

## LEGAL ADS

**Legal notices that are published in the Pittsburgh Legal Journal are done so pursuant to Title 45 Pa. Code 101 et seq. and various local court rules. The Pittsburgh Legal Journal does not edit any legal advertisement for substance or content, only for format of the publication.**

## Estate Notice

Letters have been granted on the estate of each of the following decedents to the personal representative named, who requests all persons having claims against the estate of the decedent to make known the same in writing to his/her attorney, and all persons indebted to the decedent to make payment without delay:

Allen, David G., deceased, of Pittsburgh, PA. No. 3919 of 2018. R. Gordon Allen, Admr., 318 Iroquois Lane, Stoystown, PA 15563 or to William M. Thomson, Esq., 1700 North Highland Road, Ste. 207, Pittsburgh, PA 15241.

18-03602 Jul 3, 10, 17, 2018

Baskin, Steven, deceased, of Scott Township, PA. No. 03913 of 2018. Kathleen M. Baskin, Extr., 1223 Raven Drive, Pittsburgh, PA 15243 or to Jennifer Christine Bittel, Esq., McGrail & Associates, LLC, 1714 Lincoln Way, White Oak, PA 15131.

18-03603 Jul 3, 10, 17, 2018

Berardone, Vincent S., deceased, of Pittsburgh, PA. No. 03673 of 2018. Carmella A. Wisniewski, Extr., 207 Whispering Oaks Drive, Cranberry Township, PA 16066 or to Alan I. Farber, Esq., Caste Village, 5301 Grove Rd., Ste. M-106, Pittsburgh, PA 15236.

18-03604 Jul 3, 10, 17, 2018

Bergman, William C., deceased, of McKees Rocks, PA. No. 03841 of 2018. Gary W. Bergman, Extr., c/o Adam G. Anderson, Esq., 425 First Avenue, 6th Floor, Pittsburgh, PA 15219.

18-00537w Jul 3, 10, 17, 2018

Black, Rochelle L., deceased, of Pittsburgh, PA. No. 05377 of 2016. TaShonna Watson, Admr., 22 Russell Drive, Pittsburgh, PA 15207 or to Thomas N. Farrell, Esq., Thomas N. Farrell & Associates, 100 Ross St., Ste. 1, Pittsburgh, PA 15219.

18-03605 Jul 3, 10, 17, 2018

Frazier, Sandra L., deceased, of Monroeville, PA. No. 03807 of 2018. Edward Frazier, Admr., 309 Oakwood Drive, Monroeville, PA 15146 or to Jillian F. Zacks, Esq., Strassburger McKenna Gutnick & Gelsky, Four Gateway Center, 444 Liberty Ave., Ste. 2200, Pittsburgh, PA 15222.

18-03606 Jul 3, 10, 17, 2018

Horgos, William R., deceased, of West Elizabeth, PA. No. 03471 of 2018. Michael J. Morgos, Extr., P.O. Box 132, West Elizabeth, PA 15088 or to Carl B. Zacharia, Esq., Zacharia Brown, P.C., 4500 Walnut Street, McKeesport, PA 15132.

18-03607 Jul 3, 10, 17, 2018

Keyser, Sheldon L., deceased, of Mt. Lebanon, PA. No. 03934 of 2018. Ruth Foltz, Co-Extr., and Lauren Keyser Warsing, Co-Extr., 701 Academy Place, Pittsburgh, PA 15243 or to Stefanie L. Pate, Esq., Leech Tishman Fuscaldo & Lampf, LLC, 525 William Penn Pl., 28th Fl., Pittsburgh, PA 15219.

18-03608 Jul 3, 10, 17, 2018

Paterak, Joseph J. a/k/a Joseph John Paterak, deceased, of Springdale Township, PA. No. 3615 of 2018. Michael Paterak, Co-Extr. and Melissa Paterak Thomas, Co-Extr., 116 Bucknell St., Springdale, PA 15144 or to Samuel R. Coury, Esq., 1725 Fifth Ave., Arnold, PA 15068.

18-03609 Jul 3, 10, 17, 2018

Shaffer, Willard D. a/k/a Willard Dean Shaffer, deceased, of Moon Township, PA. No. 03961 of 2018. June T. Shaffer, Extr., 114 Black Friar Drive, Moon Twp., PA 15108 or to Chris A. George, Esq., 650 Smithfield St., Suite 2330, Pittsburgh, PA 15222.

18-03610 Jul 3, 10, 17, 2018

Slack, Marian E., deceased, of Pittsburgh, PA. No. 03464 of 2018. Robert Slack, Admr., 657 Regency Drive, Pittsburgh, PA 15239 or to Colleen D. Bratkovich, Esq., Zacharia Brown P.C., 4500 Walnut St., McKeesport, PA 15132.

18-03611 Jul 3, 10, 17, 2018

Yokimcus, Joseph Albert, deceased, of West Mifflin, PA. No. 03045 of 2018. Ronald Yokimcus, Sr., Extr., 261 Utah Avenue, West Mifflin, PA 15122 or to Carl B. Zacharia, Esq., Zacharia Brown, P.C., 4500 Walnut Street, McKeesport, PA 15132.

