

ESTATE NOTICES

Notice is hereby given that in the estates of the decedents set forth below the Register of Wills has granted letters testamentary or of administration to the persons named. All persons having claims or demands against said estates are requested to make known the same, and all persons indebted to said estates are requested to make payment without delay, to the executors or administrators or their attorneys named below.

FIRST PUBLICATION**Estate of: James C Book**

Late of: Clackamas County
Milwaukie Oregon
Administrator: Jennifer Conrad
2796 Perry Highway
Portersville PA 16051
Attorney: Michael C Bonner
Medure Bonner Bellissimo LLC
713 Wilmington Avenue
New Castle PA 16101

BCLJ: October 1, 8, 15, 2021

Estate of: Joan T Chew
a/k/a: Joan B Titus Chew
a/k/a: Joan Bennett Titus Chew

Late of: Butler PA
Executor: Diane R Marburger
1309 Mars Evans City Road
Evans City PA 16033
Attorney: Matthew T McCune
Conlon Tarker PC
108 E Diamond St
Butler PA 16001

BCLJ: October 1, 8, 15, 2021

Estate of: Martha Nettie Davidson

a/k/a: Martha Davidson
Late of: Butler Township PA
Executor: Loren Hagen
4160 Cypress Street
Butler PA 16001
Attorney: Leo M Stepanian II
Stepanian & Menchyk LLP
222 South Main St
Butler PA 16001

BCLJ: October 1, 8, 15, 2021

Estate of: Mary Lou DeFoggi

Late of: Butler Township PA
Administrator: Ronald J DeFoggi
422 West Penn Street
Butler PA 16001
Administrator: Daniel A Defoggi
422 West Penn Street
Butler PA 16001
Attorney: Thomas J May
Dillon, McCandless, King,
Coulter & Graham LLP
128 West Cunningham Street
Butler PA 16001

BCLJ: October 1, 8, 15, 2021

Estate of: Jean A Downing

Late of: Slippery Rock Township PA
Executor: Patricia H Pepper
372 Crestview Road
Slippery Rock PA 16057
Attorney: Ronald W Coyer
SR Law LLC
631 Kelly Blvd PO Box 67
Slippery Rock PA 16057

BCLJ: October 1, 8, 15, 2021

Estate of: John C Jacobs
a/k/a: John Carroll Jacobs

Late of: Zelenople PA
Executor: Theresa L Jacobs
329 E New Castle St
Zelenople PA 16063
Attorney: Amy E Molloy
SR Law LLC
631 Kelly Blvd POB 67
Slippery Rock PA 16057

BCLJ: October 1, 8, 15, 2021

Estate of: Michael P Knott

Late of: Middlesex Township PA
Executor: Lindsey Park Woerle
21287 State Highway 81
Kewanee IL 61443
Attorney: Kimberly J Gallagher Esq
PO Box 384
Shaner Road
Rillton PA 15678

BCLJ: October 1, 8, 15, 2021

Estate of: Shirley M Matuke

Late of: Center Township PA
Administrator: Sheri L Davidson
140 South Benbrook Road
Butler PA 16001
Attorney: A Robert Shott
125 Mountain Laurel Dr
Butler PA 16002

BCLJ: October 1, 8, 15, 2021

Estate of: Samuel S Moore

Late of: Adams Township PA
Executor: Samuel S Moore II
243 Courtney Place
Wexford PA 15090
Attorney: Karen E Mathias
Lange Legal Group
220 Murray Avenue
Pittsburgh PA 15217

BCLJ: October 1, 8, 15, 2021

Estate of: Jacqueline R Pletz

Late of: Saxonburg PA
Executor: Richard A Pletz
329 MacIntosh Drive
Mars PA 16046
Attorney: Christa M Aplin
JSDC Law Offices
11 East Chocolate Avenue Suite 300
Hershey PA 17033

BCLJ: October 1, 8, 15, 2021

Estate of: Rolanda Rosak

Late of: Buffalo Township PA
Administrator: Sheena Arbuckle
1250 Leishman Avenue
New Kensington PA 15068
Attorney: James Irwin
3058 Leechburg Road
Lower Burrell PA 15068

