

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: Peter A Bartoli**

Late of: Butler Township PA
Executor: Angeline D Bartoli
212 Beech Road
Butler PA 16001
Attorney: Elizabeth A Gribik
Dillon McCandless King
Coulter & Graham LLP
128 West Cunningham Street
Butler PA 16001

Estate of: Mark William Bishop**a/k/a: Mark Bishop**

Late of: Oakland Township PA
Administrator: Holly L Merkner
19 Woodrow St
Lyndora PA 16045
Attorney: J Stevenson Suess
318 West Cunningham Street
Butler PA 16001

Estate of: Robert Blackwood III**a/k/a: Robert Blackwood**

Late of: Washington Township New Jersey
Administrator: Cynthia L Blackwood
2453 NE 14th St Causeway
Pompano Beach FL 33062
Attorney: Rebecca A Auld
Abernethy Auld & Young PC
4499 Mt Royal Blvd
Allison Park PA 15101

Estate of: Flora E Cemate

Late of: Mercer Township PA
Executor: Ruth A Klingensmith
490 W Mercer Street
Harrisville PA 16038
Executor: John D Cemate
224 Boyers Road POB 26
Forestville PA 16035
Attorney: Ronald W Coyer
SR Law LLC
631 Kelly Boulevard POB 67
Slippery Rock PA 16057

Estate of: Gus J Corso Jr

Late of: Buffalo Township PA
Executor: Renee O'Donnell
783 Sixth Street Ext
Pitcairn PA 15140
Attorney: Daniel P Beisler
1001 Ardmore Blvd Suite 100
Pittsburgh PA 15221

Estate of: Gordon Wayne Emerick

Late of: Butler Township PA
Administrator: Norma D Emerick
223 Woodlawn Road
Butler PA 16001
Attorney: David A Crissman
Montgomery Crissman
Montgomery & Kubit LLP
518 North Main Street
Butler PA 16001

Estate of: Fern F Harding**a/k/a: Nellie Fern Harding**

Late of: Center Township PA
Executor: Stephen Earl Harding
446 Cherokee Drive
Butler PA 16001
Attorney: Patrick V Hammonds
Dillon McCandless King
Coulter & Graham LLP
128 W Cunningham Street
Butler PA 16001

Estate of: Silas H Kelichner**a/k/a: Silas Kelichner**

Late of: Summit Township PA
Executor: Jane Kelichner Thompson
POB 375
East Butler PA 16029
Attorney: James P Coulter
Dillon McCandless King
Coulter & Graham LLP
128 West Cunningham Street
Butler PA 16001

Estate of: Patricia J McCauley

Late of: Middlesex Township PA
Executor: Marcy Jean Hoover
1441 Pittsburgh Road
Valencia PA 16059
Attorney: None

Estate of: Pearl Gertrude Grace Pastorius**a/k/a: Pearl G Pastorius**

Late of: Summit Township PA
Executor: Donald William Pastorius
310 Broadway Avenue
East Butler PA 16029
Attorney: Mary Jo Dillon
Dillon McCandless King
Coulter & Graham LLP

128 West Cunningham Street
Butler PA 16001

Estate of: Dimitro M Polinsky

Late of: Harmony PA
Executor: Joanne Sarachine
327 Whitestown Road
Harmony PA 16037
Attorney: None

**Estate of: Eleanor Jean Conrad Seybert
a/k/a: Eleanor J Seybert**

Late of: Butler PA
Executor: Gary J Seybert Sr
POB 48
208 West Washington Street
Harrisville PA 16038
Executor: Robert D Seybert
327 Gray Avenue
Cabot PA 16023
Attorney: Gwilym A Price III
129 South McKean St
Butler PA 16001-6029

Estate of: Samuel J Sita

Late of: Donegal Township PA
Administrator: Joseph Sita
1266 Chicora Road
Chicora PA 16025
Attorney: Nathan C Platt
Stepanian & Menchik LLP
222 South Main Street
Butler PA 16001

Estate of: Mary Ann Willard

Late of: Butler Township PA
Executor: David W Willard
3 Oakwood Square
Pittsburgh PA 15209
Attorney: None

BCLJ: March 22, 29 & April 5, 2013

SECOND PUBLICATION

Estate of: Anna Virginia Baker

Late of: Jackson Township PA
Administrator: Patricia Bogacki
1657 Mercer St
Ellwood City PA 16117
Attorney: Darla J Hancher
Hancher Law Office
101 N Green Lane
Zelienople PA 16063