18-03612 Jul 3, 10, 17, 2018

Alexander, Phyllis, deceased, of Mt. Lebanon, PA. No. 03763 of 2018. James Joseph Alexander, Extr., 445 Old Farm Road, Pittsburgh, PA 15228.

18-03484 Jun 27; Jul 3, 10, 2018

Ciocca, Mary Anne, deceased, of Pittsburgh, PA. No. 03705 of 2018. Joseph L. Ciocca, Extr., 109 Seminole Drive, Pittsburgh, PA 15228 or to Lawrence F. Leventon, Esq., Lawrence F. Leventon, PC, Grant Bldg., 310 Grant St., Suite 814, Pittsburgh, PA 15219-2203.

18-03485 Jun 27; Jul 3, 10, 2018

Cooper, Nancy E., deceased, of Pittsburgh, PA. No. 01685 of 2018. Matthew Cooper, Extr., 9818 Presidential Drive, Apt. 208, Allison Park, PA 15101 or to Andrew G. Sykes, Esq.,

Sykes Elder Law, LLC, 615 Washington Road, Pittsburgh, PA 15228.

18-00518w Jun 27; Jul 3, 10, 2018

Culhane, Mary Jean, deceased, of Roanoke, VA. No. 03815 of 2018. Kathleen C. Ledger, Admr., 8241 Webster Drive, Roanoke, VA 24019 or to John R. Cook, Esq., Cook & Associates, Arcadia Ct., 9380 McKnight Rd., Ste. 106, Pittsburgh, PA 15237.

18-03486 Jun 27; Jul 3, 10, 2018

Monticue, Cynthia G., deceased, of Pittsburgh, PA. No. 03929 of 2018. Nancy J. Monticue, Extr., 335 Forest Avenue, Pittsburgh, PA 15202 or to Russell C. Miller, Esq., Auld, Miller L.L.C., 4767 William Flynn Highway, Allison Park, PA 15101.

18-00519w Jun 27; Jul 3, 10, 2018

Morea, Margie, deceased, of Pittsburgh, PA. No. 03778 of 2018. Ruth M. Barlow, Extr., 206 South Lang Avenue, Pittsburgh, PA 15208 or to Thomas J. Dempsey, Jr., Esq., Jones, Gregg, Creehan & Gerace, LLP, 411 7th Avenue, Suite 1200, Pittsburgh, PA 15219.

18-03487 Jun 27; Jul 3, 10, 2018

Schrock, Mary Anne, deceased, of Stowe Township, PA. No. 03909 of 2018. Tibetha S. Santucci, Extr., 26 Williams Drive, Coraopolis, PA 15108 or to Ashley R. Bozewski, Esq., Fenchel Law Offices, 445 Ft. Pitt Boulevard, Suite 220, Pittsburgh, PA 15219.

18-00517w Jun 27; Jul 3, 10, 2018

Sestrich, Isabel M., deceased, of Pittsburgh, PA. No. 03757 of 2018. Steven Oberst, Extr., c/o James M. Herb, Esq., James M. Herb, P.C., 464 Perry Hwy., Pittsburgh, PA 15229.

18-03488 Jun 27; Jul 3, 10, 2018

Bondi, Jr., Frank R., deceased, of Boston, PA. No. 02928 of 2018. Meredith Bondi, Co-Extr., 6118 Meade St., McKeesport, PA 15135 and Valerie Heimbach, Co-Extr., 6303 Blue Ridge Ave., Harrisburg, PA 17112 or to Joseph F. Weis, Esq., Cafardi Ferguson Wyrick Weis & Stotler LLC, 2605 Nicholson Rd., Ste. 2201, Sewickley, PA 15143.

18-03462 Jun 26; Jul 3, 10, 2018

Bray, Dorothy A. a/k/a Dorothy Anna Bray, deceased, of Shaler Township, PA. No. 02749 of 2018. Michael J. Saldamarco, Admr. and Atty., 908 Perry Hwy., Ste. 100, Pittsburgh, PA 15229.

18-03463 Jun 26; Jul 3, 10, 2018

Ciccone, Joseph P., deceased, of West View Borough, PA. No. 03812 of 2018. Rosemary Dewese, Extr., c/o Robert J. Tate, Esq., Robert J. Tate & Associates, 1003 Perry Hwy., Pittsburgh, PA 15237.

18-03464 Jun 26; Jul 3, 10, 2018

Dietle, Estalene, deceased, of Shaler Township, PA. No. 3749 of 2018. Dana D. Moore, Extr., 803 Flint Road, Allison Park, PA 15101 or to Howard S. Auld, Jr., Esq., Howard S. Auld & Associates, 5018 William Flynn Hwy., Gibsonia, PA 15044.

