

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 him or his attorney, and all persons indebted to the decedent to make payment to him without delay:

Kolich, Evelyn R. a/k/a Evelyn Kolich a/k/a Evelyn R. Patton Kolich a/k/a Rose Marie Evelyn Kolich, deceased, of Dravosburg, PA. No. 7432 of 2014. Roger W. Patton, Co-Extr. and Paul D. Kolich, Co-Extr., 208 Bettis Road, Dravosburg, PA 15034 or to Roxanne Sakoiian Eichler, Esq., 1311 Luehm Ave., North Versailles, PA 15137. 15-00053 Jan 8, 15, 22, 2015

McMullan, Robert John, deceased, of Bethel Park, PA. No. 07444 of 2014. Ryan McMullan, Extr., 4010 1/2 Mintwood Street, Pittsburgh, PA 15224 or to Aubrey H. Glover, Esq., Brenlove & Fuller, LLC, 401 Washington Ave., Bridgeville, PA 15017. 15-00054 Jan 8, 15, 22, 2015

Ritchey, Florence A., deceased, of Pittsburgh, PA. No. 07502 of 2014. George W. Mouhat, Admr., 200 East End Avenue, Pittsburgh, PA 15221 or to Laura Cohen, Esq., 4372 Old William Penn Hwy., Monroeville, PA 15146. 15-00055 Jan 8, 15, 22, 2015

Shogan, Frances A., deceased, of Pittsburgh, PA. No. 07142 of 2014. David Shogan, Admr., 329 Ridgeview Drive, N. Braddock, PA 15104 or to Jeffrey A. Pribanic, Esq., Pribanic & Pribanic, LLC, 1735 Lincoln Way, White Oak, PA 15131. 15-00056 Jan 8, 15, 22, 2015

Thompson, Wayne G., deceased, of Pittsburgh, PA. No. 07472 of 2014. Michael Thompson, Admr., c/o Judith A. Lehnowsky, Esq., 820 Evergreen Ave., Pittsburgh, PA 15209. 15-00057 Jan 8, 15, 22, 2015

Willison, Robert M., deceased, of Pittsburgh, PA. No. 07282 of 2014. James R. Willison, II, Extr., 1130 Rial Drive, Bethel Park, PA 15102 or to Charles B. Hadad, Esq., The Lynch Law Group, LLC, Cranberry Professional Park, 501 Smith Dr., Ste. 3, Cranberry Township, PA 16066. 15-00058 Jan 8, 15, 22, 2015

Action to Quiet Title

In the Court of Common Pleas of Allegheny County, Pennsylvania

Notice is hereby given to the following persons, their heirs, successors or assigns, and to all persons whatsoever, that the City of Pittsburgh by Nicole D. Manison, Assistant City Solicitor, 327 City County Building has petitioned the Court for Orders quieting title to the following tax acquired real estate, pursuant to Act No. 171, approved December 11, 1984.

GD-2014-22890
City of Pittsburgh vs Albert F. Currie; his heirs, successors and assigns.
12th Ward, Pittsburgh
6307 Dean Street. Dean Park Rev Plan 41, Lot 25 x 100. Block & Lot 124-C-23.
Subject To All matters as shown on the Revised Plan of Dean Park in Plan Book Volume 15, Pages 76 and 77.
Subject To All additional easements, encroachments, agreements, etc. of record. 15-00038

GD-2014-22891 Purchaser: Urban Redevelopment Authority of Pittsburgh
City of Pittsburgh vs Melissa G. Blakey; a/k/a Melissa G. Blakey; Dyck O'Neal a/k/a Dyck O'Neal, Inc.; PWSA; their heirs, successors and assigns.
12th Ward, Pittsburgh
26 Mayflower Street. O R Scott Plan 55. Lot 24 x 100 Mayflower St bet Larimer and St Andrew St. Block & Lot 83-M-176.
Subject To All matters shown on the Plan as recorded in the Department of Real Estate Office of Allegheny County, Pennsylvania in Plan Book Volume 11, Page 87. Subject to covenants, conditions, restrictions and easements which may exist on the land. Title to that part of the premises lying in the bed and right of way of all roads, driveways and alleyways is subject to public and private rights therein.
Subject To All additional easements, encroachments, agreements, etc. of record. 15-00039

GD-2014-22900
City of Pittsburgh vs Eugene Widurski a/k/a Gene Widurski; Household Finance Consumer Discount Company; PWSA; their heirs, successors and assigns.
27th Ward, Pittsburgh
1310 Woodland Avenue Sharp Plan Parcel A. Lot 27 x 41 (.025 ALD) Ancy Way. 2 Sty Fra Hse Rear. Block & Lot 45-E-51.
Subject To All matters shown on the Sharp Plan of Lots recorded in Plan Book Volume 151, Page 134, including, but not limited to encroachments.

