



WASHINGTON COUNTY REPORTS
Vol. 104 No. 52 – JULY 11, 2024
119 South College Street, Washington, PA 15301

MOTIONS COURT SCHEDULE

CR#/Suite#	COMPLETE info at www.washingtoncourts.us/101/Judges
Gilman, Gary (PJ) CR#7/1001	Tu & Th 9:15a. Copy of motion due before 12p the business day prior to scheduled presentation. Motions in person, may be remote upon approval.
DiSalle, John CR#2/2002	Motions handled remotely via email, fax or mail to chambers. Filing party must notify all necessary parties that motion is being filed and if contested. Contested motions shall include a scheduling order. Motions for Modification of Bail or Release from Probation must be circulated first to Probation/Pretrial Services & DA's Office for acknowledgment of objection or consent. Advance copy of Orphan's Court motions shall be sent to the Audit Attorney or Guardianship Clerk, where applicable.
Costanzo, Valarie CR#1/2001	Motions Tu & Th at 9:15a.m. Motions in person, with sign up at least 24 hours prior to presentation. Judge of the Term, Criminal: Jun, Aug, Oct, Dec. For complete Standard Operating Procedures: https://www.washingtoncourts.us/194/Valarie-Costanzo
Lucas, Michael, CR#6/1006	M 1:15p and Tu, W & Th 8:45a; also Fr 8:45a when Civil Judge of the Term, 1st-15th of each month. Motions in person, with sign up by Noon the business day prior to presentation. NO MOTIONS 7/25
Neuman, Brandon CR#4/3005	Tu, W & Th at 9:15a. Judge of the Term, Civil: 15th to the end of each month. Motions in person, with sign up by Noon the business day prior to presentation; sign up in-person, by mail, or by email. Motions submitted by mail or email: original to be filed with Prothonotary, copy to Judge's office. Uncontested motions dropped off or emailed to amber.ross, court.crier.neuman, or law.clerk.neuman all @washingtoncourts.us. NO MOTIONS 7/24, 7/25
McDonald, Traci CR#5/1004	Tu & Th 9:30a. Judge of the Term, Criminal: Jul, Sep, Nov. Motions in person, with sign up by Noon the business day prior to presentation. See Standard Operating Procedures at https://www.washingtoncourts.us/258/Traci-L-McDonald . MOTIONS will be held on 7/22 at 9:30am. NO MOTIONS 7/23-25
Pettit, Jesse CR#3/2003	Tu & Th 9:15a. Motions in person, with sign up for Tues. motions by Noon the Friday prior and sign up for Thurs. motions by Noon the Monday prior. See Standard Operating Procedures: https://www.washingtoncourts.us/375/Jesse-D-Pettit-Judge . NO MOTIONS 7/25

COURT CALENDARS

Sheriff Sale Dates.....	Last Date to File w/Prothonotary
Jul 12, 2024.....	Apr 26, 2024
NO SALE IN AUGUST	
Sept 6, 2024	June 28, 2024

