

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

BAUCOM, JANE R., late of North Strabane Township, Washington Co., PA; Executrix: Mandy R. Carragher, 1420 Mohican Drive, Mt. Lebanon, PA 15228; Attorney: James J. Bowman, 429 Washington Ave., Suite 1, Bridgeville, PA 15017

BEELER, GAIL L., a/k/a **FLORENCE GAIL BEELER**, late of City of Washington, Washington Co., PA; Executor: Bernard D. Rush, 1197 Route 519, Eighty Four, PA 15330; Attorney: Keith A. Bassi, Bassi, Vreeland & Associates, P.C., 111 Fallowfield Avenue, PO Box 144, Charleroi, PA 15022

CAMPBELL, CAROLYN D., a/k/a **CAROLYN CAMPBELL**, late of South Strabane Township, Washington Co., PA; Executor: William M. Campbell, 349 Woodside Dr., Washington, PA 15301; Attorney: Kenneth L. Baker, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

ELLIS, MURIEL HORNER, a/k/a **MURIEL H. ELLIS**, late of South Strabane Township, Washington Co., PA; Executrix: Mona Ellis Canfield, 859 Horner Drive, Washington, PA 15301; Attorney: Kenneth L. Baker, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

HAMPSON, WILLA J., a/k/a **WILLA JEAN HAMPSON** a/k/a **WILLA**

HAMPSON, late of Burgettstown, Washington Co., PA; Executor: George Froats, c/o Peter K. Darragh, PO Box 435, Hickory, PA 15340; Attorney: Peter K. Darragh, PO Box 435, Hickory, PA 15340

HUTTER, MARY KATHERINE, a/k/a **MARY L. HUTTER**, late of Amwell Townsjip, Washington Co., PA; Administratrix: Tina R. Hutter, 2305 S. Bridge Road, Washington, PA 15301; Attorney: Belinda Dumire Attwood, 30 East Beau St., Suite 500, Washington, PA 15301

KOVACH, JOHN E., late of West Bethlehem Township, Washington Co., PA; Executrix: Barbara A. Hines, 87 Highland Ridge Road, Marianna, PA 15345; Attorney: James P. Shields, 109 VIP Dr., Suite 102, Wexford, PA 15090

LONG, MAUDE K., late of Mt. Pleasant Township, Washington Co., PA; Executrix: Hope N. Tauch, 3020 Shoreline Lane, McDonald, PA 15057; Attorney: J. Lynn DeHaven, Goldfarb, Posner, Beck, DeHaven & Drewitz, 26 South Main St., Washington, PA 15301

SMITH, SARAH JANE, late of McDonald Borough, Washington Co., PA; Executrix: Anne Myers, 5 Johnston Road, McDonald, PA 15057; Attorney: Daniel F. Bekavac, Jr., 400 Market St., Elizabeth, PA 15037

WAUGH, CHARLES, a/k/a **CHARLES T. WAUGH**, late of Fredericktown, Washington Co., PA; Executrix: Sara K. Zemba, 5804 Accomac St., Springfield, VA 22150; Attorney: William E. Speakman, Jr., Speakman, Riethmuller & Allison, 30 East Beau St., Suite 430, Washington, PA 15301

SECOND PUBLICATION

ANGERMAN, VELMA J., late of Monongahela, Washington Co., PA; Executrix: Jane Baran-Cummings, 625 Decker St., Monongahela, PA 15063

BROZIER, REGIS A., late of Independence Township, Washington Co., PA; Executrix: Holly Onopiuk, 84 Baker Road, McDonald, PA 15057; Attorney: J. Lynn DeHaven, Goldfarb, Posner, Beck, DeHaven & Drewitz, 26 South Main St., Washington, PA 15301

COLANTONI, WILLIAM, late of North Franklin Township, Washington Co., PA; Executor: William Colantoni, Jr., 24 Thornwood Court, Moline, IL 61265; Attorney: J. Lynn DeHaven, Goldfarb, Posner, Beck, DeHaven & Drewitz, 26 South Main St., Washington, PA 15301

DANLEY, EMMA K., a/k/a **EMMA KAY DANLEY** a/k/a **EMMA DANLEY**, late of Canonsburg, Washington Co., PA; Administrator: Dana V. Danley, Jr., 514 Giffin Ave., Canonsburg, PA 15317; Attorney: Eva P. Hershey, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

