

Notice: Tax Re-Assessment Dates

BY ORDER OF THE COURT OF COMMON PLEAS OF WASHINGTON COUNTY, THE COUNTY OF WASHINGTON HAS SUBSTANTIALLY COMPLETED THE DATA-COLLECTION PROCESS INCIDENTAL TO THE PENDING COUNTY-WIDE REASSESSMENT. BECAUSE WASHINGTON COUNTY HAS NOT FORMALLY REASSESSED ITS PROPERTY VALUES SINCE 1980, ITS CONTRACTOR, TYLER TECHNOLOGIES, HAS RELEASED A SCHEDULE OF KEY DATES OF WHICH MEMBERS OF THE PROFESSION NEED TO MADE AWARE AS IT MAY AFFECT YOUR RESIDENTIAL, COMMERCIAL AND MUNICIPAL CLIENTS.

Please be advised of the following schedule for the Tyler Technologies Reassessment Project (these dates are approximate):

Mail notices of new values to property owners - Week of March 7 thru week of March 28

Informal review scheduling - March 14 to May 30

Informal reviews with property owners after release of new values - March 14 to June 15

Change of Assessment notices mailed - July 1

Formal Appeal scheduling - Week of July 18

Formal Appeal hearings - Starting week of July 18 to October 31

Certification of values by Chief Assessor - November 15

FINAL VALUES WILL BE IN EFFECT FOR TAX YEAR 2017 USING July 1 2015 VALUES. THE COUNTY INTENDS ON TAXING AT 100% OF MARKET VALUE ESTABLISHED AS OF July 1, 2015, SO TAXING BODIES WILL NEED TO ADJUST MILLAGE RATES TO REFLECT CHANGES IN THE OVERALL AGGREGATE MARKET VALUE OF REAL PROPERTY.

**BLANE A. BLACK, SOLICITOR
WASHINGTON COUNTY DEPARTMENT OF TAX REVENUE**

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

BURKE, JOSIE, a/k/a **JOSIE BARNI**, late of Washington, Washington Co., PA; Executrix: Janette Barni, 731 N. Franklin Street, Washington, PA 15301; Attorney: Mark S. Riethmuller, Speakman, Riethmuller & Allison, 30 East Beau St., Ste 430, Washington, PA 15301

CHMIEL, ERNEST C., late of Smith Township, Washington Co., PA; Executrix: Kim Dubich, 1251 Lady Marion Lane, Dunedin, FL 34698; Attorney: Mark S. Riethmuller, Speakman, Riethmuller & Allison, 30 East Beau St., Suite 430, Washington, PA 15301

DZIMIERA, JOHN B., late of Donora, Washington Co., PA; Administratrix: Janice K. Gigliotti, 308 Otto Street, Belle Vernon, PA 15012; Attorney: Mark E. Ramsier, 823 Broad Avenue, Belle Vernon, PA 15012

EVANS, JR., ISAAC, late of City of Washington, Washington Co., PA; Executor: Isaac Evans, III, 329 Liberty Avenue, Washington, PA 15301; Attorney: David S. Posner, Goldfarb, Posner, Beck, DeHaven & Drewitz, 26 South Main St., Suite 200, Washington, PA 15301

KUULA, MARION V., late of Eighty Four, Washington Co., PA; Executor: Leo A. Kuula, 170 Gilkeson Road, Eighty Four, PA 15330; Attorney: Andrew G.

Sykes, Sykes Elder Law, LLC, 615 Washington Road, Suite 304, Pittsburgh, PA 15228

MASLIK, WALTER F., late of Borough of Canonsburg, Washington Co., PA; Executor: Eric Landers, 802 Gladden Road, Canonsburg, PA 15317; Attorney: Patrick C. Derrico, Greenlee, Derrico & Posa, 30 East Beau St., Suite 325, Washington, PA 15301

MIGLIORI, TODD A., late of Donora, Washington Co., PA; Administratrix: Tracy H. Migliori, c/o Hippo Fleming Pertile Law Offices, 1218 Eleventh Ave., Altoona, PA 16601; Attorney: Jeff Fleming, Hippo Fleming Pertile Law Offices, 1218 Eleventh Ave., Altoona, PA 16601

MURDOCK, RUTH ELIZABETH, late of Bulger, Washington Co., PA; Executrix: Rebecca A. Murdock, 1057 Grant St., Bulger, PA 15019

NUGENT, JOSEPH, late of Cecil, Washington Co., PA; Executrix: Colette Wollen, 15 Nugent St., Cecil, PA 15321; Attorney: Carl B. Zacharia, 111 West McMurray Rd., McMurray, PA 15317

PLANTS, DONALD N., a/k/a **DONALD NUSS PLANTS**, late of Peters Township, Washington Co., PA; Executor: Donald Gibson Plants, 652 Flat Rock Road, New Market, VA 22844; Attorney: Susan Mondik Key, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