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Obiter Dictum

From the ABA Journal Daily Newsletter: [1] A former Indiana judge who asked about a settlement while presiding over a hearing and then loaned the defendant \$1,000 to resolve the matter, has received a public admonishment. The Indiana Commission on Judicial Qualifications publicly admonished former Judge Rex Kepner of Benton County, Indiana. The public admonition acknowledged that Judge Kepner did not have an improper motive for the loan and that he “merely sought to assist a struggling community member” but Kepner nevertheless acted outside of his role as a neutral arbitrator of the dispute by making the loan. “While judges can feel sympathy toward a litigant, judges must be mindful of the duty to remain impartial and to not allow such compassion to cause them to take actions, such as the instant matter, which caused the public to question their impartiality.” [2] A federal appeals court upheld an injunction that requires Oregon to release pre-trial defendants from custody if they have not received a lawyer within seven days. In a 2-1 decision, the U.S. Court of Appeals for the 9th Circuit held that a district judge did not abuse his discretion when he ordered the release of such defendants, subject to reasonable conditions. Defendants charged with murder, however, are excluded from the release order. Writing for the majority, District Judge John B. Owens said Oregon had created a “Sixth Amendment nightmare” through changes that made indigent defense work “financially untenable.” The decision upheld findings by U.S. District Judge Michael McShane of the District of Oregon in a habeas class action lawsuit. Many of the private lawyers who handled these cases stopped taking them. The changes, adopted by the Public Defense Services Commission in 2021 and 2022, altered compensation in caseloads in a bid to improve the quality of representation. These changes resulted in a lawyer shortage leading to a situation which “an innocent person may languish in jail for months awaiting trial.” [3] A video of a court hearing last month went viral after a Michigan judge appeared stunned that a man accused of driving without a license appeared for a Zoom hearing while behind the wheel. But it turns out that the defendant could have had his license reinstated because of the judge’s prior order in January 2022. Defendant Corey Harris’ license had been suspended for failing to pay child support. A judge rescinded that suspension more than two years ago, but the Michigan Secretary of State’s Office never received the clearance from the Saginaw County, Michigan, Friend of the Court. The clearance would have allowed Harris to get his license reinstated after paying some fines.

Note: O.D. does not necessarily reflect the views of the employees, officers, and/or members of the Washington County Bar Association. O.D. is not an editorial, it is a compilation of items about the law, attorneys, and related matters. It is not intended to endorse or promote any particular point of view.

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NOTICE OF JAMES ROMAN

Register of Wills and Ex-Officio Clerk of the Orphans’ Court Division,
 Court of the Common Pleas, Washington, Pennsylvania

The following fiduciaries have filed their respective accounts in the
 Office of the Clerk of the Orphans’ Court of Washington County

ACCOUNTS FILED IN THE REGISTER’S OFFICE TO JULY 19, 2024 AUDIT

AUDIT LIST

63-2020-00911 Estate: Bernard D. Rush
 Accountant: Barry Lee Rush
 Attorney: Richard J. Amrhein, Esq.

PARTIES INTERESTED ARE HEREBY NOTIFIED THAT AN AUDIT LIST WILL
 BE MADE UP OF THE AFOREMENTIONED ACCOUNTS AND THAT SAID AU-
 DIT IS July 19, 2024 AT 9:30 A.M., COURTROOM #2, BEFORE THE
 HONORABLE JOHN F. DISALLE, JUDGE.

James Roman, Register and Ex-Officio
 Clerk of the Orphans’ Court Division of the
 Court of Common Pleas of
 Washington County, Pennsylvania

Washington, Pennsylvania
 Audit Date: July 19th, 2024
 Publication Dates: June 27th, 2024 & July 11th, 2024

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ESTATE NOTICES**FIRST PUBLICATION****Leach, Jr., Regis**

a/k/a Regis Joseph Leach, Jr.
Late of Carroll Twp.
Washington Co., PA
File No. 63-24-0935

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Regis Leach, III, 128 Cedarwood Dr., Monongahela, PA 15063
Attorney: Stephen L. Barsotti, Esq., Barsotti Law Office, P.O. Box 356, Ingomar, PA 15127

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McNeil, Florence G.

a/k/a Florence McNeil
Late of McMurray
Washington Co., PA
File No. 63-24-0899

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Donnna Valentino, 3401 Donaldson Rd., McDonald, PA 15057
Attorney: Robert A. Crisanti, Esq., 437 Grant St., Ste. 915, Pittsburgh, PA 15219

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Schultz, David

a/k/a David A. Schultz
a/k/a Dave Schultz
a/k/a Dave A. Scholtz
Late of Cecil Twp.
Washington Co., PA
File No. 63-24-0880

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Cynthia A. Mazzocco a/k/a Cynthia Ann Mazzocco, 152 Robinson Hwy., McDonald, PA 15057
Attorney: Jeffrey P. Derrico, Esq., Greenlee Derrico Posa, LLC, 138 N. McDonald St., Ste. 101, McDonald, PA 15057