FLEISCHMANN, ARLENE, late of McMurray, Washington Co., PA; Administrator: John Wilson, PO Box 452, Bridgeville, PA 15017; Attorney: Michael J. DeRiso, 1801 Law & Finance Bldg., 429 Fourth Ave., Pittsburgh, PA 15219

GLOVER, JOHN W., late of North Stragane Township, Washington Co., PA; Executor: Hugh Jackson Glover, 880 Carol Drive, Canonsburg, PA 15317; Attorney: Susan Mondik Key, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

HILLIER, JOY CAROL, late of East Bethlehem Township, Washington Co., PA; Executor: Walter W. Hillier, c/o

Watson Mundorff Gbrooks & Sepic, LLC, 720 Vanderbilt Rd., Connellsville, PA 15425; Attorney: Watson Mundorff Brooks & Sepic, 720 Vanderbilt Road, Connellsville, PA 15425

KRIZAY, LUDWIG C., a/k/a **LUDWIG CHARLES KRIZAY**, late of Washington, Washington Co., PA; Executrix: Theresa A. Serniak, 5769 Montville Dr., McDonald, PA 15057; Attorney: Thomas O. Vreeland, Bassi, Vreeland & Associates, P.C., 62 East Wheeling St., Washington, PA 15301

PELLEGRINI, KATHLEEN, late of Borough of New Eagle, Washington Co., PA; Executrix: Patrice R. Rice, 101 Nantucket St., Monongahela, PA 15063; Attorney: Herman J. Bigi, 337 Fallowfield Ave., Charleroi, PA 15022

TINKEY, SARAH C., a/k/a **SARAH L. TINKEY** a/k/a **SARAH LOUISE TINKEY**, late of Buffalo Township, Washington Co., PA; Executor: Michael G. Brownlee, 1092 South Sunset Beach Road, Claysville, PA 15323; Attorney: John A. Rodgers, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

SECOND PUBLICATION

ALLEN, JR., WILLIAM D., late of North Strabane Township, Washington Co., PA; Executrix: Lisa M. Allen, 208 Fieldbrook Drive, Canonsburg, PA 15317; Attorney: Cary D. Jones, Marriner, Jones & Fitch, 30 East Beau St., Suite 800, Washington, PA 15301

BANDRANKE, JOSEPHINE I., late of Elco, Washington Co., PA; Executor: Frank D. Bandranke, 7483 Pineland Court, Waterford, MI 48327; Attorney: Lisa J. Buday, PO Box 488, California, PA 15419

BEBO, ANNA, late of Smith Township, Washington Co., PA; Executor: James

Bebo, PO Box 51, Atlasburg, PA 15004;
Attorney: Stephanie M. Sewak, 11 East Beau Street, Washington, PA 15301

CRAWFORD, EDWARD ALLEN, a/k/a **EDWARD ALLAN CRAWFORD**, late of Chartiers Township, Washington Co., PA; Administratrix: Nancy J. Crawford, PO Box 139, Meadow Lands, PA 15347

DEROSE, EVELYN J., a/k/a **EVELYN JUNE DEROSE**, late of Washington, Washington Co., PA; Executor: James F. Gregg, 1725 South Main St., Washington, PA 15301; Attorney: Peter Smith, Sr., Southpointe, Plaza I, Ste 450, 400 Southpointe Blvd., Canonsburg, PA 15317

FERNANDEZ, ADELE M., late of Long Branch Borough, Washington Co., PA; Executor: John V. Fernandez, 16481 N67th Lane, Peoria, AZ 85382; Attorney: Herman J. Bigi, 337 Fallowfield Ave., Charleroi, PA 15022

JANOSKI, GUSTY C., late of Washington, Washington Co., PA; Administratrix DBNCTA: Eliza D. Janoski, 481 Rural Valley Road, Claysville, PA 15323; Attorney: E. J. Julian, 71 N. Main St., Washington, PA 15301

MANNARINO, WILMA BONNIE, late of Charleroi, Washington Co., PA; Executrix: Gena Marie Pearson, 16110 Jerald Road, Laurel, MD 20707; Attorney: Dennis R. Paluso, 230 Fallowfield Avenue, Charleroi, PA 15022