SARGENT, MARY E., late of Washington, Washington Co., PA; Executrix: Karen A. Johnson, 231 State Avenue, Apt. 3, Beaver, PA 15009; Attorney: Charles J. Vater, Tucker Arensberg, PC, 1500 One PPG Place, Pittsburgh, PA 15222

SIMPSON, KATHRYN R., late of Chartiers Township, Washington Co., PA; Executor: Charles Vene Simpson,

213 Joseph Drive, Canonsburg, PA 15317; Attorney: Roger J. Gaydos, 407 Oak Spring Road, Canonsburg, PA 15317

WHARTON, JR., ROBERT B., late of Amwell Township, Washington Co., PA; Administrators: Annie Laurie Foust; John R. Wharton, 705 N. Wade Avenue, Washington, PA 15301

SECOND PUBLICATION

CARDEN, AVALON ANN, a/k/a **AVALON A. CARDEN** a/k/a **AVALON CARDEN**, late of Charleroi, Washington Co., PA; Executrix: Erika Lee Boston, 823 Lincoln Avenue, Charleroi, PA 15022; Attorney: Keith A. Bassi, Bassi, Vreeland & Associates, P.C., PO Box 144, 111 Fallowfield Ave., Charleroi, PA 15022

CRUMRINE, LOIS E., late of Beallsville, Washington Co., PA; Administrator: David L. Crumrine, PO Box 504, Fredericktown, PA 15333; Attorney: Lisa J. Buday, PO Box 488, California, PA 15419

HAZELBAKER, BESSIE N., late of West Pike Run Township, Washington Co., PA; Executrix: Grace Poling, 533 South California Drive, Coal Center, PA 15423; Attorney: Lisa J. Buday, PO Box 488, California, PA 15419

HENRY, HAROLD A., a/k/a **HAROLD ALBERT HENRY**, late of South Strabane Township, Washington Co., PA; Administrator: Dale A. Henry, 3385 Piney Fork Road, South Park, PA 15129; Attorney: Donald B. Formoso, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

MANGANAS, EUGENIA, late of Canonsburg, Washington Co., PA; Executors: Chrissi Liokareas, 430 Johnston Road, Bethel Park, PA 15102; John Manganas, 127 Lakeview Drive, McMurray, PA 15317; Attorney:

Emmanuel S. Anthou, 142-A McClelland Road, Canonsburg, PA 15317

MARTIN, BETTY JANE, late of North Franklin Township, Washington Co., PA; Executor: William R. Martin, Jr., PO Box 106, Rural Hall, NC 27045

MILHOAN, HARRY D., late of North Strabane Township, Washington Co., PA; Executor: Greg N. Milhoan, 1523 Rt. 136, Washington, PA 15301; Attorney: Susan M. Key, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

NOVOGRADAC, DOROTHY F., a/k/a **DOROTHY FRANCES NOVOGRADAC** a/k/a **D.F. NOVOGRADAC**, late of Washington Co., PA; Executor: Joseph Daniel Novogradac, c/o 125 South College St., Washington, PA 15301; Attorney: Frank Arcuri, 125 South College St., Washington, PA 15301

OPROSKY, EDITH L., late of Canonsburg, Washington Co., PA; Executrix: Rosemary Keefer, 11 Grant Alley, McDonald, PA 15057; Attorney: Julia B. Lentchner, One Trimont Lane, Ste 1700A, Pittsburgh, PA 15211

TOWNER, MARGARET A., late of Coal Center, Washington Co., PA; Executrix: Judith A. Tchinski, PO Box 694, California, PA 15419; Attorney: Neil J. Marcus, PO Box 652, Monongahela, PA 15063

THIRD PUBLICATION

BANDI, RICHARD J., late of Chartiers Township, Washington Co., PA; Executors: Rose M. DiNardo & Joseph E. Bandi, c/o 775 East Maiden St., Washington, PA 15301; Attorney: Dorothy A. Milovac, R. Maureen Myers, 775 East Maiden St., 1st Fl., Washington, PA 15301

BOUCHARD, ISABELLE DOLORES, a/k/a **I. DOLORES BOUCHARD**, late of Washington Co., PA; Executors: Thomas A. Bouchard, 2307 Shamrock Lane, Canonsburg, PA 15317; Michael A. Bouchard, 3624 Edgehill Drive NW, Canton, OH 44709; Attorney: Orlando R. Sodini, Thompson, Calkins & Sutter, LLC, 850 Ridge Avenue, Suite 300, Pittsburgh, PA 15212

DANIELS, CARL B., late of McDonald, Washington Co., PA; Executrices: Jennifer Fitzwater f/k/a Jennifer Daniels, 307 Compass Court, McDonald, PA 15057; Carla Martin, 500 N. McDonald St., McDonald, PA 15057; Attorney: Loretta B. Kendall, 364 E. Lincoln Ave., McDonald, PA 15057