BCLJ: October 1, 8, 15, 2021

Estate of: Ronald J Spero

Late of: Middlesex Township PA
Executor: Cynthia A Stein
187 State Road
Valencia PA 16059
Attorney: Amy D Rees Esquire
Sechler Law Firm LLC
20206 Route 19 Suite 300
Cranberry Twp PA 16066

BCLJ: October 1, 8, 15, 2021

Estate of: Betsy A Thigpen

Late of: Penn Township PA
Executor: Leslie Archer
417 Three Degree Road
Renfrew PA 16053
Attorney: Donald L Faulkner
Snowiss Steinberg & Faulkner LLP
333 North Vesper Street
Lock Haven PA 17745

BCLJ: October 1, 8, 15, 2021

Estate of: Anna Veres

Late of: Cranberry Township PA
Executor: Margaret A Wetzel
210 Sandalwood Dr
Cranberry Twp PA 16066
Attorney: Sarah G Hancher
Hancher Law Office
101 N Green Lane
Zelienople PA 16063

BCLJ: October 1, 8, 15, 2021

Estate of: Daniel Whalen**a/k/a: Daniel J Whalen**

Late of: Mars PA
Administrator: Michael P Whalen
780 Powers Drive
Wexford PA 15090
Attorney: John A Halley
9380 McKnight Rd
Suite 106
Pittsburgh PA 15237

BCLJ: October 1, 8, 15, 2021

Estate of: William D Yarussi

Late of: Cranberry Township PA
Administrator: Melanie L Yarussi
101 Lawnview Court
Cranberry Twp PA 16066
Attorney: Stephanie A Boris
The Elder Law Offices of Shields & Boris
1150 Old Pond Road
Bridgeville PA 15017

BCLJ: October 1, 8, 15, 2021

**Estate of: John Charles Youts
a/k/a: John C Youts**

Late of: Zelienople PA
 Executor: Joan S. Youts
 152 St Ives Way
 Zelienople PA 16063
 Attorney: Sarah G Hancher
 Hancher Law Office
 101 N Green Lane
 Zelienople PA 16063

BCLJ: October 1, 8, 15, 2021

SECOND PUBLICATION**Estate of: Margaret J Cucciardo
a/k/a: Margaret Cucciardo**

Late of: Buffalo Township PA
 Executor: Nina B Swager
 228 Franklin Street
 Butler PA 16001
 Attorney: William T Woncheck Jr
 Sikov & Woncheck PC
 1625 Union Ave Suite 5
 Natrona Heights PA 15065

BCLJ: September 24 & October 1, 8, 2021

**Estate of: Scott Michael Canary
a/k/a: Scott M Canary**

Late of: Buffalo Township PA
 Administrator: Randy J Canary
 312 Sarver Road
 Sarver PA 16055
 Attorney: Michael S Lazaroff Esquire
 277 West Main St
 PO Box 216
 Saxonburg PA 16056

BCLJ: September 24 & October 1, 8, 2021

Estate of: Jill Ann Petty

Late of: Forward Township PA
 Administrator: Jeffrey L Petty
 208 Ledge Rock Lane
 Mars PA 16046
 Attorney: Brendan B Lupetin
 Lupetin & Unatin LLC
 707 Grant St Suite 3200 Gulf Tower
 Pittsburgh PA 15219

BCLJ: September 24 & October 1, 8, 2021

Estate of: Dorothy L Sasse

Late of: Saxonburg PA
 Executor: Victor H Sasse
 314 Fisher Road
 Cabot PA 16023
 Attorney: Michael S Lazaroff Esquire
 277 West Main St
 PO Box 216
 Saxonburg PA 16056

BCLJ: September 24 & October 1, 8, 2021

**Estate of: Patti L Schaffer
a/k/a: Patti Schaffer**

Late of: Prospect PA
 Executor: Deborah L Ulewicz
 373 Kennedy Road
 Prospect PA 16052
 Attorney: Lloyd A Welling
 American Wills & Estates
 2100 Wharton St Suite 302
 Pittsburgh PA 15203