Estate of: Sue R Bennitt

Late of: Adams Township PA
Executor: Fred Y Bennitt

3051 Edelweiss Court
Mars PA 16046
Attorney: Jan A Marks
Lovett Bookman Harmon Marks LLP
Fifth Avenue Place Suite 2900
120 Fifth Avenue
Pittsburgh PA 15222

**Estate of: Dorothy Louise Berry
a/k/a: Dorothy H Berry**

Late of: Fairview Township PA
Executor: Douglas K Berry
244 Edgerton
Akron OH 44303
Executor: Susan D Burket
203 Turner Road
Chicora PA 16025
Attorney: David A Crissman
Montgomery Crissman
Montgomery & Kubit LLP
518 North Main Street
Butler PA 16001

**Estate of: Margery Cruikshank Bish
a/k/a: Margery C Bish**

Late of: Middlesex Township PA
Administrator: Maurice L Bish
1306 E Cruikshank Road
Butler PA 16002
Attorney: Mary Jo Dillon
Dillon McCandless King
Coulter & Graham LLP
128 West Cunningham Street
Butler PA 16001

**Estate of: Eldon Simpkins Dean
a/k/a: Eldon Dean**

Late of: Prospect PA
Executor: Margaret Ann White
136 Stoney Batter Road
Prospect PA 16052
Attorney: Ronald W Coyer
SR Law LLC
631 Kelly Boulevard POB 67
Slippery Rock PA 16057

Estate of: LaVerne T DeJean

Late of: Zelienople PA
Executor: Michelle DeJean Schechner
7553 East Club Villa Circle
Scottsdale AZ 85266
Attorney: Jeffrey A Kubay
Wayman Irvin & McAuley LLC
3 Gateway Center Suite 1700
401 Liberty Ave
Pittsburgh PA 15222

Estate of: Dorothy G Haywood

Late of: Butler Township PA
Executor: Douglas Nemeth

212 Home Avenue
Butler PA 16001
Attorney: Kurt S Rishor
Rishor & Simone
101 East Diamond Street
208 Morgan Center
Butler PA 16001

Estate of: Patricia Elaine Myers**a/k/a: Patricia E Myers**

Late of: Cherry Township PA
Administrator: Joseph David Myers
1548 West Sunbury Road
West Sunbury PA 16061
Attorney: Gwilym A Price III
129 South McKean St
Butler PA 16001-6029

Estate of: Rhoda Marie Philips**a/k/a: R Marie Philips****a/k/a: Marie Philips**

Late of: Butler Township PA
Executor: Janice Elaine Staggers
129 South Woodlawn
Butler PA 16001
Executor: Donald Richard Philips
107 Roe Avenue
Butler PA 16001
Attorney: David A Crissman
Montgomery Crissman
Montgomery & Kubit LLP
518 North Main Street
Butler PA 16001

Estate of: Bette Jane Sandrock**a/k/a: Bette J Sandrock**

Late of: Cranberry Township PA
Executor: Roberta Jane Profeta
13 Pine Brook Drive
Cranberry Twp PA 16066
Attorney: Kristen Batson Eberle
Boyer Paulisick & Eberle
108 East Diamond St Suite 301
Butler PA 16001

BCLJ: March 15, 22 & 29, 2013

THIRD PUBLICATION**Estate of: John B Andreassi**

Late of: Fairview Township PA
Executor: Michael J Andreassi
1071 Kittanning Pike
Chicora PA 16025
Attorney: Ray H Scott
521 Liberty Street
POB 567
Clarion PA 16214

Estate of: Mary Jean Beck

Late of: Cranberry Township PA
Executor: James Douglas Beck
111 Bridgeview Drive
Perkasie PA 18944
Attorney: Wesley F Hamilton
208 South Main Street
Zelienople PA 16063

Estate of: Larue Cypher

Late of: Winfield Township PA
Administrator: Lewis K Cypher
214 Rennick Road
Butler PA 16002
Attorney: Jason E Rolls
Rishor Simone
101 East Diamond Street Suite 208
Butler PA 16001

Estate of: Steven T Huston

Late of: Buffalo Township PA
Administrator C.T.A.: Pamela A Huston
224 Ralston Road
Sarver PA 16055
Attorney: Laurel Hartshorn
POB 553
Saxonburg PA 16056

