Pittsburgh Legal Journal • 5 Friday, October 8, 2021

CIVIL DIVISION

Conservatorship (Continued from Page 1, Column 3)

Penn Pioneer Enterprises LLC, Penn Pioneer Enterprises LLC vs City of Pittsburgh, City of Pittsburgh; CS-21-000017; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wayne Bradley, Cobb Wayne Bradley

Penn Pioneer Enterprises LLC vs Reddix Vanessa R.; CS-21-000018; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wayne Bradley

Weapon X Inc. vs Miller Jr. William G., Miller William G.; CS-21-000035; Petition Conservatorship; for Conservatorship; Atty(s): Kalina Matthew J.

Weapon X Inc. vs David J. Bain Revocable Living Trust; CS-21-000036; Conservatorship; Petition Conservatorship; Atty(s): Kalina Matthew J. Weapon X Inc. vs City of Pittsburgh; Conservatorship; CS-21-000037; Petition for Conservatorship; Atty(s):

Weapon X Inc. vs City of Pittsburgh; CS-21-000038: Conservatorship; Petition for Conservatorship; Atty(s): Kalina Matthew J.

Kalina Matthew J.

Weapon X Inc. vs Sandidge Design Group LLC: CS-21-000039; Conservatorship: Petition for Conservatorship; Atty(s): Kalina Matthew J.

Weapon X Inc. vs Davie Willard D, Davie Betty Y.; CS-21-000040; Conservatorship; Petition for Conservatorship; Atty(s): Kalina Matthew J.

Weapon X Inc. vs Pope Henry Lee; CS-21-000041; Conservatorship; Petition for Conservatorship; Atty(s): Kalina Matthew J.

Rising Tide Partners vs Pho Real Estate; CS-21-000033; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wayne Bradley

Rising Tide Partners vs Neal Johnie F., Neal Minnie L.; CS-21-000034; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wayne Bradley

Rising Tide Partners vs O'Neill CS-21-000042; Maintenance; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wayne Bradley

Penn Pioneer Enterprises LLC vs Przybilinski Jr. Raymond E.; CS-21-000048; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wayne Bradley

East Liberty Development Incorporated vs City of Pittsburgh; CS-21-000049; Conservatorship; Petition Initiating Case; Atty(s): Cobb Wayne Bradley

Development East Liberty Incorporated vs City of Pittsburgh; CS-21-000050; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wayne Bradley

East Liberty **Development Incorporated** vs Gordon Eugene, Gordon Sandra; CS-21-000051; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wavne Bradlev

Development Liberty East Incorporated vs City of Pittsburgh; CS-21-000052; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wavne Bradlev

Oceanview Property Managment & Recovery Services LLC vs Wagner deceased William P., Siulborski Gloria J., Wagner William, Wagner Dolores, Wagner Thomas J., Wagner Robert A., Wagner Gregory M.; CS-21-000055; Conservatorship;

Petition for Conservatorship; Atty(s):

Erbstein Deborah R. Margaretta House LLC vs Brown Arlene C.; CS-21-000056; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wayne Bradley

Penn Pioneer Enterprises LLC vs BFB Enterprises Inc.; CS-21-000057; Conservatorship; Petition Cobb Conservatorship; Atty(s): Wavne Bradlev

Penn Pioneer Enterprises LLC vs Gaines Lois; CS-21-000058; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wayne Bradley

Penn Pioneer Enterprises LLC vs Whartnaby Michael S: CS-21-000059: Conservatorship; Petition Atty(s): Cobb Conservatorship; Wayne Bradley

Liberty East **Development** Incorporated vs City of Pittsburgh; CS-21-000060; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wayne Bradley

Liberty East Development Incorporated vs City of Pittsburgh; CS-21-000061; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wayne Bradley

East Liberty **Development** Incorporated vs City of Pittsburgh; CS-21-000062; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wayne Bradley

Liberty **Development Incorporated** vs Paulson Street Partners LLC; CS-21-000063; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wavne Bradlev

Waraks Chris Henry vs City of Pittsburgh: CS-21-000064; Conservatorship; Petition Conservatorship; Atty(s): Barton David J.

East Liberty Development Incorporated vs City of Pittsburgh; CS-21-000065; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wayne Bradley

Rising Tide Partners vs Williams Erik, Williams Euricka C; CS-21-000066; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wayne Bradley

Liberty East **Development** Incorporated vs City of Pittsburgh; CS-21-000067; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wayne Bradley

Liberty **Development** Incorporated vs City of Pittsburgh; CS-21-000068; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wayne Bradley

Rising Tide Partners vs Richardson John C.; CS-21-000069; Conservatorship; Petition for Conservatorship; Atty(s): Cobb Wayne Bradley

Rising Tide Partners vs Brackett W; CS-21-000070; Theodore Conservatorship; Petition Conservatorship; Atty(s): Cobb Wavne Bradlev

Simon Morgan vs Schaper Louis W, Schaper Barbara A, City of Pittsburgh, City of Pittsburgh School District, Allegheny County: CS-21-000072: Conservatorship: Petition for Conservatorship; Atty(s): Miller Drew Grav

CIVIL DIVISION

New Arbitration Suits (Continued from Page 1, Column 4)

Panasko Bonnie, Panasko Raymond vs Primary Aim LLC, Centro NP Bethel Park LLC; AR-21-004272; Against Property Owner; Complaint; ; Atty(s): Mayer Jr. Paul G.

Community Bank N.A. vs Tumminello Julia Marie; AR-21-004269; Contract -Debt Collection; Complaint; 6744.89; Atty(s): Sheils Robert Peter

National Collegiate Student Loan Trust 2004-2 vs McBride Charles F.; AR-21-004273; Contract - Other; Exhibit in Support; ; Atty(s): Sanginiti Michelle L.

National Collegiate Student Loan Trust 2006-3 vs McBride Charles F.: AR-21-004274; Contract - Other; Exhibit in Support; ; Atty(s): Sanginiti Michelle L.

Peoples Natural Gas Company LLC vs RCC Building Contractors Inc.; AR-21-004275; Plaintiff's MDJ Appeal; Complaint from MDJ Decision; Atty(s): Turzai Michael C

Portfolio Recovery Associates LLC vs Henderson Gray; AR-21-004276; Contract - Debt Collection; Exhibits; ; Atty(s): Zion Ilana

Hunt Raymond vs Lehew Liesa: AR-21-004277; Plaintiff's MDJ Appeal; Complaint from MDJ Decision; Atty(s): Pro Se

McGann & Chester LLC vs Grentz Domenic R.; AR-21-004278; Motor Vehicle Accident; Complaint; 25440.30; Atty(s): Filek Jr. R. Rudy

Collins Jaime A. vs Pittsburgh Veterinary Specialty & Emergency Center (PVSEC); AR-21-004279; Defendant's MDJ Appeal; Motion to File Late Appeal; 12230.25; Atty(s): Lenzi Jamie L

Absolute Resolutions Investments LLC vs Gittings Niesha; AR-21-004280; Contract - Debt Collection; Exhibits; ; Atty(s): Zion Ilana

Corcoran Jr. Esq. John P., Fulciniti Esq. Branden A. vs Gidas Victoria; AR-21-004281; Contract - Debt Collection; Complaint; 14317.00; Atty(s): Corcoran Jr. John P.

LVNV Funding LLC vs Bostian Bruce; AR-21-004282; Plaintiff's MDJ Appeal; Plaintiff's Appeal of MDJ; Atty(s): Stevens Sean Patrick

Brophy Tim vs Morris Titus L.; AR-21-004283; Defendant's MDJ Appeal; Defendant's Appeal of MDJ; Atty(s): Pro Se

Oakmont Commons Homeowners Association vs Tassari Angela; AR-21-004284; Against Property Owner; Complaint; Atty(s): Jug Jr. Fred C.

JPMorgan Chase Bank N.A. vs Amuso Joseph J.; AR-21-004286; Contract -Debt Collection; Exhibits; 3401.99; Atty(s): Holzman James A.

Bank of America N.A. vs Paolini Cynthia Ann; AR-21-004288; Contract -Credit Card; Exhibits; 2926.94; Atty(s): Weinberg Frederic I.

Unifund CCR Partners vs Parente Victoria M.; AR-21-004289; Contract -Debt Collection; Exhibits; 6238.60; Atty(s): Tsarouhis Demetrios H.

Bank of America N.A. vs Paolini Cynthia Ann; AR-21-004290; Contract -Credit Card; Exhibits; 4799.98; Atty(s): Weinberg Frederic I.

Bank of America N.A. vs Bonner Veronica M.; AR-21-004291; Contract -Credit Card; Exhibits; 2886.82; Atty(s): Weinberg Frederic I.

LEGAL ADS

Sheriff's Sale William P. Mullen, Sheriff

Abstracts of properties taken in execution upon the writs shown, at the numbers and terms shown, as the properties of the severally named defendants, owners or reputed owners and to be sold by William P. Mullen, Sheriff of Allegheny County, Pennsylvania, Monday, November 1, 2021 at 9:00 AM, at Room 410 (Gold Room), Fourth Floor, Court House, City of Pittsburgh.

CONDITIONS OF SALE

Effective with the August 3, 2020 Sheriff Sale of real estate and all such monthly public sales thereafter shall be conducted virtually through video conferencing technology or live streaming. The Allegheny County Sheriff's Office shall provide for up to twenty-five persons to participate in person with physical distancing in the Gold Room, 4th Floor, Allegheny County Courthouse. ALL PARTICIPANTS OR BIDDERS MUST BE REGISTERED AT LEAST 7 DAYS BEFORE THE DATE OF THE SALE IN ORDER TO PARTICIPATE (VIRTUALLY OR IN PERSON) AT THE ALLEGHENY COUNTY SHERIFF'S OFFICE SALES OF REAL ESTATE. REGISTRATION WILL BE AVAILABLE ON THE ALLEGHENY COUNTY SHERIFF'S WEBSITE: SHERIFFALLEGHENYCOUNTY.COM. The Successful bidder will pay full amount of in CASH, CERTIFIED CHECK OR CASHIERS CHECK at time of sale, otherwise the property will be resold at the next regular Sheriffs Sale; provided, that if the sale is made on MONDAY, NOVEMBER 1, 2021 the bidder may pay ten percent of purchasing price but not less than 75.00 in CASH, CERTIFIED CHECK, OR CASHIERS CHECK THE DAY IMMEDIATELY FOLLOWING THE SALE, e.g. TUESDAY, NOVEMBER 2, 2021, BETWEEN THE HOURS OF 8:30 A.M. AND 2:30 P.M. IN THE ALLEGHENY COUNTY SHERIFF'S OFFICE. And the balance in CASH, CERTIFIED CHECK, OR CASHIERS CHECK, on or before MONDAY, NOVEMBER 8, 2021 at 10:00 O'CLOCK A.M. The property will be resold at the next regular Sheriff's Sale if the balance is not paid, and in such case all money's paid in at the original sale shall be applied to any deficiency in the price of which property is resold, and provided further that if successful bidder is the plaintiff in the execution the BIDDER shall pay full amount of bid ON OR BEFORE THE FIRST MONDAY OF THE FOLLOWING MONTH, OTHERWISE WRIT WILL BE RETURNED MARKED "REAL ESTATE Common Pleas Court Rule 3129.2(1)(a).

