## **LEGAL ADS**

Sheriff's Sale William P. Mullen, Sheriff

Abstracts of properties taken in execution upon the writs shown, at the numbers and terms shown, as the properties of the severally named defendants, owners or reputed owners and to be sold by William P. Mullen, Sheriff of Allegheny County, Pennsylvania, Monday, May 6, 2019 at 9:00 AM, at Room 410 (Gold Room), Fourth Floor, Court House, City of Pittsburgh.

CONDITIONS OF SALE

Successful bidder will pay full amount of bid in CASH, CERTIFIED CHECK OR CASHIER'S CHECK at time of sale, otherwise the property will be resold at the next regular Sheriff's Sale; provided, that if the sale is made on Monday, May 6, 2019 the bidder may pay ten (10%) percent of purchasing price but not less than \$75.00, in CASH, CERTIFIED CHECK, OR CASHIER'S CHECK at time of sale and the balance in CASH, CERTIFIED CHECK, OR CASHIER'S CHECK, on or before Friday, May 10, 2019 at 10:00 AM, at which time the property will be resold at the next regular Sheriff's Sale if the balance is not paid; and in such case all moneys paid in at the original sale shall be applied to any deficiency in the price of which property is resold; and provided further that if successful bidder is the plaintiff in the execution the BIDDER shall pay full amount of bid ON OR BEFORE THE FIRST MONDAY OF THE FOLLOWING MONTH, OTHERWISE WRIT WILL BE RETURNED MARKED "REAL ESTATE UNSOLD" and all moneys advanced by plaintiff will be applied as required by Common Pleas Court Rule 3129.2(1)(a).

Forfeited sales will be posted in the Sheriff's Office and listed on the Sheriff of Allegheny County web site.

Amendment of the Code Second Class County New Chapter 485.

Allegheny County Code of Chapter 475, Ordinances, "Taxation," is hereby amended through the creation of a new Article XII, entitled "Sheriff's Sales," and comprised as follows: Article XII

Sheriff's Sales

 $\S475\text{-}60.$  Recording of deeds and notification of Sheriff's sales to taxing bodies.

A. For any real property offered at Sheriff's sale due to nonpayment of real estate taxes and purchased by a third party through such sale, the Sheriff shall be responsible for filing the deed and, within seven days of filing of the Sheriff's deed, provide written notice of the conveyance to the Allegheny County Office of Property Assessments. The written notice required pursuant to this subsection shall include the date of sale, identification of the property sold by both address and lot and block number, and the name and address of the individual(s) or other entity that purchased the property.

B. At the time of the sale the Sheriff shall collect all requisite filing costs, realty transfer taxes and fees necessary to properly record the deed.

C. Within seven days of receipt of written notice from the Sheriff, the Allegheny County Office of Property Assessments shall forward copies of such notice to all taxing bodies levying real estate taxes on the property described, including but not limited to the municipality and school district where the property is located.

AS REQUIRED BY SECTION 14 OF ACT NO. 77 OF 1986. THE COST OF ALL DOCUMENTARY STAMPS FOR REAL ESTATE TRANSFER TAXES (STATE, LOCAL, AND SCHOOL) WILL BE DEDUCTED BY THE SHERIFF FROM THE PROCEEDS OF THE SALE. Purchasers must Record their own Deeds and pay the necessary Recording fees. Pursuant to Rule 3136 P.R.C.P., notice is hereby given that a schedule of distribution will be filed by the Sheriff not later than 30 days from date of sale and that distribution will be made in accordance with the schedule unless exceptions are filed thereto, within ten (10) days thereafter. No further notice of the filing of the schedule of distribution will be

A Land Bank formed under 68 Pa.C.S.A. \$2101 et seq. may exercise its right to bid pursuant to 68 Pa.C.S.A. \$2117(d)(2) through 68 Pa.C.S.A. §2117(d)(4) on certain properties listed for sale under the Municipal Claims and Tax Lien Law, 53 P.S. §7101 et seq. The Sheriff of Allegheny County will honor the terms of payment which the Land Bank has entered with any municipalities having a claim against said property. If the Land Bank tenders a bid under Pa.C.S.A. §2117(d)(3) or §2117(d)(4) the Property will not be offered for sale to others and the Property will be considered sold to the Land Bank for the Upset Price as defined in 53 P.S. §7279 and no other bids will be accepted.

Notice is given that all Sheriff's Deeds tendered to purchasers will contain the following: "This document may not sell, convey, transfer, include or insure the title to the coal and right of support underneath the surface land described or referred to herein and the owner or owners of such coal may have the complete legal right to remove all of such coal, and in that connection damage may result to the surface of the land, any house, building or other structure on or in such land."

#### Aleppo

1. Jason Thomas Moore a/k/a Jason T. Moore and Robyn Moore

MG-16-000569—\$121,043.59 Shapiro & DeNardo, LLC 610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Aleppo Township: Having erected thereon a dwelling being known and numbered as 241 Weber Road, Sewickley, PA 15143. Deed Book Volume 12313, Page 276, Block and Lot 0422-G-00246-

### **Baldwin Borough**

75. Karen L. McCaffrey and the Karen L. McCaffrey Revocable Trust

MG-18-000972—\$190,206.23 Kevin J. Cummings, Esq. 412-594-3945

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Baldwin: Having erected thereon a dwelling being known and numbered as 5147 Janie Drive, Pittsburgh, PA 15227. Deed Book 13150, Page 484. Block and Lot Number 0314-D-00180.