DePOE, MARJORIE E., late of South Strabane Township, Washington Co., PA; Executor: Jon L. DePoe, 850 Redstone Court #109, Washington, PA 15301; Attorney: Susan M. Key, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

GRAFF, SR., JOSEPH V., a/k/a **JOSEPH V. GRAFF**, late of Borough of Canonsburg, Washington Co., PA; Executor: Jared S. Graff, 934 Old National Pike, Brownsville, PA 15417; Attorney: Patrick C. Derrico, Greenlee, Derrico & Posa, 30 East Beau St., Suite 325, Washington, PA 15301

JAMES, HANNAH V., late of Washington, Washington Co., PA; Executor: Keith D. James, c/o Cohen & Grigsby, P.C.; Attorney: Mario Santilli, Jr., Cohen & Grigsby, P.C., 625 Liberty Avenue, Pittsburgh, PA 15222

LINN, MARTHA D., late of Peters Township, Washington Co., PA; Executrix: Marion Prince, 134 Sedeca Drive, Canonsburg, PA 15317; Attorney: John A. Rodgers, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

MANCINI, JAMES A., late of Union Township, Washington Co., PA; Executrix: Linda S. Mancini, 30 Old State 837, Elrama, PA 15038; Attorney: Bradley M. Bassi, Bassi, Vreeland & Associates, P.C., PO Box 144, 111 Fallowfield Ave., Charleroi, PA 15022

McMAHON, NORA V., late of South Strabane Township, Washington Co., PA; Executor: William J. McMahon, 74 Stonehenge Drive, Washington, PA 15301; Attorney: J. Lynn DeHaven, Goldfarb, Posner, Beck, DeHaven & Drewitz, 26 South Main Street, Ste 200, Washington, PA 15301

MINOR, SR., RONALD RAY, a/k/a **RONALD R. MINOR, SR.** a/k/a **RONALD RAY MINOR** a/k/a **RONALD R. MINOR**, late of Washington, Washington Co., PA; Executrix: Deane Ann Minor, 3414 1/2 Jefferson Avenue, Washington, PA 15301; Attorney: Eva H. Ahern, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

PERGOLA, JOSEPH C., late of Donora, Washington Co., PA; Administratrix: Betty M. Pergola, 512 2nd St., Donora, PA 15033; Attorney: Holly L. Deihl, Goldberg, Persky & White, 11 Stanwix St., Ste 1800, Pittsburgh, PA 15222

TURK, STEVEN JAMES, late of Mt. Pleasant Township, Washington Co., PA; Administratrix: Lilian A. Katrencik, 499 Ridge Road, McDonald, PA 15057; Attorney: Robert C. Tourek, 2559 Brandt School Rd., Heritage Center, Ste 202, Wexford, PA 15090

WILLIFORD, DONALD, late of Houston, Washington Co., PA; Executrix: Susan Darnley, 239 Old Scales Road, Washington, PA 15301; Attorney: Thomas M. Butz, 125 Technology Dr., Suite 202, Canonsburg, PA 15317

CORPORATION NOTICESDISSOLUTION NOTICE

Notice is hereby given by **TOM FLICKINGER & ASSOCIATES, INC.**, a Pennsylvania business corporation, that said corporation is winding up its affairs in the manner prescribed by the Pennsylvania Business Corporation Law Section 5971, so that its corporate existence shall cease upon filing of Articles of Dissolution in the Department of State of the Commonwealth of Pennsylvania.

Amy Thomas, Esq.

Smith Butz, LLC

125 Technology Drive, Suite 202

Bailey Center I, Southpointe

Canonsburg, PA 15317 2)29-1

CERTIFICATE OF ORGANIZATION

NOTICE is hereby given that a Certificate of Organization Limited Liability Company has been filed with the Department of State of the Commonwealth of Pennsylvania on January 1, 2016 for a limited liability company established under the provisions of the Business Corporation Law for **JJP & R PROPERTIES LLC** with its principal place of business at 526 Joffre Bulger Road, Joffre, PA 15053. The names and/or address of all persons owning or interested in said business: John W. Thomas, 703 Joffre Bulger Road, Bulger, PA 15019.

Loretta Kendall, Esq.

364 E. Lincoln Ave.

McDonald, PA 15057 2)29-1

CERTIFICATE OF ORGANIZATION

NOTICE is hereby given that a Certificate of Organization Limited Liability Company has been filed with the Department of State of the Commonwealth of Pennsylvania on

September 28, 2015 for a limited liability company established under the provisions of the Business Corporation Law for **EIGHTY FOUR LEASING LLC**.

Susan Foster Blank, Esq.

30 Monongahela Pike

PO Box 4541

Eighty Four, PA 15330 2)29-1

CERTIFICATE OF ORGANIZATION

NOTICE is hereby given that a Certificate of Organization Limited Liability Company has been filed with the Department of State of the Commonwealth of Pennsylvania on October 20, 2015 for a limited liability company established under the provisions of the Business Corporation Law for **COLUSSY FARMS, LLC**.

