

ESTATE NOTICES

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

FIRST PUBLICATION

Estate of: Carol K Barkley

Late of: Forward Township PA
Executor: John D Barkley
107 May Lane
Evans City PA 16033

BCLJ: September 15, 22 & 29, 2023

Estate of: Robert N Bauman

Late of: Saxonburg PA
Executor: Jennifer A Devore
290 S Rebecca St
Saxonburg PA 16056
Attorney: Leland C Clark
138 E Jefferson St Suite 4
Butler PA 16001

BCLJ: September 15, 22 & 29, 2023

Estate of: Betty E Giesler

Late of: Winfield Township PA
Executor: Christopher Lauer
290 Spiker Road
Cabot PA 16023
Attorney: Michael J Pater
Charlton Law
101 East Diamond Street Suite 202
Butler PA 16001

BCLJ: September 15, 22 & 29, 2023

**Estate of: Omer C Hertweck
a/k/a: Omer Charles Hertweck**

Late of: Muddycreek Township PA
Executor: Mary Alice Boston
107 Shannon Lane
Portersville PA 16051
Attorney: Stephen L Barsotti
Barsotti Law
Po Box 356
Ingomar PA 15127

BCLJ: September 15, 22 & 29, 2023

Estate of: Patricia Elaine McNeill

Late of: Franklin Township PA
Executor: Cheryl McNeill
223 Oakvale Blvd
Butler PA 16001
Executor: Gerald Dwayne McNeill
223 Oakvale Blvd
Butler PA 16001
Attorney: Mark R Morrow
Attorney At Law
204 East Brady Street
Butler PA 16001

BCLJ: September 15, 22 & 29, 2023

Estate of: Mary Ann Paserba

**a/k/a: Mary Paserba
a/k/a: Maryann S Paserba
a/k/a: Maryann Paserba**
Late of: Butler Township PA
Executor: Lawrence J Protivnak
208 North Magnolia Drive
Butler PA 16001
Attorney: Alex J Protivnak
310 Grant St Suite 3000
Pittsburgh PA 15219

BCLJ: September 15, 22 & 29, 2023

Estate of: Mary Elizabeth Piatt

a/k/a: Mary E Piatt
Late of: Penn Township PA
Administrator C.t.a.: Jill E Piatt-Kemper
2378 S Milwaukee Street
Denver CO 80210
Attorney: A Robert Shott
125 Mountain Laurel Dr
Butler PA 16002

BCLJ: September 15, 22 & 29, 2023

Estate of: Olive Marie Tiller

a/k/a: Olive M Tiller
Late of: Cranberry Township PA
Executor: Robert W Tiller
3154 Gracefield Road #418
Silver Springs Md 20904
Executor: Jeanne L Peterson
1152 Silver Lake Drive
Sacramento CA 95831
Attorney: Robert J Winters
Goehring Rutter And Boehm
2100 Georgetowne Drive Suite 300
Sewickley PA 15143

BCLJ: September 15, 22 & 29, 2023

Estate of: Phyllis Jean Westerman
 Late of: Connoquenessing PA
 Administrator DB.N.: Lorie Alexander
 1100 Don St
 Monaca PA 15061
 Attorney: David A Crissman
 Montgomery Crissman PLLC
 518 North Main Street
 Butler PA 16001

BCLJ: September 15, 22 & 29, 2023

SECOND PUBLICATION

Estate of: John Maxwell Ferguson Jr
a/k/a: John M Ferguson
 Late of: Butler PA
 Administrator: Jeanette L Nestor
 125 S Isabella Street
 Saxonburg PA 16056
 Attorney: Kimberly N Ferringer
 Mechling & Heller LLP
 216 N Jefferson St
 Kittanning PA 16201

BCLJ: September 8, 15, & 22, 2023

Estate of: Jessica Marie Lauer
 Late of: Winfield Township PA
 Administrator: Jason R Lauer
 200 Russel Drive
 Cabot PA 16023
 Attorney: Michael J Pater
 Charlton Law
 101 East Diamond Street Suite 202
 Butler PA 16001

BCLJ: September 8, 15, & 22, 2023

Estate of: Howard Michael
a/k/a: Howard W Michael
 Late of: Butler Township PA
 Executor: Diane L Stapel
 220 Broadstone Drive
 Mars PA 16046
 Attorney: Jennifer Gilliland Vanasdale
 Gilliland Vanasdale Sinatra Law Office LLC
 1667 Route 228 Suite 300
 Cranberry Twp PA 16066