UNSOLD" and all monies advanced by plaintiff will be applied as required by Forfeited sales will be posted in the Sheriff's Office and listed on the Sheriff of

Allegheny County web site. Amendment of the Code Second Class County New Chapter 485.

The Allegheny County Code of Ordinances, Chapter 475, entitled "Taxation," is hereby amended through the creation of a new Article XII, entitled "Sheriff's Sales," and comprised as follows: Article XII

Sheriff's Sales

§475-60. Recording of deeds and notification of Sheriff's sales to taxing bodies. A. For any real property offered at Sheriff's sale due to nonpayment of real estate taxes and purchased by a third party through such sale, the Sheriff shall be responsible for filing the deed and, within seven days of filing of the Sheriff's deed, provide written notice of the conveyance to the Allegheny County Office of Property Assessments. The written notice required pursuant to this subsection shall include the date of sale, identification of the property sold by both address and lot and block number, and the name and address of the individual(s) or other entity that purchased the property.

B. At the time of the sale the Sheriff shall collect all requisite filing costs, realty transfer taxes and fees necessary to properly record the deed.

C. Within seven days of receipt of ritten notice from the Sheriff, the Allegheny County Office of Property Assessments shall forward copies of such notice to all taxing bodies levying real estate taxes on the property described, including but not limited to the municipality and school district where the property is located.

AS REQUIRED BY SECTION 14 OF ACT

NO. 77 OF 1986. THE COST OF ALL DOCUMENTARY STAMPS FOR REAL ESTATE TRANSFER TAXES (STATE, LOCAL, AND SCHOOL) WILL BE DEDUCTED BY THE SHERIFF FROM THE PROCEEDS OF THE SALE. Purchasers must Record their own Deeds and pay the necessary Recording fees. Pursuant to Rule 3136 P.R.C.P., notice is hereby given that a schedule of distribution will be filed by the Sheriff not later than 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

A Land Bank formed under 68 Pa.C.S.A. §2101 et seq. may exercise its right to bid pursuant to 68 Pa.C.S.A. §2117(d)(2) through 68 Pa.C.S.A. §2117(d)(4) on certain properties listed for sale under the Municipal Claims and Tax Lien Law, 53 P.S. §7101 et seq. The Sheriff of Allegheny County will honor the terms of payment which the Land Bank has entered with any municipalities having a claim against said property. If the Land Bank tenders a bid

under Pa.C.S.A. §2117(d)(3) or §2117(d)(4) the Property will not be offered for sale to others and the Property will be considered sold to the Land Bank for the Upset Price as defined in 53 P.S. §7279 and no other bids will be accepted.

Notice is given that all Sheriff's Deeds tendered to purchasers will contain the following: "This document may not sell, convey, transfer, include or insure the title to the coal and right of support underneath the surface land described or referred to herein and the owner or owners of such coal may have the complete legal right to remove all of such coal, and in that connection damage may result to the surface of the land, any house, building or other structure on or in such land."

Baldwin Borough

39. James E. Didion

MG-19-000991—\$75,939.99 Lois M. Vitti, Esq. 412-281-1725

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Baldwin: Having erected thereon a single family dwelling being known and numbered as 3525 Oakleaf Road, Pittsburgh, PA 15227. Deed Book 11205, Page 560. Block and Lot Number 136-K-147.

Castle Shannon

45. Aaron B. Davis

GD-21-002507—\$11,390.86 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Castle Shannon: Having erected thereon a dwelling being known and numbered as 3276 McRoberts Road, Pittsburgh, PA 15234. Deed Book 12780, Page 382. Block and Lot Number 190-L-188.

Chalfant

72. Nancy E. Lillicotch and John R. Lillicotch

GD-17-003392—\$66,835.57 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Chalfant: Having erected thereon a one and one half story frame house being known as 211 Wilkins Avenue, East Pittsburgh, PA 15112 Deed Book Volume 10141, Page 288, Block & Lot 374-G-53.

City of Clairton

19. George N. Ranich

GD-21-001370—\$28,437.55 Robert P. Wendt, Esa. Leopold & Associates, PLLC 914-219-5787 x 490

In the Commonwealth of Pennsylvania County of Allegheny, Second Ward, City of Clairton: Having erected thereon a dwelling being known and numbered as 929 Miller Avenue, Clairton, PA 15025. Deed Book Volume 11025, Page 95, Block and Lot 1001-E-49.

57. Shaunta R. Bloodsworth

MG-20-000143—\$48,536.23 Leon P. Haller, Esq. Purcell, Krug and Haller 717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, City of Clairton: Having thereon erected a dwelling known and numbered as: 742 East Drive, Clairton, PA 15025. Deed Book 13762, Page 286 Block/Lot 879-R-207.

Collier

52. Anna L. Yurchak a/k/a Ann L. Yurchak, with Notice to Heirs and Assigns GD-21-005455—\$11,836.14

Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Collier: Being thereon vacant residential land known as Carol Drive, Carnegie, PA 15106. Deed Book Volume 6252, Page 738, Block & Lot No. 147-N-1.

Dormont

25. James Harry Lastowski

GD-20-010450-\$14,625.99 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Dormont: Having erected thereon a two-story frame dwelling being known and numbered as 1701 Montpelier Avenue, Pittsburgh, PA 15216. Deed Book 8320, Page 9. Block and Lot Number 63-L-278.

53. Rachel Boyd

GD-18-010577—\$10,266.22 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Dormont: Having erected thereon a dwelling being known and numbered as 1222 Biltmore Ave., Pittsburgh, PA 15216. Deed Book 9997, Page 652. Block and Lot Number 98-L-17.

PA CLE SEMINARS at REASONABLE RATES

Best Interest Attorney Program

Presented by Dickie, McCamey & Chilcote, P.C.

Tuesday, October 26, 2021 • 10:00 a.m. - 12:00 p.m. • In-person and via Webex

(Registration from 9:30 a.m. - 10:00 a.m., Lunch provided at 12:00 p.m.)

Panel:

Amy Ross, Custody Department Manager/Allegheny Court of Common Pleas William D. Clifford, Esquire, Dickie, McCamey & Chilcote, P.C.

CLE Credit (PA only): 2 Substantive

For additional information or registration contact Loretta Pettinato at lpettinato@dmclaw.com.

Events, information, and speakers are subject to change without notice. Please refer to www.dmclaw.com to obtain notice of such updates. Cancellations or modifications to dates and/or times will be posted on this page.

Duquesne

33. Algie W. Daniels

MG-20-000408—\$19,392.74 Robert P. Wendt, Esq. Leopold & Associates, PLLC 914-219-5787 x 490

In the Commonwealth of Pennsylvania, County of Allegheny, 2nd Ward City of Duquesne: Having erected thereon a dwelling being known and numbered as 205 Cedar Street, Duquesne, PA 15110. Deed Book Volume 3609, Page 313, Block and Lot 378-F-120.

59. Lori Felder, Administratrix of the Estate of Flavilla McDonald, Deceased

MG-17-001273—\$37,372.95 Leon P. Haller, Esq. Purcell, Krug and Haller 717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, 2nd Ward City of Duquesne: Having thereon erected a dwelling known and numbered as 1003 Kennedy Avenue, Duquesne, PA 15110. Deed Book 8488, Page 608. Block/Lot 305-M-8.

Edgewood

15. Patricia Jean Gusic, Administratrix for the Estate of Richard A. Gusic, Deceased GD-21-005145—\$98,313.02

GD-21-005145—\$98,313.02 Leon P. Haller, Esq. Purcell, Krug and Haller 717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Edgewood: Having Thereon erected a dwelling known and numbered as: 225 Chestnut Street, Pittsburgh, PA 15218. Deed Book 17283, Page 359. Block/Lot 234-E-62.

Elizabeth Township

26. Erik Olson

GD-20-011049—\$11,084.79 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: Having erected thereon a two-story frame dwelling being known and numbered as 707 Elway Avenue, Buena Vista, PA 15018. Deed Book 16164, Page 112. Block and Lot Number 1266-L-112.

29. Terri Jones

GD-21-002637—\$15,276.25 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: Having erected thereon a dwelling being known and numbered as 1000 Peairs Road, Elizabeth, PA 15037. Deed Book 7160, Page 486. Block and Lot Number 1570-A-177.

Harmar

14. Lisa M. Iusi

MG-20-000031—\$8,873.08 Robert P. Wendt, Esq. Leopold & Associates, PLLC 914-219-5787 x490

In the Commonwealth of Pennsylvania, County of Allegheny, Harmar Township: Having erected thereon a dwelling being known and numbered as 447 Terrace Drive, Pittsburgh, PA 15238. Deed Book Volume 11824, Page 362, Block and Lot 440-H-100.

51. Joshua J. Pawlak

MG-20-000046—\$61,825.92 Leon P. Haller, Esq. Purcell, Krug and Haller 717-234-4178

717-234-4178
In the Commonwealth of Pennsylvania, County of Allegheny, Township of Harmar: Having thereon erected a dwelling known and numbered as: 135 Pearl Avenue, Cheswick, PA 15024. Deed Book 15992, Page 116. Block/Lot 530-N-279.

