

LEGAL ADS

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

Estate Notice

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

Bell, Fred J., deceased, of Pittsburgh, PA. No. 06009 of 2025. Rosemary Borelli, Admr., 1807 Orchid Street, Pittsburgh, PA 15207.

25-02024w Oct 15, 22, 29, 2025

Bodnar, Dorothy Ann a/k/a Dorothy A. Bodnar a/k/a Dorothy Bodnar, deceased, of Gibsonia, PA. No. 06390 of 2025. Joanne Bodnar, Extr., 17726 Calabar Drive, Gaithersburg, MD 20877 or to William T. Woncheck, Esq., Sikov & Woncheck, P.C., 1625 Union Ave., Ste. 5, Natrona Heights, PA 15065.

25-03818 Oct 15, 22, 29, 2025

Bowman, James J., deceased, of Pittsburgh, PA. No. 06458 of 2025. Cheryl Bowman, Extr., 1397 Langport Drive, Pittsburgh, PA 15241 or to Christopher P. Buda, Esq., Buda Law, 1330 Arrowood Drive, Pittsburgh, PA 15243.

25-02023w Oct 15, 22, 29, 2025

Costanza, James Victor, deceased, of Pittsburgh, PA. No. 06392 of 2025. Edith A. Haughton, Extr., c/o Nora C. Peace, Esq., Pittsburgh Estate Law, PC, 1501 Mt. Royal Blvd., Glenshaw, PA 15116.

25-02030w Oct 15, 22, 29, 2025

Dyson, Nancy C. a/k/a Nancy H. Dyson, deceased, of Jefferson Hills, PA. No. 06188 of 2025. Dawn A. Dyson, Admr., 168 Irishtown Road Ext., Venetia, PA 15367 or to Betty A. Dillon, Esq., 1725 Washington Rd., Ste. 503, Pittsburgh, PA 15241.

25-03803 Oct 15, 22, 29, 2025

Finucan, Katie C. a/k/a Katie Finucan, deceased, of Harrison Township, PA. No. 06243 of 2025. Brenda L. McSparrin, Admr., 1056 9th Avenue, Brackenridge, PA 15014 or to William T. Woncheck, Esq., Sikov & Woncheck, P.C., 1625 Union Ave., Ste. 5, Natrona Heights, PA 15065.

25-03817 Oct 15, 22, 29, 2025

Ford, Craig G. a/k/a Craig Ford a/k/a Craig Gifford Ford, deceased, of Pittsburgh, PA. No. 06444 of 2025. PNC Bank, National Association, Co-Extr. and Craig Ross, Co-Extr., Attn: Sharon L. Whitney, VP, 300 Fifth Ave., 31st Floor, Pittsburgh, PA 15222 or to Alison T. Smith, Esq., McNees Wallace & Nurick, LLC, One Oxford Centre, 301 Grant Street, 11th Floor, Pittsburgh, PA 15219.

25-03807 Oct 15, 22, 29, 2025

Frankel, Carl B., deceased, of Pittsburgh, PA. No. 03948 of 2025. Melvin P. Stein, Extr., c/o Jennifer L. Rawson, Esq., Eckert Seamans Cherin & Mellott, LLC, U.S. Steel Tower, 600 Grant St., 44th Fl., Pittsburgh, PA 15219.

25-03806 Oct 15, 22, 29, 2025

Gailliot, Margaret L. a/k/a Margaret Gailliot, deceased, of Whitaker, PA. No. 4753 of 2025. Linda S. Zitelli, Extr., c/o Laura J. Whiteman, Esq., 3910 Main St., Munhall, PA 15120.

25-03797 Oct 15, 22, 29, 2025

Gehrmann, Robert P., deceased, of Pittsburgh, PA. No. 6107 of 2025. Arlene A. Gehrmann, Extr., c/o Michele McPeak Cromer, Esq., Gaitens, Tucceri & Nicholas, P.C., 519 Court Pl., Pittsburgh, PA 15219.

25-03799 Oct 15, 22, 29, 2025

Giebel, Richard Joseph a/k/a Richard J. Giebel, deceased, of Crafton, PA. No. 01872 of 2025. Marsha Lee Podsiadly, Extr., 1061 Lafayette St., Bridgeville, PA 15017 or to Thomas M. Castello, Esq., 20 Fieldstone Drive, Pittsburgh, PA 15220.