BCLJ: September 24 & October 1, 8, 2021

THIRD PUBLICATION**Estate of: Harry L Benson III**

a/k/a: Harry Benson
a/k/a: Harry Benson III
a/k/a: Harry L Benson
a/k/a: Harry Louis Benson III

Late of: Slippery Rock Township PA
 Executor: Lori Ann Morrison
 126 Shields Road
 PO Box 1
 Forestville PA 16035
 Executor: Harry L Benson IV
 341 Barron Road
 Slippery Rock PA 16057
 Attorney: Thomas R Coyer
 SR Law LLC
 631 Kelly Blvd PO Box 67
 Slippery Rock PA 16057

BCLJ: September 17, 24 & October 1, 2021

Estate of: Concetta P Boyer

a/k/a: Tina Boyer
 Late of: Saxonburg PA
 Executor: Angela M Stonkus
 15 Meadow Wood Lane
 Landenberg PA 19350

BCLJ: September 17, 24 & October 1, 2021

Estate of: James M Faust Jr

Late of: Jefferson Township PA
 Administrator: Celeste Cypher Faust
 180 Bullcreek Rd
 Butler PA 16002
 Attorney: Michael J Pater
 Charlton Law
 101 East Diamond Street Suite 202
 Butler PA 16001

BCLJ: September 17, 24 & October 1, 2021

**Estate of: John T Kane Sr
a/k/a: John T Kane**

Late of: Valencia PA
 Executor: John T Kane Jr
 110 Kinvara Court
 Pittsburgh PA 15237
 Executor: Joan K Vican
 188 Hunter Farm Road
 Henryville PA 18332
 Attorney: Jay R Hagerman
 Abernethy & Hagerman, LLC
 4499 Mount Royal Blvd
 Allison Park PA 15101

BCLJ: September 17, 24 & October 1, 2021

Estate of: Joseph F Klein III

Late of: Clearfield Township PA
 Executor: Susan J Ambrose
 129 Marwood Road
 Cabot PA 16023
 Attorney: James H Limbaugh
 Miller & Miller Attorneys at Law
 4767 William Flynn Highway
 Allison Park PA 15101

BCLJ: September 17, 24 & October 1, 2021

Estate of: Patricia Joanne Miklavic

Late of: Butler Township PA
 Executor: Donald E McMonagle
 201 Clark Avenue
 Butler PA 16002
 Attorney: Katrine M Erie
 Erie Law Offices PC
 316 West Jefferson Street
 Butler PA 16001

BCLJ: September 17, 24 & October 1, 2021

**Estate of: Lois M Panei
a/k/a: Lois Panei**

Late of: Butler PA
 Executor: Francine P Keefer
 111 Shawnee Drive
 Butler PA 16001
 Attorney: A Robert Shott
 125 Mountain Laurel Dr
 Butler PA 16002

BCLJ: September 17, 24 & October 1, 2021

**Estate of: William J Peters
a/k/a: William J Peters Sr**

Late of: Winfield Township PA
 Executor: Judith K Peters
 1225 Freeport Rd
 Natrona Heights PA 15065
 Attorney: Charles J Jacques III
 Jacques & Jacques PC
 2125 Freeport Road
 Natrona Heights PA 15065

BCLJ: September 17, 24 & October 1, 2021

**Estate of: Franklin L Ramsey
a/k/a: Franklin Lewis Ramsey**

Late of: Jackson Township PA
 Executor: Melanie Beth Ramsey
 135 Railroad Street
 Evans City PA 16033
 Attorney: Charles R Reis
 Reis Law Firm
 5700 Corporate Dr Suite 510
 Pittsburgh PA 15237

BCLJ: September 17, 24 & October 1, 2021

**Estate of: William Conrad Reiser
a/k/a: William C Reiser Jr**

Late of: Chicora PA
 Administrator: Donald Paul
 120 Stein Rd
 Chicora PA 16025
 Administrator: Sherrie Paul
 120 Stein Rd
 Chicora PA 16025
 Attorney: Jennifer Gilliland Vanasdale
 Gilliland Vanasdale Law Office, LLC
 257 S Main St
 Butler PA 16001