Homestead

1. Solomon L. Thompson and Ida B.

GD-20-012602—\$10,226.43 Gerik Jenco, Esq. 412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Homestead: Having erected thereon a two story old-style single-family frame dwelling known and numbered as 152 West 10th Avenue, Homestead, Pennsylvania 15120, Deed Book Volume 6660, Page 53, Block and Lot Number 131-B-22.

8. S & J Enterprises, LLC GD-20-000865—\$30,747.80

ED-20-000865—\$30,747.80 Gerik Jenco, Esq. 412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Homestead: Parcel I: Having erected thereon a two story old-style single-family frame dwelling known and numbered as 234 East 18th Avenue, Homestead, Pennsylvania 15120, Deed Book Volume 13365, Page 377, Block and Lot Number 131-H-47.

Parcel II: Having erected thereon a two story old-style single-family frame dwelling known and numbered as 1904 McClure Street, Homestead, Pennsylvania 15120, Deed Book Volume 12965, Page 539, Block and Lot Number 131-H-209.

Parcel III: Having erected thereon a two story old-style single-family frame dwelling known and numbered as 244 East 19th Avenue, Homestead, Pennsylvania 15120, Deed Book Volume 13039, Page 1, Block and Lot Number 131-H-165.

Parcel IV: Having erected thereon a two story old-style single-family frame dwelling known and numbered as 202 East 15th Avenue, Homestead, Pennsylvania 15120, Deed Book Volume 13101, Page 528, Block and Lot Number 131-C-277.

9. William P. Lesko

GD-20-001165—\$20,107.04 Gerik Jenco, Esq. 412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Homestead: Having erected thereon a two story old-style single-family frame dwelling known and numbered as 109 East 18th Avenue, Homestead, Pennsylvania 15120, Deed Book Volume 15166, Page 542, Block and Lot Number 131-G-227

Kennedy

20. Tribhuvan Real Estate, LP and Tribhuvan Hospitality, LLC

GD-19-018113—\$1,288,720.54 Jack M Seitz, Esq. Lesavoy Butz & Seitz LLC 610-530-2700

610-530-2700
In the Commonwealth of Pennsylvania, County of Allegheny, Kennedy Township: A commercial property being known and numbered as 100 Kisow Drive, Pittsburgh, PA 15205. Deed Instrument No. 2006-41832. Block and Lot: 152-G-115.

Town of McCandless

27. John P. Helffrich, with notice to heirs and assigns

GD-20-010705—\$21,220.75 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Town of McCandless: Having erected thereon a two-story frame dwelling, being known and numbered as 9239 Woodcrest Road, Pittsburgh, PA 15237. Deed Book 3614, Page 478. Block and Lot Number 824-E-42.

58. David N. Finney and Rhonda S. Finney

MG-19-000132—\$49,548.52 Leon P. Haller, Esq. Purcell, Krug and Haller 717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Town of McCandless: Having thereon erected a dwelling known and numbered as: 5 Nash Lane, Wexford, PA 15090. Deed Book 14266, Page 336 Block/Lot 1072-P-100.

City of McKeesport

65. Kathleen Erkman a/k/a Kathleen N. Erkman and Theodore Raymond Erkman MG-19-001121—\$98,092.93

MG-19-001121—\$98,092.93 Manley Deas Kochalski LLC 614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, City of McKeesport: Having erected thereon a dwelling being known and numbered as 4222 3rd Street, McKeesport, PA 15132. Document Number 41239, Deed Book Volume 5133, Page 245. Block and Lot Number 0555-L-00034-0000-00.

71. Paul V. Cella, Jr. and Kara M. Churley GD-17-009982—\$3,386.46 Joseph W. Grame, Esq.

Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of McKeesport - Ward 9: Having erected thereon a two story frame house being known as 1700 Wesley Street, McKeesport, PA 15132. Deed Book Volume 9476, Page 410. Block & Lot No. 381-H-212.

75. Unknown Heirs, Devisees, and Personal Representatives of Thomas S. Trocksa, deceased

MG-19-000802—\$48,700.45 Richard M. Squire & Associates, LLC 215-886-8790

In the Commonwealth of Pennsylvania, County of Allegheny, and 10th Ward of the City of McKeesport: Having erected thereon a dwelling being known and numbered as 526 Reynolds Street, McKeesport, PA 15132. Deed Book Volume 9829, Page 200. Block and Lot Number 0308-P-00242-0000-00.

McKees Rocks

17. Tianias Dean

GD-20-009511—\$76,908.23 Robert P. Wendt, Esq. Leopold & Associates, PLLC 914-219-5787 x 490

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of McKees Rocks: Having erected thereon a dwelling being known and numbered as 111 Churchill Street, McKees Rocks, PA 15136. Deed Book Volume 13096, Page 347. Block and Lot 43-A-11.

Millvale

35. Gregg Schaffer a/k/a Gregg P. Schaffer MG-19-000910—\$32,147.08 Christine L. Graham, Esq.

Christine L. Graham, Esq. McCabe, Weisberg & Conway, LLC 215-790-1010

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Millvale: Having erected thereon a dwelling being known and numbered as 902 Long Street, Pittsburgh, Pennsylvania 15209. Deed Book Volume 14193, Page 115, Block & Lot No. 0118-C-00171-0000-00.

Monroeville

38. Robert D. Glasser

MG-20-000117—\$86,464.29 Leon P. Haller, Esq. Purcell, Krug and Haller 717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Having Thereon erected a dwelling known and numbered as: 110 McMasters Drive, Monroeville, PA 15146. Deed Book 11262, Page 103. Block/Lot 856-E-37.

67. Catherine A. Conley, Trustee of the Evelyn B. Johnson Irrevocable Trust GD-15-014491—\$11,748,93

Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Having erected thereon a one story brick house being known as 203 Noel Drive, Monroeville, PA 15146. Deed Book Volume 15686, Page 113. Block & Lot No. 976-M-248.

70. John B. Cox, With Notice to Heirs and Assigns

GD-19-006275—\$4,179.36 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Having erected thereon a one story brick house being known as 409 Fieldstone Drive, Monroeville, PA 15146. Deed Book Volume 5981, Page 665. Block & Lot No. 637-H-154.

Munhall

4. Homestead Property Ventures LLC GD-20-009621—\$13,181.24

D-20-009621—\$13,181.24 Gerik Jenco, Esq. 412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Munhall: Parcel I: Having erected thereon a two-story multi-family frame dwelling known and numbered as 610 E. 12th Avenue, Homestead, PA 15120, Deed Book Volume 16201, Page 551, Block and Lot No. 130-S-110.

Parcel II: Being a 3,850 sf. parcel of vacant land known as E. 12th Avenue, Homestead, PA 15120, Deed Book Volume 16201, Page 551, Block and Lot Number 130-S-108.

North Versailles

18. Arthur W. Potts

GD-20-000116—\$36,588.72 Robert P. Wendt, Esq. Leopold & Associates, PLLC 914-219-5787 x 490

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Versailles: Having erected thereon a dwelling being known as 322 East Pittsburgh McKeesport Blvd., North Versailles, PA 15137. Deed Book Volume 10037 Page 361, Block And Lot 460-B-4.

Penn Hills

10. Thomas D. Orseno, with notice to heirs and assigns

GD-20-010684—\$21,027.06 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 132 Canaveral Drive, Pittsburgh, PA 15235. Deed Book 10968, Page 56. Block and Lot Number 538-C-230.

23. Leroy Robinson, Jr., Administrator of the Estate of Leroy Robinson, Sr., Deceased, and the United States of America

GD-21-003809—\$21,939.76 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 115 McCutcheon Lane, Pittsburgh, PA 15235. Deed Book 16200, Page 178. Block and Lot Number 295-M-168.

24. Revive Pittsburgh Real Estate, LLC GD-20-002990—\$17.838.94

GD-20-002990—\$17,838.94 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 134 Ange Drive, Pittsburgh, PA 15235. Deed Book 17824, Page 86. Block and Lot Number 538-S-198.

36. Tresa A. Lovio-Slattery a/k/a Tresa A. Volio-Slattery, Individually and as Executrix of the Estate of William Kevin Slattery a/k/a William K. Slattery, Deceased MG-21-000098—\$141,054.79

Stephen M. Hladik, Esq. Hladik, Onorato and Federman, LLP 215-855-9521

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a single family residential dwelling being known and numbered as 146 Spring Grove Road, Pittsburgh, PA 15235. Deed Book Volume 9174, Page 442. Block and Lot Number 448-P-296.

37. Phyllis J. Pierre-Small and Roderick SmallMG-18-000977—\$30,885.97 Leon P. Haller, Esq.

Leon P. Haller, Esq. Purcell, Krug and Haller 717-234-4178

717-234-4178

In the Commonwealth of Pennsylvania,
County of Allegheny, Municipality of Penn

Hills: Having Thereon erected a dwelling known and numbered as: 216 Penn Vista Drive, Pittsburgh, PA 15235. Deed Book 9842, Page 235. Block/Lot 369-L-147.

46. Unknown Heirs of Antoinette Shelnick, Deceased

GD-19-002810—\$16,410.81 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 179 Universal Road, Pittsburgh, PA 15235. Deed Book 5742, Page 633. Block and Lot Number 449-L-149.

Port Vue

5. Amy Megahan, Surviving Heir of Susan E. Nordine, Deceased, Jennifer Tyler, Surviving Heir of Susan E. Nordine, Deceased and Unknown Surviving Heirs of Susan E. Nordine, Deceased

GD-20-001295—\$46,795.80 Stephen M. Hladik, Esq. Hladik, Onorato and Federman, LLP 215-855-9521 In the Commonwealth of Pennsylvania,

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Port Vue: Having erected thereon a single family residential dwelling being known and numbered as 1202 Barkley Road, McKeesport, PA 15133. Deed Book Volume 5177, Page 596. Block and Lot Number 466-B-40.

Scott

40. Tyler Mroz, Surviving Heir of Viola Mroz, Deceased, Briana Mroz, Surviving Heir of Viola Mroz, Deceased, Mason Mroz, Surviving Heir of Viola Mroz, Deceased and Unknown Surviving Heirs of Viola Mroz,

MG-20-000364—\$84,778.65 Stephen M. Hladik, Esq. Hladik, Onorato and Federman, LLP 215-855-9521

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Scott: Having erected thereon a single family residential dwelling being known and numbered as 645 Superior Street, Carnagie, PA 15106. Deed Book Volume 4029, Page 689. Block and Lot Number 102-N-222.