Susan Foster Blank, Esq.

30 Monongahela Pike

PO Box 4541

Eighty Four, PA 15330 2)29-1

INCORPORATION NOTICE

NOTICE is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, PA on the 12th of December, 2015, with respect to a Domestic Business corporation which has been organized under the Pennsylvania Business Corporation Law of 1988.

The name of the corporation is **STEEL DOG CORPORATION, INC.**

John H. Prorok, Esq.

424 South 27th St., Ste 210

Pittsburgh, PA 15203 2)29-1

INCORPORATION NOTICE

NOTICE is hereby given that Articles of Incorporation were filed with the

Department of State of the Commonwealth of Pennsylvania at Harrisburg, PA on the 10th of December, 2015, with respect to a Domestic Business corporation which has been organized under the Pennsylvania Business Corporation Law of 1988.

The name of the corporation is **BELL BUSINESS SERVICES, INC.** with its principal place of business being located at 307 Washington Woods Dr., Washington, PA 15301. 2)29 -1

REAL ESTATE

MARSHAL'S SALE: By virtue of a Writ of Execution issued out of the United States District Court for the Western District of Pennsylvania and to me directed, I shall expose to public sale the real property located at 828 John Street, Langeloth, PA 15054 being more fully described at Washington County Instrument Number 200000923.

SAID SALE to be held at the Courthouse Square, Room 104, 100 W. Beau Street, Washington, PA 15301 at **10:00 a.m.** prevailing, standard time, on February 16, 2016.

All that certain tract of land, together with the buildings, and improvements erected thereon described as Tax Parcel No. 570-019-01-02-0009-00 recorded in Washington County, Pennsylvania. Seized and taken in execution as the property of Wade Keith, Jr., as Administrator of the Estate of Patricia A. Stetar aka Patricia Ann Stetar Keith, Deceased at the suit of the United States of America, acting through the Rural Housing Service, on behalf of the United States Department of Agriculture, to be sold on Writ of Execution as Civil Action No. 14-1706P.

TERMS OF SALE: Successful bidder will pay ten percent (10%) by certified check

or money order upon the property being struck down to such bidder, and the remainder of the bid within thirty (30) days from the date of the sale and in the event the bidder cannot pay the remainder, the property will be resold and all monies paid in at the original sale will be applied to any deficiency in the price at which the property is resold. The successful bidder must send payment of the balance of the bid directly to the U.S. Marshal's Office c/o Sheila Blessing, 700 Grant Street, Suite 2360, Pittsburgh, PA 15219. Bidder must have deposit funds immediately available and on his person in order to bid, bidder will not be permitted to leave the sale and return with deposit funds. Notice is hereby given that a Schedule of Distribution will be filed by me on the thirtieth day after the date of sale, and that distribution will be made in accordance with the Schedule unless exemptions are filed thereto within ten (10) days thereafter. Purchaser must furnish State Realty Transfer Tax Stamps, and stamps required by the local taxing authority. Marshal's costs, fees and commissions are to be borne by seller. Steve Frank, United States Marshal. For additional information, please contact Cathy Diederich at 314-457-5514 or the USDA foreclosure website at www.resales.usda.gov. 6)26-4

SHERIFF SALES

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, March 4, 2016 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, March 9, 2016 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, March 11, 2016 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 Sale List

<u>Sale#</u>	<u>Plav Def.....</u>	<u>Property Location</u>
2015-52	US Bank v. Crockett.....	Centerville Borough
2015-66	Bank of New York v. Houston.....	South Franklin Township
2015-322	Green Tree Servicing v. Sprowls.....	Donegal Township
2015-609	Bank of New York v. Milligan.....	Canton Township
2015-772	US Bank v. Browning	New Eagle Borough
2015-922	Green Tree Servicing v. Leazier.....	Centerville Borough
2013-1168	First Federal S & L v. Barrie.....	South Franklin Township
2015-1950	Wilmington Savings Fund Society v. Kolovich	Chartiers Township
2013-2530	Bayview Loan Servicing v. O'Connor.....	Carroll Township
2013-2618	City of Washington v. Phillips	City of Washington
2015-3239	Wells Fargo Bank v. Maxwell.....	City of Washington
2015-3489	Wells Fargo Bank v. Schar.....	Blaine Township
2012-3700	LSF9 Master Participation Trust v. Rogers	Mt. Pleasant Township
2015-4201	CIT Bank v. Baker	Borough of Beallsville
2014-4431	Bank of America v. McWhorter.....	McDonald
2015-5116	Pennymac Loan Services v. Sattler	North Franklin Township
2015-5337	First Niagara Bank v. Nairn	California Borough
2013-5406	Washington School Dist. V. McNeel	City of Washington
2015-5418	Community Bank v. Jones.....	Donora Borough
2015-5565	Bank of America v. Mikluscak.....	North Strabane Twp.
2013-5671	Nationstar Mortgage v. Bosick.....	Jefferson Township
2015-5925	Wells Fargo Bank v. Greco	City of Washington
2015-6104	Wells Fargo Bank v. Wheeler	South Strabane Township
2015-6162	Slovenian Savings & Loan v. Ali	Borough of Canonsburg
2015-6496	Bank of New York v. Lancaster.....	Cecil Township
2014-6943	LSF8 Master Participation Trust v. Boyer.....	Burgettstown
2009-7451	City of Washington v. May	City of Washington
2014-7831	Nationstar Mtg v. Morris.....	City of Washington
2014-8037	Federal National Mtg Assoc. v. Pogranzni	Canton Township
2010-10919	HSBC Bank v. Ocheske	Borough of Canonsburg