25-03794 Oct 15, 22, 29, 2025

Golembeski, Agnes C., deceased, of Pittsburgh, PA. No. 06587 of 2025. Carol J. Flickinger, Co-Extr. and Pamela B. Shropshire, Co-Extr., c/o Jeanne M. Marquette, Esq., Pittsburgh Estate Law, P.C., 1501 Mt. Royal Blvd., Glenshaw, PA 15116.

25-02029w Oct 15, 22, 29, 2025

Gourley, Gertrude M. a/k/a Gertrude Mary Gourley, deceased, of Pittsburgh, PA. No. 06203 of 2025. Lisa A. Gourley, Extr., 1827 Warriors Road, Pittsburgh, PA 15205 or to Dale P. Frayer, Esq., Temple & Frayer, 2600 Boyce Plaza Road, Suite 114, Pittsburgh, PA 15241.

25-03804 Oct 15, 22, 29, 2025

Marinzel, Dawn G., deceased, of Pittsburgh, PA. No. 06333 of 2025. Nora C. Peace, Extr. and Atty., Pittsburgh Estate Law, PC, 1501 Mt. Royal Blvd., Glenshaw, PA 15116.

25-02028w Oct 15, 22, 29, 2025

McCue, Karen M., deceased, of Pittsburgh, PA. No. 05800 of 2025. Andrew McCue, Admr., 2917 Frederick St., Pittsburgh, PA 15212.

25-03810 Oct 15, 22, 29, 2025

McDermott, Gary Bernard a/k/a Gary McDermott, deceased, of Pittsburgh, PA. No. 06123 of 2025. Louise DiDiano, Extr., 1748 Pioneer Ave., Pittsburgh, PA 15226.

25-03808 Oct 15, 22, 29, 2025

McQuaide, Ruth Anne a/k/a Ruth A. McQuaide, deceased, of Pittsburgh, PA. No. 06284 of 2025. William J. McQuaide, Extr., 2983 Hickory Street, Allison Park, PA 15101.

25-03796 Oct 15, 22, 29, 2025

Michael, Barbara, deceased, of Pittsburgh, PA. No. 04645 of 2025. Candace Henderson, Extr., 2706 Sugarberry Lane, Midlothian, VA 23113 or to Christopher P. Buda, Esq., Buda Law, 1330 Arrowood Drive, Pittsburgh, PA 15243.

25-02022w Oct 15, 22, 29, 2025

Miller, John J., deceased, of Clairton, PA. No. 06365 of 2025. Ronald F. Miller, Extr., 11 Pleasant View Avenue, Willow Street, PA 17584 or to Frank D. DeBor, Esq., 1065 Brookline Blvd., Pittsburgh, PA 15226.

25-03805 Oct 15, 22, 29, 2025

Mitchell, Penny E., deceased, of Pittsburgh, PA. No. 06404 of 2025. Melissa L. Jackman, Extr., 2492 Elkridge Drive, Wexford, PA 15090 or to Thomas K. Dimond, Esq., Dimond Law Office, 11584 Perry Highway, Wexford, PA 15090.

25-02025w Oct 15, 22, 29, 2025

Morrow, Dolores M., deceased, of McKees Rocks, PA. No. 00219 of 2025. Albert Morrow, Extr., c/o Joseph A. Feldman, Esq., Feldman Law Group, PLLC, 1322 5th Avenue, Coraopolis, PA 15108.