Subject To All additional easements, encroachments, agreements, etc. of record. 15-00040

GD-2014-22905
City of Pittsburgh vs Brad Steele; Allegheny County Department of Court Records-Criminal Division; PWSA; their heirs, successors and assigns.
10th Ward, Pittsburgh
5230 Lotus Way. M K Dunccan Hrs Plan 171. Lot 20 x 105 Duncan Street bet 52nd St. & McCandless Avenue thru to Lotus Way. 2 Sty Fra Hse #5230. Block & Lot 80-H-151.
Subject And Title To that part of the premises lying in the bed and right of way of all roads, driveways and alleyways is subject to public and private rights therein.
Subject To All additional easements, encroachments, agreements, etc. of record. 15-00041

GD-2014-22910
City of Pittsburgh vs Clarence Porter a/k/a Clarence Porter a/k/a Clarence E. Porter; Martha Irish a/k/a Martha Irish Porter; Melba Jones; Robert Pamplin; Mr. L. Green; Citizens Bank of PA; their heirs, successors and assigns.
20th Ward, Pittsburgh
70 Wabash Street. Warden & Alexander Plan Pt. 109. Lot 18.51 x 100. Block & Lot 19-H-229.
Subject To All matters as shown on Plan Book Volume 1, Page 120. Subject to clause as set forth in DBV 9372, Page 526.
Subject To All additional easements, encroachments, agreements, etc. of record. 15-00042

GD-2014-22914
City of Pittsburgh vs Deborah K. Frank; Ralph A. Frank a/k/a Ralph Frank; Allegheny County Family Division Domestic Relations Office; their heirs, successors and assigns.
16th Ward, Pittsburgh
420 McManus Street. Ormsby Plan Pt 82. Lot 56 x 82.5. Block & Lot 32-E-197.
Subject To All additional easements, encroachments, agreements, etc. of record. 15-00043

GD-2014-22916
City of Pittsburgh vs George A. Nock; Estate of Ruby F. Nock c/o George A. Nock, Jr. and Blairadean Nock; Mary Ellen Nock; PA Department of Revenue-Bureau of Compliance-Lien Section; PA Attorney General; Commonwealth of PA-Inheritance Tax Division; Allegheny County Dept. of Court Records-Criminal Division; PWSA; Richard Bratcher; Emsworth Borough; their heirs, successors and assigns.
27th Ward, Pittsburgh
1254 Woodland Avenue. Hugh S. Fleming Plan 9. Lot 25 x 100. 2 Sty Fra. Hse. Cem Blk Gar. Block & Lot 45-E-331.
Subject To All covenants, conditions, restrictions and easements which may exist on the land. Title to that part of the premises lying in the bed and right of way of all roads, driveways and alleyways is subject to public and private rights therein.
Subject To All additional easements, encroachments, agreements, etc. of record. 15-00044

GD-2014-22938
City of Pittsburgh vs Heirs to the Estate of Roy Kirk, c/o Richard Kirk; Loretta L. Davis; William L. Davis, Sr.; Lawrenceville Economic Action Program; Urban Redevelopment Authority; Allegheny County Department of Court Records-Criminal Division; GLS Capital, Inc.; PWSA; their heirs, successors and assigns.
6th Ward, Pittsburgh
184 34th Street. Lot 13.3 x 44.31 34th Street. 2 Sty Brk Hse #184. Block & Lot 48-S-122.
Subject To All covenants, conditions, restrictions and easements which may exist on the land. Title to that part of the premises lying in the bed and right of way of all roads, driveways and alleyways is subject to public and private rights therein.
Subject To All additional easements, encroachments, agreements, etc. of record. 15-00045

Whereupon the Court granted a rule on the aforesaid persons, and all persons, whatsoever, to appear and show cause within thirty days from this notice why the title of the City of Pittsburgh to the aforesaid real estate should not be adjudicated and decreed valid and indefeasible as against all mortgages, ground-rents, rights, title, interest in or claims against the aforesaid real estate, and to further show cause why the sale of the said real estate should not be made free and clear of all the aforesaid claims whatsoever.
Nicole D. Manison
Assistant City Solicitor
City of Pittsburgh
Jan 8, 2015

Articles of Incorporation Business Corporation

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 Hustwit Energy Services Inc. 15-00050 Jan 8, 2015

Articles of Incorporation Business Corporation

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 A Unique Cleaning Service. 15-00064 Jan 8, 2015