Estate of: Mary Annis McKee

Late of: Smith County Texas
Administrator: Lyle Painter
447 Freeport Road
Butler PA 16001
Attorney: Lawrence P Lutz
Lutz & Pawk LLP
101 East Diamond St Suite 102
Butler PA 16001

Estate of: Harry William Pletcher Sr**a/k/a: Harry W Pletcher Sr**

Late of: Lyndora PA
Executor: Mary Ann Swesey
401 Division Street
Lyndora PA 16045
Attorney: Matthew E Fischer
114 West Cunningham Street
Butler PA 16001

Estate of: Mary Protch

Late of: Butler Township PA
Executor: Sylvia M McElroy
112 Vets Club Road
Butler PA 16001
Executor: Frank R Yurkovich Jr
407 Bessemer Avenue
Lyndora PA 16045
Attorney: A Robert Shott
125 Mountain Laurel Dr
Butler PA 16002

Estate of: Harold G Stang
a/k/a: Harold George Stang
a/k/a: Harold Stang

Late of: Middlesex Township PA
 Executor: Cynthia R Knauff
 469 Browns Hill Road
 Valencia PA 16059
 Attorney: Edward L Miller
 506 South Main St Suite 2201
 Zelienople PA 16063

Estate of: Marie C Teets
a/k/a: Marie Conner Teets

Late of: Cranberry Township PA
 Executor: Ellen M Rinstine
 104 Pappan Drive
 Imperial PA 15126
 Attorney: Paul F Laughlin
 LL500 Fort Pitt Commons Building
 445 Fort Pitt Boulevard
 Pittsburgh PA 15219

Estate of: John J Trunzo
Late of: Center Township PA

Executor: Jeanne Trunzo Rosenbauer
 202 Hilltop Drive
 Butler PA 16001
 Attorney: Gwilym A Price III
 129 South McKean St
 Butler PA 16001-6029

Estate of: Peter V Wetick

Late of: Butler Township PA
 Executor: Margaret Wetick
 212 Zenith Rd
 Butler PA 16001 2039
 Attorney: Mary Jo Dillon
 Dillon McCandless King
 Coulter & Graham LLP
 128 West Cunningham Street
 Butler PA 16001

BCLJ: March 8, 15 & 22, 2013

MORTGAGES
 March 4 - 8, 2013

Aaron, Luke W.-Citibank NA, et al-Cranberry Twp.-\$118,324.00
Alger, Robert E., Jr.-Wells Fargo Bk NA-Cranberry Twp.-\$348,000.00
Annichiarico, Michael-RBS Citizens NA-Cranberry Twp.-\$184,000.00
Arbuckle, Stephen R., et al-First Niagara Bk NA, et al-Adams Twp.-\$150,000.00
Arbuckle, Stephen R., et al-First Niagara Bk NA, et al-Cranberry Twp.-\$417,000.00
Arendosh, Brian S., et ux-Maverick Funding