MINOR, ELBERT E., late of Morris Township, Washington Co., PA; Administratrix: Betty J. Fisher, 314 S Bridge Road, Prosperity, PA 15329; Attorney: Stephanie M. Sewak, 11 East Beau St., Washington, PA 15301

PECHARKA, SR., GEORGE J., a/k/a **GEORGE PECHARKA** a/k/a **GEORGE PECHARKA, SR.**, late of Canonsburg, Washington Co., PA; Executor: George J. Pecharka, Jr., 476 Barnickel St., Meadowlands, PA 15347; Attorney: John T. Hofrichter, 144 North Main St., Washington, PA 15301

PENVOSE, MARY ANN, late of Chartiers Township, Washington Co., PA; Executrix: Bonnie Frameli, 110 Ridge Avenue, Rices Landing, PA 15357; Attorney: David F. Pollock, Pollock Morris LLC, 54 South Washington St., Waynesburg, PA 15370

RAMEAS, YVONNE B., late of Peters Township, Washington Co., PA; Executor: Peter Clyde Papadakos, 109 Lindberg Dr., McKeesport, PA 15132; Attorney: Peter Clyde Papadakos, 109 Lindberg Dr., McKeesport, PA 15132

ROMAN, NATHAN T., a/k/a **NATHAN ROMAN**, late of Washington, Washington Co., PA; Administrator: Thomas D. Roman, 227 Hutchinson Ave., Canonsburg, PA 15317; Attorney: Jana Phillis Grimm, Eckert Seamans Cherin & Mellott, LLC, 1001 Corporate Dr., Ste 200, Canonsburg, PA 15317

SMALLWOOD, SARAH, a/k/a **SARA S. SMALLWOOD** a/k/a **SARA V. SMALLWOOD**, late of California Borough, Washington Co., PA; Executors: Frank G. Startare, Sr., 2878 Box 54, Beallsville, PA 15313; Arta S. Fox, 149 Crossridge Road, Charleroi, PA 15022; Attorney: Matthew J. Madvay, Washington Trust Bldg., 30 E. Beau St., Suite 617, Washington, PA 15301

STILWELL, SR., DENNIS E., a/k/a **DENNIS E. STILWELL** a/k/a **DENNIS STILWELL**, late of Centerville Borough, Washington Co.,

Pennsylvania, at Harrisburg, on the 12th day of April, 2013, for the conduct of a business in Washington County, Pennsylvania, under the assumed or fictitious name, style or designation of **IN ORDER CONSULTING & DESIGN** with its principal place of business at 326 Buffalo Ridge Road, McMurray, PA 15317.

The name(s) and/or address(es) of all persons owning or interested in said business: Kristen Shepardson. 2)45-1

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, on the 17th day of May, 2013, for the conduct of a business in Washington County, Pennsylvania, under the assumed or fictitious name, style or designation of **WASHINGTON JAZZ ORCHESTRA** with its principal place of business at 11 Ranch Road, Eighty Four, PA 15330.

The name(s) and/or address(es) of all persons owning or interested in said business: David C. Sphar, 11 Ranch Road, Eighty Four, PA 15330.

Leigh Lyons, Esq.
Neighborhood Attorneys
8 East Pine Ave.
Washington, PA 15301 2)45-1

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 **JFW DESIGNS** with its principal place of business at 118 Alyson Dr., McMurray, PA 15317.

The name(s) and/or address(es) of all persons owning or interested in said business: Julie Ferrari Weyers. 2)45-1

CERTIFICATE OF MERGER

NOTICE is hereby given that Articles/Certificate of Merger-Domestic Non-Profit Corporation were filed with and approved by the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, on the 19th day of April, 2013, for the purpose of merging the corporation of **ALLENPORT VOLUNTEER FIRE DEPARTMENT** into the surviving corporation of **STOCKDALE VOLUNTEER FIRE DEPARTMENT**, organized under the Pennsylvania Non-Profit Corporation Law of 1988, with a purpose to engage in any lawful acts for which corporations may be incorporated under the Non-Profit Corporation Law.