WCR Vol 104 Issues 52,1,2

Stenson, Kari Lynn

Late of California
Washington Co., PA
File No. 63-24-0572

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: William Stenson, 510 Green St., California, PA 15419

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SECOND PUBLICATION**Falosk, Lois Jean**

Late of South Franklin Twp.
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Matthew D. Falosk, 300 Annuity Dr., Washington, PA 15301

Attorney: Bradley M. Bassi, Esq., Bassi, Vreeland & Assoc., P.C., P.O. Box 144, 111 Fallowfield Ave., Charleroi, PA 15022

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Grande, Michael Antonio

a/k/a Michael Grande
Late of Jefferson Hills
Washington Co., PA
File No. 63-23-01245

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Judi G. Grande, 140B North Spring Valley Rd., Canonsburg, PA 15317

Attorney: James H. McCune, Esq., Bowles Rice, LLP, 1800 Main St., Ste. 200, Canonsburg, PA 15317

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Greenway, Ronald C.

Late of Peters Twp.
Washington Co., PA
File No. 63-24-0951

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Kimberly A. White A.K.A. Kimberly Ann Greenway White, 102 Dewberry Ct., Elizabethtown, KY 42701
Attorney: Christine Brown Murphy, Esq., Zacharia Brown Law Offices, 111 W. McMurray Rd., McMurray, PA 15317

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Handwork, Robert Glen

a/k/a Robert Handwork
Late of Canonsburg

Washington Co., PA
File No. 63-24-0798

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Helen Handwork a/k/a Helen Joan Handwork, 1305 Cannell Dr., Somerset, PA 15501

Attorney: George B. Kaufman, Esq., P.O. Box 284, Somerset, PA 15501

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Lachowicz, Diane C.

Late of Canonsburg
Washington Co., PA
File No. 63-24-00882

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Doug Henry Dreshman, 245 Fennel St., New Alexandria, PA 15670

Attorney: Richard W. Schimizzi, Esq., 35 W. Pittsburgh St., Greensburg, PA 15601

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McClements, Henry H.

Late of Mt. Pleasant Twp.
Washington Co., PA
File No. 63-24-0912

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Lori A. Ferguson, 115 Aerial

Dr., Canonsburg, PA 15317
Attorney: Loretta B. Kendall, Esq., 364 E. Lincoln Ave., McDonald, PA 15057

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Wolter, Theresa M.

Late of Chartiers Twp.
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Kimberly D. Wood, 185 Seeley Ln., Youngsville, PA 16371
Attorney: Bradley M. Bassi, Esq., Bassi, Vreeland & Assoc., P.C., P.O. Box 144, 111 Fallowfield Ave., Charleroi, PA 15022

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THIRD PUBLICATION

Anderson, Nita Jean

a/k/a Jean Anderson
Late of Chartiers Twp.
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Tommy Lewis Anderson c/o Attorney: Frank C. Roney, Esq., The Roney Law Office, 382 W. Chestnut St., Ste. 102, Washington, PA 15301

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Braden, Ronald G.

Late of South Strabane Twp.
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having

claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Mark R. Braden c/o Attorney: Frank C. Roney, Esq., The Roney Law Office, 382 W. Chestnut St., Ste. 102, Washington, PA 15301

WCR Vol 104 Issues 50,51,52

Demo, Tori Leeann

Late of Allenport
Washington Co., PA
File No. 63-24-0883

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administratrix or attorney, and all persons indebted to the decedent to make payment to the Administratrix without delay.