25-02020w Oct 15, 22, 29, 2025

Nucci, Eleanor B., deceased, of Pittsburgh, PA. No. 06501 of 2025. Jeanne Marie Marquette, Admr., c.t.a. and Atty., Pittsburgh Estate Law, P.C., 1501 Mt. Royal Blvd., Glenshaw, PA 15116.
25-02027w Oct 15, 22, 29, 2025

Olshefski, John F., deceased, of Verona, PA. No. 06556 of 2025. Richard J. Olshefski, Extr., 15 Curry Ct., Turtle Creek, PA 15145.
25-02021w Oct 15, 22, 29, 2025

Phillips, Dorothy L. a/k/a Dorothy Phillips, deceased, of Pittsburgh, PA. No. 06468 of 2025. Seretha M. Hall, Admr., 606 Hays Street, Wilkinsburg, PA 15221 or to Emanuel J. Oakes, Jr., Esq., Law Offices of Emanuel J. Oakes, Jr., 1100 Bessica St., Wilkinsburg, PA 15221.
25-03809 Oct 15, 22, 29, 2025

Rafferty, III, John Y., deceased, of Pittsburgh, PA. No. 06192 of 2025. Richard M. Rafferty, Jr., Admr., 2475 Rochester Road, Sewickley, PA 15143 or to Heidi Rai Stewart, Esq., Houston Harbaugh, P.C., Three Gateway Ctr., 401 Liberty Ave., 22nd Fl., Pittsburgh, PA 15222-1005.
25-03800 Oct 15, 22, 29, 2025

Reed, Gloria W., deceased, of Pittsburgh, PA. No. 06309 of 2025. Donald O. Reed, Admr., 5000 Towne Ctr., #2304, Southfield, MI 48075 or to Bjorn Dakin, Esq., H.A. English & Associates, P.C., 4290 William Flinn Hwy., Suite 200, Allison Park, PA 15101.
25-03802 Oct 15, 22, 29, 2025

Roth, Zora Elaine a/k/a Zora E. Roth, deceased, of Clairton, PA. No. 4394 of 2025. Katherine E. Chance, Extr., c/o Laura J. Whiteman, Esq., 3910 Main St., Munhall, PA 15120.
25-03812 Oct 15, 22, 29, 2025

Stack, John J. a/k/a John Stack, deceased, of Allison Park, PA. No. 06349 of 2025. John E. Stack, Admr., c/o Rebecca A. Olds, Esq., Pittsburgh Estate Law, P.C., 1501 Mt. Royal Blvd., Glenshaw, PA 15116.
25-02026w Oct 15, 22, 29, 2025

Thumpston, Sr., Robert W., deceased, of Pittsburgh, PA. No. 05318 of 2025. Robert W. Thumpston, Jr., Extr., 118 Marias Way, South Park, PA 15129 or to Natalie Piscione, Esq., Covelli & Piscione Law Offices, P.C., 357 Regis Avenue, Ste. 1, Pittsburgh, PA 15236.
25-03801 Oct 15, 22, 29, 2025

Valoon, Patricia L., deceased, of Pittsburgh, PA. No. 04846 of 2025. Sharon King, Co-Extr. and Harry King, Co-Extr., c/o Michael K. Parrish, Esq., GRB Law, 2100 Georgetown Drive, Suite 300, Sewickley, PA 15143-8782.
25-03811 Oct 15, 22, 29, 2025

Yurchick, Lawrence R. a/k/a Lawrence Robert Yurchick, deceased, of Oakmont, PA. No. 06077 of 2025. Michael S. Yurchick, Extr., 4990 Meadow Crest Dr., Allison Park, PA 15101 or to Daniel Joseph, Esq., George & Joseph, 2300 Freeport Rd., Suite 10, New Kensington, PA 15068.
25-03795 Oct 15, 22, 29, 2025

Bennie, Mary Ann, deceased, of Pittsburgh, PA. No. 06515 of 2025. Alan Chapas, Admr., 18424 102nd Road, Meridan, KS 66512 or to Walter J. Nalducci, Esq., Cutruzzula & Nalducci, 3300 Grant Building, 330 Grant Street, Pittsburgh, PA 15219.
25-01991w Oct 8, 15, 22, 29, 2025

Beyer, James T., deceased, of Carnegie, PA. No. 6224 of 2025. Carol Collins, Admr., 815 Charles Street, Apartment 12, Carnegie, PA 15106 or to Justin D. Okun, Esq., Farrell Weaver & Okun, 1428 Banksville Road, Pittsburgh, PA 15216.
25-03699 Oct 8, 15, 22, 2025