Kim Ross Houser, Esq.
Mears, Smith, Houser & Boyle, P.C.
127 North Main St.
Greensburg, PA 15601 2)45-1

SHERIFF SALES

Sheriff Sale List

<u>Sale#</u>	<u>PlavDef</u>	<u>Property Location</u>
2010-314Residential Credit Solutions v. Powell	Union Township	
2013-416Bank of America v. Lohr	North Strabane Township	
2012-485Midfirst Bank v. Michael.....	Borough of North Charleroi	
2013-830Capital One v. Marano	Peters Township	
2013-954EverBank v. VanKirk	City of Washington	
2013-1062...Federal Home Loan Mtg. v. Killmeyer....	Ellsworth	
2013-1065...US Bank v. Monaghan	Speers Borough	
2010-1080...US Bank v. Hammond	South Strabane Township	
2013-1228...EverBank v. Nolan	City of Washington	
2009-2310...Deutsche Bank v. Skaff.....	Peters Township	
2012-3447...Volt Asset Holdings v. Frazier.....	East Washington	
2012-4172...Bank of America v. Guiddy	SmitjhTownship	
2010-4447...First Horizon Home Loans v. Harrington.	Midway Borough	
2010-4473...Slovenian Savings & Loan v. Fleehser	Cecil Township	
2012-6560...Branch Banking & Trust v. Vann	Borough of Donora	
2010-6605...Bank of America v. Elder	Mt. Pleasant Township	
2009-6929...Nationstar Mortgage v. Ghelarducci	McDonald	
2012-6942...US Bank v. Elkins.....	Township of Union	
2012-7618...US Bank v. Hatfield	Canonsburg	
2009-8628...Bank of New York v. Watko	Speers Borough	
2011-9231...Citimortgage v. Deems	North Strabane Township	
2010-9241...Citimortgage v. Borne.....	Peters Township	
2008-9457...US Bank v. Johnson	Mt. Pleasant Township	

**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, July 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, July 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, July 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 No. 2010-314

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2010-314 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 JULY 5, 2013

Residential Credit Solutions, Inc. Use Plaintiff V. Christine Powell and Richard Powell, Defendants

ALL THAT CERTAIN tract of land, situate in **Union Township**, Washington County, Pennsylvania. Premises being known as: 148 Coal Bluff Road, Finleyville, Pennsylvania 15332 Tax ID #: 640-008-00-00-0066-01

SHERIFF'S SALE 2013-1062

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-1062 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 JULY 5, 2013

FEDERAL HOME LOAN MORTGAGE CORPORATION, Plaintiff, vs. FREDERICK H. KILLMEYER AND ZENAIDA KILLMEYER A/K/A ZELINDA KILLMEYER, Defendants.

ALL THE RIGHT, TITLE, INTEREST AND CLAIMS OF FREDERICK H. KILLMEYER AND ZENAIDA KILLMEYER A/K/A ZELINDA KILLMEYER, OF, IN AND TO THE FOLLOWING DESCRIBED PROPERTY: ALL AT CERTAIN PARCEL SITUATE IN THE BOROUGH OF ELLSWORTH, WASHINGTON COUNTY, PENNSYLVANIA, BEING MORE FULLY DESCRIBED IN INSTRUMENT NUMBER 200347302. HAVING ERECTED THEREON A PROPERTY KNOWN AS 130 SOUTH PINE STREET, ELLSWORTH, PA 15314 WASHINGTON COUNTY TAX PARCEL I.D. NO.: 310-025-00-02-0015-00

SHERIFF'S SALE No. 2012-485

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-485 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 JULY 5, 2013

MIDFIRST BANK, PLAINTIFF VS. JESSICA R HAMRIC AND BRANDON T. MICHAEL, KNOWN HEIRS OF JANIS L. MICHAEL DECASED, AND THE SECRETARY OF HOUSING AND

**URBAN DEVELOPMENT,
DEFENDANT(S)**

ALL THAT CERTAIN parcel of land situate in the **Borough of North Charleroi**, Washington County, Pennsylvania, being Lot No. 20 in Block No. 12, Lock View Plan of Lots, laid out by the North Charleroi Land Company, recorded in the Washington County Plan Book Volume 2, at page 132, and having thereon erected a dwelling house known as: 441 CONRAD AVENUE NORTH CHARLEROI, PA 15022-2225 TAX PARCEL: 500-001-00-04-0018-00 Reference Washington County Deed Book 2464 Page 617. TO BE SOLD AS THE PROPERTY OF JESSICA R. HAMRIC AND BRANDON T. MICHAEL, KNOWN HEIRS OF JANIS L. MICHAEL DECEASED, ON JUDGMENT NO. 20 12-485