Corp, et al-Fairview Twp.-\$246,489.00
Bajwa, Sandeep S., et al-PNC Bk Natl Assn-Cranberry Twp.-\$30,000.00
Battung, Michael M., et ux-Fifth Third Bk-Cranberry Twp.-\$91,700.00
Bazner, Cynthia Jayne-Mortgage Research Ctr LLC, dba, et al-Center Twp.-\$287,232.00
Beaver, Jonathan L., et al-ESB Bank-Cranberry Twp.-\$359,200.00
Beaver, Jonathan L., et al-ESB Bank-Cranberry Twp.-\$44,900.00
Beige, Robert E.-Union Natl Mtg Co, et al-Connoquenessing Boro.-\$123,500.00
Betres, Francis-Nextier Bk NA-Butler Twp.-\$246,150.00
Biro, Sean, et ux-First Natl Bk of Pa-Adams Twp.-\$62,250.00
Bonus, Aaron F., et al-West Penn Fin Serv Ctr Inc-Butler City, Wd. 5-\$77,077.00
Bridger, Matthew J., et al-West Penn Fin Serv Ctr Inc, et al-Cranberry Twp.-\$216,600.00
Busa, James A., et ux-State Farm Bk FSB, et al-Penn Twp.-\$172,342.00
Byrd, James D., et ux-Dollar Bk Fed Sav Bk-Center Twp.-\$104,000.00
Caruso, Evan M., et ux-Quicken Loans Inc, et al-Cranberry Twp.-\$163,500.00
Cavalero, Joseph F., III, et al-Coldwell Banker Home Loans, et al-Center Twp.-\$191,350.00
Cioli, Janice J., et al-Citibank NA, et al-Mars Borough-\$89,715.00
Cole, Donald H., et ux-Wells Fargo Bk NA-West Sunbury Borough-\$77,595.42
Coppock, Richard A., et ux-First Commonwealth Bk-Jackson Twp.-\$35,000.00
Dabruzzo, Richard F., et ux-Victorian Finance LLC, et al-Cranberry Twp.-\$250,500.00
Dalbey, Denise C.-Wells Fargo Bk NA-Cranberry Twp.-\$176,400.00
D'Ambrosio, Jay, et al-Nextier Bk NA-Cranberry Twp.-\$30,000.00
Dave, Anthony F., et al-PNC Bk Natl Assn-Adams Twp.-\$20,000.00
Demiral, Zehra G., aka-Emery Fed Cred Un, et al-Seven Fields Borough-\$99,000.00
Diehl, Charles W., et ux-Butler Armco Emp Cred Un-Butler Twp.-\$106,000.00
Diehl, Paul W., et ux-Howard Hanna Mtg Servs, et al-Cranberry Twp.-\$412,000.00
Donnelly, George R., et al-PHH Home Loans LLC, dba, et al-Seven Fields Borough-\$134,518.00
Dovey, Nathan A., et ux-Citibank NA, et al-Jefferson Twp.-\$73,850.00
Downs, Jeremy M., et al-Howard Hanna Mtg Servs, et al-Clay Twp.-\$168,150.00
Druschel, Neil Raymond-Farmers Natl Bk of

REVOCABLE TRUST NOTICE

On February 27, 2013, **Dorothy M. Edinger**, surviving settlor of the **Edinger Family Trust**, died. The Trustee, pursuant to 20 Pa.C.S. § 7755(c), requests all persons having claims or demands against the Trust of the decedent to make known the same, and all persons indebted to decedent to make payment without delay to:

Donna M. Roland, First Successor Trustee,
P.O. Box 383
Mars, PA 16046

or to

JOHN H. AULD, II, ESQUIRE
ABERNETHY, AULD & YOUNG, P.C.
4499 Mt. Royal Blvd.
Allison Park, PA 15101

BCLJ: March 22, 29 & April 5, 2013

**NOTICE OF ADMINISTRATION
OF LIVING TRUST
PURSUANT TO 20 Pa. C.S. §7755(c)**

NOTICE is hereby given of the administration of the **JOAN E. NICKEL AND FRANK R. NICKEL, SR. LIVING TRUST** dated December 15, 2008. FRANK R. NICKEL, SR., Grantor, died January 15, 2011, and JOAN E. NICKEL, Grantor, died December 30, 2011, both of the Township of Butler, County of Butler, Commonwealth of Pennsylvania. Notice is hereby given to all persons indebted to said JOAN E. NICKEL and FRANK R. NICKEL, SR., to make immediate payment, and to those having claims against JOAN E. NICKEL and FRANK R. NICKEL, SR. to present them to the undersigned duly authenticated for settlement

Trustee's Name LINDA M. CUNNINGHAM
Address: c/o 222 South Main Street,
Butler, PA 16001

OR TO

JULIE C. ANDERSON, ESQUIRE
STEPANIAN & MENCHK, LLP
222 South Main Street
Butler, Pennsylvania 16001

BCLJ: March 15, 22 & 29, 2013

**THE COURT OF COMMON PLEAS OF
BUTLER COUNTY, PENNSYLVANIA**

**CIVIL DIVISION
A.D. No. 12-10868**

MARTHA A. ANDERSON, widow, Plaintiff,
vs.

PAUL S. BARNHART, ELEANOR B. MARSHALL and ELIZABETH B. SPANGLER, individually and as Executrices of the Paul S. Barnhart Estate, CATHERINE M. BARNHART a/k/a CATHERINE CLINE, JUDY LEE CLINE, and their heirs, representatives, executors, administrators, successors and assigns, THE EUCLID GAS COAL COMPANY and THE EUCLID COAL AND COKE CORPORATION, their successors and assigns, Defendants.