18-03465 Jun 26; Jul 3, 10, 2018

Dolak, Dale, deceased, of Pittsburgh, PA. No. 03622 of 2018. John A. Dolak, Extr., 106 2nd Ave., Pittsburgh, PA 15229 or to Shirley Novak, Esq., BNY Mellon, 500 Grant Street, Suite 2900, Pittsburgh, PA 15219.

18-03466 Jun 26; Jul 3, 10, 2018

Haldeman, Betty Jane, deceased, of Penn Hills, PA. No. 3708 of 2018. Christine L. Schubert, Extr., 701 Brunot Street, Verona, PA 15147 or to Meg L. Burkardt, Esq., 647 Allegheny Ave., Ste. 100, Oakmont, PA 15139-2039.

18-03467 Jun 26; Jul 3, 10, 2018

Macaul, Donna L., deceased, of Neville Township, PA. No. 03752 of 2018. Carolyn Jones, Extr., 3420 Conway Wallrose Rd., Sewickley, PA 15143 or to Mark V. Aletto, Esq., 944 Beaver Grade Rd., Moon Twp., PA 15108-2716.

18-03468 Jun 26; Jul 3, 10, 2018

Maier, Marilyn C., deceased, of Pittsburgh, PA. No. 03273 of 2018. Lois Amper, Extr., 41 Mountain Laurel Drive, Cranston, RI 02920 or to Nancy L. Rackoff, Esq., Eckert Seamans Cherin & Mellott, LLC, 600 Grant St., 44th Fl., Pittsburgh, PA 15219.

18-03469 Jun 26; Jul 3, 10, 2018

Mallon, Sr., John B., deceased, of Pittsburgh, PA. No. 06493 of 2017. Kevin H. Mallon, Extr., 166 West Prospect Avenue, Pittsburgh, PA 15205 or to Todd T. Jordan, Esq., Eckert Seamans Cherin & Mellott LLC, U.S. Steel Tower, 600 Grant St., 44th Fl., Pittsburgh, PA 15219.

18-03470 Jun 26; Jul 3, 10, 2018

McCarthy, Mary E., deceased, of Pittsburgh, PA. No. 03735 of 2018. Patricia A. Miller, Admr. c.t.a., 820 E. Hutchinson Ave., Pittsburgh, PA 15218-1434.

18-03471 Jun 26; Jul 3, 10, 2018

Novicki, Harry H., deceased, of Blawnox, PA. No. 03756 of 2018. Jeanne A. Novicki, Extr., 317 Walnut Street, Blawnox, PA 15238 or to Patricia Carlson Koehler, Esq., 337 Freeport Rd., Aspinwall, PA 15215-3109.

18-03472 Jun 26; Jul 3, 10, 2018

Rivet, Gary M. a/k/a Gary Michael Rivet, deceased, of Clairton, PA. No. 03332 of 2018. Kathleen Rivet, Extr., 4007 Eisenhower Court, Clairton, PA 15025 or to Timothy B. Thurman, Esq., Citron Alex & Zions PC, One Oxford Centre, 301 Grant St., Ste. 1225, Pittsburgh, PA 15219.

18-03473 Jun 26; Jul 3, 10, 2018

Schreiber, Lucille M., deceased, of Bairdford, PA. No. 03755 of 2018. Robert Anthony Guerrieri, Sr., Extr., 2017 Marshall Street, Tarentum, PA 15084 or to Donald E. Jerich, Esq., Stockey & Kelly, 304 Ross Street, Ste. 302, Pittsburgh, PA 15219.

18-03474 Jun 26; Jul 3, 10, 2018

Sieber, Margaret R., deceased, of Shaler Township, PA. No. 03759 of 2018. Maura A. Wahl, Extr., c/o Robert J. Tate, Esq., Robert J. Tate & Associates, 1003 Perry Hwy., Pittsburgh, PA 15237.

18-03475 Jun 26; Jul 3, 10, 2018

Votquenne, Charlotte H. a/k/a Charlotte Votquenne, deceased, of Plum, PA. No. 03640 of 2018. Rebecca L. Merritt, Extr., 458A Mower Drive, Pittsburgh, PA 15239.

18-03476 Jun 26; Jul 3, 10, 2018

Yarussi, Frank A., deceased, of Collier Township, PA. No. 03656 of 2018. Katherine Senko, Extr., 2016 Black Bear Way, Bridgeville, PA 15017 or to R. Douglas DeNardo, Esq., Rothman Gordon, P.C., Grant Bldg., 310 Grant St., Ste. 300, Pittsburgh, PA 15219.

18-03477 Jun 26; Jul 3, 10, 2018

Blobner, Bernice H., deceased, of Shaler Township, PA. No. 03295 of 2018. Ann E. Blaha, Extr., c/o Henry R. Johnston, III, Esq., Cohen & Grigsby, P.C., 625 Liberty Ave., Pittsburgh, PA 15222-3152.

18-03370 Jun 20, 27; Jul 3, 2018

Bowers, June V., deceased, of Pittsburgh, PA. No. 1548 of 2018. Diana Hammill, Extr., c/o Todd T. Zwikl, Esq., 500 Grant Street, Ste. 2900, Pittsburgh, PA 15219.