BCLJ: September 8, 15, & 22, 2023

Estate of: Clare M Mitch
 Late of: Summit Township PA
 Executor: Catherine A Moser
 257 Simon Drive
 Butler PA 16002

Attorney: James P Coulter
 Dillon McCandless King
 Coulter & Graham LLP
 128 West Cunningham Street
 Butler PA 16001

BCLJ: September 8, 15, & 22, 2023

Estate of: Edward J Pfeifer III
 Late of: Adams Township PA
 Executor: Ruth Pfeifer
 1064 Cobblestone Lane
 Valenica PA 16059
 Attorney: Steven T Casker
 Lope Casker & Casker
 207 East Grandview Ave
 Zelienople PA 16063

BCLJ: September 8, 15, & 22, 2023

Estate of: Jerry L Potts
 Late of: Butler Township PA
 Administrator: Jeanne S Guy
 147 Bearcreek Road
 Prospect PA 16052
 Attorney: Jason A Medure
 Medure Bonner Bellissimo LLC
 713 Wilmington Avenue
 New Castle PA 16101

BCLJ: September 8, 15, & 22, 2023

Estate of: Mary L Rieger
 a/k/a: Mary Lillian Rieger
 Late of: Franklin Township PA
 Executor: Leonard G Karch
 142 Hinchberger Road
 Butler PA 16002
 Attorney: James P Coulter
 Dillon McCandless King
 Coulter & Graham LLP
 128 West Cunningham Street
 Butler PA 16001

BCLJ: September 8, 15, & 22, 2023

Estate of: Barbara A Rock
a/k/a: Barbara Rock
a/k/a: Barb Rock
a/k/a: Barbara Ann Rock
 Late of: Cherry Township PA
 Executor: Jennifer J Soose
 225 Caravan Ln
 Butler PA 16001
 Attorney: Amy E Molloy
 Molloy Law LLC
 15 Woodland Center Dr
 PO Box 687
 Grove City PA 16127

BCLJ: September 8, 15, & 22, 2023
Estate of: Patrick J Spreng
Late of: Winfield Township PA
Executor: Harry R Spreng
5862 Valencia Road
Gibsonia PA 15044
Attorney: Paula J Willyard
Willyard Law Firm PC
347 N Pike Road
Sarver PA 16055

BCLJ: September 8, 15, & 22, 2023

Estate of: John Y Winberg Sr
Late of: Adams Township PA
Executor: Jacqueline N Berardini
122 Manor Drive
PO Box 306
Valencia PA 16059
Attorney: James S Vergotz Esq
9380 McKnight Road
Suite 106 Arcadia Court
Pittsburgh PA 15237

BCLJ: September 8, 15, & 22, 2023

Estate of: Carroll D Wood
Late of: Jackson Township PA
Administrator: Brandy L Young
230 Russell Road
Zelienople PA 16063
Attorney: Jason A Medure
Medure Bonner Bellissimo LLC
713 Wilmington Avenue
New Castle PA 16101

BCLJ: September 8, 15, & 22, 2023

Estate of: Margaret D Young
Late of: Oakland Township PA
Administrator: Debra E Young Podbros
477 Chicora Road
Butler PA 16001
Attorney: Armand R Cingolani lii
Cingolani & Cingolani
300 North McKean Street
Butler PA 16001

BCLJ: September 8, 15, & 22, 2023

THIRD PUBLICATION

Estate of: Phyllis M Bowser
a/k/a: Phyllis Bowser
a/k/a: Phyllis Marlene Bowser
Late of: Butler Township PA
Executor: Gary Robert Bowser

1124 Broadview Boulevard
Brackenridge PA 15014
Attorney: Matthew A Bole
Fiffik Law Group PC
Foster Plaza 7 Suite 315
661 Andersen Dr
Pittsburgh PA 15220

BCLJ: September 1, 8, 15, 2023

Estate of: Elmer A Covert
Late of: Butler Township PA
Executor: Scott E Covert
160 Bittle Road
Littlestown PA 17340
Attorney: Michael J Pater
Charlton Law
101 East Diamond Street Suite 202
Butler PA 16001