BCLJ: September 17, 24 & October 1, 2021

**Estate of: William D Renick
a/k/a: Bill Renick**

Late of: Summit Township PA
 Executor: David C Renick
 6408 Scandia Lake Pl
 Sandston VA 23150

BCLJ: September 17, 24 & October 1, 2021

Estate of: John W Shuler

Late of: Summit Township PA
 Executor: Kelli Jo Lovich
 762 Herman Rd
 Butler PA 16002
 Attorney: Mark R Morrow
 Attorney at Law
 204 East Brady Street
 Butler PA 16001

BCLJ: September 17, 24 & October 1, 2021

**MORTGAGES
 RECORDINGS ARE VERIFIED
 THROUGH September 3, 2021**

Recorded August 30, 2021 - September 3, 2021

**245 Holdings LLC--AMERISERV FIN
 BK--Summit Twp Parcel:290-2F14-
 A3G:\$620,000.00**

**A K A Inc; A K Inc; A K N V Inc; AK
 Inc; AKA Inc; AKNV Inc--WELLS
 FARGO BK NATL ASSN--Jackson
 Twp Sub/Condo:Speedway Plan Lot:1
 Street:135 Lindsay Rd Parcel:180-4F104-
 8C1:\$490,000,000.00**

**A Wolf & A Bea LLC; Wolf & A Bea LLC,
 A--HAMILTON SUE E--Zelienople Boro
 Parcel:550-S2-Bm3:\$300,000.00**

**Abebe, Nebeyou; Thompson, Jessica-
 NAVY FED CRED UN--Adams Twp
 Sub/Condo:Cypress Fields Prd Lot:121
 Street:116 Cypress Ln Parcel:010-
 S23-A121:\$1,181,250.00**

**Abedin, Masud; Abedin, Sangita--BETTER
 MTG CORP--Cranberry Twp Sub/
 Condo:Marshall Woods Plan Ph 4 Lot:494
 Street:8010 Maureen Dr Parcel:130-
 S35-D494:\$327,277.00**

**Adams, David S; Kuminkoski, Arlene K--
 FARMERS NATL BK EMLENTON--Butler
 Twp Ward:1 Street:160 Township Line Rd
 Parcel:051-62-C8:\$142,000.00**

**Aguirre, Alitza--ROCKET MTG LLC AKA-
 Butler Twp Sub/Condo:White Heirs Plan
 Lot:36 Street:516 Brown Ave Parcel:051-
 39-L36:\$78,551.00**

**Ahl, Latasha aka; Ahl, Latasha C aka;
 Ahl, Ryan aka; Ahl, Ryan F aka--**

**PENTAGON FED CRED UN--Cranberry
 Twp Sub/Condo:Blue Ridge Ests Plan Ph
 III Lot:137 Street:356 Valerie Dr Parcel:130-
 S20-B137:\$262,400.00**

**Aleva, Robert J Jr--ROCKET MTG LLC AKA-
 Cranberry Twp Sub/Condo:Creekwood
 Plan No 2 Lot:301 Street:106 Valleyview Dr
 Parcel:130-S12-A301:\$288,970.00**

**Ambrass, Edward John II; Ambrass,
 Geraldine Mae--WEST PENN FIN SERV
 CTR INC--Adams Twp Sub/Condo:Adams
 Crossing Unit:601 Street:601 Independence
 Court Parcel:010-S11-D601:\$298,000.00**

**Aprile, Jennifer E; Aprile, Mark S--
 FEDERATED MTG CORP--Cranberry
 Twp Sub/Condo:Darlington Woods II Plan
 Lot:201 Street:2022 Powell Rd Parcel:130-
 S19-E201:\$359,920.00**

**B R C Inc; BRC Inc; Parkside Group Assoc
 LP; Wehr, Craig G; Wehr, Keith L; Wehr,
 Todd L--FIRST NATL BK PA--Muddycreek
 Twp Street:184 Badger Hill Rd Parcel:240-
 4F92-26Ab:\$510,574.00**