Blasting, Pamela A., deceased, of Bethel Park, PA. No. 05611 of 2025. Jocelyn Blasting, Extr., c/o Jennifer Bittel Derby, Esq., Tucker Arensberg, P.C., One PPG Place, Suite 1500, Pittsburgh, PA 15222.
25-01982w Oct 8, 15, 22, 2025

Briggs, Mark a/k/a Mark E. Briggs, deceased, of South Park, PA. No. 01291 of 2024. Katherine Palmer, Admr., 799 Chestnut Street, Meadville, PA 16355 or to Betty A. Dillon, Esq., 1725 Washington Rd., Ste. 503, Pittsburgh, PA 15241.
25-03690 Oct 8, 15, 22, 2025

Collavo, Patricia L., deceased, of Upper St. Clair, PA. No. 05981 of 2025. Robert D. Collavo, Extr., c/o Matthew Morella, Esq., Morella Bencsics, 2559 Brandt School Road, Suite 201, Wexford, PA 15090.
25-01989w Oct 8, 15, 22, 2025

Corra, Michael A., deceased, of Carnegie, PA. No. 6225 of 2025. Carol Collins, Extr., 815 Charles Street, Apartment 12, Carnegie, PA 15106 or to Justin D. Okun, Esq., Farrell Weaver & Okun, 1428 Banksville Road, Pittsburgh, PA 15216.
25-03698 Oct 8, 15, 22, 2025

Eaton, Helen F. a/k/a Helen Fay Eaton, deceased, of Pittsburgh, PA. No. 04947 of 2025. Seth Robert Eaton, Extr., 809 Rowen Road, Silver Spring, MD 20910 or to Carol Sikov Gross, Esq., Sikov and Love, P.A., Grant Building, Suite 1110, 310 Grant Street, Pittsburgh, PA 15219.
25-03702 Oct 8, 15, 22, 2025

Elder, Renate, deceased, of Pittsburgh, PA. No. 6215 of 2025. Franklin G. Elder, Extr., 1212 Chappel Avenue, Pittsburgh, PA 15216 or to John W. Brown, Esq., John W. Brown & Associates, Grant Bldg., 310 Grant St., Ste. 1220, Pittsburgh, PA 15219.
25-03688 Oct 8, 15, 22, 2025

Frazier, Elaine Danielle, deceased, of West Mifflin, PA. No. 02858 of 2025. Eleanor Frazier Mohamed, Admr., 1001 Anna Avenue, West Mifflin, PA 15122 or to Eric J. Randolph, Esq., Law Office of Eric J. Randolph, 1870A Homeville Road, P.O. Box 335, West Mifflin, PA 15122.
25-01979w Oct 8, 15, 22, 2025

Hrubovcak, Loretta A. a/k/a Loretta Ann Hood, deceased, of Pittsburgh, PA. No. 01053 of 2024. Daniel A. Duffy, Extr., 6 Ochiltree Way, Pittsburgh, PA 15205.
25-03700 Oct 8, 15, 22, 2025

Kasbee, Scott E., deceased, of Sewickley, PA. No. 05911 of 2025. Marleen A. Kasbee, Extr., 1733 Locust Road, Sewickley, PA 15143 or to Patrick F. Lawlor, Esq., Lawlor & Lawlor, P.C., 979 Perry Hwy., Pittsburgh, PA 15237.
25-03697 Oct 8, 15, 22, 2025

Knapo, Robert David, deceased, of Tarentum Borough, PA. No. 06102 of 2025. Juliet Anne Freeman, Extr., 1140 Park Street, Tarentum, PA 15084 or to Dennis F. Scarpiniti, Esq., 2120 Freeport Rd., Ste. 4, New Kensington, PA 15068.
25-03701 Oct 8, 15, 22, 2025

Leszczynski, Donna, deceased, of Pittsburgh, PA. No. 06111 of 2025. Joseph J. Leszczynski, Jr., Extr., 100 Eileen Drive, Pittsburgh, PA 15214 or to Richard L. Milesky, Jr., Esq., The Milesky Law Group PLLC, 8890 Peebles Rd., Ste. 4, Allison Park, PA 15101.
25-01994w Oct 8, 15, 22, 2025