Articles of Incorporation Business Corporation

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 A Unique Cleaning Service. 15-00064 Jan 8, 2015

Articles of Incorporation Nonprofit Corporation

Notice is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania on December 1, 2014, with respect to a nonprofit corporation, Locking Arms Men, which has been incorporated under the Nonprofit Corporation Law of 1988. 15-00001w Jan 8, 2015

Certificate of Organization Limited Liability Company

Notice is hereby given that a Certificate of Organization was filed with the Department of State of the Commonwealth of Pennsylvania, for a limited liability company formed under the Limited Liability Company Law of 1994. The name of the company is Allegheny City Hothouse, LLC. 15-00049 Jan 8, 2015

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-14-22622. In re: Petition of Baby Girl Kohan, for change of name to Kasey Marie Kohan. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Monday, February 2, 2015, at 9:45 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. 15-00047 Jan 8, 2015

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-14-21728. In re: Petition of Adam Marze, for change of name to Ashley Marze. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Wednesday, February 4, 2015, at 9:45 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. 15-00048 Jan 8, 2015

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 Tanbarie, with its principal office or place of business at 1160 La Salle Road, Monroeville, PA 15146. The names and addresses of all persons who are parties to the registration are: Tanya M. Barras, 1160 La Salle Road, Monroeville, PA 15146. 15-00052 Jan 8, 2015

Notice of Sheriff's Sale

In the Court of Common Pleas of Allegheny County, Pennsylvania
No. MG-14-000698
Wells Fargo Bank N.A.
Vs.
Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Arthur D. Elsesser a/k/a Arthur Elsesser, Deceased, Jesse D. Elsesser, Peggy L. Loosz
Notice To: Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Arthur D. Elsesser a/k/a Arthur Elsesser, Deceased

Notice of Sheriff's Sale of Real Property
Being Premises: 26 Joseph Street, Cheswick, PA 15024
Being in West Deer Township, County of Allegheny, Commonwealth of Pennsylvania, 1217-L-00394

Improvements consist of residential property.
Sold as the property of Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Arthur D. Elsesser a/k/a Arthur Elsesser, Deceased, Jesse D. Elsesser, Peggy L. Loosz
Your house (real estate) at 26 Joseph Street, Cheswick, PA 15024 is scheduled to be sold at the Sheriff's Sale on 02/02/2015 at 9:00 a.m., at the Allegheny County Courthouse, 436 Grant Street, Room 111, Pittsburgh, PA 15219, to enforce the Court Judgment of \$100,589.58 obtained by, Wells Fargo Bank N.A. (the mortgagee), against the above premises.
Phelan Hallinan, LLP
Attorney for Plaintiff
14-08133 Jan 8, 2015

Notice of Hearing on Petition to Confirm Consent to Adoption and Terminate Parental Rights

In Re: Adoption of Arthur Franklin Semprevivo, a minor. No. TPR 113 of 2014 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.
To: Joshua Drum and The Unknown Father, alleged fathers of Arthur Franklin Semprevivo, a minor, born on March 26, 2013, in Allegheny County, PA. A Petition has been filed asking the Court to put an end to all rights Chelsea Lee Semprevivo has to your child, Arthur Franklin Semprevivo. The Court has set a hearing to consider ending her rights to your child. That hearing will be held in the Family Court Bldg., 550 Fifth Ave., Pittsburgh, PA 15219, on Monday, February 9, 2015 at 8:30 a.m., prevailing time, before the Honorable Kathleen R. Mulligan. You are warned that even if you fail to appear at 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 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.

Lawyer Referral Service
The Allegheny County Bar Association
Koppers Building
436 Seventh Ave., 3rd Fl.
Pittsburgh, PA 15219
412-261-5555

Andrew F. Szefti, County Solicitor. Paula J. Benucci, Allegheny Co. Children, Youth and Families, Ft. Pitt Commons Bldg., 445 Ft. Pitt Blvd., Ste. 101, Pittsburgh, PA 15219, Ph: 412-350-4947, Attorneys for Petitioner. 14-08102 Jan 8, 15, 22, 2015

Notice of Hearing on Petition to Confirm Consent to Adoption and Terminate Parental Rights

In Re: Adoption of Arthur Franklin Semprevivo, a minor. No. TPR 113 of 2014 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Chelsea Lee Semprevivo, mother of Arthur Franklin Semprevivo, a minor, born on March 26, 2013, in Allegheny County, PA. A Petition has been filed asking the Court to put an end to all rights you have to your child, Arthur Franklin Semprevivo. The Court has set a hearing to consider ending your rights to your child. That hearing will be held in the Family Court Bldg., 550 Fifth Ave., Pittsburgh, PA 15219, on Monday, February 9, 2015 at 8:30 a.m., prevailing time, before the Honorable Kathleen R. Mulligan. You are warned that even if you fail to appear at 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 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.