Administratrix: Jamie L. Giffin c/o Attorney: Lane M. Turturice, Esq., Turturice & Assoc., LLC, 70 E. Wheeling St., Washington, PA 15301

WCR Vol 104 Issues 50,51,52

Friend, Anita A.

a/k/a Anita A. Friend-Husman
Late of Washington
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Brian Douglas Friend c/o Attorney: Elisabeth H. Wagers, Esq., Wolf, Wagers & Wolf, 1500 Ashwood Dr., Ste. 1501, Canonsburg, PA 15317

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Harding, Lisa Ann

a/k/a Lisa A. Harding
Late of Nottingham Twp.
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Sara K. Emery c/o Attorney: Frank C. Roney, Esq., The Roney Law Office, 382 W. Chestnut St., Ste. 102, Washington, PA 15301

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Hodinko, Debra L.

a/k/a Debra Hodinko
a/k/a Debra Lee Hodinko
Late of Washington Co., PA
File No. 63-24-0929

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Robert C. Hodinko a/k/a Robert Carl Hodinko, 67 Altamont St., Washington, PA 15301
Attorney: Dorothy A. Milovac, Esq., Peacock Keller, LLP, 95 West Beau St., Ste. 600, Washington, PA 15301

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Kraushaar, Francis J.

Late of Muse
Washington Co., PA
File No. 63-24-0875

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix

without delay.

Executrix: Arielle Kraushaar aka Arielle Layne Kraushaar, 409 Cochran Rd., Pittsburgh, PA 15228
Attorney: James P. Liekar, Esq., 38 W. Pike St., Canonsburg, PA 15317

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Loar, Dolores June

a/k/a Dolores J. Loar
Late of Washington
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Robert A. Loar, Sr., 63 Cleveland Rd., Washington, PA 15301
Attorney: Jeffrey P. Derrico, Esq., Greenlee Derrico Posa LLC, 60 East Beau St., Washington, PA 15301

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Madigan, Terrence

a/k/a Terrence J. Madigan
Late of South Strabane Twp.
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Robert Madigan, 239 Stonegate Blvd., Hermitage, PA 16148
Attorney: Cary D. Jones, Esq., Marriner, Jones & Fitch, 6 S. Main St., Ste. 600, Washington, PA 15301

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Martin, Deborah A.

Late of Canonsburg
Washington Co., PA
File No. 63-24-0501

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Thomas J. Martin, 309 Bluff St., Canonsburg, PA 15317
Attorney: Clark A. Mitchell, Esq., Clark Mitchell, Jr. Esq., Mitchell Law Group, LLC, 17 S. College St., Washington, PA 15301

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McVeigh, Hilda Ann

a/k/a Hilda A. McVeigh
Late of Canton Twp.
Washington Co., PA
File No. 0874 of 2024

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Justin C. Welch c/o
Attorney: Benjamin Scott Johns, Esq., Jones, Gregg, Creehan & Gerace, LLP, 20 Stanwix St., Ste. 1100, Pittsburgh, PA 15222

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McVeigh, Ralph Edward

a/k/a Ralph E. McVeigh
Late of Canton Twp.
Washington Co., PA
File No. 0873 of 2024

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Justin C. Welch c/o
Attorney: Benjamin Scott Johns, Esq., Jones, Gregg, Creehan & Gerace, LLP, 20 Stanwix St., Ste. 1100, Pittsburgh, PA 15222

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Ostetrico, Mary

Late of City of Washington
Washington Co., PA
File No. 63-24-00913

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Charles Ostetrico, 610 Vernon St., Belle Vernon, PA 15012
Attorney: William M. Thomson, Esq., P.O. Box 12592, Pittsburgh, PA 15241

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Ostrander, Janell Lynn

a/k/a Janell L. Ostrander
a/k/a Janell Ostrander
Late of City of Washington
Washington Co., PA
File No. 63-24-0901

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administratrix: Melanie Rae Ostrander, 548 East Maiden St., Washington PA 15301

Attorney: Dorothy A. Milovac, Esq., Peacock Keller, LLP, 95 West Beau St., Ste. 600, Washington, PA 15301

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Premro, Helen

Late of Canonsburg
Washington Co., PA
File No. 63-24-0858

MORTGAGE FORECLOSURES

CIVIL ACTION

COURT OF COMMON PLEAS
WASHINGTON COUNTY, PA
CIVIL ACTION-LAW
NO. CV-2024-02347
NOTICE OF ACTION IN MORTGAGE FORECLOSURE

CARRINGTON MORTGAGE SERVICES LLC, Plaintiff

v.