63. Mary Alice Hileman a/k/a Mary Hileman

Manley Deas Kochalski LLC 614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Scott Township: Having erected thereon a dwelling being known and numbered as 1835 Greentree Road, Pittsburgh, PA 15220. Document Number 2005-39868, Deed Book Volume 12668, Page 122. Block and Lot Number 0064-J-00042-0000-00.

Shaler

7. Keith H. Mauder

MG-19-001319—\$173,842.33 Stephen M. Hladik, Esq. Hladik, Onorato and Federman, LLP 215-855-9521

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Shaler: Having erected thereon a single family residential dwelling being known and numbered as 122 Church Avenue, Glenshaw, PA 15116. Deed Book Volume 11409, Page 133. Block and Lot Number 520-H-253.

Swissvale

56. Christopher Urbano

AR-19-001136—\$4,200.00 Fred C. Jug, Esq. 412-255-6500

In the Commonwealth of Pennsylvania, County of Allegheny, Swissvale Borough: Having erected thereon a Longfellow Court Condominium Association dwelling being known and numbered as 115 Longfellow Court, Pittsburgh, Pennsylvania 15218. Deed Book 12174, Page 119. Block and Lot Number 178-B-285-15.

Upper St. Clair

21. Charles R. Kennedy, Jr. a/k/a Chuck Kennedy, Jr. a/k/a Charles R. Kennedy Jane Safir Kennedy MRCVS a/k/a Jane M. Safir a/k/a Jane Safir Kennedy a/k/a Jane Safir Kennedy VMD a/k/a Jane Safir Kennedy Safir a/k/a Jane Safir Kennedysafir a/k/a Jane M. Safir Kennedy; Paula J. Kennedy a/k/a Paula A. Kennedy a/k/a Paula Kennedt a/k/a Paula J. Kennedy a/k/a Paula Kennedy a/k/a Coleen E. Kennedy a/k/a Coleen E. Kennedy a/k/a Coleen R. Kennedy a/k/a Colleen R. Kennedy a/k/

GD-18-013904—\$253,464.92 DWaldmanlaw, P.C. 844-899-4162

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Upper St. Clair: Having erected thereon a dwelling being known and numbered as 340 Fort Couch Road, Pittsburgh, PA 15241. Deed Book Volume 4062, Page 698. Block and Lot Number 319-K-88.

41. Elizabeth Ann Koenig MG-19-001308—\$146,707.06

MG-19-001308—\$146,707.06 Stephen M. Hladik, Esq. Hladik, Onorato and Federman, LLP 215-855-9521

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Upper St. Clair: Having erected thereon a single family residential dwelling being known and numbered as 134 Marwood Drive, Pittsburgh, PA 15241. Deed Book Volume 9697, Page 513. Block and Lot Number 569-D-168.

66. Laurence O'Toole III a/k/a Laurence Otoole, Sandra S. O'Toole, the United States of America c/o the U.S. Attorney for the Western District of Pennsylvania

Western District of Pennsylvania MG-16-001474—\$787,159.58 Nicholas F. Borsuk, Esq. 412-566-6000

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Upper St. Clair: Having erected thereon a dwelling known as 143 Fieldgate Drive, Pittsburgh, PA 15241. Deed Book 10005, Page 182, Block and Lot No. 394-B-24.

West Deer

76. John W. Putz, Jr.

GD-05-016059—\$135,307.22 Leon P. Haller, Esq. Purcell, Krug and Haller 717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Township of West Deer: Having thereon erected a dwelling known and numbered as: 260 Shagbark Drive, Cheswick, PA 15024. Deed Book 10670, Page 256. Block/Lot 1360-H-128.

West Mifflin

12. David M. Arovits

GD-19-013613—\$33,791.72 Gerik Jenco, Esq. 412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Having erected thereon a one-story ranch single family brick dwelling with integral garage known and numbered as 315 Livingston Road, West Mifflin, Pennsylvania 15122, Deed Book Volume 11330, Page 314, Block and Lot Number 386-B-207.

49. Robert Moody, Jr., David Moody, Donna Jordan, and Elizabeth Breegle, Solely in Their Capacity As Known Heirs of Barbara A. Moody and All Unknown Heirs of Barbara A. Moody

GD-20-010576—\$29,396.84 Brett Solomon, Esq. 412-406-8946

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Having erected thereon a two story frame and inselbrick dwelling house known as 212 Hazel Street, West Mifflin, PA 15122. Deed Book 15345, Page 114. Block and Lot Number 238-N-273.

Whitaker

3. Lynne Ann Kinney GD-20-010149—\$3,721.49

D-20-010149—\$3,721.4 Gerik Jenco, Esq.

412-464-9997 In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Whitaker: Having erected thereon a two-story single-family old-style frame dwelling known and numbered as 172 Frank Street, Homestead, Pennsylvania 15120, Deed Book Volume 8728, Page 159, Block and Lot Number 180-G-116.

Wilkins

73. Greg J. Myers and Jacqualynn M. Myers

GD-15-000685—\$9,448.66 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Wilkins: Having erected thereon a two story frame dwelling known as 713 Negley Avenue, Turtle Creek, PA 15145. Deed Book Volume 8525, Page 470. Block & Lot No. 454-P-276.

Wilkinsburg

11. Keating Leroy Williams, known heir of Lillian N. Williams, Deceased and the Unknown Heirs of Lillian N. Williams, Deceased

GD-20-003524—\$12,091.45 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilkinsburg: Having erected thereon a two story brick dwelling being known and numbered as 1525 Center Street, Pittsburgh, PA 15221. Deed Book 3976, Page 130. Block and Lot Number 232-E-251.

22. Richard J. Williams GD-18-017406—\$12,892.43

GD-18-017406—\$12,892.43 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilkinsburg: Having erected thereon a two-story brick dwelling being known and numbered as 1367 Marlboro Ave., Pittsburgh, PA 15221. Deed Book 7173, Page 360. Block and Lot Number 233-L-238.

28. Pearlina S. Story

GD-20-004459—\$45,237.47 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilkinsburg: Having erected thereon a dwelling being known and numbered as 1447 Foliage Street, Pittsburgh, PA 15221. Deed Book 14295, Page 241. Block and Lot Number 232-1-214.

30. The Unknown Heirs of Shirley A. Hairston, Deceased

GD-19-007821—\$35.952.28 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilkinsburg: Having erected thereon a dwelling being known and numbered as 1443 Clark Street, Pittsburgh, PA 15221. Deed Book 4190, Page 110. Block and Lot Number 232-R-96.

44. Garry J. Duke

GD-21-002890—\$14,221.37 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilkinsburg: Having erected thereon a townhouse dwelling being known and numbered as 1523 Weinman Street, Pittsburgh, PA 15221. Deed Book 11384, Page 150. Block and Lot Number 232-S-42.

47. Brian A. Clayton, Brian A. Clayton, Jr., Brandon A. Clayton, and Briana A. Clayton GD-21-000674—\$10,668.38

Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilkinsburg: Having erected thereon a commercial two-story brick and frame building being known and numbered as 792 Penn Avenue, Pittsburgh, PA 15221. Deed Book 16510, Page 144. Block and Lot Number 233-A-136.

48. Garry J. Duke

GD-21-002876—\$11,079.60 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilkinsburg: Having erected thereon a twofamily dwelling being known and numbered as 1123 Wallace Avenue, Pittsburgh, PA 15221. Deed Book 9286, Page 221. Block and Lot Number 233-8-214.

54. Cansa Nash n/k/a Cansa Tamika Jay

GD-21-002508-\$11.481.78 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilkinsburg: Having erected thereon a twostory brick duplex, being known and numbered as 1721 Montier Street, Pittsburgh, PA 15221. Deed Book 16398, Page 452. Block and Lot Number 232-M-7.

61. Dawna L. Ballariel

GD-21-002585—\$85,343.58 Patrick J. Wesner, Esq. 856-810-5815

In the Commonwealth of Pennsylvania County of Allegheny, and Borough of Wilkinsburg: Having currently erected thereon a single family dwelling being known as 2129 Village Drive, Pittsburgh, PA 15221, Deed Book 12121, Page 322. Block and Lot 0297-A-0126-0000-00.

62. David I. Gunn

MG-16-000717—\$79,033.20 Leon P. Haller, Esq. Purcell, Krug and Haller 717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilkinsburg: Parcel No. 1: Having thereon erected a dwelling known and numbered as: 309 South Avenue, Pittsburgh, PA 15221. Deed Book 14303, Page 163. Block/Lot 175-P-362.

Parcel No. 2: Being a vacant lot of land known and numbered as 309 South Avenue, Pittsburgh, PA 15221. Deed Book 14303, Page 163. Block/Lot 175-P-360.

Wilmerding

31. Deanna M. Mager

MG-20-000396—\$55,803.83 Robert P. Wendt, Esq. Leopold & Associates, PLLC 914-219-5787 x 490

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilmerding: Having erected thereon a dwelling being known and numbered as 646 Airbrake Avenue, Wilmerding, PA 15148. Deed Book Volume 11561, Page 60. Block and Lot 545-K-22.

Pittsburgh—1st Ward

55. CrowdAmerica Fort Pitt LLC

GD-21-006200-\$4.380.755.59 George A. Butler, Esq. 724-834-2990

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh, First Ward: Parcel 1: All That Condominium Unit No. 1 of 231 Condominium Associates, DBV 16294, P. 469. Having erected thereon a Commercial Condominium Unit No. 1 k/a 231 Fort Pitt Boulevard, Pittsburgh, PA 15222. Block and Lot No. 1-M-5-1.

Parcel 2: All That Condominium Unit No. 2 of 231 Condominium Associates. DBV 16294, P. 469. Having erected thereon a Commercial Condominium Unit No. 2 k/a 231 Fort Pitt Boulevard, Pittsburgh, PA 15222. Block and Lot No. 1-M-5-2.

Parcel 3: All That Condominium Unit No. 3 of 231 Condominium Associates. DBV 16294, P. 469. Having erected thereon a Commercial Condominium Unit No. 3 k/a 231 Fort Pitt Boulevard, Pittsburgh, PA 15222. Block and Lot No. 1-M-5-3.