9605 Parcel No. 520-015-02-05-0003-00
(Acreage or Street address)
Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$65,150.29

SHERIFF'S SALE No. 2013-830

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-830 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 JULY 5, 2013

Capital One, N.A., as successor by merger to ING Bank, FSB V. Marna Marano

PROPERTY OF: MARNA MARANO
EXECUTION NO.: 2013-830
JUDGMENT AMOUNT \$85,350.71
ATTORNEY: Stern & Eisenberg, PC,
410 The Pavilion, Jenkintown, PA
19046(215)572-8111 All the right, title
and interest and claim of MARNA P
MARANO of, in and to: SHORT
Description- All that certain
Condominium known as Unit No- 20-E
of Quail Run Plan, Phase II situate in the
Township of Peters, Washington
County, having erected a three bedroom
Unit in the Condominium heretofore
known as 121 Brooke Drive, Venetia,
PA 15367.

SHERIFF'S SALE No. 2010-1080

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2010-1080 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and

owner(s) of property situate in the **TOWNSHIP OF NORTH STRABANE, COUNTY OF WASHINGTON**, Commonwealth of Pennsylvania, being 193 WYLIE AVENUE, STRABANE, PA 15363-

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 JULY 5 2013

U.S. Bank National Association as Trustee for Structured Asset Securities Corporation, Mortgage Pass-through Certificates, Series 2005-RMS1, Plaintiff v. MICHAEL D. HAMMOND Defendant(s)

By virtue of a Writ of Execution filed to No. C-63-CV-2010-01080, U.S. Bank National Association as Trustee for Structured Asset Securities Corporation, Mortgage Pass-through Certificates, Series 2005-RMS1 v. MICHAEL D. HAMMOND, owners of property situate in **Township of South Strabane**, Washington County, Pennsylvania, being 1392 East Beau Street, Washington, PA 15301. Assessment Map No.: 600-007-04-02-0020-00 and 600-007-04-02-0018-01 Assessed Value Figure: 15,857.00 Judgment Amount: \$251,358.45 Improvements-Thereon: Residential property

SHERIFF'S SALE No. 2009-2310

By virtue of a WRIT OF EXECUTION MORTGAGE FORECLOSURE No. 2009-2310 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 JULY 5, 013

DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR LONG BEACH MORTGAGE

**LOAN TRUST 2006-10,7255
Baymeadows Way, Jacksonville, FL
32256 vs MEAGAN C. SKAFF -
DANIEL I. SKAFF 119 Bremen Lane,
Canonsburg, PA 15317**

All that certain lot or piece of ground situate in the **Township of Peters**, County of Washington and Commonwealth of Pennsylvania, being known as lot 1124-R in the Crossgates Plan NO. 11 Revised as recorded in the Recorder's Office of Washington County, PA in Plan Book Volume 21, page 482. TAX PARCEL #540-007-17-00-0032-00 BEING KNOWN AS: 119 Bremen Lane, Canonsburg, PA 15317

SHERIFF'S SALE No. 2012-4172

By virtue of a WRIT OF EXECUTION-MORTGAGE FORECLOSURE No. 2012-4172 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 JULY 5, 013

BANK OF AMERICA, NA. 7105 Corporate Drive PTXB-209 Plano, Tx 75024 vs. JOSEPH GUIDDY, JR., 11 Grace Street, Slovan, PA 15078

All that certain lot or piece of ground situate in the **Township of Smith**, County of Washington, and Commonwealth of Pennsylvania, known and designated as Lots Nos. 65 and 66 in a plan of lots laid out by Samuel Samoiloff, Widower, called Dunbar Plan, recorded in the Recorder's Office of Washington County, Pennsylvania in Plan Book Volume 4, pages 86 & 87, bounded and described as follows, to wit: BEGINNING at a point on the west

side of Grace Street at the Northeast corner of Lot No. 67 and running in a northerly direction along said street 70 feet to Lot No. 64; thence in a westerly direction along said Lot, 115 feet to an alley; thence in a southerly direction along said alley, 70 feet to Lot No. 67; thence in an easterly direction along said lot. 115 feet to the point of beginning.
PARCEL#: 570-023-02-03-0012-00

SHERIFF'S SALE No. 2010-4447

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2010-4447 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 JULY 5, 2013

FIRST HORIZON HOME LOANS, A DIVISION OF FIRST TENNESSEE BANK NATIONAL ASSOCIATION F/K/A FIRST HORIZON HOME LOAN CORPORATION V. TARA A. HARRINGTON A/K/A TARA HARRINGTON

owner(s) of property situate in the **BOROUGH OF MIDWAY**, WASHINGTON County, Pennsylvania, being 304 PROSPECT STREET, MIDWAY, PA 15060-1154 Parcel No. 410-002-00-01-0002-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$138,262.21.