SHERIFF'S SALE No. 2015-52

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-52 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 **MARCH 4, 2016**

U.S. BANK NATIONAL ASSOCIATION TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF VS. JAMES R. CROCKETT, DEFENDANT(S)

ALL THAT CERTAIN lot or parcel of land situate in the **Borough of Centerville**, Washington County, Pennsylvania, Washington County P.B. 7, Pg. 366, and HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 325 MAIN STREET RICHEYVILLE, PA 15358; TAX PARCEL: 154-005-00-02-0014-00

SHERIFF'S SALE No. 2015-66

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-66 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 **MARCH 4, 2016**

The Bank of New York Mellon FKA The Bank of New York, as Trustee for the Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2006-18 PLAINTIFF VS. Ronald E. Houston, Jr. a/k/a Ronald E. Houston

and Shari L. Houston a/k/a Shari Houston DEFENDANTS

All that certain lot of ground situate in **South Franklin Township**, Washington County, Commonwealth of Pennsylvania, bounded and described as follows: 325 Old Plank Road, Washington, PA 15301-Parcel No. 590-013-01-04-0004-00

SHERIFF'S SALE No. 2015-322

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-322 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 **MARCH 4, 2016**

GREEN TREE SERVICING LLC - Plaintiff vs. Keith E. Sprowls; Rebecca L. Sprowls, Defendants

All the following parcels of land situate in **Donegal Township**, Washington County, Pennsylvania. PARCEL NOS.: 230-007-01-01-0007-00 & 230-007-01-01-0004-00 - BEING KNOWN AS: 99 West Liberty Road, West Alexander, PA 15376

SHERIFF'S SALE No. 2015-609

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-609 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 **MARCH 4, 2016**

THE BANK OF NEW YORK MELLON, f/k/a THE BANK OF NEW YORK, AS TRUSTEE, ON BEHALF OF THE REGISTERED HOLDERS OF ALTERNATIVE LOAN TRUST 2005-81, MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2005-81 Plaintiff, v. ROBERT C. MILLIGAN II A/K/A ROBERT C. MILLIGAN; MICHELE R. MILLIGAN, Defendants

ALL THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE TOWNSHIP OF CANTON, COUNTY OF WASHINGTON COUNTY AND COMMONWEALTH OF PENNA. BEING IMPROVED LAND, LOCATED AT 2585 JEFFERSON AVENUE, WASHINGTON, PENNSYLVANIA 15301, TAX PARCEL ID NO. 120-007-01-03-0003-00

SHERIFF'S SALE No. 2015-772

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-772 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 **MARCH 4, 2016**

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF VS. CHARLES E. BROWNING AND SHERI L. BROWNING, DEFENDANT (S)

ALL THE FOLLOWING described lots of ground in the **Borough of New Eagle**, Washington County, Pennsylvania, being Lots No. 28 and 28 1/2 and HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 459 2ND

AVENUE, NEW EAGLE, PA 15067. PARCEL NO. 480-013-00-02-0024-00.

SHERIFF'S SALE No. 2015-922

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-922 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 **MARCH 4, 2016**

Green Tree. Servicing LLC Plaintiff v. Ronald E. Leazier, Jr., Known Surviving Heir of Ronald E. Leazier, Deceased Mortgagor and Real Owner, Tina M. Brewer, Known Surviving Heir of Ronald E. Leazier, Deceased Mortgagor and Real Owner, Jeffrey Leazier, Known Surviving Heir of Ronald E. Leazier, Deceased Mortgagor and Real Owner and Unknown Surviving Heirs of Ronald E. Leazier, Deceased Mortgagor and Real Owner, Defendants

All That Certain land situate in the township or **Borough of Centerville** in the County of Washington, Commonwealth of Pennsylvania. Premises: 320 Reliance Avenue, Brownsville, Pennsylvania 15417 - Tax ID #: 152-027-00-03-0015-01 - Improvements consist of a Residential Dwelling

SHERIFF'S SALE No. 2013-1168

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-1168 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 **MARCH 4, 2016**

FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENE COUNTY, Plaintiff, vs. WILLIAM H. KNESTRICK, III, ESQUIRE, as Administrator of the Estate of JUDETH L. BARRIE, Deceased, ROBERT D. HUHNS, and ERIC WILKESON; Defendants.