Parcel 4: All That Condominium Unit No. 4 of 231 Condominium Associates. DBV 16294, P. 469 Having erected thereon a Commercial Condominium Unit No. 4 k/a 231 Fort Pitt Boulevard, Pittsburgh, PA 15222. Block and Lot No. 1-M-5-4.

Parcel 5: All That certain Lot being the northwesterly half of Lot No. 184 Col. Woods' Plan of the Town of Pittsburgh. DBV 16294, P. 469. Having erected thereon a Commercial Office Building k/a 235 Fort Pitt Boulevard, Pittsburgh, PA 15222. Block and Lot No. 1-M-6.

Parcel 6: All That certain Lot being part of Lot No. 233, Woods Plan of Pittsburgh. DBV 16294, P. 469. Having erected thereon a Commercial Garage k/a 221 First Avenue, Pittsburgh, PA 15222. Block and Lot No. 1-H-51.

Parcel 7: All That certain Lot being the Westerly one-half (1/2) of Lot No. 183, Woods Plan of Pittsburgh. DBV 16294, P. 469. Having erected thereon a Commercial Office Building k/a 227 Fort Pitt Boulevard, Pittsburgh, PA 15222. Block and Lot No. 1-M-4.

Pittsburgh—10th Ward

6. Christine Williams, as Administratrix of the Estate of William T. Biggs, Deceased GD-20-001468—\$262,710.14

Stephen M. Hladik, Esq. Hladik, Onorato and Federman, LLP 215-855-9521

In the Commonwealth of Pennsylvania, County of Allegheny, 10th Ward of the City of Pittsburgh: Having erected thereon a single family residential dwelling being known and numbered as 1553 Hawthorne Street, Pittsburgh, PA 15201. Deed Book Volume 49932, Page 482. Block and Lot Number 120-M-138.

Pittsburgh—13th Ward

Anthony Phillips a/k/a Anthony Phillips, Jr., d/b/a Hauling Company, Inc., Annette D. Phillips a/k/a Daisy A. Phillips, and the United States of America

GD-21-007814-\$339.753.72 Gary W. Darr, Esq. McGrath McCall, P.C. 412-281-4333

In the Commonwealth of Pennsylvania, County of Allegheny, Thirteenth Ward of the City of Pittsburgh: Having erected thereon an industrial building known as Brushton Avenue, Pittsburgh, PA 15208; Being vacant land known as Susquehanna Street, Pittsburgh, PA 15208; Being vacant land known as Susquehanna Street, Pittsburgh, PA 15208; and having erected thereon a commercial office building known as 500 Brushton Avenue, Pittsburgh, PA 15208, Block and Lot Numbers 175-G-115, 175-G-127, 175-G-132 and 175-G-96.

16. Marlene Davis and Eva Davis

MG-20-000404-\$21,938.68 Robert P. Wendt, Esq. Leopold & Associates, PLLC 914-219-5787 x 490

In the Commonwealth of Pennsylvania, County of Allegheny, 13th Ward, City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 7221 Mount Vernon Street, Pittsburgh, PA 15208 Deed Book Volume 14703, Page 394, Block and Lot 174-B-160.

32. David N. Rossetti

GD-21-001137—\$42,524.24 Robert P. Wendt, Esq. Leopold & Associates, PLLC

914-219-5787 x 490 In the Commonwealth of Pennsylvania, County of Allegheny, 13th Ward, City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 2301 Park Hill Drive, Pittsburgh, PA 15221. Deed Book Volume 12744, Page 548, Block and Lot 231-R-30.

43. Lawrence Taliaferro III, Stephanie Taliaferro n/k/a Stephanie Diouf and All Unknown Heirs of Lawrence T. Taliaferro

GD-21-000041—\$28,188.43 Jillian Nolan Snider, Esq. 412-513-4300

In the Commonwealth of Pennsylvania, County of Allegheny, All the Right, Title, Interest and Claim of Lawrence Taliaferro III, Stephanie Taliaferro n/k/a Stephanie Diouf and All Unknown Heirs of Lawrence T.

All the following described real estate situated in 13th Ward of the City of Pittsburgh, County of Allegheny, Commonwealth of Pennsylvania.

Having erected thereon a two-story brick dwelling known and numbered as 617 Sickles Street, Pittsburgh, PA 15221. Deed Book Volume 3706, Page 493, Block/Lot No.

Pittsburgh—20th Ward

34. Deborah A. Murphy and Robert R. Murphy, Jr.

MG-20-000445—\$45,595.40 Robert P. Wendt, Esq. Leopold & Associates, PLLC

914-219-5787 x 490 In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh, 20th Ward: Having erected Thereon a dwelling being known and numbered as 1228 Stanhope Street, Pittsburgh, PA 15204. Deed Book Volume 9752, Page 429, Block and Lot 42-J-114.

60. Darryl E. Smith

MG-12-001777—\$60,503.69 Leon P. Haller, Esq. Purcell, Krug and Haller 717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, 20th Ward City of Pittsburgh: Having thereon erected a dwelling known as 920 Berry Street, Pittsburgh, PA 15204. Deed Book 11192, Page 622. Block/Lot 41-C-130.

Pittsburgh—30th Ward

64. Donna Jean Camp a/k/a Donna J. Camp and Harun Bev

MG-19-001025—\$14,923.22 Manley Deas Kochalski LLC 614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh, Ward 30: Having erected thereon a dwelling being known and numbered as 218 Jucunda Street, Pittsburgh, PA 15210. Document Number 2020-4485, and recorded in Deed Book Volume 17938, Page 65. Block and Lot Number 0014-K-00224-0000-00.

Pittsburgh-31st Ward

74. Mary MorgensternMG-16-000289—\$66,655.04 Chelsea A. Nixon, Esq. McCabe, Weisberg & Conway, LLC 215-790-1010

In the Commonwealth of Pennsylvania, County of Allegheny, and 31st Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 1399 Leaside Drive, Pittsburgh, Pennsylvania 15207. Deed Book Volume 13731, Page 135. Block & Lot No. 0184-F-00102-0000-00.

AMENDED NOTICE

If your name appears on this list of properties that are scheduled to be sold by the Sheriff, you still have time to save your property. You may be eligible to apply for some form of refinancing assistance, such as a reverse mortgage, refinancing of your existing mortgage, or other alternative.

Please seek legal advice. If you cannot afford an attorney, you may be eligible for free legal assistance. Find out by contacting a legal service listed below.

Allegheny County Bar Association 412-261-0518 Lawyer Referral Services 412-261-5555 Neighborhood Legal Services 412-255-6700

Do not delay. If you delay, fees, cost and interest can increase significantly. An example of what can occur is as follows:

A 2004 property with an original delinguent tax amount owed of \$325.02 had a final amount due at sale of \$2,133.26.

If you have not contacted the creditor, you should consider doing so. Many creditors will work with you to try to avoid a Sheriff's Sale of your property. If the Sheriff's Sale involves a mortgage foreclosure of your residence, you may reinstate your mortgage by paying the full amount of the delinguencies, including all fees and costs up to the day of the Sheriff's Sale.

Should your property be among those listed for Sheriff's Sale, information is available by contacting the Allegheny County Sheriff's Office MORTGAGE FORECLOSURE HOTLINE AT 412-350-4704 daily Monday through Friday (except holidays,) between the hours of 9:00 AM and 11:00 AM and from 1:00 PM to 3:00 PM. For more information and updates, please

visit our website at www.sheriffalleghenycounty.com.

Sheriff's Office, Pittsburgh, PA. William P. Mullen, Sheriff Oct 7, 2021 Oct 8, 15, 22, 2021

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:

Blank, Francis J., deceased, of McKeesport, PA. No. 06183 of 2021. Lavera George, Extr., c/o David W. Crosson, Esq., Crosson Richetti & Daigle, LLC, 609 W Hamilton St., Suite 100, Allentown, PA 18101. 21-03865 Oct 8, 15, 22, 2021

Gorring, William R., deceased, of Coraopolis, PA. No. 7261 of 2021. LaDonna K. Dorsek, Extrx., c/o George A. Miller, Esq., Markovitz & Germinaro, 1001 East Entry Drive, Ste. 200, Pittsburgh, PA 15216. 21-01590w Oct 8, 15, 22, 2021

Kirstein, Lorraine Ann, deceased, of Pittsburgh, PA. No. 06538 of 2021. Nikole Schutzman, Admrx., 2367 Highland Avenue, Allison Park, PA 15101 or to Julie Fritsch, Esq., Fritsch Law, LLC, 220 South Main Street, Suite 101, Unit N, Butler, PA 16001. 21-01589w Oct 8, 15, 22, 2021

Petrilli, Michael D., deceased, of Naples, FL. No. 06853 of 2020. Linda A. Foreman, Extrx., c/o Anthony R. Fantini, Esq., The Fantini Law Firm, P.C., 661 Andersen Dr., Ste. 220, Pittsburgh, PA 15220. 21-03880 Oct 8, 15, 22, 2021

McDonald, PA. No. 07093 of 2021. Walter J. Schultz, Extr., 4273A Battle Ridge Road, McDonald, PA 15057 or to Christopher P. Buda, Esq., Buda Law, 1330 Arrowood Drive, Pittsburgh, PA 15243.

Schultz, Rosemary C., deceased, of

21-01587w Oct 8, 15, 22, 2021

Ayala, Carlos Alberto, deceased, of South Fayette, PA. No. 07099 of 2021. Megan E. Loftis, Admrx. and Atty., 1650 Broadway Avenue, Fl. 1, Pittsburgh, PA 15216.

21-01560w Oct 1, 8, 15, 2021

Bodnar Nicholas deceased of Pittsburgh PA. No. 06928 of 2021. Janet Marie Jones, Co-Extrx., 234 Westhampton Drive, Palm Coast, FL 32164 and Gary Bodnar, Co-Extr., 2380 Pine Brook Lane, Springboro, OH 45066.

21-01553w Oct 1, 8, 15, 2021

Dowd, Phyliss A., deceased, of Collier Township, PA. No. 07003 of 2021. Kevin T. Dowd, Extr., 298 Maple Ridge Drive, Canonsburg, PA 15317 or to William M. Thomson, Esq., 1700 N. Highland Road, Suite 207, Pittsburgh, PA 15241.