RYAN KRUELL, IN HIS CAPACITY AS HEIR OF JIMMIE KRUELL; ET AL., Defendants

To: UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS, CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER JIMMIE KRUELL Defendant(s), 206 LOOKOUT AVENUE, CHARLEROI, PA 15022

COMPLAINT IN MORTGAGE FORECLOSURE

You are hereby notified that Plaintiff, CARRINGTON MORTGAGE SERVICES LLC, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of WASHINGTON County, PA docketed to No. CV-2024-02347, seeking to foreclose the mortgage secured on your property located, 206 LOOKOUT AVENUE, CHARLEROI, PA 15022.

NOTICE

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in this notice you must take action within twenty (20) days after the Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. 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 any money claimed in the Complaint or for any other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Michael Premro, 606 S. Palm St., Washington, PA 15301

Attorney: Jacob S. Polochak, Esq., Morascyzk & Polochak, 81 Dutilh Rd., Ste. 200, Cranberry Twp., PA 16066

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Rogan, Marilyn Ann

Late of Fredricktown
Washington Co., PA
File No. 63-24-00822

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: George Rogan, PO Box 148, Fredricktown, PA 15333
Attorney: Lisa J. Buday, Esq., P.O. Box 488, California, PA 15419

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Shankovich, Margaret J.

Late of Canton Twp.
Washington Co., PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Co-Executors or attorney, and all persons indebted to the decedent to make payment to the Co-Executors without delay.

Co-Executors: Phyllis Irely & Gary Irely c/o Attorney: Frank C. Roney, Esq., The Roney Law Office, 382 W. Chestnut St., Ste. 102, Washington, PA 15301

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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 THE INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Lawyer Referral Service
119 South College Street
Washington, PA 15301
(724) 225-6710

Southwestern Pennsylvania Legal Aid Society
10 West Cherry Avenue
Washington PA, 15301
724-225-6170
Robertson, Anschutz, Schneid, Crane & Partners, PLLC
A Florida professional limited liability company
ATTORNEYS FOR PLAINTIFF
Troy Freedman, Esq. ID No. 85165
133 Gaither Drive, Suite F
Mt. Laurel, NJ 08054
855-225-6906

WCR Vol 104 Issue 52

IN THE COURT OF COMMON PLEAS
OF GREENE COUNTY, PENNSYLVANIA
CIVIL ACTION—LAW
A.D. NO. 271, 2024

NOTICE OF ACTION IN MORTGAGE
FORECLOSURE

First Federal Savings and Loan Association of Greene County, Plaintiff
vs.
Charles Howard Rogers a/k/a Charles H. Rogers, his heirs, successors and assigns
TO: Charles Howard Rogers a/k/a Charles H. Rogers, his heirs, successors and assigns

PRESENTLY OR FORMERLY OF 3050 Bedillion Road, Washington, PA 15301. A lawsuit has been filed against you in

mortgage foreclosure and against your real estate at 256 Homeville Road, Waynesburg, PA 15370 because you have failed to make the regular monthly payments on your mortgage loan and the loan is in default. The lawsuit is an attempt to collect a debt from you owed to the Plaintiff, First Federal Savings and Loan Association of Greene County. The lawsuit is filed in the Greene County Court of Common Pleas, at the above term and number.

IF YOU WISH TO DEFEND, YOU MUST ENTER A WRITTEN APPEARANCE PERSONALLY OR BY AN 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 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
Greene County
Greene County Courthouse
10 East High Street
Waynesburg, PA 15370
724-852-5237

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NAME CHANGE NOTICES

IN THE COURT OF COMMON PLEAS
OF WASHINGTON COUNTY,
PENNSYLVANIA
CIVIL DIVISION CASE NO. 2024-3942

IN THE MATTER OF PETITION FOR
CHANGE OF NAME OF GENEVIEVE
ELIZABETH CHURNEY

NOTICE OF NAME CHANGE

Notice is hereby given that on June 28th, 2024, the Petition of Genevieve Elizabeth Churney was filed in the Washington County Court of Common Pleas, requesting an Order to change the name of Genevieve Elizabeth Churney to Roman Janus Churney.