Miller, Susan a/k/a Susan Karen Miller, deceased, of Pittsburgh, PA. No. 05314 of 2025. Steven Miller, Extr., 620 Globe Avenue, Morgantown, WV 26501 or to Seth Penner, Esq., Covelli Piscione Law Offices, P.C., 357 Regis Avenue, Suite 1, Pittsburgh, PA 15236.
25-03703 Oct 8, 15, 22, 2025

Nolan, Susan M., deceased, of West View, PA. No. 05569 of 2025. Joseph P. Nolan, Extr., 89 S. Harrison Avenue, Pittsburgh, PA 15202 or to Charles F. Perego, Esq., McMonigle, Vesely & Perego, P.C., 694 Lincoln Ave., Pittsburgh, PA 15202.
25-03691 Oct 8, 15, 22, 2025

Randolph, Geraldine, deceased, of Pittsburgh, PA. No. 03353 of 2025. Deeadra Randolph, Admr., 28 Climax Street, Pittsburgh, PA 15210-1126 or to James R. Baker, Esq., Sikov and Love, P.A., 310 Grant Street, Grant Building, Suite 1110, Pittsburgh, PA 15219.
25-03704 Oct 8, 15, 22, 2025

Robins, Carl O., deceased, of Penn Hills, PA. No. 00668 of 2025. Monica Robins, Extr., c/o Jacob M. Fabian, Esq., Coulter & May, 4314 Old William Penn Highway, Suite 201, Monroeville, PA 15146-2142.
25-01993w Oct 8, 15, 22, 2025

Shavulsky, Carolyn, deceased, of Jefferson Hills, PA. No. 05604 of 2025. John Shavulsky, Extr., 12528 Capella Trail, Austin, TX 78732.
25-01996w Oct 8, 15, 22, 2025

Slafka, Mary A., deceased, of Elizabeth, PA. No. 04967 of 2025. Bethann Holbert, Co-Extr. and Joel Slafka, Co-Extr., 29 Deer Run Road, Susquehanna, PA 18847 or to Seth Penner, Esq., Covelli Piscione Law Offices, P.C., 357 Regis Avenue, Suite 1, Pittsburgh, PA 15236.
25-03692 Oct 8, 15, 22, 2025

Smith, M. Adelaide, deceased, of Upper St. Clair Township, PA. No. 04024 of 2025. Michael H. Smith, Extr., c/o Jennifer Bittel Derby, Esq., Tucker Arensberg, P.C., One PPG Place, Suite 1500, Pittsburgh, PA 15222.
25-01984w Oct 8, 15, 22, 2025

Smonskey, Paul T., deceased, of Pittsburgh, PA. No. 6249 of 2025. Thomas V. Smonskey, Admr., c/o David J. Nichols, Esq., Bootay Bevington & Nichols, LLC, 6 Clairton Blvd., Pittsburgh, PA 15236.
25-03696 Oct 8, 15, 22, 2025

Stefan, James, deceased, of Jefferson Hills, PA. No. 06293 of 2025. Jill Pazo, Extr., 775 Five Mile Line Road, Webster, NY 14580 or to D. Scott Lautner, Esq., 68 Old Clairton Rd., Pittsburgh, PA 15236.
25-01988w Oct 8, 15, 22, 2025

Stephens, Louise C., deceased, of Pittsburgh, PA. No. 04153 of 2025. David P. Stephens, Extr., 125 Edgemont Road, Scarsdale, NY 10583.
25-03687 Oct 8, 15, 22, 2025

Wagner, Jr., John W., deceased, of Baldwin Borough, PA. No. 05853 of 2025. Joy L. Troetschel, Extr., c/o Jennifer Bittel Derby, Esq., Tucker Arensberg, P.C., One PPG Place, Suite 1500, Pittsburgh, PA 15222.
25-01983w Oct 8, 15, 22, 2025

Weber, Richard O., deceased, of Pittsburgh, PA. No. 06075 of 2025. Cheryl Rosser, Admr., 338 St. Johns Rd., Fredonia, PA 16124 or to M. Dan Mason, Esq., Mason & Mason, LLC, 973 Liberty St., Meadville, PA 16335.
25-03695 Oct 8, 15, 22, 2025