21-01561w Oct 1, 8, 15, 2021

Ford, Rose, deceased, of Pittsburgh, PA. No. 6684 of 2021. Richard T. Ford, Extr., c/o Rebecca A. Olds, Esq., Pittsburgh Estate Law, P.C., 1501 Mt. Royal Blvd., Glenshaw, PA

21-01554w Oct 1, 8, 15, 2021

Hedeen, Carol Ann, deceased, of Verona, PA. No. 07090 of 2021. Pamela Walsh, Extrx., 107 Lansdowne Dr., Verona, PA 15147. 21-01557w Oct 1, 8, 15, 2021

Holtman, Rita G., deceased, of Shaler Township, PA. No. 06986 of 2021. Philomena M. Tuite, Extrx., 802 Burchfield Road, Allison Park, PA 15101 or to John G. Arch, Esq., 1722 Main St., Pittsburgh, PA 15215.

21-03797 Oct 1, 8, 15, 2021

Johnson, Betty Jane, deceased, of Pittsburgh, PA. No. 07092 of 2021. Cheryl A. Stiles, Extrx., 1653 Township Road 204, Bloomingdale, OH 43910.

21-01556w Oct 1, 8, 15, 2021

Makitka, Agnes M. a/k/a Agnes Makitka, deceased of Allison Park, PA, No. 05620 of 2021. Karen L. Clarke, Admrx., 2172 Duncan Avenue, Allison Park, PA 15101 or to Stephanie A. Boris, Esq., The Elder Law Offices of Shields & Boris, 1150 Old Pond Road, Bridgeville, PA 15017.

21-03795 Oct 1 8 15 2021

McIntosh Jones, Barbara, deceased, of Pittsburgh, PA. No. 02861 of 2020. Olin McIntosh, Admr., 566 Dawson Ave., Apt. 101, Pittsburgh, PA 15202.

21-01555w Oct 1, 8, 15, 2021

Mikszan, Dorothy A., deceased, of Pittsburgh, PA. No. 05125 of 2021. Catherine Wills, Extrx., 266 44th Street, Pittsburgh, PA 15201 or to R. Damien Schorr, Esq., 1015 Irwin Drive, Pittsburgh, PA 15236.

21-01558w Oct 1, 8, 15, 2021

Price, Anna Mae a/k/a Anna M. Przybylski, deceased, of Richland Township, PA. No. 7007 of 2021. Danielle Stavor, Extrx., 1025 Cider Mill Drive, Gibsonia, PA 15044 or to Howard S. Auld, Jr., Esq., Howard S. Auld Associates, 5018 William Flynn Hwy., Gibsonia, PA 15044.

21-03796 Oct 1, 8, 15, 2021

Siler, Patrick J., deceased, of West Mifflin, PA. No. 06458 of 2021. Marian B. Siler, Admrx., 2431 Old Elizabeth Road, West Mifflin, PA 15122 or to R. Damien Schorr, Esq., 1015 Irwin Drive, Pittsburgh, PA 15236. 21-01559w Oct 1, 8, 15, 2021

Brewster, Drew A., deceased, of South Fayette Township, PA. No. 06667 of 2021. Carly J. Brewster, Admrx., 200 Kimber Drive, McMurray, PA 15317 or to Thomas M. Butz, Esq., Smith Butz, LLC, 125 Technology Dr., Ste. 202, Bailey Center I, Southpointe, Canonsburg, PA 15317.

21-03636 Sep 24; Oct 1, 8, 2021

Cuiffi, Dominic M., deceased, of Cheswick, PA. No. 06517 of 2021. Linda J. Martin, Extrx., c/o C. Arthur West, III, Esq., West & Associates, P.C., 1050 Saxonburg Blvd., Glenshaw, PA 15116.

21-03641 Sep 24; Oct 1, 8, 2021

Dinell, Pauline Theresa, deceased, of Coraopolis, PA. No. 06948 of 2021. Darrell R. Dinell, Extr., c/o Gianni Floro, Esq., Gianni Floro, P.C., 935 Beaver Grade Road, Suite 6, Moon Township, PA 15108.

21-01525w Sep 24; Oct 1, 8, 2021

Fragapane, Carmen S., deceased, of West Deer, PA. No. 6362 of 2021. William J. Fragapane, Extr., c/o Mary Kathleen Certo, Esq., The Blackwell Law Firm, 223 4th Ave., 9th Fl., Pittsburgh, PA 15222.

21-01521w Sep 24; Oct 1, 8, 2021

Haber, David L. a/k/a David Lee Haber, deceased, of Bridgeville, PA. No. 05938 of 2021. Laura Dawn Haber, Extrx. and Atty., Akman & Associates, LLC, 345 Southpointe Blvd., Ste. 100, Canonsburg, PA 15317.

21-03639 Sep 24; Oct 1, 8, 2021 Marcus, Robert B. a/k/a Robert Bruce

Marcus, deceased, of Pittsburgh, PA. No. 03206 of 2021. Michael J. Henny, Admr. d.b.n.c.t.a., Suite 2828 Gulf Tower, 707 Grant St., Pittsburgh, PA 15219. 21-03632 Sep 24; Oct 1, 8, 2021 McGinley, Patricia A., deceased, of Pittsburgh, PA. No. 06691 of 2021. Patricia A. Liebro, Co-Extrx., 5167 Willow Wood Drive,

Gibsonia, PA 15044 and James J. McGinley, Co-Extr. 5431 Keystone Street, Pittsburgh, PA 15201 or to Trevor R. Fleming, Esq., 429 4th Avenue, Suite 1901, Law & Finance Building, Pittsburgh, PA 15219. 21-03640 Sep 24; Oct 1, 8, 2021 McGinnis, Jr., Gerald E., deceased, of Pittsburgh, PA. No. 6862 of 2021. Jean A.

Remmy, Admrx., 46 Waterfront Dr., Pittsburgh, PA 15222 or to Alexander Eckman, Esq., Eckman & Danovitz, 35th Floor, 210 Liberty Avenue, Pittsburgh, PA 21-01526w Sep 24; Oct 1, 8, 2021

Nassar, Rose J., deceased, of Pittsburgh PA. No. 594 of 2021. Philip John Nassar, Extr., 215 Allegheny Avenue, Cheswick, PA 15024 or to Daniel W. Kunz, Esq., 220 Grant Street, 5th Fl., Pittsburgh, PA 15219.

21-03631 Sep 24; Oct 1, 8, 2021

Nothwang, Helen T. a/k/a Helen Nothwang, deceased, of Pittsburgh, PA. No 06563 of 2021. Marie Jo Marks, Extrx., 312 Washington Rd., Pittsburgh, PA 15221 or to Virginia I. Cook, Esq., 103 Maple Ave., Pittsburgh, PA 15218.

21-03638 Sep 24; Oct 1, 8, 2021

O'Leary, Sr., Donald P., deceased, of Carnegie, PA. No. 06749 of 2021. Kathleen Musta, Extrx., 31 Haldane Street, Pittsburgh, PA 15205 or to Eric J. Yandrich, Esq., Law Offices of Eric J. Yandrich, 2101 Greentree Rd., Ste. A201-5, Pittsburgh, PA 15220.

21-03633 Sep 24; Oct 1, 8, 2021

Stenger, Elmer S., deceased, of Bethel Park, PA. No. 06750 of 2021. Linda Walker, Admrx., 5724 Clark Avenue, Bethel Park, PA 15102 or to Daniel M. Flynn, Esq., Michael D. Flynn & Associates, P.C., 2770 South Park Rd., Bethel Park, PA 15102.

21-03629 Sep 24; Oct 1, 8, 2021

Stromple, Richard L., deceased, of North Fayette, PA. No. 02147 of 2021. Gary J. Stromple, Extr., 628 Hankey Farms Drive, Oakdale, PA 15071 or to Charles E. Foerster, Esq., Weisel, Xides & Foerster, LLP, Law & Finance Bldg., 429 Fourth Ave., Ste. 1201, Pittsburgh, PA 15219.

21-01522w Sep 24; Oct 1, 8, 2021

Vukovich, Sr., John Llovd, deceased, of South Park, PA. No. 06411 of 2021. Gloria D. Stephan, Admrx., c/o Jillian F. Zacks, Esq., McAndrews Law Offices, 429 Fourth Ave. Suite 1600, Pittsburgh, PA 15219.

21-03630 Sep 24; Oct 1, 8, 2021

Warren, Tera J. a/k/a Tera J. Jordan, deceased, of Pittsburgh, PA. No. 04746 of 2021. Hope Pennington, Extrx., 2307 Lawndale Avenue, McKeesport, PA 15132 or to Thomas N. Farrell, Esq., Thomas N. Farrell & Associates, 100 Ross St., Ste. 1, Pittsburgh, PA 15219.

21-03637 Sep 24; Oct 1, 8, 2021

Articles of Incorporation **Business Corporation**

Joseph M. Kulik, Esq., Kulik Law Offices, 127 Lorish Road, McKees Rocks, PA 15136 Notice is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, for a business corporation which has been incorporated under the provisions of the Business Corporation Law of 1988. The name of the corporation is Catzeye Media, Inc.

21-01586w Oct 8, 2021

Articles of Incorporation **Professional Corporation**

Mark Stadler, Esq., Burns White, Burns White Center, 48 26th Street, Pittsburgh, PA 15222. Notice is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, for a professional corporation which has been incorporated under the provisions of the Business Corporation Law of 1988. The name of the corporation is Brightway Medical, P.C.

21-03866 Oct 8, 2021

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-21-10745. In re: Petition of Alexis Richardson, parent(s) and Legal guardian(s) of Xavier Orion Dunkley for change of name to Xavier Orion Richardson-Moore. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Tuesday, October 19, 2021, at 9:30 a.m. as the time and the Motions Room, City-County Bldg., Pittsburgh, PA 15219, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for.