The Court has fixed the day of August 26th, 2024, at 9:00 a.m. in Courtroom 4, of the Washington County Courthouse, Washington, Pennsylvania as the time and place for the hearing on said petition, when and where all interested parties may appear and show cause, if any, as to why the Petitioner should not be granted.

Bruce L. Caster, III, Esquire
Counsel for Petitioner

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Change of Name Notice

Notice is hereby given that on the date of July 9, 2024 a Petition was filed with the Court of Common Pleas of Washington County, Pennsylvania, Civil Division, at Docket No. 2024-4078 by the Petitioner **John Joseph Sugar** for a change of name to **John Joseph Stimak**.

The Court has fixed the date of Friday, September 13, 2024 and time of 9:15 AM in Courtroom #6 in the Washington County Courthouse, Washington, Pennsylvania, for the hearing on said Petition. Any and all persons interested may appear and show cause, if any, why the request of the petitioner should not be granted.

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CORPORATION NOTICE

CORPORATE NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on 6/25/2024, for: **JTSD Holdings, Inc.** Having a registered office address of: 691 Bower Hill Road, Venetia, PA 15367

The corporation has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

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MISCELLANEOUS NOTICE

IN THE COURT OF COMMON PLEAS
OF WASHINGTON COUNTY,
PENNSYLVANIA
CIVIL DIVISION NO. 2024-3729

ASHLEY RODGERS and, GARRETT
RODGERS Plaintiffs,
Vs.

NEVAEH HOBERG and UNKNOWN
FATHER Defendants

NOTICE AND ORDER TO APPEAR

YOU, NEVAEH HOBERG AND UNKNOWN FATHER have been sued in Court to obtain custody of G.R., IV, born 12/7/2022.

You are ORDERED to appear VIA VIDEO on the 26th day of July, 2024 at 2:30, PM. for a Pre-Custody Conciliation Conference Meeting with David Rundquist, Esquire, Child Custody Conference Officer.

If you fail to appear as provided by this Order, an Order for custody, partial custody or visitation may be entered against you or the Court may issue a warrant for your arrest.

*Pursuant to Local Rule 1915.4, all parties to the action are ordered to attend mandatory parenting program prior to the

Pre-Custody Conciliation Meeting. Failure of a party to attend the parenting program will result in sanctions against the party up to and including being prohibited from offering evidence in the Meeting or Conference or being held in contempt by the Court.

You must file with the Court a verification regarding any criminal record or abuse history regarding you and anyone living in your household on or before the initial in-person contact with the Court (including, but not limited to, a conference with a conference officer or judge or conciliation) but not later than thirty (30) days after service of the complaint or petition.

No party may make a change in the residence of any child which significantly impairs the ability of the other party to exercise custodial rights without first complying with all of the applicable provisions of 23 Pa C.S. §5337 and Pa R.C.P. No. 1915-17 regarding relocation.

YOU SHOULD TAKE THIS PAPER TO YOUR ATTORNEY 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.

SWPA LEGAL AID SOCIETY
10 WEST CHERRY AVENUE
WASHINGTON, PA 15301
(724) 225-6170

WASHINGTON COUNTY
LAWYER REFERRAL SERVICE
119 SOUTH COLLEGE STREET
WASHINGTON, PA 15301

AMERICANS WITH
DISABILITIES ACT OF 1990

The Court of Common Pleas of Washington County is required by law to comply with the Americans with Disabilities Act of 1990. For information about accessible facilities and reasonable accommodations available to disabled individuals having business before the Court, please contact

our office. All arrangements must be made at least 72 hours prior to any hearing or business before the Court. You must attend the scheduled conference or hearing.

BY THE COURT:
/s/ JESSE PETTIT, J.

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