SHERIFF'S SALE No. 2010-4473

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2010-4473 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 JULY 5, 2013

SLOVENIAN SAVINGS AND LOAN ASSOCIATION OF CANONSBURG, PENNSYLVANIA, Plaintiff vs. DENNIS FLEEHHER, SR. and RAMONA FLEEHHER, husband and wife, Defendants

ALL that certain parcel of land situate in **Cecil Township**, Washington County, Pennsylvania, more particularly bounded and described as follows, to wit: BEGINNING at a point in the public road leading from the Village of Muse to the Village of Bishop, said point being common to lands now or formerly of George Fleehher, et ux., land now or late of John Vidmer and the parcel herein described; thence from the point at the place of beginning and along lines now or late of John Vidmer, North $0^{\circ} 48'$ West 167 feet to a post on line of lands now or late of Kaufmann; thence along line of last mentioned lands, North $88^{\circ} 39'$ East 146.12 feet to a post on line of lands now or late of Carl Ventresca; thence through the larger tract of which the tract herein described is a part, South $31^{\circ} 40'$ East 361.6 feet to a point; thence still through said larger tract, South $77^{\circ} 54'$ West 190 feet to a point in the aforesaid road; thence in said road, North $12^{\circ} 6'$ West 11.60 feet to a point in said road; thence still in said road, North $25^{\circ} 46'$ West 88.20 feet to a point in said road; thence still in said road, north $46^{\circ} 8'$ West 140.20 feet to a point in said road, the place of beginning. Containing an area of 1.2 acres, more or less, according to a survey of Paul R.

Couderc, Registered Surveyor of McDonald, Pennsylvania, made in February 1959.

BEING the same property conveyed to the Mortagors by the deed of George Fleehar and Marian Fleehar, husband and wife, dated September 2, 2004 and recorded in the office of the Recorder of Deeds for Washington County, Pennsylvania as Instrument No. 200429805. UNDER-AND SUBJECT to any and all exceptions, reservations, conditions, easements, rights of way and protective covenants as the same may appear of record in the chain of title. HAVING A MAILING ADDRESS OF: 596-602 BISHOP MUSE ROAD, CECIL, PA 15321. TAX PARCEL ID NUMBER: 140-006-00-00-0044-00

SHERIFF'S SALE No. 2008-9457

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-6560 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 JULY 5, 2013

BRANCH BANKING AND TRUST COMPANY 6th Floor 301 College Street Greenville, SC 29601 vs. **COREY B. VANN & COREY VANN, DANA Y. VANN A/K/A DANA VANN**, 323 2nd Street Donora, PA 15033

ALL that certain lot or parcel of ground situate in the **Borough of Donora**, Washington County, Pennsylvania, bounded and described as follows: BEING Lot Number 15 in Block Number

15, lying between Willow Alley and Cherry Alley, fronting on Second Street thirty-six (36) feet and running back preserving the same width, a distance of One Hundred Seventy (170) feet to Rod Alley. EXCEPTING and reserving all the natural gas and oil underlying the said land, but no wells shall be drilled on the same for either. HAVING Parcel I.D. Number: 240-029-00-02-0006-00. 323 2nd Street, Donora, PA 15033

SHERIFF'S SALE No. 2008-9457

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2008-9457 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 JULY 5, 2013

U. S. BANK NATIONAL ASSOCIATION AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION AS TRUSTEE AS SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CERTIFICATEHOLDERS OF BEAR STEARNS ASSET BACKED SECURITIES I LLC, ASSET BACKED-CERTIFICATES, SERIES 2005-ECI PO Box 293150 Lewisville, TX 75029 vs. CANDY JOHNSON & JASON JOHNSON, - 54 Fort Cherry Road, McDonald, PA 15057