ORDER OF COURT

AND NOW, this 13th day of February, 2013, an Affidavit of Service of the Complaint with Notice to Defend having been filed and no Answer having been made by the Defendants for a period in excess of twenty-five (25) days, upon consideration of the Motion by Plaintiff and pursuant to Pa. R.C.P. 1066, IT IS HEREBY ORDERED that a judgment by default be entered against the Defendants directing that the Defendants, and their heirs, successors, executors, administrators and assigns, and any persons claiming under them, be permanently enjoined and restrained from asserting any claim or interest in or to the following described real property or any part thereof:

ALL that certain piece, parcel, or tract of land situate in the Township of Clay, County of Butler, Commonwealth of Pennsylvania, being bounded and described as follows:

BEGINNING at a point in the center line of T-416, Webb Road, said point being the Northwest corner of the parcel herein described and common to the Southwest corner of Lot No. 2 in the Anderson 2 Lot Subdivision; thence by Lot 2 the following two courses and distances: North 79 degrees 46' 7" East, 100 feet to a point; thence South 73 degrees 49' 52" East, 601.99 feet to a point on the Westerly line of the right of way of the Bessemer and Lake Erie Railroad Company; thence by same, by a curve to the left having a radius of 1,187.45 feet an arc distance of 348.22 feet to a point at the corner of lands of now or formerly Bortmas; thence by now

or formerly Bortmas and Edwards, North 89 degrees 12' 57" West, 984.89 feet to a point in the center line of T-416; thence by same, the following two courses and distances: North 14 degrees 54' 00" East, 358.75 feet; thence North 11 degrees 58' 34" West, 53.27 feet to a point, the place of beginning.

CONTAINING 6.31 acres, more or less.

BEING known as Tax Map Parcel 080-3F37-8J.

Unless the Defendants shall file an Action in Ejectment against the Plaintiff, or otherwise take legal action to protect their interests within thirty (30) days of the date of publication of this Order once in the Butler Eagle once, in the Butler County Legal Journal, once in the Westmoreland Law Journal, and once in the Valley News Dispatch, the Prothonotary shall, upon Praecipe of the Plaintiff, enter a final judgment against the Defendants.

BY THE COURT:

Marilyn J. Horan
J.

MURRIN, TAYLOR, FLACH,
GALLAGHER & MAY
110 East Diamond Street
Butler, PA 16001

BCLJ: March 22, 2013

**IN THE COURT OF COMMON PLEAS OF
BUTLER COUNTY, PENNSYLVANIA**

MsD. No.: 12-40187

**IN RE: SALE OF UNREDEEMED
PROPERTY OF THE BUTLER
COUNTY TAX CLAIM BUREAU**

NOTICE OF SALE OF REAL ESTATE

The Tax Claim Bureau has filed a Petition with the Court of Common Pleas of Butler County to sell at judicial sale the property described below to Mark J. Krenitsky for the sum of Fifty Dollars (\$50.00).

The property is described as follows:

ALL that certain piece, parcel or tract of land situate in Butler City, Ward III, Butler County, Pennsylvania, bounded and described as follows:

BEGINNING at a point at the intersection of two 20 foot alleys, known as Gibson Street and McGeary Street, being the Northwest corner of the Lot herein described; thence South 79° 00' East, along the Southern line of Gibson Street, a distance of 32.5 feet to a point; thence South 11° 00' West along lands now or formerly of H.L. Gibson, a distance of 45.00 feet to a point; thence North 79° 00' West along lands now or formerly of D.L. Doller, a distance of 32.5 feet to a point; thence South 11° 00' west along lands now or formerly of H.L. Gibson, a distance of 45.00 feet to a point; thence North 79° 00' West along lands now or formerly of D.L. Doller, a distance of 32.5 feet to a point; thence North 11° 00' East along the eastern line of McGeary Street, a distance of 45.00 feet to a point, the place of beginning.

BEING known as Tax Map Parcel 563-24-231A-0000.

BEING the same property conveyed to John M. Taylor by Deed of John M. Taylor and Frances M. Taylor, as tenants in common, dated June 6, 2002 and recorded with the Butler County Recorder of Deeds at Instrument No. 200206180020704 on June 18, 2002.

The Court has fixed the 15th day of May, 2013, at 12:00 P.M., in Courtroom No. 3 of the Butler County Government-Judicial Center, Butler, Pennsylvania, as the time and place when this sale shall be made, together with all costs.

At the time of the sale, the Court will sell the property to the highest bidder free and clear of all taxes, municipal claims, mortgages, charges and estates of any kind.

Any person may appear at this time and make a substantially higher bid and the sale shall be made to the highest bidder.