**Baker, Kaylie J aka; Baker, Ryan C;
 Daum, Kaylie J aka--PNC BK NA--
 Butler Twp Street:154 Autumn Dr
 Parcel:051-38-7/136:\$102,200.00**

**Barkley, Brian J--SECRETARY HOUSING
 & URBAN DEV--Franklin Twp Street:720
 West Old Route 422 Parcel:170-3F80-
 44D:\$9,119.70**

**Barry, Brandon K; Barry, Meredith T--
 HOLLAND MTG ADVISORS--Cranberry
 Twp Sub/Condo:Marshall Heights Prd Rev
 No 1 Lot:51 Street:8021 Maureen Drive
 Parcel:130-S39-B51:\$376,000.00**

**Basavaradhya, Shilpashree; Viswaradhya,
 Prabhakar Hulikunte--WELLS FARGO
 BK NA--Adams Twp Sub/Condo:Amherst
 Village Ph Lot:232 Street:203 Ledge Rock
 Ln Parcel:010-S12-D232:\$314,580.00**

**Baxter, Caitlin McKenna; Smith,
 Christopher--VICTORIAN FIN LLC--Butler
 Twp Sub/Condo:Butler Property Sub Lot:1
 Street:130 Sparks Ave Parcel:054-26-77
 Acre:.576:\$318,250.00**

**Beige, Debra; Beige, Robert E--ARMCO
 CRED UN--Connoquenessing Boro
 Street:152 Main Street Parcel:370-
 S1-A26:\$20,000.00**

**Bentzel, Frederick H Jr Trs; White, Carol J
 Trs; White Bentzel Tr by Trs; Whitebentzel
 Tr by Trs--US MTG NETWORK--Lancaster
 Twp Sub/Condo:Harmony Woods Plan
 Lot:8 Street:1051 West Lancaster Rd
 Parcel:200-4F98-24Bb:\$400,000.00**

**Bonetto, Amy L; Bonetto, Anthony J--
 WELCOME HOME FIN LP--Adams
 Twp Sub/Condo:Adams Ridge II Ph Vi
 Lot:96 Street:252 Cliffside Dr Parcel:010-**

TRUSTEE NOTICE

Trust of: Alice J Schultz Revocable Trust dated January 6, 2004

Late of: Valencia Borough, Butler County, Pennsylvania, died August 4, 2021.

All persons having claims against the trust will present them for payment; duly authenticated; and those indebted to the trust, will please make immediate payment to: the Trustee or the attorney named below

Stephen T. Schultz, Trustee
202 Lakevue Drive
Cranberry Twp, PA 16066

Philip P. Lope, Esq.
Lope, Casker & Casker
207 E. Grandview Avenue
Zelienople, PA 16063

BCLJ: September 24 & October 1, 8, 2021

NOTICE TO DEFEND

C.C.P. Butler County, Pennsylvania - No. AD21-10101

Adam Heller is hereby summoned and required to file with the court an answer to the complaint filed in this case. Your answer must be filed with the court at Butler County Courthouse, 124 S. Main Street, Butler, PA 16001, within 30 days after the last date of posting of this notice. You must also send a copy of your answer to the plaintiff's attorney named: at this address: Matthew E. Fischer, Esquire, 114 W. Cunningham Street, Butler, PA 16001. If you fail to file your answer within the required time, a default judgment may be entered against you for the relief demanded in the complaint. This is an action for FRAUD, BREACH OF CONTRACT, WAGES & COMPENSATION

YOU SHOULD TAKE THIS NOTICE 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.

