'S SALE 2012-7202

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-7202 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 APRIL 5, 2013

**COMMUNITY BANK, f/k/a
COMMUNITY BANK, NATIONAL
ASSOCIATION, Plaintiff, vs.
SHIRLEY GRAY and ROBERT L.
HERRING,**

ALL that certain lot of ground situate in **Canton Township**, Washington County, Pennsylvania, designated as Lot No. 92 in the Plan of Lots laid out by the Gordon Land Company and called Gordon Land Company's Addition to Washington, said lot being thus described as follows: FOR PRIOR TITLE see deed dated March 22, 2012, from Shirley Gray, widow to Shirley Gray, as above and Robert L. Herring, married and recorded in the Washington County Recorder of Deeds Office on March 28, 2012, at Instrument Number: 201208862. Which has an address of 1070 Buena Vista Street, Washington, PA 15301. Tax Parcel No. 120-0 1 1-07-02-0044-00.

SHERIFF'S SALE 2010-7541

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2010-7541 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 APRIL 5, 2013

**CITIMORTGAGE, INC. V.
CHARLES BUTERBAUGH**

owner(s) of property situate in the **TOWNSHIP OF NORTH STRABANE**, Washington County, Pennsylvania, being (Municipality) 192 CHRISTY ROAD, EIGHTY FOUR, PA 15330-2914 Parcel No. 520-008-00-00-0005-08 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$283,561.90

SHERIFF'S SALE 2011-7997

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2011-7997 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 10:00A.M. on APRIL 5, 2013

**BANK OF AMERICA, NA. V.
JOANNE C. LOMBARDO & CARL
C. LOMBARDO**

owner(s) of property situate in the **TOWNSHIP OF SMITH**, Washington County, Pennsylvania, being (Municipality) 15 BAIRD AVENUE, SLOVAN, PA 15078 Parcel No. 1: 570-023-02-02-0013-00 Parcel No. 2: 570-023-02-02-0017-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$151,229.58

SHERIFF'S SALE 2008-8738

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2008-8738 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 APRIL 5, 2013

**EQUITY FINANCIAL, INC.,
Plaintiff, v. JOHN R. ENGEL, JR.,**

TOWNSHIP OF UNION
INSTRUMENT NO. 200533795,

PARCEL NO. 640-004-00-00-0017-01 AND HET A TWO STORY HOUSE AND GARAGE K/A 64 McCHAIN RD., FINLEYVILLE, PA 15332. JOHN R. ENGEL, JR., Defendants, with Notice to Heirs and Assigns, owners and reputed owners \$129,387.69

SHERIFF'S SALE 2011-8820

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2011-8820 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 APRIL 5, 2013

**PHH MORTGAGE CORPORATION
V. JAY W. STECK, JR & FAWN M. STECK**

owner(s) of property situate in the **TOWNSHIP OF INDEPENDENCE**, Washington County, Pennsylvania, being (Municipality) 24 SHORT STREET, AVELLA, PA 15312-2348 Parcel No. 370-003-03-03-0008-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$79,140.98

SHERIFF'S SALE 2008-10613

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE 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, PA 15301, Washington County, at 10:00 A.M. on APRIL 5, 2013

**LASALLE BANK MIDWEST, N.A.
V. SHEILA R. RURA & DANIEL V. RURA**

owner(s) of property situate in **CECIL TOWNSHIP**, Washington County, Pennsylvania, being (Municipality) 13 PROFIO RD. MC DONALD, PA 15057-9741 Parcel No. 1: 140-004-00-00-0032-04 Parcel No. 2: 140-004-09-99-0032-04 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$66,885.06

SHERIFF'S SALE 2008-11420

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2008-11420 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 APRIL 5, 2013

**Home Finance LLC, s/b/m/t Chase
Manhattan Mortgage Corporation vs.
Niels F. Hertz, Jr. and Radha P. Hertz**

ALL THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE **TOWNSHIP OF CHARTIERS**, COUNTY OF WASHINGTON, AND COMMONWEALTH OF PENNSYLVANIA. HAVING ERECTED THEREON A DWELLING BEING KNOWN AND NUMBERED AS 280 GLENWOOD DRIVE, WASHINGTON, PA 15301. AT INSTRUMENT NUMBER 200302389, PARCEL #170-011-01-00-0021-00.

Samuel F. Romano, Sheriff 7)32-3