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Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In Re: Adoption of Devon Jacob Groomes a/k/a Devin Jacob Groomes, a minor. No. TPR 064 of 2014 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Autumn Marie Groomes, mother of Devon Jacob Groomes a/k/a Devin Jacob Groomes, a minor, born on October 15, 2012, in Allegheny County, PA. A Petition has been filed asking the Court to put an end to all rights you have to your child, Devon Jacob Groomes a/k/a Devin Jacob Groomes. The Court has set a hearing to consider ending your rights to your child. That hearing will be held in the Family Court Bldg., 550 Fifth Ave., Pittsburgh, PA 15219, on Monday, February 9, 2015 at 11:00 a.m., prevailing time, before the Honorable Kathleen R. Mulligan. You are warned that even if you fail to appear at 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 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.

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Pittsburgh, PA 15219
412-261-5555

Andrew F. Szefti, County Solicitor. Lilian A. Akin, Allegheny Co. Children, Youth and Families, Ft. Pitt Commons Bldg., 445 Ft. Pitt Blvd., Ste. 101, Pittsburgh, PA 15219, Ph: 412-350-4720, Attorneys for Petitioner. 14-08101 Jan 8, 15, 22, 2015

Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In Re: Adoption of Arthur Franklin Semprevivo, a minor. No. TPR 113 of 2014 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Chelsea Lee Semprevivo, mother of Arthur Franklin Semprevivo, a minor, born on March 26, 2013, in Allegheny County, PA. A Petition has been filed asking the Court to put

an end to all rights Joshua Drum and The Unknown Father have to your child, Arthur Franklin Semprevivo. The Court has set a hearing to consider ending their rights to your child. That hearing will be held in the Family Court Bldg., 550 Fifth Ave., Pittsburgh, PA 15219, on Monday, February 9, 2015 at 8:30 a.m., prevailing time, before the Honorable Kathleen R. Mulligan. You are warned that even if you fail to appear at 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 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.

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Koppers Building
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Pittsburgh, PA 15219
412-261-5555

Andrew F. Szefti, County Solicitor. Paula J. Benucci, Allegheny Co. Children, Youth and Families, Ft. Pitt Commons Bldg., 445 Ft. Pitt Blvd., Ste. 101, Pittsburgh, PA 15219, Ph: 412-350-4947, Attorneys for Petitioner. 14-08103 Jan 8, 15, 22, 2015

Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In Re: Adoption of Arthur Franklin Semprevivo, a minor. No. TPR 113 of 2014 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Joshua Drum and The Unknown Father, alleged fathers of Arthur Franklin Semprevivo, a minor, born on March 26, 2013, in Allegheny County, PA. A Petition has been filed asking the Court to put an end to all rights you have to your child, Arthur Franklin Semprevivo. The Court has set a hearing to consider ending your rights to your child. That hearing will be held in the Family Court Bldg., 550 Fifth Ave., Pittsburgh, PA 15219, on Monday, February 9, 2015 at 8:30 a.m., prevailing time, before the Honorable Kathleen R. Mulligan. You are warned that even if you fail to appear at 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 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.

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412-261-5555

Andrew F. Szefti, County Solicitor. Paula J. Benucci, Allegheny Co. Children, Youth and Families, Ft. Pitt Commons Bldg., 445 Ft. Pitt Blvd., Ste. 101, Pittsburgh, PA 15219, Ph: 412-350-4947, Attorneys for Petitioner. 14-08105 Jan 8, 15, 22, 2015

Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In Re: Adoption of T.M.B., a minor. No. A96 Year, 2014 in the Orphans' Court Division of the Court of Common Pleas of Lackawanna County, Pennsylvania.

Notice
A Petition has been filed asking the Court to put an end to all rights you have to your child, Tyrese Michael Brown. The Court has set a hearing to consider ending your rights to your child. That hearing will be held in the Lackawanna County Family Court, 200 North Washington Avenue, Scranton, PA. on Tuesday, January 20, 2015 at 9:30 a.m. You are warned that even if you fail to appear at 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 take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, go to or telephone the office set forth below to find out where you can get legal help.

Northern Pa. Legal Services, Inc.
33 N. Main Street
Suite 200
Pittston, PA 18640
570-299-4100
Adrienne Pierangeli, Esquire, 103 East Drinker St., Dunmore, PA 18512. 15-00051 Jan 8, 15, 22, 2015

Allegheny County Bar Association

Raising the Bar on Legal and Community Service