Lawyer's Referral Service
Office of Prothonotary, Butler County
Butler County Government Center
124 S. Main Street Butler, PA 16001
[724] 284-5214

Butler Bar Association
240 S Main St
Butler, PA, 16001
(724) 841-0130

BCLJ: October 1, 2021

NOTICE TO DEFEND

C.C.P. Butler County, Pennsylvania - No. AD20-10675

RGT Construction, Inc., is hereby summoned and required to file with the court an answer to the second amended complaint filed in this case. Your answer must be filed with the court at Butler County Courthouse, 124 S. Main Street, Butler, PA 16001, within 30 days after the last date of posting of this notice. You must also send a copy of your answer to the plaintiff's attorney named: at this address: Matthew E. Fischer, Esquire, 114 W. Cunningham Street, Butler, PA 16001. If you fail to file your answer within the required time, a default judgment may be entered against you for the relief demanded in the complaint. This is an action for FRAUD, BREACH OF CONTRACTS PIERCEING THE CORPORATE VEIL.

YOU SHOULD TAKE THIS NOTICE 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.

Lawyer's Referral Service
Office of Prothonotary, Butler County
Butler County Government Center
124 S. Main Street Butler, PA 16001
[724] 284-5214

Butler Bar Association
240 S Main St
Butler, PA, 16001
(724) 841-0130

BCLJ: October 1, 2021

IN THE COURT OF COMMON PLEAS BUTLER COUNTY, PENNSYLVANIA

PNC Bank, National Association
Plaintiff,
vs.
Linda L. Welch, AKA Linda L. Blackwell
Defendant.

CIVIL DIVISION

Docket No.: 2018-11059;
CP 19-22103; ED 19-30296
Judgment Docket No. CP 19-22103
Sale Docket No. ED 19-30296

**NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY PURSUANT TO
PENNSYLVANIA RULE OF CIVIL
PROCEDURE 3129**

TO: Linda L. Welch, AKA Linda L. Blackwell
312 Negley Avenue
Butler, PA 16001

TAKE NOTICE:

That the Sheriff's Sale of Real Property (Real Estate) will be held at the Butler County Sheriff's Office, at 124 West Diamond Street, Butler, PA 16001 on November 19, 2021 at 11:00AM prevailing local time.

THE PROPERTY TO BE SOLD is delineated in detail in a legal description consisting of a statement of the measured boundaries of the property, together with a brief mention of the buildings and any other major improvements erected on the land.

The LOCATION of your property to be sold is:

312 Negley Avenue, Butler, PA 16001

The JUDGMENT under or pursuant to which your property is being sold is docketed to:

No. 2018-11059; CP 19-22103; ED 19-30296

THE NAME(S) OF THE OWNER(S) OR REPUTED OWNER(S) OF THIS PROPERTY ARE:

Linda L. Welch, AKA Linda L. Blackwell

A SCHEDULE OF DISTRIBUTION, being a list of the persons and/or governmental or corporate entities or agencies being entitled to receive part of the proceeds of the sale received and to be disbursed by the Sheriff (for example to banks that hold mortgages and municipalities that are owed taxes), will be filed by the Sheriff thirty (30) days after the sale, and distribution of the proceeds of sale in accordance with this schedule will, in fact, be made unless someone objects by filing exceptions to it, within ten (10) days of the date it is filed. Information about the Schedule of Distribution may be obtained

from the Sheriff of the Court of Common Pleas of Butler County, at 124 West Diamond Street, Butler, PA 16001.

THIS PAPER IS A NOTICE OF THE TIME AND PLACE OF THE SALE OF YOUR PROPERTY.

It has been issued because there is a Judgment against you. It may cause your property to be held, to be sold or taken to pay the Judgment. You may have legal rights to prevent your property from being taken. A lawyer can advise you more specifically of these rights. If you wish to exercise your rights, you must act promptly.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET FREE LEGAL ADVICE.

The Butler Co. Bar Association
240 South Main Street
Butler, PA 16001
(724) 841-0130

THE LEGAL RIGHTS YOU MAY HAVE ARE:

1. You may file a petition with the Court of Common Pleas of Butler County to open the Judgment if you have a meritorious defense against the person or company that has entered judgment against you. You may also file a petition with the same Court if you are aware of a legal defect in the obligation or the procedure used against you.

2. After the Sheriff's Sale, you may file a petition with the Court of Common Pleas of Butler County to set aside the sale for a grossly inadequate price or for other proper cause. This petition must be filed before the Sheriff's Deed is delivered.