BCLJ: September 1, 8, 15, 2023

Estate of: Ann L Grom
Late of: Zelienople PA
Executor: William N Grom
9377 Highmeadow Road
Allison Park PA 15101
Attorney: John T Richards III
Richards & Richards LLP
101 Bradford Rd Ste 100
Wexford PA 15090

BCLJ: September 1, 8, 15, 2023

Estate of: Nancy Karch
a/k/a: Nancy Joan Karch
Late of: Summit Township PA
Executor: Leonard G Karch
142 Hinchberger Road
Butler PA 16002
Attorney: Lynn M Patterson
Stock & Patterson
106 South Main St, Ste 603
Butler PA 16001

BCLJ: September 1, 8, 15, 2023

Estate of: Harriett C McDonald
a/k/a: Harriett McDonald
Late of: Butler PA
Administrator C.T.A.: Robert H McDonald
30 Belmont Place
Madison AL 35756
Attorney: Amy E Molloy
Molloy Law LLC
15 Woodland Center Dr PO Box 687
Grove City PA 16127

BCLJ: September 1, 8, 15, 2023

Estate of: Francis A Mellish

a/k/a: Francis Mellish

Late of: East Butler PA
Administrator: Jesse Mellish
PO Box 319
East Butler PA 16029
Attorney: Lynn M Patterson
Stock & Patterson
106 South Main St, Ste 603
Butler PA 16001

BCLJ: September 1, 8, 15, 2023

Estate of: Richard J Miller

Late of: Buffalo Township PA
Executor: Jennifer M Busch
126 Lessig Road
Leechburg PA 15656
Attorney: John N Paz
Paz & Paz
543 East Tenth Avenue
Tarentum PA 15084

BCLJ: September 1, 8, 15, 2023

Estate of: Dorothy A Perka

a/k/a: Dorothy Perka

Late of: Buffalo Township PA
Executor: Thomas W Perka
114 Bison Court
Freeport PA 16229
Attorney: Gregory C Moore
Moore Becker Smarto & Acosta PC
121 West Second Street
Greensburg PA 15601

BCLJ: September 1, 8, 15, 2023

Estate of: Nina A Petrosky

Late of: Clinton Township PA
Administrator: David P Petrosky
119 Cherry Valley Road
Saxonburg PA 16056
Attorney: Michael J Pater
Charlton Law
101 East Diamond Street Suite 202
Butler PA 16001

BCLJ: September 1, 8, 15, 2023

Estate of: Loretta C Posch

a/k/a: Loretta C Coward

Late of: Cranberry Township PA
Executor: Lisa J Morgan
132 Bucks Rd
Cranberry Twp PA 16066

BCLJ: September 1, 8, 15, 2023

Estate of: Betty L Rinker

Late of: Cranberry Township PA
Executor: Lucinda B Tripp
26857 Lyndon
Redford MI 48239
Attorney: Ashley R Bozewski
Sherrard, German & Kelly, PC
535 Smithfield Street Suite 300
Pittsburgh PA 15222

BCLJ: September 1, 8, 15, 2023

Estate of: Brittany Martin Siebart

Late of: Cranberry Township PA
Administrator: Joan Martin Siebart
328 Old Babcock Trail
Gibsonia PA 15044
Administrator: John P Siebart
3641 Bay Creek Drive
Bonita Springs FL 34134
Attorney: Mary Jo Dillon
Dillon McCandless King
Coulter & Graham LLP
128 West Cunningham Street
Butler PA 16001
Attorney: Michael E Hoover
Diefenderfer Hoover & Wood LLP
310 Grant Street Suite 1420
Pittsburgh PA 15219

BCLJ: September 1, 8, 15, 2023

Estate of: Kenneth W Speer

a/k/a: Kenneth Wayne Speer

Late of: Harrisville PA
Executor: Jeffrey A Speer
414 South Church Street
Harrisville PA 16038
Attorney: Ronald W Coyer
SR Law LLC
631 Kelly Blvd PO Box 67
Slippery Rock PA 16057

BCLJ: September 1, 8, 15, 2023

Estate of: Jack L Turban Jr

a/k/a: Jack Lewis Turban Jr

Late of: Jackson Township PA
Executor: Marcia A Turban
277 McGill Rd
Zelienople PA 16063
Attorney: Steven T Casker
Lope Casker & Casker
207 East Grandview Ave
Zelienople PA 16063

BCLJ: September 1, 8, 15, 2023

TRUST NOTICE

The **MURPHY FAMILY TRUST**, dated June 7, 2017, having a situs of the City of Butler, Butler County, Pennsylvania.