This property was previously advertised for the original tax sale made on August 11, 2010.

Thomas J. May, Esquire
MURRIN, TAYLOR, FLACH,
GALLAGHER & MAY
110 East Diamond Street
Butler, PA 16001

BCLJ: March 22, 2013

**COURT OF COMMON PLEAS
BUTLER COUNTY**

CIVIL ACTION LAW

**Number 10-10084; CP11-20388;
ED11-30391**

Household Finance Consumer Discount
Company

v.

Robert L. Luce Jr and Denise L Luce
Number 10-10084; CP11-20388; ED11-30391

To: Robert L. Luce Jr
109 Blue Jay Drive
Evan City, Pennsylvania, 16033

Denise L Luce
109 Blue Jay Drive
Evans City, Pennsylvania, 16033

**NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY**

Your house (real estate) at 109 Blue Jay Drive, Evans City, Pennsylvania 16033 is scheduled to be sold at Sheriff's Sale on May 17, 2013 at 11:00 a.m. at the Butler County Courthouse, South Main Street, Butler, Pennsylvania 16001 to enforce the court judgment of \$130,948.37 obtained by Household Finance Consumer Discount Company against you.

**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:

1. The sale will be canceled if you pay to Household Finance Consumer Discount Company the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.
2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.
3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more

chance you will have of stopping the sale. (See the following notice on how to obtain an attorney.)

**YOU MAY STILL BE ABLE TO SAVE
YOUR PROPERTY AND YOU HAVE
OTHER RIGHTS EVEN IF THE
SHERIFF'S SALE DOES TAKE PLACE**

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.
2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
3. The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, P.C. at (215) 790-1010.
4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.

6. You may be entitled to a share of the money which was paid for your real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.

7. You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale.

**YOU SHOULD TAKE THIS PAPER TO YOUR
LAWYER AT ONCE. IF YOU DO NOT HAVE
A LAWYER, GO TO OR TELEPHONE THE
OFFICE SET FORTH BELOW. THIS OFFICE
CAN PROVIDE YOU WITH INFORMATION
ABOUT HIRING A LAWYER.**

IF YOU CANNOT AFFORD TO HIRE A

LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

LAWYER REFERRAL SERVICE
Glenna M. Walters, Prothonotary
Butler County Courthouse
First Floor, County Courthouse
300 South Main Street
Butler, Pennsylvania 16003
(724) 284-5214

ASSOCIATION DE LICENCIADOS
Glenna M. Walters, Prothonotary
Butler County Courthouse
First Floor, County Courthouse
300 South Main Street
Butler, Pennsylvania 16003
(724) 284-5214

Attorneys for Plaintiff
McCABE, WEISBERG AND CONWAY, P.C.
BY: TERRENCE J. McCABE, ESQUIRE - ID # 16496
MARC S. WEISBERG, ESQUIRE - ID # 17616
EDWARD D. CONWAY, ESQUIRE - ID # 34687
MARGARET GAIRO, ESQUIRE - ID # 34419
ANDREW L. MARKOWITZ, ESQUIRE - ID # 28009
HEIDI R. SPIVAK, ESQUIRE - ID # 74770
MARISA J. COHEN, ESQUIRE - ID # 87830
KEVIN T. McQUAIL, ESQUIRE - ID # 307169
CHRISTINE L. GRAHAM, ESQUIRE - ID # 309480
BRIAN T. LaMANNA, ESQUIRE - ID # 310321
JOSEPH F. RIGA, ESQUIRE - ID # 57716
ANN E. SWARTZ, ESQUIRE - ID # 201926

123 South Broad Street, Suite 1400
Philadelphia, Pennsylvania 19109
(215) 790-1010

BCLJ: March 22, 2013

**IN THE COURT OF COMMON PLEAS OF
BUTLER COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW
NO.: A.D. 2009-12277
CP 12-21129**

**NOTICE OF SHERIFF SALE OF REAL
ESTATE PURSUANT TO Pa.R.C.P. 3129**

The Bank of New York Mellon f/k/a The Bank of New York, as Trustee for the holders of the Certificates, First Horizon Mortgage Pass-Through Certificates Series FHAMS 2005-FA6, by First Horizon Home Loans, a division of First Tennessee Bank National Association,

Master Servicer, in its capacity as agent for the Trustee under the Pooling and Servicing Agreement, Plaintiff

Vs.