18-00500w Jun 20, 27; Jul 3, 2018

Bressler, Bernard A., deceased, of Stowe Township, PA. No. 02803 of 2017. Jean Marie Brandt, Extr., c/o Joseph M. Kulik, Esq., Kulik Law Offices, 127 Lorish Road, McKees Rocks, PA 15136.

18-00496w Jun 20, 27; Jul 3, 2018

Grabsky, Viola G., deceased, of Pittsburgh, PA. No. 03454 of 2018. Denise Burkhardt, Extr., 2400 Berg Street, Pittsburgh, PA 15203 or to Joseph S. Bielecki, Esq., 1200 Sarah St., Pittsburgh, PA 15203.

18-03371 Jun 20, 27; Jul 3, 2018

Henigin, Ruth G., deceased, of Harrison Township, PA. No. 03764 of 2018. Timothy T. Henigin, Extr., c/o Charles J. Jacques, III, Esq., Jacques & Jacques, P.C., 2125 Freeport Road, Natrona Heights, PA 15065.

18-00503w Jun 20, 27; Jul 3, 2018

Kelhofer, Irene M., deceased, of Harmar Township, PA. No. 03675 of 2018. Kevin M. Kelhofer, Extr., c/o Charles J. Jacques, III, Esq., Jacques & Jacques, P.C., 2125 Freeport Road, Natrona Heights, PA 15065.

18-00502w Jun 20, 27; Jul 3, 2018

Kicko, Helen R., deceased, of Verona, PA. No. 3035 of 2018. Carol Getty, Co-Extr. and Marice Johnson, Co-Extr., 524 Washington St., Turtle Creek, PA 15145 or to Rodger J. Blissman, Esq., 900 Lincoln Hwy., Box 180, East McKeesport, PA 15035.

18-03372 Jun 20, 27; Jul 3, 2018

Kocak, George, deceased, of Moon Township, PA. No. 03647 of 2018. Craig Kocak, Extr., 444 Mattrissa Ridge, Media, PA 19063.

18-03373 Jun 20, 27; Jul 3, 2018

Mattioli, Louis T., deceased, of Harrison Township, PA. No. 03349 of 2018. Gary Mattioli, Admr., c/o Charles J. Jacques, III, Esq., Jacques & Jacques, P.C., 2125 Freeport Road, Natrona Heights, PA 15065.

18-00504w Jun 20, 27; Jul 3, 2018

Porter, Lois J., deceased, of Harrison Township, PA. No. 03343 of 2018. Samuel J. Porter, Extr., c/o Charles J. Jacques, III, Esq., Jacques & Jacques, P.C., 2125 Freeport Road, Natrona Heights, PA 15065.

18-00501w Jun 20, 27; Jul 3, 2018

Redding, Jr., Emmett, deceased, of Pittsburgh, PA. No. 03552 of 2018. Odell Robinson, III, Admr., c/o Karen E. Bononi, Esq., Morella and Associates, P.C., 706 Rochester Rd., Pittsburgh, PA 15237.

18-00499w Jun 20, 27; Jul 3, 2018

Ayres, Edwin Frances, deceased, of Pittsburgh, PA. No. 03194 of 2018. Timothy Ayres, Co-Admr., 2139 Rankintown Road, Finleyville, PA 15332 and Danielle M. Grentz, Co-Admr., 1721 Mt. Joseph Street, Pittsburgh, PA 15210 or to Carol Sikov Gross, Esq., Sikov and Love, P.A., 428 Forbes Ave., Ste. 1400, Pittsburgh, PA 15219.

18-03346 Jun 19, 26; Jul 3, 2018

Bainer, Linda R. a/k/a Linda Karmitzski a/k/a Linda Karmitzski Bainer, deceased, of Pittsburgh, PA. No. 01859 of 2018. Janet Karmitzski, Extr., 830 Sixth Street, Verona, PA 15147 or to Carol Sikov Gross, Esq., Sikov and Love, P.A., 428 Forbes Ave., Ste. 1400, Pittsburgh, PA 15219.

18-03347 Jun 19, 26; Jul 3, 2018

Bills, Anne, deceased, of McKeesport, PA. No. 06548 of 2017. Janet Grudowski, Extr., 106 Congress Street, White Oak, PA 15131 or to Vanda Raszewski, Esq., Grudowski Law Associates, P.C., 3925 Reed Blvd., Ste. 100C, Murrysville, PA 15668.

18-03348 Jun 19, 26; Jul 3, 2018

Billy, Dorothy M., deceased, of McKees Rocks, PA. No. 03505 of 2018. Richard J. Billy, Jr., Admr., 191 Ferguson Road, Clinton, PA 15026 or to Lynn R. Emerson, Esq., BusinessLegal, PC, 5021 Noblestown Rd., Oakdale, PA 15071.