ALL that certain lot or piece of ground situate in **South Franklin Township**, County of Washington and Commonwealth of Pennsylvania, Tax Parcel Identification 590-012-00-00-0009-11 having erected a residential dwelling and being more commonly known as 601 Moore Road, Washington P A 15301.

SHERIFF'S SALE No. 2015-1950

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-1950 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 **MARCH 4, 2016**

Wilmington Savings Fund Society, Fsb, Doing Business As Christiana Trust, Not In Its Individual Capacity But Solely As Legal Title Trustee For Bronze Creek Title Trust 2013-NPLI (plaintiff) vs. Misti Kolovich And Matthew Kolovich, (Defendants)

Property Address: 117 Green Street, **Chartiers Township**, Houston, Pennsylvania 15342. Parcel ID. No.: 170-016-07-02-0028-00; Improvements thereon of the residential dwelling. Judgment Amount: \$105,337.40

SHERIFF'S SALE No. 2013-2530

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-2530 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 **MARCH 4, 2016**

BAYVIEW LOAN SERVICING, LLC Plaintiff vs. JAMES B. O'CONNOR AND LEANNE O'CONNOR Defendant(s)

ALL THAT CERTAIN PROPERTY SITUATED IN THE **TOWNSHIP OF CARROLL**, IN THE COUNTY OF WASHINGTON AND COMMONWEALTH OF PENNA BEING DESCRIBED AS FOLLOWS: TAX MAP OR PARCEL 10 NO.: 130-007-02-00-0001-00 -HAVING ERECTED A TWO STORY FRAME HOME AND GARAGE MORE COMMONLY KNOWN AS: 807 DRY RUN ROAD, MONONGAHELA (CARROLL TOWNSHIP), PA 15063

SHERIFF'S SALE No. 2013-2618

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-2618 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 **MARCH 4, 2016**

City of Washington Plaintiff, vs. Donna Jean Phillips Defendant(s).

ALL THAT CERTAIN lot or piece of ground situated in the **City of**

Washington, County of Washington and Commonwealth of Pennsylvania. Being known as 303 Ridge Avenue, Washington, Pennsylvania 15301, tax parcel no. 760-007-00-01-0008-00

SHERIFF'S SALE No. 2015-3239

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-3239 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 **MARCH 4, 2016**

Wells Fargo Bank, N.A. v. John P. Maxwell & Cinda P. Maxwell

owner(s) of-property situate in the **WASHINGTON-CITY, WASHINGTON COUNTY**, Pennsylvania; being 1045 Michigan Avenue, Washington, PA 15301-1841 - Parcel No.770-024-00-02-0006-00, (Acreage or street address) Improvements thereon: **RESIDENTIAL DWELLING** - Judgment Amount: \$96,974.42

SHERIFF'S SALE No. 2015-3489

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-3489 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 **MARCH 4, 2016**

Wells Fargo Bank, N.A. v. Jill C. Schar & Daniel W. Schar

owner(s) of property situate in the

BLAINE TOWNSHIP, Washington County, Pennsylvania; being 26 Main Street, Taylorstown, PA 15365; Parcel No. 050-005-01-03-0007-00 (Acreage or street address); Improvements thereon: **Residential Dwelling**; Judgment Amount: \$90,790.61

SHERIFF'S SALE No. 2012-3700

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-3700 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 **MARCH 4, 2016**

LSF9 MASTER PARTICIPATION TRUST 13801 WIRELESS WAY OKLAHOMA CITY, OK 73134 vs. AMY ROGERS AKA AMY JOANNE ROGERS AKA AMY J. ROGERS & RICHARD ROGERS AKA RICHARD ROGERS

ALL that, certain parcel or tract of ground situate in the **Township of Mt. Pleasant**, County of Washington and Commonwealth of Pennsylvania - **TAX PARCEL # 460-007-00-00-0048-01 - BEING KNOWN AS: 177 MAIN STREET, Hickory, PA 15340**

SHERIFF'S SALE No. 2015-4201

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-4201 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 **MARCH 4, 2016**

CIT Bank, N.A. f/k/a One West Bank, N.A. Plaintiff v. Bruce Baker, Administrator of the Estate of Linda J. Mansfield, Defendants

All That Certain land situate in the township or **Borough of Beallsville** in the County of Washington, Commonwealth of Pennsylvania. Premises: 1035 Maiden Street, Beallsville, Pennsylvania 15313; Tax I.D. #: 030-005-00-00-0003-00 - Improvements consist of a Residential Dwelling

SHERIFF'S SALE No. 2014-4431

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-4431 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 **MARCH 4, 2016**

BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS SERVICING, LP Plaintiff VS. DONALD L. McWHORTER AND LORI S. McWHORTER AND MILDRED McWHORTER Defendant(

HAVING erected thereon a dwelling known and identified as 3987 Millers Run Road, **McDonald**, Pennsylvania 15057.