Gina Mackay; Kevin Mackay,, Defendant

TO: Kevin Mackay

That the Sheriff's Sale of Real Property (Real Estate) will be held at Butler County Courthouse, South Main Street, Butler, PA 16003 on 5/17/2013 at 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:

203 East Cooper Street, Slippery Rock, PA, 16057

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

**No.: A.D. 2009-12277
CP 12-21129**

A complete copy of the Notice of Sheriff Sale will be sent to you upon request to the Attorney for the Plaintiff, Scott A. Dietterick, Esquire, Zucker, Goldberg & Ackerman, LLC, 200 Sheffield Street, Mountainside, NJ 07092, 908-233-8500

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 away. 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

BUTLER COUNTY LAWYER REFERRAL SERVICE

Butler County Prothonotary
P.O. Box 1208
Butler, PA 16003
Phone (724) 284-5214

Dan Schlesinger

Team C - PA

Zucker, Goldberg & Ackerman
200 Sheffield Street, Suite 103
Mountainside, NJ 07092
(908) 233-8500 ext. 326

BCLJ: March 22, 2013

**NOTICE OF ACTION IN
MORTGAGE FORECLOSURE**

**IN THE COURT OF COMMON PLEAS OF
BUTLER COUNTY, PENNSYLVANIA**

**CIVIL ACTION-LAW
NO. AD 2010-10905**

The Bank of New York Mellon f/k/a The Bank of New York as Successor to JPMorgan Chase Bank, N.A., as Trustee for the Benefit of the Certificateholders of Popular ABS, Inc. Mortgage Pass-Through Certificates Series 2005-A, Plaintiff

Vs.

**Khadir Salama and Tina M. Salama,
Defendants**

NOTICE OF SALE OF REAL PROPERTY

**To: Khadir Salama and Tina M. Salama,
Defendants, whose last known address
is 617 East Brady Street, Butler, PA 16001.**

Your house (real estate) at 617 East Brady Street, Butler, PA 16001, is scheduled to be sold at the Sheriff's Sale on May 17, 2013 at 11:00 a.m. in the Butler County Courthouse, Center Stairwell, South Main Street, Butler PA 16001, to enforce the court judgment of \$130, 885.79, obtained by Plaintiff above (the mortgagee) against you. If the sale is postponed, the property will be relisted for the Next Available Sale.

PROPERTY DESCRIPTION: ALL that certain piece or parcel of land situate in the Second Ward of the City of Butler, Butler County, Pennsylvania Bounded and described as follows: Beginning at the Northwest corner at a point on Brady Street; thence East along said street 50 feet to a point; thence South along

the lands of now or formerly Mrs. Mary McCrea 130 feet, more or less, to a point on line of Lot No. 13, now or formerly owned by W.S. McCrea; thence West along said Lot No. 13, to a point on an alley 55 feet, more or less; thence along said alley Northward 100 feet, more or less, to the place of beginning. UNDER and subject to reservations, restrictions, easements and rights of way as recorded in prior instruments of record.

BEING KNOWN AS: 617 East Brady Street, Butler, PA 16001.

PROPERTY ID NO.: 56-2-21-259.

TITLE TO SAID PREMISES IS VESTED IN Khadir Salama and Tina M. Salama, husband and wife BY DEED FROM American General Consumer Discount Company, a Corporation DATED 01/14/2003 RECORDED 01/22/2003 IN DEED BOOK Instrument #200301220002700.

Udren Law Offices, P.C., Attys. for Plaintiff ,
111 Woodcrest Rd., Ste. 200,
Cherry Hill, NJ 08003,
856.482.6900

BCLJ: March 22, 2013

**NOTICE OF ACTION IN
MORTGAGE FORECLOSURE**

**IN THE COURT OF COMMON PLEAS OF
BUTLER COUNTY, PENNSYLVANIA**

**CIVIL ACTION-LAW
NO. AD 05-10517/CP 05-21592**

U.S. Bank National Association, as Trustee Under the Pooling and Servicing Agreement, Dated as of February 1, 2002, Among Credit-Based Asset Servicing and Securitization LLC, Asset Backed Funding Corporation, Litton Loan Servicing LP and JPMorgan Chase Bank, C-Bass Mortgage Loan Asset-Backed Certificates, Series 2002-CB1, Plaintiff

Vs.