18-03349 Jun 19, 26; Jul 3, 2018

Carr, Patrick J., deceased, of Pittsburgh, PA. No. 03380 of 2018. Lois Marshalek Carr, Extr., 3727 S. Atlantic Ave., Unit 316, Daytona Beach, FL 32115 or to Barbara J. Ernsberger, Esq., Behrend & Ernsberger, P.C., Park Bldg., 355 Fifth Ave., 12th Fl., Pittsburgh, PA 15222.

18-03350 Jun 19, 26; Jul 3, 2018

Henricksen, Mary Ellen, deceased, of Pittsburgh, PA. No. 02693 of 2018. Sue Carol

Battaglia, Extr., c/o Christopher F. Farrell, Esq., Cohen & Grigsby, PC, 625 Liberty Ave., Pittsburgh, PA 15222-3152.

18-03351 Jun 19, 26; Jul 3, 2018

Manzo, Randall J., deceased, of Wilkins Township, PA. No. 03627 of 2018. Frances A. Manzo, Admr., 113 Patterson Street, Turtle Creek, PA 15145 or to Michael G. Dailey, Esq., 4373 Old Wm. Penn Hwy., Murrysville, PA 15668.

18-03352 Jun 19, 26; Jul 3, 2018

Meinert, Barbara C., deceased, of Glenshaw, PA. No. 03269 of 2018. Judith B. Donatelli, Extr., 2106 Middle Road, Glenshaw, PA 15116 or to Charles R. Reis, Esq., The Reis Law Firm, 3439 Babcock Blvd., Ste. 300, Pittsburgh, PA 15237.

18-03353 Jun 19, 26; Jul 3, 2018

Miller, Marianne K., deceased, of Scott Township, PA. No. 00376 of 2018. Jane A. Miller, Extr., 600 Lindsay Road, Carnegie, PA 15106 or to Gary M. Zyra, Esq., 525 Carothers Ave., Carnegie, PA 15106.

18-03354 Jun 19, 26; Jul 3, 2018

Sinicrope, Anthony L., deceased, of Kennedy Township, PA. No. 04876 of 2017. Mary Jo Sinicrope, Extr., c/o Joseph M. Kulik, Esq., Kulik Law Offices, 127 Lorish Road, McKees Rocks, PA 15136.

18-00493w Jun 19, 26; Jul 3, 2018

Stankovic, Charles J., deceased, of Etna, PA. No. 03060 of 2018. Charles J. Stankovic, Jr., Extr., 454 Breconshire Drive, Saline, MI 48176 or to Orlando R. Sodini, Esq., SutterWilliams, LLC, 850 Ridge Ave., Ste. 300, Pittsburgh, PA 15212-6095.

18-03355 Jun 19, 26; Jul 3, 2018

Thompson, William J., deceased, of Verona, PA. No. 01424 of 2018. Deborah L. Coudriet, Extr., 1015 Meadow View Drive, Apollo, PA 15613 or to Joseph A. Nese, Esq., 7883 Saltsburg Rd., Pittsburgh, PA 15239.

18-03356 Jun 19, 26; Jul 3, 2018

Wolkin, Charlotte, deceased, of Pittsburgh, PA. No. 03427 of 2018. Sharon B. Wolkin, Extr., 214 Plummer Avenue, Pittsburgh, PA 15202 or to Carol Sikov Gross, Esq., Sikov and Love, P.A., 428 Forbes Ave., Ste. 1400, Pittsburgh, PA 15219.

18-03357 Jun 19, 26; Jul 3, 2018

## Action to Quiet Title

In the Court of Common Pleas of Allegheny County, Pennsylvania  
Civil Division  
GD-18-003161

Western Management & Investment, LLC a/k/a WMI, LLC, vs Delta Funding Corporation, d/b/a Fidelity Mortgage, successor in interest to Fidelity Mortgage Inc., with Notice to its Successors and/or Assigns.

Quiet Title Action regarding real property located in the Seventh Ward -McKeesport, Allegheny County, Pennsylvania, having an address of 2916 Jenny Lind Street, McKeesport, PA 15132, Block & Lot 381-K-12.

To: Delta Funding Corporation, d/b/a Fidelity Mortgage, successor in interest to Fidelity Mortgage Inc., with Notice to its Successors and/or Assigns:

Notice: You have been sued in court. If you wish to defend, you must enter a written appearance personally or by an attorney and filing your defenses or objections in writing with this court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIG

Attempt To Collect A Debt, But Only Enforcement Of A Lien Against Property. Your house (real estate) at 1006 Kirsopp Avenue, Pittsburgh, PA 15220 is scheduled to be sold at the Sheriff's Sale on 8/6/18 at 9:00 AM, in Allegheny County, 4th Fl., Gold Rm., Courthouse, Pittsburgh, PA to enforce the judgment of \$158,633.47, obtained by The Bank of New York Mellon f/k/a The Bank of New York as Trustee for the Certificateholders of CWABS, Inc., Asset-Backed Certificates, Series 2005-BC2 (the mortgagee) against you. As result, a writ of execution has been issued in the amount of \$159,820.75. - Notice Of Owner's Rights You May Be Able To Prevent This Sheriff's Sale - To prevent this Sheriff's Sale, you must take immediate action: This sale will be cancelled if you pay to the mortgagee the Back payments, late charges, costs and reasonable attorneys Fees due. To find out how much you must pay, you may call: 856.810.5815 1. You may also be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause. 2. You may also be able to stop the sale through other legal proceedings. 3. You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See notice on page two on how to obtain an attorney.) - You May Still Be Able To Save Your Property And You Have Other Rights Even If The Sheriff's Sale Does Take Place. - 1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling 412.350.4704. 2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property. 3. The sale will be recorded only if the purchaser pays the sheriff the full amount of the bid. To find out if this has happened yet, you may call the Sheriff's Office at 412.350.4704. 4. If the amount due from the purchaser is not paid to the sheriff, the sale must be rescheduled. 5. You have the right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer will bring legal proceedings, if necessary, to evict you. 6. You may be entitled to a share of the proceeds which were paid for your house. A proposed schedule of distribution of the money bid for your house will be prepared by the Sheriff within 30 days of the Sale. The schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the Schedule of Distribution. 7. You may also have other rights and defenses, or ways of getting your home back, if you act immediately after the sale. **YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, CONTACT THE OFFICES LISTED BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.** Lawyer Referral Service, Allegheny County Bar Assn., Koppers Bldg., 3rd Fl., 436 7th Ave., Pittsburgh, PA 15219, 412.261.5555. Neighborhood Legal Services Assn., 928 Penn Ave., Pittsburgh, PA 15222, 412.255.6700. Patrick J. Wesner, Atty. for Plaintiff, Parker McCay, PA, 9000 Midlantic Dr., Ste. 300, P.O. Box 5054, Mount Laurel, NJ 08054, 856.810.5815.

18-03679 Jul 3, 2018

**Notice**

Chelsea Delahan v. Eido Sa'ada  
No. FD18-007800  
Complaint in Divorce  
Notice To Defend And Claim Rights  
You have been sued in court. If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so, the case may proceed without you and a decree of divorce or annulment may be entered against you by the court. A judgment may also be entered against you for any other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you, including custody or visitation of your children.

When the ground for divorce is indignities or irretrievable breakdown of the marriage, you may request marriage counseling. A list of marriage counselors is available in the Office of the Department of Court Records, Civil Division, at 1st Floor, City-County Building, 414 Grant Street, Pittsburgh, PA 15219.

IF YOU DO NOT FILE A CLAIM FOR ALIMONY, DIVISION OF PROPERTY, LAWYER'S FEES OR EXPENSES BEFORE A DIVORCE OR ANNULMENT IS GRANTED, YOU MAY LOSE THE RIGHT TO CLAIM ANY OF THEM.

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

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Lawyer Referral Service  
Koppers Building, 3rd Fl.  
436 Seventh Avenue  
Pittsburgh, PA 15219  
412-261-5555

Chelsea Delahan v. Eido Sa'ada  
No. FD18-007800  
Affidavit Under Section 3301(D) of the Divorce Code

**Notice**

If you wish to deny any of the statements set forth in this Affidavit, you must file a counter-affidavit within twenty (20) days

after this affidavit has been served on you or the statements will be admitted.

18-03752 Jul 3, 2018

**Trust Notice**

Robert O. Appel, Deceased, of Bethel Park, Allegheny County, Pennsylvania, died January 25, 2018. Prior to his death, he established the Appel Family Trust, appointing himself and his wife Eileen E. Appel (now deceased) as Trustees. Successor Trustees are James C. Appel and Kathryn M. Allison. No personal representative has been appointed. Notice is hereby given to all persons indebted to the Appel Family Trust to make immediate payment and to those having claims against it to present them to:

James C. Appel or Kathryn M. Allison, Successor Trustee of the Appel Family Trust c/o

Andrew G. Sykes, Esq., Sykes Elder Law, LLC, 615 Washington Road, Suite 304, Pittsburgh, PA 15228.

18-03479 Jun 26; Jul 3, 10, 2018

**Notice of Action in Mortgage Foreclosure**

In the Court of Common Pleas of Allegheny County, Pennsylvania  
Civil Action-Law  
NO. MG-18-000695

PennyMac Loan Services, LLC, Plaintiff vs. Marilyn J. Brozovich, Individually and as Heir of Ronald E. Brozovich, Deceased, Matthew Brozovich, Solely in His Capacity as Heir of Ronald E. Brozovich, Deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Ronald E. Brozovich, Deceased, Defendants

TO: The Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Ronald E. Brozovich, Deceased, Defendant(s), whose last known address is 3013 Settlers Court, Murrysville, PA 15668.