Wessol, Robert, deceased, of Clairton, PA. No. 06283 of 2025. Tara Coddington, Extr., 108 Ketchum Drive, Canonsburg, PA 15317 or to D. Scott Lautner, Esq., 68 Old Clairton Rd., Pittsburgh, PA 15236.
25-01987w Oct 8, 15, 22, 2025

Wheatley, Joan T., deceased, of Coraopolis, PA. No. 04627 of 2025. Maureen Wheatley, Extr., 266 Paine Street, Doylestown, PA 18901 or to James R. Baker,

Esq., Sikov and Love, P.A., 310 Grant Street, Grant Building, Suite 1110, Pittsburgh, PA 15219.

25-03705 Oct 8, 15, 22, 2025

Wolverton, William G., deceased, of Richland Twp., PA. No. 6191 of 2025. Gary S. Wolverton, Extr., 1651 Ridge Road, Allison Park, PA 15101 or to Rebecca A. Auld, Esq., Auld Brothers Law Group, LLC, 5349 William Flynn Hwy., Gibsonsia, PA 15044.
25-03694 Oct 8, 15, 22, 2025

Yogmas, Mary Ann, deceased, of Kennedy Township, PA. No. 06178 of 2025. Barbara George, Extr., c/o R. Douglas DeNardo, Esq., Tucker Arensberg, P.C., One PPG Place, Suite 1500, Pittsburgh, PA 15222.
25-01985w Oct 8, 15, 22, 2025

Beatty, Linda Jo, deceased, of North Versailles, PA. No. 05905 of 2025. Nicole L. Boea, Admr., 622 Pikeview Drive, Pittsburgh, PA 15239 or to Jeffrey D. Ries, Esq., 381 Daily Drive, North Huntingdon, PA 15642.
25-03553 Oct 1, 8, 15, 2025

Beiter, Charlotte G. a/k/a Charlotte Beiter, deceased, of Pittsburgh, PA. No. 04021 of 2025. Holly Gumbeski, Extr., c/o Michael E. Fiffik, Esq., Fiffik Law Group, P.C., Foster Plaza 7, 661 Andersen Dr., Suite 315, Pittsburgh, PA 15220.
25-03550 Oct 1, 8, 15, 2025

Gruber, Samuel R., deceased, of Allison Park, PA. No. 06003 of 2025. James Gruber, Co-Extr., 1353 Ridgewood Drive, Allison Park, PA 15101 and Thomas Gruber, Co-Extr., 101 Brandon Court, Pittsburgh, PA 15237 or to Kenneth M. Ventresca, Esq., Goede Deboest & Cross PLLC, 5500 Brooktree Road, Suite 101, Wexford, PA 15090.
25-01935w Oct 1, 8, 15, 2025

Hayducko, Norma Jean, deceased, of West Mifflin, PA. No. 04052 of 2025. Beth Salaj, Admr., 106 Mifflin Hills Drive, West Mifflin, PA 15122 or to Grey Douglas Pratt, Esq., Hanchak & Pratt, LLC, 76 Old Clairton Road, Pittsburgh, PA 15236.
25-01934w Oct 1, 8, 15, 2025

Oates, Jr., Francis W., deceased, of Elizabeth, PA. No. 04972 of 2025. Francis W. Oates, III, Extr., 5795 Ella Hollow Road, Elizabeth, PA 15037 or to Kimberly J. Gallagher, Esq., P.O. Box 384, Rillton, PA 15678.
25-03554 Oct 1, 8, 15, 2025

Priester, Michelle, deceased, of Pittsburgh, PA. No. 06221 of 2025. Sara Rhoades, Extr., 326 Canterbury Dr., Pittsburgh, PA 15238 or to Benjamin W. Urso, Esq., Urso Law Group, LLC, 2581 Washington Rd., Ste. 230-H, Upper St. Clair, PA 15241.
25-01938w Oct 1, 8, 15, 2025

Wagner, Matthew R., deceased, of Pittsburgh, PA. No. 06040 of 2025. Susan G. Wagner, Admr., 2416 Rochester Road, Sewickley, PA 15143 or to John T. Richards, III, Esq., Richards & Richards, LLP, 101 Bradford Road, Suite 100, Wexford, PA 15090.
25-03551 Oct 1, 8, 15, 2025

Notice

In the Court of Common Pleas of Allegheny County, Pennsylvania
Civil Division
NO: AR-25-006121
Ronald Alioto, Plaintiff,
vs.
Gilbert George Moore III, Defendant.
You, Gilbert George Moore, III have been sued in Court arising from a motor vehicle accident that occurred on or about August 26, 2023.