PARCEL IDENTIFICATION-NO: 140-005-00-00-0057-00; IMPROVEMENTS THEREON CONSIST OF: Residential Dwelling

ALL those two certain tracts of ground (each being part of a larger tract locally known as Sterling Upper Farm'), situate in Cecil.Township, County of Washington and Commonwealth of Pennsylvania,

SHERIFF'S SALE No. 2015-5116

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-5116 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 **MARCH 4, 2016**

Pennymac Loan Services, LLC v. Ronald Sattler & Jennifer Devon Sattler

ownet(s) of property situate in the **NORTH FRANKLIN TOWNSHIP**, WASHINGTON County, Pennsylvania, being 2900 W Chestnut Street, Washington, PA 15301-2546 - Parcel No. 510-001-04-02-0007-00 (Acreage or street - Improvements thereon: Residential Dwelling. Judgment Amount: \$75,362.69

SHERIFF'S SALE No. 2015-5337

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-5337 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 **MARCH 4, 2016**

FIRST NIAGARA BANK, N.A. 726 Exchange Street, Suite 106 Buffalo, NY 14210 vs. LORETTA E. NAIRN aka LORETTA E. ROBERTS, 5710 East Tropicana Ave, #1015 Las Vegas, NV 89122

ALL THAT CERTAIN lot or piece of land, situate in **California Borough**, Washington County, and State of

Pennsylvania, known as 1050 Pike Run Drive, East Pike Run, PA 15423 bounded and described as follows, to wit: TAX PARCEL NO.: 080-037-00-02-0026-00 – PROPERTY ADDRESS: 1050 PIKE RUN DRIVE, EAST PIKE RUN, PA 15423 -CALIFORNIA BOROUGH - IMPROVEMENTS: SINGLE FAMILY DWELLING

SHERIFF'S SALE No. 2013-5406

By virtue of a WRIT OF EXECUTION - MONEY JUDGEMENT -REAL ESTATE No. 2013-5406 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 **MARCH 4, 2016**

Washington School District, Plaintiff, vs. David W. McNeel, Jr.; David W. McNeel Defendant(s).

ALL THAT CERTAIN lot or piece of ground situated in the **City of Washington**, County of Washington and Commonwealth of Pennsylvania. Being known as 69 Campbell Avenue, Washington, Pennsylvania 15301, Tax parcel no. 750-027-00-02-0022-00

SHERIFF'S SALE No. 2015-5418

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-5418 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 **MARCH 4, 2016**

COMMUNITY BANK, Plaintiff, vs. MARIE T. JONES, a/k/a MARIE T.

MATAY and MARK F. SCHOLL, Defendants

ALL that certain parcel of land situate in the **Borough of Donora**, Washington County, Pennsylvania, being more particularly bounded and described as follows: address of 829 Meldon Avenue, Donora, PA 15033.

The Real Property tax identification number is: 240-011-00-06-0020-00.

SHERIFF'S SALE No. 2015-5565

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-5565 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 **MARCH 4, 2016**

Bank of America, N.A., Successor by Merger to BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing, LP v. Mark R. Mikluscak & Nicole D. Mikluscak

owner(s) of property situate in the WASHINGTON County, **NORTH STRABANE TOWNSHIP**, Commonwealth of Pennsylvania, being 621 Deerwatch Drive, Canonsburg, PA 15317; Parcel No. 520-011-04-04-0006-00 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING - Judgment Amount: \$184,130.68

SHERIFF'S SALE No. 2013-5671

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-5671 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 **MARCH 4, 2016**

Nationstar Mortgage LLC Plaintiff v. Stephen Bosick, Jr., Known Surviving Heir of Stephen J. Bosick, Deceased Mortgagor and Real Owner and Unknown Surviving Heirs of Stephen J. Bosick, deceased real owner and mortgagor Defendants

All That Certain land situate in the township or borough of **Jefferson Township** in the County of Washington, Commonwealth of Pennsylvania. Premises: 761 Cedar Grove Road, Burgettstown, Pennsylvania 15021—Tax ID. #: 380-007-01-06-0011-00 -Improvements consist of a Residential Dwelling

SHERIFF'S SALE No. 2015-5925

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-5925 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 **MARCH 4, 2016**

Wells Fargo Bank, NA v. James P. Greco III

owner(s) of property situate in the **WASHINGTON CITY, 7TH, WASHINGTON County, Pennsylvania**, being 930 Bruce Street, Washington, PA 15301-1962 - Parcel No. 770-022-00-05-0010-00 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$99,841.57

SHERIFF'S SALE No. 2015-6104

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-6104 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 **MARCH 4, 2016**

Wells Fargo Bank, N.A. v. James Wheeler .