Complaint In Mortgage Foreclosure  
You are hereby notified that Plaintiff, PennyMac Loan Services, LLC, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Allegheny County, PA, docketed to NO. MG-18-000695, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 3013 Settlers Court, Murrysville, PA 15668, whereupon your property would be sold by the Sheriff of Allegheny County. Notice: You Have Been Sued In Court. If you wish to defend against the claims set forth in the notice above, you must take action within twenty (20) days after this Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you. **YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH THE INFORMATION ABOUT HIRING A LAWYER. IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.** Lawyer Referral Service, Allegheny County Bar Assn., Koppers Building, 436 7th Ave., 3rd Fl., Pittsburgh, PA 15219, 412.261.5555. Jill Manuel-Coughlin, Jolanta Pekalska, Harry B. Reese, Matthew J. McDonnell & Amanda L. Rauer, Attys. for Plaintiff, Powers Kirn & Assoc., LLC, 8 Neshaminy Interplex, Ste. 215, Trevoise, PA 19053, 215.942.2090.

18-03675 Jul 3, 2018

**Notice of Action in Mortgage Foreclosure**

In the Court of Common Pleas of Allegheny County, Pennsylvania  
Civil Action-Law  
NO. MG-18-000696

Deutsche Bank National Trust Company, as Trustee for Morgan Stanley ABS Capital I Inc. Trust 2004-WMC2, c/o Ocwen Loan Servicing, LLC, Plaintiff vs. Brooke McKenzie Good, Beneficiary of the Trust Estate of Renee Good a/k/a Renee J. Good, Estate of Renee Good a/k/a Renee J. Good, c/o Robert Garvin, Esquire, Personal Representative, Jack J. Haines a/k/a John J. Haines, Individually and as a Known Heir of Renee Good a/k/a Renee J. Good, Robert Garvin, Esquire a/k/a Robert J. Garvin, Esquire, Personal Representative of the Estate of Renee Good a/k/a Renee J. Good and Executor of the Trust Estate for Renee Good a/k/a Renee J. Good, Robert Good, Known Heir of Renee Good a/k/a Renee J. Good, Trust Estate for Renee Good a/k/a Renee J. Good, c/o Robert Garvin, Esquire a/k/a Robert J. Garvin, Esquire, Personal Representative, Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or Under Renee Good a/k/a Renee J. Good and United States of America, Department of the Treasury - Internal Revenue Service, Defendants

TO: Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or Under Renee Good a/k/a Renee J. Good, Defendant(s), whose last known address is 807 Golfview Drive, McKeesport, PA 15135.

Amended Complaint In Mortgage Foreclosure  
You are hereby notified that Plaintiff, Deutsche Bank National Trust Company, as Trustee for Morgan Stanley ABS Capital I Inc. Trust 2004-WMC2, c/o Ocwen Loan

Servicing, LLC, has filed an Amended Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Allegheny County, PA, docketed to NO. MG-18-000696, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 807 Golfview Drive, McKeesport, PA 15135, whereupon your property would be sold by the Sheriff of Allegheny County. Notice: You Have Been Sued In Court. If you wish to defend against the claims set forth in the notice above, you must take action within twenty (20) days after this Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you. **YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH THE INFORMATION ABOUT HIRING A LAWYER. IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.** LAWYER REFERRAL SERVICE, Allegheny County Bar Assn., 3rd Fl., Koppers Bldg., 436 7th Ave., Pittsburgh, PA 15219, 412.261.5555. Udren Law Offices, P.C., Attys. for Plaintiff, 111 Woodcrest Rd., Ste. 200, Cherry Hill, NJ 08003, 856.669.5400.

18-03676 Jul 3, 2018

**Notice of Action in Mortgage Foreclosure**

In the Court of Common Pleas of Allegheny County, Pennsylvania  
Civil Action-Law  
No. MG-17-001364

Ditech Financial LLC, Plaintiff vs. The Unknown Heirs of Carl R. Miller, Deceased, Mortgagor and Real Owner, Defendant(s)  
To: The Unknown Heirs of Carl R. Miller, Deceased, mortgagors and real owners, defendants whose last known address is 609 Nordeen Drive, West Mifflin, PA 15122. This firm is a debt collector and we are attempting to collect a debt owed to our client. Any information obtained from you will be used for the purpose of collecting the debt. You are hereby notified that Plaintiff, Ditech Financial LLC, has filed a Mortgage Foreclosure Complaint endorsed with a notice to defend against you in the Court of Common Pleas of Allegheny County, PA, docketed to No. MG-17-001364, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 609 Nordeen Drive, West Mifflin, PA 15122, whereupon your property will be sold by the Sheriff of Allegheny County. Notice: You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after the Complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, telephone the office set forth below. This office can provide you with information about hiring a lawyer. If you cannot afford to hire a Lawyer, this office may be able to provide you with information about agencies that may offer legal services to eligible persons at a reduced fee or no fee. Lawyer Referral Service, Allegheny County Bar Assn., 3rd Fl., Koppers Bldg., 436 7th Ave., Pittsburgh, PA 15219, 412.261.5555. Michael T. McKeever, Atty. for Plaintiff, KML Law Group, P.C., Ste. 5000, Mellon Independence Center, 701 Market St., Phila., PA 19106-1532, 215.627.1322.