ALL that certain piece or parcel of land situate in the **Township of Mt. Pleasant**, Washington County, Pennsylvania, being bounded and described as follows: BEGINNING at an

iron pin at the corner of land late of Phillip Baner, now of Frank and Esther Libert; thence along State Highway Route Number 62069, North 58 degrees 30 minutes East, a distance of 179.35 feet to an iron pin at the corner of land of Leo Tamulinas and Frances Tamulinas; thence through lands of Leo Tamulinas and Frances Tamulinas, South 9 degrees 30 minutes East, a distance of 218 feet to a point; thence South 83 degrees 30 minutes West, 175.10 feet to a point along line or lands late of Philip Bauer, now of Frank and Esther Libert; thence along Libert line, North 6 degrees 30 minutes East, a distance of 142.40 feet to an iron pin, the place of beginning.

BEING THE SAME PREMISES BY DEED, DATED 09/01/2005, GIVEN BY ANITA K. CUNNINGHAM, SINGLE TO JASON JOHNSON AND CANDY JOHNSON, HIS WIFE AND RECORDED 09/19/2005 INSTRUMENT #200530890. Tax Parcel No. 460-020-05-00-0002-00 BEING KNOWN AS 54 FORT CHERRY ROAD, MCDONALD PA 15057

SHERIFF'S SALE No. 2010-6605

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2010-6605 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 JULY 5, 2013

**BANK OF AMERICA, N.A.
SUCCESSOR BY MERGER TO BAC
HOME LOANS SERVICING, LP V.
GARY K ELDER**

owner(s) of property situate in the TOWNSHIP OF MOUNT

PLEASANT, Washington County, Pennsylvania, being (Municipality) 185 DOGWOOD STREET, WESTLAND, PA 15378 Parcel No. 460-009-01-02-0010-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$145,964.07

SHERIFF'S SALE 2012-3447

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-3447 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 JULY 5, 2013

VOLT Asset Holdings NPL3, PLAINTIFF vs. Est. Bernice Frazier a/k/a Bernice J. Frazier a/k/a Bernice Janet Frazier, deceased, and all known and unknown individuals, heirs, successors, assigns, business entities, non-profit entities, and/or charitable entities having and/or claiming any right, title, and/or interest therein, therefrom, and/or thereunder, 665 Lemoyne Avenue, Washington, PA 15301; Kimberlly J. Freno, solely as Heir and Administratrix CTA to the Estate of Bernice Frazier a/k/a Bernice J. Frazier a/k/a Bernice Janet Frazier, deceased c/o Patrick C. Derrico, Esquire, 30 East Beau St., Washington, PA 15301, Defendants

All those two certain lots or pieces of ground situate in the Borough of East Washington, County of Washington and Commonwealth of Pennsylvania. being known and designated as Lot No. 12 and 14 in Subdivision No. I of the Sheraton

Manor Plan of Lots as recorded in the Office of the Recorder of Deeds of Washington County, Pennsylvania in Plan Book Volume 7, pages 328 and 329. ALSO BEING KNOWN AS 665 Lemoyne Avenue, Washington, PA 15301; TAX PARCEL NO. 290-012-00-02-0010-00

IMPROVEMENTS consist of a one story brick dwelling with integral garage.

SEIZED AND TAKEN in execution as the property of Est. of Bernice Frazier a/k/a Bernice J. Frazier a/k/a Bernice Janet Frazier, deceased, and all known and unknown individuals, heirs, successors, assigns, business entities, non-profit entities, and/or charitable entities having and/or claiming any right title, and/or interest therein, therefrom, and/or thereunder as Judgment No. 2012-3447.

SHERIFF'S SALE No. 2013-1228

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-1228 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 JULY 5, 2013

EverBank, PLAINTIFF VS. Donna L. Nolan and Valerie Nolan DEFENDANTS

ALL THAT CERTAIN lot of ground situate in the **City of Washington**, Washington County, Commonwealth of Pennsylvania, Beginning at a point 118.64 feet East of the intersection of Hall and Church Avenues and at a post between lot now or formerly of D. B. Baker and Joseph A. Hepler; thence

Eastwardly along the Southern line of Hall Avenue 46.66 feet, more or less, to line now or formerly of William McCartney; thence South 97.67 feet to a point on line of Church Avenue; thence West 55.22 feet, more or less, to stake at lot now or formerly of D. B. Baker; thence North 70.25 feet to the place of beginning.