**Carl W. Kaplin, Barbara J. Kaplin and
Elizabeth Kaplin a/k/a Eliza V. Kaplin,
Defendants**

NOTICE OF SALE OF REAL PROPERTY

**To: Carl W. Kaplin, Barbara J. Kaplin and
Elizabeth Kaplin a/k/a Eliza V. Kaplin,
Defendants, whose last known address
is 1448 Kiester Road, West Sunbury, PA**

16061.

Your house (real estate) at 1448 Kiester Road, West Sunbury, PA 16061, is scheduled to be sold at the Sheriff's Sale on May 17, 2013 at 11:00 a.m. in the Butler County Courthouse, Center Stairwell, South Main Street, Butler PA 16001, to enforce the court judgment of \$146,446.91, obtained by Plaintiff above (the mortgagee) against you. If the sale is postponed, the property will be relisted for the Next Available Sale.

PROPERTY DESCRIPTION: ALL THAT CERTAIN LOT OR PARCEL OR TRACT OF LAND SITUATE IN CHERRY TOWNSHIP, BUTLER COUNTY, PENNSYLVANIA, BEING DESIGNATED AS PARCEL A IN THE PROPERTY SUBDIVISION FOR HARRY L. KELLER AND STELLA M. KELLER RECORDED AUGUST 3, 1979, AT PLAN BOOK VOLUME 78, PAGE 31.

BEING KNOWN AS: 1448 Kiester Road, West Sunbury, PA 16061.

PROPERTY ID NO.: 70-2F114-21A-0000.

TITLE TO SAID PREMISES IS VESTED IN Carl W. Kaplin & Barbara J. Kaplin, husband and wife, an undivided one-half interest, as tenants by the entirety and Elizabeth Kaplin, an undivided one-half interest; each undivided one-half interest held as joint tenants with right of survivorship BY DEED FROM Stella M. Keller, a widow DATED 06/03/1998 RECORDED 07/22/1998 IN DEED BOOK 2889 PAGE 0261.

Udren Law Offices, P.C., Attys. for Plaintiff 111 Woodcrest Rd., Ste. 200, Cherry Hill, NJ 08003, 856.482.6900.

BCLJ: March 22, 2013

**NOTICE OF INCORPORATION
NON-PROFIT**

Notice is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania on the 23rd day of January, 2013 with respect to a proposed nonprofit corporation, **Community Liver Alliance** which has been incorporated under the Business Corporation Law of 1988.

Joanne S. Grieme, President

Community Liver Alliance
612 Shady Oak Court
Mars, PA 16046
724-316-4218

BCLJ: March 22, 2013

**NOTICE OF ACTION IN
MORTGAGE FORECLOSURE**

**IN THE COURT OF COMMON PLEAS OF
BUTLER COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW**

**COURT OF COMMON PLEAS
CIVIL DIVISION
BUTLER COUNTY
No. 12-10944**

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO CHASE HOME FINANCE, LLC Plaintiff
Vs.

LINDA K. BEE, Defendant

NOTICE

To LINDA K. BEE

You are hereby notified that on July 24, 2012, Plaintiff, JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO CHASE HOME FINANCE, LLC, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of BUTLER County Pennsylvania, docketed to No. 12-10944. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 218 CONSTITUTION AVENUE, CONNOQUENESSING, PA 16027 whereupon your property would be sold by the Sheriff of BUTLER County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

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 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 NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Notice to Defend:
Glenna M. Walters
Prothonotary
Butler County Courthouse
Butler, PA 16001
(724) 284-5214

Lawyer Referral Service:
Pennsylvania Lawyer Referral Service
Pennsylvania Bar Association
100 South Street
P.O. Box 186
Harrisburg, PA 17108
(800) 692-7375

FS/PHS#247945

BCLJ: March 22, 2013

NOTICE

Notice is hereby given pursuant to the provisions of the Act 1982-295 of December 16, 1982, of the filing in the Office of the Secretary of the Commonwealth of Pennsylvania, at Harrisburg, on the 18th day of March, 2013, a Certificate for the conduct of a business in Butler County, Pennsylvania, under the assumed or fictitious name, style or designation of **Nema's Pantry**, with its principal place of business at 266 Brewer Road, Saxonburg, Pennsylvania 16056. The names and addresses of all persons owning or interested in said business are: Sharon McClain, 266 Brewer Road, Saxonburg, PA 16056

Charles E. Weston
3058 Leechburg Road, Suite 10
Lower Burrell, Pennsylvania 15068
charles.weston@LBattorneys.com
724.335.7370

BCLJ: March 22, 2013