21-01588w Oct 8, 2021

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-21-8958. In re: Petition of Christina Faye Rouvalis, for change of name to Cristina Faye Rouvalis. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Monday, November 8, 2021, at 9:30 a.m. as the time and the Motions Room, City-County Bldg., Pittsburgh, PA 15219, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for. 21-03867 Oct 8, 2021

Fictitious Name Registration

Notice is hereby given pursuant to the provisions of the Fictitious Names Act of Pennsylvania that an application for registration of a fictitious name was filed with the Department of State of the Commonwealth of Pennsylvania, for the conduct of a business under the fictitious name of Waldron Electric Heating and Cooling Same Day Services, with its principal office or place of business at Grant Bldg. Ste. 2727, 310 Grant Street, Pittsburgh, PA 15219 The names and addresses of all persons who are parties to the registration are: A Waldron HVAC LLC.

21-01591w Oct 8, 2021

Fictitious Name Registration

Notice is hereby given pursuant to the provisions of the Fictitious Names Act of Pennsylvania that an application registration of a fictitious name was filed with the Department of State of the Commonwealth of Pennsylvania, for the conduct of a business under the fictitious name of Sewickley Creek Farm, with its principal office or place of business at 145 McCartney Ln., Baden, PA 15005. The names and addresses of all persons who are parties to the registration are: Hanna Mincemoyer, 145 McCartney Ln., Baden, PA 15005. 21-03868 Oct 8, 2021

Fictitious Name Registration

Notice is hereby given pursuant to the provisions of the Fictitious Names Act of Pennsylvania that an application for registration of a fictitious name was filed with the Department of State of the Commonwealth of Pennsylvania, for the conduct of a business under the fictitious name of Pink Chique, with its principal office or place of business at 4988 Willow Drive, Pittsburgh, PA 15236. The names and addresses of all persons who are parties to the registration are: Emily Van Scoy, 4988 Willow Drive, Pittsburgh, PA 15236.

21-03869 Oct 8, 2021

Fictitious Name Registration

Notice is hereby given pursuant to the provisions of the Fictitious Names Act of Pennsylvania that an application for registration of a fictitious name was filed with the Department of State of the Commonwealth of Pennsylvania, for the conduct of a business under the fictitious name of Forgotten Glass Candle Company, with its principal office or place of business at 612 N. Euclid Ave., Apt. 2, Pittsburgh, PA 15206. The names and addresses of all persons who are parties to the registration are: Catherine Elizabeth Giles, 612 N. Euclid Ave., Apt. 2, Pittsburgh, PA 15206. 21-03870 Oct 8, 2021

Fictitious Name Registration

Notice is hereby given pursuant to the provisions of the Fictitious Names Act of Pennsylvania that an application for registration of a fictitious name was filed with the Department of State of the Commonwealth of Pennsylvania, for the conduct of a business under the fictitious name of JazzyTips, with its principal office or place of business at 14 Wisteria Drive, Pittsburgh, PA 15235. The names and addresses of all persons who are parties to the registration are: Jasmine Lynn Wesley, 14 Wisteria Drive, Pittsburgh, PA 15235. 21-03871 Oct 8, 2021

Fictitious Name Registration

Notice is hereby given pursuant to the provisions of the Fictitious Names Act of Pennsylvania that an application for registration of a fictitious name was filed with Department of State of the Commonwealth of Pennsylvania, for the conduct of a business under the fictitious name of The Savvy Profit, with its principal office or place of business at 856 Homewood Drive, Penn Hills, PA 15235. The names and addresses of all persons who are parties to the registration are: Haleigh Nicole Wimbish. 856 Homewood Drive, Penn Hills, PA 15235.

21-03872 Oct 8, 2021

Fictitious Name Registration

Notice is hereby given pursuant to the provisions of the Fictitious Names Act of Pennsylvania that an application for registration of a fictitious name was filed with the Department of State of the Commonwealth of Pennsylvania, for the conduct of a business under the fictitious name of Vegas Breaks, with its principal office or place of business at 12 Hazel Dr., Pittsburgh, PA 15228. The names and addresses of all persons who are parties to the registration are: Matthew Hixson, 12 Hazel Dr., Pittsburgh, PA 15228

21-03873 Oct 8, 2021

Fictitious Name Registration

provisions of the Fictitious Names Act of Pennsylvania that an application for registration of a fictitious name was filed with the Department of State of the Commonwealth of Pennsylvania, for the conduct of a business under the fictitious name of IceBurgh/THE COLORBLUE, with its principal office or place of business at 448 Butler St., Ste. 693, Pittsburgh, PA 15223. The names and addresses of all persons who are parties to the registration are: Patience Whitfield, 448 Butler St., Ste. 693, Pittsburgh, PA 15223

21-03874 Oct 8, 2021

Notice

Notice on Petition for Expungement of PFA Proceedings

In the case of James A. Ahern vs. Renee E. Angle in the Family Division of the Court of Common Pleas, Allegheny County at FD-16-00937.

To: James A. Ahern. A petition for expungement has been filed by Ms. Angle in the above captioned case that requests that this and related matters be expunged. A copy of the petition can be obtained by contacting Counsel of Record for Ms. Angle, Douglas Sughrue, Esq. at 429 Fourth Avenue, Suite 501, Pittsburgh, PA 15219, 412-391-1629, dsughrue@sughruelaw.com or by visiting the Department of Court Records-Family Division. No hearing date has been scheduled. The Court may rule on this petition without conducting a hearing.

Therefore, if you want to file a response, it is important that you contact the court and/or file said response immediately. Whether you file a response or wish to participate in this matter, the Court will make a decision on this matter and send a copy of the Order to your last known address of record in this matter. Judge Mary C. McGinley, Room 5073, 440 Ross Street, Pittsburgh, PA 15219, 412-350-1484 is assigned to this matter.

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 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 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., 4th Fl. Pittsburgh, PA 15219 412-261-5555

Douglas Sughrue, Esq. at 429 Fourth Avenue, Suite 501, Pittsburgh, PA 15219, 412-391-1629, dsughrue@sughruelaw.com. 21-03685 Oct 8, 2021

Notice

Department of Homeland Security

Federal Emergency Management Agency Proposed Flood Hazard Determinations for the Townships of Harmar and Indiana, Allegheny County, Pennsylvania, Case No. 21-03-0173P. The Department of Homeland Security's Federal Emergency Management Agency (FEMA) solicits technical information or comments on proposed flood hazard determinations for the Flood Insurance Rate Map (FIRM), and where applicable, the Flood Insurance Study (FIS) report for your These flood determinations may include the addition or modification of Base Flood Elevations, base flood depths, Special Flood Hazard Area boundaries or zone designations, or the regulatory floodway. The FIRM and, if applicable, the FIS report have been revised to reflect these flood hazard determinations through issuance of a Letter of Map Revision (LOMR), in accordance with Title 44, Part 65 of the Code of Federal Regulations. These determinations are the basis for the floodplain management measures that your community is required to adopt or show evidence of having in effect to qualify or remain qualified for participation in the National Insurance Program. For more information on the proposed flood hazard determinations information on the statutory 90-day period provided for appeals, please visit FEMA's website https://www.floodmaps.fema.gov/fhm/BFE_

Status/bfe_main.asp, or call the FEMA Mapping and Insurance eXchange (FMIX) toll free at 1-877-FEMA MAP (1-877-336-2627) 21-03748 Oct 1, 8, 2021

Notice of Hearing on Petition to **Involuntarily Terminate Parental Rights**

In Re: Adoption of Michael Owen Mahoney a/k/a Michael Mahoney, a minor. No. CP-02-AP-043-2021 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Idagrace Marie Guver a/k/a Idagrace Marie Horochak a/k/a Idagrace M. Guyer a/k/a Idagrace Dibler and Owen Dibler a/k/a Owen Mahoney a/k/a Owen Paul Dibler a/k/a Owen P. Dibler, parents of Michael Owen Mahoney a/k/a Michael Mahoney, a minor, born on April 2, 2019, in Gaston County, North Carolina. A Petition has been filed asking the Court to put an end to all rights you have to your child, Michael Owen Mahoney a/k/a Michael Mahoney. The Court has set a hearing to consider ending your rights to your child. That hearing will be held on Friday, October 22, 2021 at 9:00 a.m. prevailing time, before the Honorable Paul E. Cozza. This hearing will not take place in the courthouse but will be proceeding via telephone or video conferencing. In order for you to virtually participate in this hearing, it is important that you contact the assigned caseworker, Cassie McIlwain, at (412) 473-2300, or your legal counsel/attorney to obtain information for how to participate by telephone or video conference. The aforementioned caseworker and/or your attorney may be able to provide you with a phone number or link to the virtual hearing. You are warned that even if you fail to participate in the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should contact your lawyer at once. If you do not have a lawyer or cannot afford one, telephone the office set forth below to find out where you can get legal

This is also to inform you of an important option that may be available to you under Pennsylvania law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent, and/or a birth relative of the child, if all parties agree and the voluntary agreement is approved by the Court. If you are interested in learning more about this option for a voluntary agreement, contact your attorney or:

Lawyer Referral Service Allegheny County Bar Association Koppers Building 436 Seventh Ave., 4th Fl. Pittsburgh, PA 15219 412-261-5555

Andrew F. Szefi, County Solicitor. Lilian A. Akin, Children, Youth & Families, Ft. Pitt Commons Bldg., 445 Ft. Pitt Blvd., Ste. 101, Pittsburgh, PA 15219, Ph: 412-350-4720, Lilian.Akin@AlleghenyCounty.US, Attorneys for Petitioner.