18-03677 Jul 3, 2018

**Notice of Action in Mortgage Foreclosure**

In the Court of Common Pleas of Allegheny County, Pennsylvania  
Civil Action-Law  
No. MG-18-000600

PNC Bank, National Association, Plaintiff vs. Joseph Karioki, Known Heir of Imogene M. Montgomery, deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Imogene M. Montgomery, deceased, Defendant(s)  
To the Defendant(s), Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Imogene M. Montgomery, deceased: TAKE NOTICE THAT THE Plaintiff, PNC Bank, National Association has filed an action Mortgage Foreclosure, as captioned above. NOTICE: IF YOU WISH TO DEFEND, YOU MUST ENTER A WRITTEN APPEARANCE PERSONALLY OR BY ATTORNEY AND FILE YOUR DEFENSES OR OBJECTIONS WITH THE COURT. YOU ARE WARNED THAT IF YOU FAIL TO DO SO THE CASE MAY PROCEED WITHOUT YOU AND A JUDGMENT MAY BE ENTERED AGAINST YOU WITHOUT FURTHER NOTICE FOR THE RELIEF REQUESTED BY THE PLAINTIFF. YOU MAY LOSE MONEY OR PROPERTY OR OTHER RIGHTS IMPORTANT TO YOU. YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER. IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE. Lawyer Referral Service, Allegheny County Bar Assn., 400 Koppers Bldg., 437 7th Ave., 3rd Fl., Pittsburgh, PA 15219, Christopher A. DeNardo, Kristen D. Little, Kevin S. Frankel, Samantha Gable, Daniel T. Lutz, Leslie J. Rase, Alison H. Tuli, Stephanie A. Walczak & Katherine M. Wolf, Attys. for Plaintiff, Shapiro & DeNardo, LLC, 3600 Horizon Dr., Ste. 150, King of Prussia, PA 19406, 610.278.6800.

18-03678 Jul 3, 2018

**Notice of Action in Mortgage Foreclosure**

In the Court of Common Pleas of Allegheny County, Pennsylvania  
GD-18-005400  
PNC Bank, National Association, Plaintiff

vs.  
Kelli Campas and Vikki Zilonis, Solely in Their Capacity as Known Heirs of Janice Darr, and All Unknown Heirs of Janice Darr, Defendants

TO: All Unknown Heirs of Janice Darr, Defendant  
You are hereby notified that on April 25, 2018, PNC Bank, National Association, filed a Complaint in Action of Mortgage Foreclosure, endorsed with a Notice to Defend, against the above Defendants at the above number.

Property Subject to Foreclosure: 652 Irwin Run Road, West Mifflin, PA 15122.

**Notice**

You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this Complaint and Notice are served by entering a written

appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so, the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you.

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

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Lawyer Referral Service  
Allegheny County Bar Association  
Koppers Building  
436 Seventh Ave., 3rd Fl.  
Pittsburgh, PA 15219  
412-261-5555

Michael C. Mazack, Esq., Pa. I.D. #205742, Tucker Arensberg, P.C., 1500 One PPG Pl., Pittsburgh, PA 15222, Ph: 412-566-1212, Attorney for PNC Bank, National Association, Plaintiff.

18-03737 Jul 3, 2018

**Notice of Condemnation**

In the Court of Common Pleas of Allegheny County, Pennsylvania  
Civil Division  
IN REM Proceeding  
Civil Action  
No. 18-008292

Columbia Gas of Pennsylvania, Inc., 121 Champion Way, Suite 100, Canonsburg, PA 15317, Condemnor,

v.  
Catherine E. Reed, Deceased, Shady Avenue, Bellevue, Pennsylvania 15317; Roland Reed, III, 200 53rd Street, SE, Canton, OH 44707; Real Property Situate in Bellevue Borough, Allegheny County, Pennsylvania, with a physical address of Shady Avenue, Bellevue, Pennsylvania, known as Allegheny County Tax Parcel No. 113-M-250, Condemnees

Notice Of Condemnation For Pipeline Right-Of-Way

Notice is given to the heirs, successors or assigns, if any, and unknown owners of real property situate in Bellevue Borough, Allegheny County, Pennsylvania, as vested by that certain Deed dated June 2, 1982 of record in the Office of the Recorder of Deeds of Allegheny County at Volume 6485, Page 491, and known as Allegheny County Tax Parcel Number 113-M-250, that Columbia Gas of Pennsylvania, Inc. has filed a Verified Application for Taking a Natural Gas Right-of-Way pursuant to 15 Pa. Cons. Stat. § 1511 to acquire an easement for a temporary construction easement and permanent pipeline right-of-way on the property. The easements are described in the Verified Application for Taking a Natural Gas Right-of-Way and depicted on the map attached to it. The action was filed on June 27, 2017. Just compensation has been secured by the posting of a bond in the amount of \$12,900.

18-03753 Jul 3, 6, 10, 13, 2018



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