Notice

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 by the Court 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 OR CANNOT AFFORD ONE, TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Allegheny County Bar Association
Lawyers Referral Services
4th Floor Koppers Building
436 7th Avenue
Pittsburgh, PA 15219
(412) 261-5555
25-03814 Oct 15, 2025

Notice

Court of Common Pleas
Allegheny County
Case No. MG-24-000518
Carrington Mortgage Services, LLC, Plaintiff
vs.
Heidi Pope Waser, known Heir of Scott G. Waser, deceased; Brooklyn Waser, known Heir of Scott G. Waser, deceased; Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Scott G. Waser, deceased, Defendants

Notice Of Sheriff's Sale Of Real Property
TO: Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Scott G. Waser, deceased
1416 Kenberma Avenue
Pittsburgh, PA 15216

This Firm Is A Debt Collector Attempting To Collect A Debt And Any Information Obtained Will Be Used For That Purpose. If You Have Previously Received A Discharge In Bankruptcy, This Is Not And Should Not Be Construed To Be An Attempt To Collect A Debt, But Only Enforcement Of A Lien Against Property.

Your house (real estate) at: 1416 Kenberma Avenue, Pittsburgh, PA 15216 is scheduled to be sold at Sheriff's Sale on December 1, 2025 at 9:00 a.m, in Allegheny County, Fourth Floor, Gold Room, Courthouse, Pittsburgh, PA to enforce the court judgment of \$80,117.23 obtained by Carrington Mortgage Services, LLC (the mortgagee) against you. As a result, a writ of execution has been issued in the amount of \$84,502.83.

Notice Of Owner's Rights

You May Be Able To Prevent This Sheriff's Sale

To prevent this Sheriff's Sale you must take immediate action:

The sale will be cancelled if you pay back to the mortgagee the back payments, late charges, costs, and reasonable attorneys fees due. To find out how much you must pay, you may call: (610) 278-6800.

Please Note a Schedule of Distribution will be filed by the Sheriff on a date specified by the Sheriff not later than thirty (30) days after sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within 20 days after the filing of the schedule.

LOGS Legal Group LLP

By: Christopher A. DeNardo, PA I.D. No. 78447; Samantha Gable, PA I.D. No. 320695; Steven Palmer, PA I.D. No. 334553; Leslie J. Rase, PA I.D. No. 58365; Heather Riloff, PA I.D. No. 309906; Kevin T. Tonczyszyn, PA I.D. No. 332616; Elizabeth L. Wassall, PA I.D. No. 77788; Joseph L. LoCastro, IV, PA I.D. No. 314973, 985 Old Eagle School Road, Suite 514, Wayne, PA 19087, Telephone:

(610) 278-6800, E-mail: pahelp@logs.com, LLG File No. CGG 24-070807.

25-03829 Oct 15, 2025

Notice

Petition to Determine Title to Real Estate as to 1317 Margaret St., Munhall, PA, formerly owned by John Fabiszewski deceased, filed August 15, 2025, by Penn Pioneer Enterprises, Inc., No 5305 of 2025. Katrina M. Eichstaedt, Esq., Covelli & Piscione Law Offices, Pittsburgh, PA 15236, Counsel.

25-03847 Oct 15, 22, 29, 2025

Transfer of Title and/or Request to Issue Title

A Hearing on the request of Lee Bodnar to Order Transfer of Title, and/or Request to Issue Title for 1974, Explorer, Recreational Vehicle, XP3071300C110 will be held 11:00 AM, October 23, 2025, Courtroom 703, City-County Building, 414 Grant Street, Pittsburgh, PA 15219. For more information contact Lee Bodnar 412-889-8800. GD-25-009443

25-01981w Oct 8, 15, 22, 2025