21-03925 Oct 8, 15, 18, 2021

Notice of Hearing on Petition to **Involuntarily Terminate Parental Rights**

Re: Adoption of Sammy Dallas McIntosh-Hunsicker a/k/a Sammy D. McIntosh a/k/a Sammy McIntosh, a minor. __-2021 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Corey Angel Anne McIntosh a/k/a Corey McIntosh a/k/a Coreyangel McIntosh a/k/a Coreyangel A. McIntosh a/k/a Coreyangel Ann McIntosh a/k/a Coreyangel Mcintosh a/k/a Corey Angel Ann McIntosh a/k/a Corey Angel McIntosh a/k/a Corey Mcintosh a/k/a Corey A. McIntosh a/k/a Coreyangle McIntosh a/k/a Coreyangel Anne McIntosh a/k/a Corey Ann McIntosh, parent of Sammy Dallas McIntosh-Hunsicker a/k/a Sammy D. McIntosh a/k/a Sammy McIntosh, a minor, born on November 1, 2005, in Allegheny County, Pennsylvania. A Petition has been filed asking the Court to put an end to all rights you have to your child, Sammy Dallas McIntosh-Hunsicker a/k/a Sammy D McIntosh a/k/a Sammy McIntosh. The Court has set a hearing to consider ending your rights to your child. That hearing will be held on Wednesday, October 20, 2021 at 10:00 a.m. (Prevailing Eastern Time), before the Honorable Guido DeAngelis. This hearing may not take place in the courthouse, but may be proceeding via telephone or video conferencing. In order for you to participate in this hearing, it is important that you contact the assigned termination caseworker, Cassie McIlwain, at (412) 473-2300, or your legal counsel/attorney, to obtain information for how to participate by telephone, video conference or in person. Should the hearing proceed virtually, the aforementioned caseworker and/or your attorney may be able to provide you with a phone number or link to the virtual hearing. You are warned that even if you fail to participate in the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should contact your lawyer at once. If you do not have a lawyer or cannot afford one, telephone the office set forth below to find out where you can get legal

This is also to inform you of an important option that may be available to you under Pennsylvania law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent, and/or a birth relative of the child, if all parties agree and the voluntary written agreement is approved by the court. If you are interested in learning more about this option for a voluntary agreement, contact your attorney or:

Lawyer Referral Service Allegheny County Bar Association Koppers Building 436 Seventh Ave., 4th Fl. Pittsburgh, PA 15219 412-261-5555

Andrew F. Szefi, County Solicitor. Laura J. Whiteman, Assistant County Solicitor. Contact: Amy Black, Adoption Legal Services Project, 225 Fifth Ave., 10th Fl., Pittsburgh, PA 15222, Ph: 412-288-3289, ablack@diakonswan.org, Attorneys for Petitioner.

21-03701 Sep 24; Oct 1, 8, 2021

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BANKRUPTCY COURT

(Continued from Page 1, Column 5)

Tara K. Somerville: MONTGOMERY-PA; 21-12607; Atty: William B. Callahan; Chapter: 7; Filed 09/21/2021; Judge Frank

Kelvin Evangelista Gutierrez; NORTHAMPTON-PA; 21-12608; Atty: Zachary Zawarski; Chapter: 7; Filed 09/21/2021; Judge Mayer

Bruce Wayne Thomas; CHESTER-PA; 21-12609; Atty: Joseph L. Quinn; Chapter: 13; Filed 09/21/2021; Judge Coleman Anthony F. Amorosi, Jr.: CHESTER-PA: 21-12610; Atty: Joseph F. Claffy; Chapter: 13; Filed 09/21/2021; Judge Frank

Mary Ann V. Czeredarczuk; CHESTER-PA; 21-12611; Atty: Joseph F. Claffy; Chapter: 13; Filed 09/21/2021; Judge Frank

David M. Dmytryk; CHESTER-PA; 21-12612; Atty: Joseph F. Claffy; Chapter: 13; Filed 09/21/2021; Judge Chan

Myesha Y. Corum; CHESTER-PA; 21-12613; Atty: Joseph F. Claffy; Chapter: 13; Filed 09/21/2021; Judge Frank

Kyle Richard Haines; MONTGOMERY-PA; 21-12614; Atty: Brad J. Sadek; Chapter: 13; Filed 09/22/2021; Judge Chan Joseph T. Mayer; NORTHAMPTON-

PA; 21-12615; Atty: Shawn J. Lau; Chapter: 13; Filed 09/22/2021; Judge Mayer Phyllis Ann Bush; NORTHAMPTON-PA; 21-12616; Atty: Vincent Rubino; Chapter: 13; Filed 09/22/2021; Judge Mayer

Michael A. Raddi; BUCKS-PA; 21-12617; Atty: Cameron Deane; Chapter: 13; Filed 09/22/2021; Judge Chan

Kathryn F. Finlay; MONTGOMERY-PA; 21-12618; Atty: Diana M. Dixon, Pro Se; Chapter: 7; Filed 09/22/2021; Judge Coleman

Laura Ann Clark; BUCKS-PA; 21-12619; Atty: Brad J. Sadek; Chapter: 7; Filed 09/22/2021; Judge Chan

Daniel W. Lloyd, Jr.; BERKS-PA; 21-12620; Atty: Larry W. Miller, Jr.; Chapter: 7; Filed 09/22/2021; Judge Mayer

Emma Vinokur; BUCKS-PA; 21-12621; Atty: Michele Perez Capilato; Chapter: 13; Filed 09/22/2021; Judge Frank

Mary B. Kreider; LANCASTER-PA; 21-12622; Atty: Stephen McCoy Otto; Chapter: 7; Filed 09/23/2021; Judge Mayer Rasheedah N. Mills; PHILADELPHIA-

PA; 21-12623; Atty: Ronald G. McNeil; Chapter: 7; Filed 09/23/2021; Judge Frank Michael Anthony Barbone; NORTHAMPTON-PA; 21-12624; Atty:

Zachary Zawarski; Chapter: 7; Filed 09/23/2021; Judge Mayer Joann Schumann; MONTGOMERY-PA:

21-12625; Atty: Alexander G. Tuttle; Chapter: 13; Filed 09/23/2021; Judge Chan

John F. Schmidt, Jr.; CHESTER-PA; 21-12626; Atty: Joseph F. Claffy; Chapter: 13; Filed 09/23/2021; Judge Chan

Denese K. Innis; BUCKS-PA; 21-12627; Attv: Robert Nam Su Kim; Chapter: 7; Filed 09/23/2021; Judge Coleman

Carol R. Harvey; CHESTER-PA; 21-12628; Atty: Joseph F. Claffy; Chapter: 13; Filed 09/23/2021; Judge Coleman

Dawn Robin Wurst; LANCASTER-PA; 21-12629; Atty: Brenna Hope Mendelsohn; Chapter: 7; Filed 09/23/2021; Judge Mayer

Paul Robert Halata; BUCKS-PA; 21-12630; Atty: Zachary Zawarski; Chapter: 7; Filed 09/23/2021; Judge Chan

Junita R. Logan; PHILADELPHIA-PA; 21-12631; Atty: David M. Offen; Chapter: 13; Filed 09/24/2021; Judge Coleman

Cesar S. Toribio; NORTHAMPTON-PA; 21-12632; Atty: Lynn E. Feldman; Chapter: 7; Filed 09/24/2021; Judge Mayer

Roger Kenneth Benson; BUCKS-PA; 21-12633; Atty: Joseph L. Quinn; Chapter: 7; Filed 09/24/2021; Judge Frank

Keith A. Martin; PHILADELPHIA-PA; 21-12634; Atty: David M. Offen; Chapter: 13; Filed 09/24/2021; Judge Coleman

Mark A. Snyder; NORTHAMPTON-PA; 21-12635; Atty: Robert Glazer; Chapter: 7; Filed 09/24/2021; Judge Mayer

Karen Lynn Freese; NORTHAMPTON-PA; 21-12636; Atty: Robert Glazer; Chapter: 7; Filed 09/24/2021; Judge Mayer

Hilda Maria Montano; PHILADEL-PHIA-PA: 21-12637: Atty: Michele Perez Capilato; Chapter: 7; Filed 09/24/2021; Judge Frank

Jacquelyn Noel Bellinger; PHILADEL-PHIA-PA; 21-12669; Atty: Pro Se; Chapter: 13; Filed 09/24/2021; Judge Coleman

Troy S. Robinson and Rosalind M. Robinson: PHILADELPHIA-PA: 21-12638; Atty: John L. McClain; Chapter: 13; Filed 09/25/2021; Judge Frank

Martin A. Strom; PHILADELPHIA-PA; 21-12639; Attv: David M. Offen; Chapter: 13; Filed 09/26/2021; Judge Frank

Amanda M. Kroll; PHILADELPHIA-PA; 21-12640; Atty: David M. Offen; Chapter: 13; Filed 09/26/2021; Judge Frank Monique H. Rooks; CHESTER-PA; 21-12641; Atty: Diana M. Dixon; Chapter:

Bonita Cassandra Woods: DELAWARE-PA; 21-12642; Atty: Michael Alan Siddons; Chapter: 13; Filed 09/26/2021; Judge Coleman

13; Filed 09/26/2021; Judge Coleman

Juan Rosario; PHILADELPHIA-PA; 21-12643; Atty: Brad J. Sadek; Chapter: 7; Filed 09/27/2021; Judge Chan

Jerman F. Hoover-Leggett and Russell A. Leggett; BUCKS-PA; 21-12644; Atty: Brad J. Sadek; Chapter: 7; Filed 09/27/2021; Judge Coleman

Julie Veronica Folino; PHILADELPHIA-PA; 21-12645; Atty: Brad J. Sadek; Chapter: 13; Filed 09/27/2021; Judge Frank

Hector Torres Suarez; LANCASTER-PA; 21-12646; Atty: Alaine V. Grbach; Chapter: 7; Filed 09/27/2021; Judge Mayer

Ivan Perez; LANCASTER-PA; 21-12647; Atty: Pro Se; Chapter: 13; Filed 09/27/2021; Judge Mayer

Surasak Meepara; LANCASTER-PA; 21-12648; Atty: Alaine V. Grbach; Chapter: 7; Filed 09/27/2021; Judge Mayer

Tracy L. Brennan; BUCKS-PA; 21-12649; Atty: Michael Seth Schwartz; Chapter: 7; Filed 09/27/2021; Judge Coleman

Huong Thi Truong; CHESTER-PA; 21-12650; Atty: Michael A. Latzes; Chapter: 7; Filed 09/27/2021; Judge Chan

Stephanie Gray; LANCASTER-PA; 21-12651; Atty: Pro Se; Chapter: 13; Filed 09/27/2021; Judge Mayer

Emily Syzdek Fraher; MONT-GOMERY-PA; 21-12652; Atty: Joseph L. Quinn; Chapter: 7; Filed 09/27/2021; Judge Chan

Jason A. Galli; CHESTER-PA; 21-12653; Atty: Joseph L. Quinn; Chapter: 13; Filed 09/27/2021; Judge Chan

Gloria Rodriguez; PHILADELPHIA-PA; 21-12654; Atty: Brad J. Sadek; Chapter: 13; Filed 09/27/2021; Judge Coleman

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