The Trustee, Nancy D. Daw, of the Murphy Family Trust, dated June 7, 2017, hereby gives notice that the Trust is in the legal process of dissolving. All persons having claims against the Murphy Family Trust, dated June 7, 2017, are requested to make same known to the Trustee or to the Attorney named below. All persons indebted to the Murphy Family Trust, dated June 7, 2017, are requested to make payment without delay to the Trustee or the Attorney named below.

NANCY D. DAW, TRUSTEE
205 Bartley Avenue
Butler, Pennsylvania 16001

ATTORNEY MICHAEL J.PATER
CHARLTON LAW
101 East Diamond Street, Suite 202
Butler, PA 16001

BCLJ: September 15, 22 & 29, 2023

TRUST ADMINISTRATION

NOTICE is hereby given of the administration of the **John E. Kollek and Sara F. Kollek Living Trust dated January 15, 2004**. Sara F. Kollek, Grantor of the trust, of Evans City, Butler County, Pennsylvania, died on June 24, 2023. All persons having claims against Sara F. Kollek are requested to make known the same to the trustee or attorney named below. All persons indebted to Sara F. Kollek are requested to make payment without delay to the trustee or attorney named below.

Todd E. Kollek, Trustee
c/o Amy D. Rees, Esquire
Sechler Law Firm LLC
20206 Route 19, Suite 300
Cranberry Twp, PA 16066

Amy D. Rees, Esquire
Sechler Law Firm LLC
20206 Route 19, Suite 300
Cranberry Twp, PA 16066

BCLJ: September 8, 15 & 22, 2023

TRUST NOTICE

The **PYLES FAMILY REVOCABLE LIVING TRUST DATED FEBRUARY 28, 2008 AND AMENDED APRIL 22, 2019**, late of Zelenople, Butler County, Pennsylvania.

The Trustee named below hereby gives notice that Patricia A. Pyles, Grantor of the Pyles Family Revocable Living Trust dated February 28, 2008 and Amended April 22, 2019 died on July 18, 2023. All persons having claims against the same will present them for payment, duly authenticated; and those indebted thereto, will please make immediate payment to:

Kristina V. Pyles, Successor Trustee
c/o Charlton Law
617 South Pike Road
Sarver, PA 16055

BCLJ: September 1, 8, 15, 2023

FICTITIOUS NAME NOTICE

NOTICE IS HEREBY GIVEN , pursuant to the provisions of Act of Assembly No.295, effective March 16, 1983, as amended, of intention to file in the office of the Department of State of the Commonwealth of Pennsylvania, Harrisburg, Pennsylvania on the 2nd day of September, 2023 an application for the conduct of a business in Butler County, Pennsylvania, under the assumed or fictitious name, style or designation of: **Taylor Ted and Creations** with its principal place of business at 155 Keck RD Sarver, PA 16055. The name(s) and address(es) of the person(s) owning or interested in said business is (are): Taylor M. Lucas, 108 E Redoak Ct Saxonburg, PA 16056.

BCLJ: September 15, 2023

NOTICE OF SALE REGARDING MOTION FOR SALE OF REAL PROPERTY FREE AND CLEAR OF ALL LIENS, CLAIMS AND ENCUMBRANCES

To: Respondents and all Creditors and Parties in Interest of the above-named Debtor:

NOTICE IS HEREBY GIVEN THAT Grace Youth and Family Foundation, Debtor, has filed a Motion for Sale of Real and Personal Property Free and Clear of All Liens, Claims and Encumbrances (the "Sale Motion") through which it seeks authority to sell the following Real Property, as follows:

1. The Property known as 100 Center Avenue, Butler, Pennsylvania, 16001, which is comprised of the tax identification numbers of 562-5-120A, 562-5-120B and 562-5-121.

2. The sale includes the sale of the following personal property:

- a. Café furniture and equipment;
- b. Furniture located on the third floor of the building;
- c. Kitchen equipment;
- d. The sound system and staging; and
- e. The 2nd floor program office furniture and reception furniture.

3. The Real Property is owned by the Debtor. All creditors which may hold a lien, claim or encumbrance on the Real Property are named as Respondents herein.