3. A petition or petitions raising the legal issues or rights mentioned in the preceding paragraphs must be presented to the Court of Common Pleas of Butler County. The petition must be served on the attorney for the creditor or on the creditor before presentation to the Court and a proposed order or rule must be attached to the petition. If a specific return date is desired, such date must be obtained from the Court Administrator's Office, Butler County Courthouse, 124 West Diamond Street, P.O. Box 1208, Butler, PA 16003, before presentation of the petition to the Court.

Dated: 7/12/2021
Kimberly J. Hong, Esquire (74950)
Manley Deas Kochalski LLC

P. O. Box 165028
Columbus, OH 43216-5028
Telephone: 614-222-4921
Fax: 614-220-5613
Email: kjhong@manleydeas.com
Attorney for Plaintiff

BCLJ: October 1, 2021

**IN THE COURT OF COMMON PLEAS OF
BUTLER COUNTY, PENNSYLVANIA
MSD. No. 21-40253**

IN RE: Petition for Consolidated Return of
Butler County Tax Claim Bureau Upset Sale
of 2019 Delinquent Taxes
Tax Sale Held in the Year 2021

ORDER OF COURT

AND NOW, this 16th day of September, 2021, the foregoing Report and Return of Sale of properties for delinquent taxes having been filed, and it appearing that the Sale has been regularly conducted under the provisions of the Real Estate Tax Sale Law Act and after due consideration thereof, the Consolidated Return of the Sale so made are hereby confirmed nisi. It is further ordered, adjudged, and decreed that the Butler County Tax Claim Bureau shall, at the expense of the County, within ten (10) days after the confirmation nisi of this Consolidated Return, publish a general notice, once in the newspaper of general circulation and in the Butler County Legal Journal, stating that the Consolidated Return of the Bureau with respect to the Sale for taxes has been presented to the Court, giving the date of confirmation nisi and that exceptions or objections thereto may be filed by any owner or lien creditor within thirty (30) days after the Court has made a confirmation nisi of the Consolidated Return, otherwise the return will be confirmed absolutely. In case no objections or exceptions are filed to this Sale within thirty (30) days after the Court has made a confirmation nisi, a decree of absolute confirmation shall be entered as of course by the Prothonotary of Butler County, as provided by 72 P.S. Section 5860.607(c).

Any monies received through the aforesaid Sale shall be paid over by the Bureau as follows:

1. The costs of the Sale and the proceedings upon which it is made
2. The tax liens of the Commonwealth

3. The respective taxing districts in proportion to the taxes due them.
4. The taxing districts or municipal authorities for satisfaction of municipal claims.
5. Mortgage and other lien holders in order of their priority for satisfaction of mortgages and liens as they may appear of record.
6. Any balance remaining due the real owner at the time of the Sale unless otherwise ordered by this Court.

By the Court,
Judge S. Michael Yeager

BCLJ: October 1, 2021

NOTICE OF FILING

NOTICE is hereby given that Goretta's Garden, LLC of 529 Dorchester Drive, Seven Fields, Pennsylvania 16046, did on the 31st day of August, 2021, file with the Secretary of the Commonwealth at Harrisburg, Pennsylvania, an application under the Fictitious Names Act approved the 16th day of December, 1982, P.L. 1309, (54 Pa. C.S.A. Section 311), to conduct business under the name of **SUNFLOWER SPROUTS**.

Christopher J. Reese, Esq.
Lope, Casker & Casker
207 E. Grandview Avenue
Zelienople, PA 16063

BCLJ: October 1, 2021

NOTICE OF DISSOLUTION

Notice is hereby given by **GREmslie Corp** a Pennsylvania business corporation that said corporation is winding up its affairs in the manner prescribed by Section 1975 of the Business Corporation Law of 1988, so that its corporate existence shall cease upon the filing of Articles of Dissolution in the Department of State of the Commonwealth of Pennsylvania.

Greg Emslie Owner
249 St Leonards Ln
Cranberry Twp PA 16066

BCLJ: October 1, 2021