LESS AND EXCEPT that portion conveyed to the City of Washington by Declaration of Taking recorded in the Court of Common Pleas on March 14, 2000 at No. 2000-01169 and in the Recorder's Office at Instrument NO 200006252. TAX PARCEL: 720-008-00-01-0002-60, 153 Hall Avenue, Washington, PA 15301

SHERIFF'S SALE No. 2013-954

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-1228 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 JULY 5, 2013

EverBank PLAINTIFF vs. Celeste M. Van Kirk, DEFENDANT

ALL THAT CERTAIN property known and designated as Lot No. 1 in the Maple Hill Land Company's Subdivision of Lots 397 to 405 inclusive of the Clark Place Plan of Lots recorded in the Recorder's Office of Washington County, Pennsylvania, in Plan Book Volume 2, page 90, being previously described in prior deed of record as Lot No. 405 and the northerly part of Lot 404 in the Clark Place Plan of Lots in

the 7th Ward of the **City of Washington**, County of Washington, Pennsylvania, as said Plan is recorded in the Recorder's Office of Washington County in Plan Book Volume 2 Subject, however, to certain building restrictions, etc. and also subject to reservation of oil and gas, all as made of mentioned in deed of T. E. Barkley, et ux. to J. W. Wells, et ux. recorded in the aforesaid Recorder's Office of in Deed Book Volume 497, page 694. Under and subject to the exceptions, reservations, restrictions, conditions, easements, rights of way, etc, as are contained in the record chain of title or as may be visible on the promises or as may appear on the recorded plan. Tax Parcel #770-030-00-04-0034-00; being 196 Maple Avenue, Washington, PA 15301

SHERIFF'S SALE No.2012-7618

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No.2012-7618 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 JULY 5, 2013

U. S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF VS JAMES L. HATFIELD AND MICHELLE L. HATFIELD, DEFENDANT(S)

ALL THAT CERTAIN lot of ground situate in the **Third Ward of the Borough of Canonsburg**, Washington County, Pennsylvania, being

Lot No. 3, Mary L. Cannon Estate Subdivision of Lot No. 335 of the Canonsburg Land and Improvement Company Plan, Washington County in Plan Book 2, Page 167, and having thereon erected a dwelling house known as: 534 MARPLE AVENUE, CANONSBURG, PA 15301; TAX PARCEL: 110-014-00-00-0011-00 Reference Washington County Instrument No. 2006-1 8049.

SHERIFF'S SALE No. 2013-1065

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-1065 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 JULY 5, 2013

U. S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF vs. MICHAEL J. MONAGHAN, DEFENDANT(S)

ALL THOSE CERTAIN lots or pieces of ground situate in the **Borough of Speers** Washington County, Pennsylvania, being Lots 490 & 491, Maple View Plan of Lots, by Charleroi Home Building Company, Washington County Plan Book Volume 6, Page(s) 204, and HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 150 GRANDVIEW WAY CHARLEROI, PA 15022 TAX PARCEL: 610-004-00-01-0001-00. Reference Washington County Instrument No. 2007-29171.

SHERIFF'S SALE No. 2009-6929

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2009-6929 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 JULY 5, 2013

NATIONSTAR MORTGAGE, LLC v. JOSHUA J. GHELARDUCCI

owner(s) of property situate in the **BOROUGH OF MCDONALD**, WASHINGTON County, Pennsylvania, being 103 RAILROAD STREET, MCDONALD, PA 15057-1420 Parcel No. 470-022-00-01-0008-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$77,061.94

SHERIFF'S SALE No. 2012-6942

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-6942 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 JULY 5, 2013

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF VS. JAN A. ELKINS, DEFENDANT (S)

ALL THAT CERTAIN lot or piece of ground situate in the **Township of Union**, Washington County, Pennsylvania, being Lot No. 71, E. J. Roberts Plan, recorded in Washington County Plan Book Volume 8, Page 41, and having thereon erected a dwelling house known as 5113 HILL STREET FINLEYVILLE, PA 15332; TAX PARCEL: 640-004-02-02-0019-00 TO BE SOLD AS THE PROPERTY OF JAN A. ELKINS ON JUDGMENT NO. 20 12-6942

Samuel F. Romano, Sheriff 7)45-3