owner(s) of property situate in the **SOUTH STRABANE TOWNSHIP, WASHINGTON County, Pennsylvania**, being 475 Country Club Road, Washington, PA 15301-2713- Parcel No. 600-004-00-00-0014-02 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING - Judgment Amount: \$121,592.35

SHERIFF'S SALE No. 2015-6162

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-6162 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 **MARCH 4, 2016**

SLOVENIAN SAVINGS AND LOAN ASSOCIATION OF CANONSBURG, PENNSYLVANIA Plaintiff vs. DARA L. KAHKONEN-ALI and ROBBONI A. ALI, AND UNITED STATES OF AMERICA INTERNAL REVENUE SERVICE Defendants

ALL that certain lot of ground situate in the Second Ward of the **Borough of Canonsburg**, Washington County, Pennsylvania HAVING A MAILING ADDRESS OF: 413 Woodland Road, Canonsburg, Pennsylvania 15317. Tax Parcel ID. Number -100-011-00-01-0022-00

SHERIFF'S SALE No. 2015-6496

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-6496 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 **MARCH 4, 2016**

The Bank of New York Mellon, fkaThe Bank of New York as successor in interest to JPMorgan Chase Bank, N.A. as Trustee for First Franklin Mortgage Loan Trust 2005-FF5 Asset-Backed Certificates, Series 2005-FF5 c/o Ocwen Loan Servicing LLC v. Ernest I. Lancaster

All that certain lot or piece of ground situate in the **Township of Cecil** Washington County, having erected thereon a dwelling known as 33 Beech Street, Muse, PA 15350; ID. NO. 140-009-02-10-0022-00

ATTORNEY: M. Troy Freedman, Esq. 1581 Main Street, Suite 200, Warrington, PA 18976

SHERIFF'S SALE No. 2014-6943

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-6943 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 **MARCH 4, 2016**

LSF8 Master Participation Trust c/o Caliber Home Loans, Inc. Plaintiff v. Harry A. Boyer and Linda L. Boyer Defendants

All That Certain land situate in the township or **Borough of Burgettstown** in the County of Washington, Commonwealth of Pennsylvania. Premises: 26 Duncan Avenue, Burgettstown, Pennsylvania 15021 - Tax I.D. #070-005-00-00-0012-00—Improvements consist of a Residential Dwelling

SHERIFF'S SALE No. 2009-7451

By virtue of a WRIT OF EXECUTION - MONEY JUDGEMENT -REAL ESTATE No. 2009-7451 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 **MARCH 4, 2016**

City of Washington Plaintiff, vs. Beth Ann May/ United States of America Defendant(s).

ALL THAT CERTAIN lot or piece of ground situated in the **City of Washington**, County of Washington and Commonwealth of Pennsylvania. Being known as 110 Woodland Avenue, Washington, Pennsylvania 15301, Tax parcel no. 770-030-00-02-0016-00

SHERIFF'S SALE No. 2014-7831

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-7831 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 **MARCH 4, 2016**

**NATIONSTAR MORTGAGE LLC,
350 Highland Drive, Lewisville, TX
76067 vs. DOUGLAS B. MORRIS**

ALL THAT CERTAIN lot of ground situate in the Seventh (7) Ward of the **City of Washington**, County of Washington and Commonwealth of Pennsylvania -TAX PARCEL # 770-007-00-03-0004-00 - BEING KNOWN AS: 567 Duncan Avenue Washington, PA 15301

SHERIFF'S SALE No. 2014-8037

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-8037 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 **MARCH 4, 2016**

**FEDERAL NATIONAL MORTGAGE ASSOCIATION FANNIE MAE")
Plaintiff VS. JOSEPH J. POGRANZNI,
aka JOSEPH POGRANZNI AND
MARY A. ONDRICK Defendant(s)**

PROPERTY-BEING KNOWN-AS ALL those certain five lots or parcels of ground situate in **Canton Township**, Washington County, Pennsylvania, being known and designated as Lot Nos. 89,90,91,92 and 93

PARCEL IDENTIFICATION NO: 120-011-16-03-0018-00, 120-011-16-03-0017-00, 120-011-16-03-0017-01

IMPROVEMENTS THEREON
CONSIST OF: Residential Dwelling -
PREM: 484 Wayne Street and 474
Wayne Street and 464 Wayne Street,
Washington, PA 15301

SHERIFF'S SALE No. 2010-10919

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2010-10919 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 **MARCH 4, 2016**

HSBC Bank USA, National Association, as Trustee for Wells Fargo Home Equity Asset Backed Securities 2006-3 Trust, Home Equity Asset-Backed Certificates, Series 2006-3 Plaintiff, vs. Joseph F. Ocheske Defendant.

ALL THAT CERTAIN lot or parcel of land, situate in the **Borough of Canonsburg**, Washington County, Pennsylvania.

Tax Parcel ID: 100-005-00-00-0007-01 -
Property Located at: 131 West Pike
Street, Canonsburg, Pennsylvania, 15317

Samuel F. Romano, Sheriff 7)28-3