4. The Debtor entered into a *Contract for the Purchase and Sale of Real Property* (the "Agreement") dated August 15, 2023, with Non Profit Development Corporation, Inc., ("the Purchaser") for the Purchase Price of \$375,000.00

5. A hearing will be held on September 26, 2023, at 10:00 a.m., before Judge Jeffery A. Deller via the Zoom Video Conference Application ("Zoom"). To participate in and join a Zoom Hearing, please initiate and use the following link at least ten (10) minutes prior to the scheduled Zoom Hearing time: <https://www.zoomgov.com/j/16009283473>, or alternatively, you may use the following Meeting ID: 160 0928 3473. All participants are required to appear by Zoom and must comply with the Notice of Temporary Modification of Procedures Before the Honorable Jeffery A. Deller For Matters Scheduled On or After January 1, 2021

("Judge Deller's Zoom Procedures"), which can be found on the Court's website at <http://www.pawb.uscourts.gov/content/judge-jeffery-deller>. Persons without video conferencing capabilities must immediately contact Chambers staff at (412) 644-4710 to make alternative arrangements. Absent emergency circumstances, such arrangements must be made no later than three (3) business days prior to the hearing.

6. Arrangements for inspection prior to said sale hearing may be made with counsel for the Debtor, David L. Fuchs, 554 Washington Ave., First Floor, Carnegie, PA 15106, P: (412) 223-5404, E: dfuchs@fuchslawoffice.com.

David L. Fuchs
Fuchs Law Office, LLC
554 Washington Ave., First Floor
Carnegie, PA 15106

BCLJ: September 15, 2023

**OFFICIAL NOTICE
WESTERN BUTLER
COUNTY AUTHORITY**

PUBLIC NOTICE IS HEREBY GIVEN that Western Butler County Authority, Butler County, Commonwealth of Pennsylvania, intends to file Articles of Amendment with the Secretary of the Commonwealth of Pennsylvania in order to extend the term of the Authority for an additional 50 years, pursuant to the provisions of the Municipal Authorities Act, as Amended.

Western Butler County Authority has a registered address at:

Western Butler County Authority
607 Market Street
Zelienople, PA 16063.

The Articles of Amendment will be filed with the Secretary of the Commonwealth of Pennsylvania no sooner than three (3) days after the publication of this notice.

Matthew D. Racunas, Esquire
Solicitor, Western Butler County Authority

BCLJ: September 15, 2023

IN THE COURT OF COMMON PLEAS OF BUTLER COUNTY PENNSYLVANIA

**NO. 2020-10136
CIVIL ACTION**

Bayview Loan Servicing LLC
Plaintiff,
vs.
Douglas A. Cihonski; Teresa Wilson;
Defendant(s).

NOTICE TO DEFEND

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, TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

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

OFFICE OF PROTHONOTARY,
BUTLER COUNTY
BUTLER COUNTY
GOVERNMENT CENTER
124 WEST DIAMOND STREET
BUTLER, PA 16001
(724) 284-5214

BUTLER COUNTY BAR ASSOCIATION
240 S. MAIN STREET
BUTLER, PA 16001
(724) 841-0130

Submitted by:
Albertelli Law
Roger Fay, Esq.

14000 Commerce Parkway, Ste H
Mt. Laurel, NJ 08054
(856) 724-1888
File No. 229748

BCLJ: September 15, 2023

IN THE COURT OF COMMON PLEAS OF BUTLER COUNTY, PENNSYLVANIA

**CIVIL DIVISION
MsD No. 2023-40224**

IN RE: 1969 VOLKSWAGEN KARMANN GHIA incorrectly titled as a 1964 Volkswagen Karmann Ghia

**VEHICLE IDENTIFICATION NUMBERS:
633877 (1964, incorrect)
149435112 (1969, correct)**

ORDER OF COURT

AND NOW, this 25th day of August, 2023, in light of the filing of Petitioner, Jerome E. Niklaus, Petition for Involuntary Transfer of Vehicle Title, requesting to correct the Title to a certain Volkswagen Karmann Ghia, from an allegedly incorrect manufacture date of 1964, and a Vehicle identification number of: 6338777, to a correct manufacture date of 1969, and a correct Vehicle Identification Number of 149435112.

The Court has set October 24, 2023 at 9:45 AM in Courtroom #3 of the Butler County Government Center as the time and place for a hearing on said Petition, when and where all interested parties may appear and show cause, if any, why the request of the petitioner should not be granted.

BCLJ: September 15, 2023