#### **Bethel Park**

132. Paul M. Sypherd and Helen M. Sypherd

MG-17-001373—\$81,223.90 Roger Fay, Esq. Bernadette Irace, Esq. 856-482-1400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Bethel Park: Having erected thereon a dwelling being known and numbered as 3475 Forest Road, Bethel Park, PA 15102. Deed Book Volume 11267, Page 459, Instrument Number 030683. Block and Lot Number 0568-R-00189-0000-00.

167. James J. Viola, Jr. a/k/a James J. Viola MG-17-001574—\$123,432.35 Kenya Bates, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Bethel Park: Having erected thereon a dwelling being known and numbered as 6009 Dublin Road, Bethel Park, PA 15102. Deed Book 11448, Page 43. Block and Lot Number 0774-C-00294.

## Brackenridge

80. Mathew R. Fisher

MG-19-000002—\$47,888.27 Leon P. Haller, Esq. Purcell, Krug and Haller 717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Brackenridge: Having thereon erected a dwelling known and numbered as 952 Roup Avenue, Brackenridge, PA 15014. Deed Book 12149, Page 81. Block/Lot 1367-P-217. Being Lot No. 136, Plan of Lots of the Executors of P.S. Brackenridge, Deceased, Section No. 1, Allegheny Plan Book 23, Pages 72 and 73.

112. Earleen M. Nold

MG-18-001388—\$45,947.16 Stephen M. Hladik, Esq. Hladik, Onorato and Federman, LLP 215-855-9521

In the Commonwealth of Pennsylvania, of Allegheny, Borough of Brackenridge: Having erected thereon a single family residential dwelling being known and numbered as 961 Cleveland Avenue, Brackenridge, PA 15014. Deed Book 3613, Page 343. Block and Lot Number 1224-B-313.

## **Brentwood**

118. Scott Kramer, Known Surviving Heir of James R. Kramer, and Chris Kramer, Known Surviving Heir of James R. Kramer, and Keith Kramer, Known Surviving Heir of James R. Kramer, and Eric Kramer, Known Surviving Heir of James R. Kramer, and Grant Kramer, Known Surviving Heir of James R. Kramer, and Unknown Surviving Heirs of James R. Kramer

MG-15-001249—\$165,858.19 Andrew L. Markowitz, Esq. McCabe, Weisberg & Conway, LLC 215-790-1010

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Brentwood: Having erected thereon a dwelling being known and numbered as 4034 Cloverlea Street, Pittsburgh, Pennsylvania 15227. Deed Book Volume 4788, Page 305, Block & Lot No. 188-N-255.

155. Fred T. Jezzi

MG-18-000744—\$74,784.49 Manley Deas Kochalski LLC 614-220-5611

In the Commonwealth of Pennsylvania. County of Allegheny, Borough of Brentwood: Having erected thereon a dwelling being known and numbered as 3126 Glendale Avenue, Pittsburgh, PA 15227. Deed Book 13774, Page 477. Block and Lot Number 0137-G-00298-0000-00.

173. Jennifer Darick

MG-18-000993—\$170,585.98 Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Brentwood: Having erected thereon a dwelling being known and numbered as 4065 Brownsville Road, Pittsburgh, PA 15227. Deed Book 16841, Page 540. Block and Lot Number 0188-

## **Bridgeville**

47. Kathy Carter, as Administratrix of the Estate of Margo E. Carter, Deceased

MG-18-001476—\$144,899.01 KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Bridgeville: Having erected thereon a dwelling being known and numbered as 811 Bower Hill Road, Bridgeville, PA 15017. Deed Book Volume 16028, Page 194, Block & Lot 255-M-292,

#### 170. Kimberly A. Massella and Peter A. Massella

MG-18-000420—\$31,262.52 Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Bridgeville: Having erected thereon a dwelling being known and numbered as 289 Saint Clair Street a/k/a 289 St. Clair Street, Bridgeville, PA 15017. Deed Book 8764, Page 469. Block and Lot Number 0255-A-00039.

### **Castle Shannon**

140. Sean A. Weinlein

MG-18-001226—\$75,685.85 Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Castle Shannon: Having erected thereon a dwelling being known and numbered as 4204 Willow Avenue, Pittsburgh, PA 15234. Deed Book 13832, Page 202. Block and Lot Number 0250-

#### **Borough of Chalfant**

90. John A. Karavlan

GD-16-002023—\$3,830.10 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Chalfant: Having erected thereon a one story brick house being known as 827 Greensburg Pike, East Pittsburgh, PA 15112. Deed Book Volume 14948, Page 230. Block & Lot No. 374-D-44.

#### Cheswick

**122. Casondra L. Maryanski** GD-18-015705—\$37,562.76

Manley Deas Kochalski LLC 614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Cheswick: Having erected thereon a dwelling being known and numbered as 307 North Highland Avenue, Cheswick, PA 15024. Document Number 20674, Deed Book Volume 5616, Page 135. Block and Lot Number 627-J-00009-

## Collier

23. Clark Jeffries, with Notice to Heirs and Assigns

CD-17-009548-\$4,635.49 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Collier: Parcel #1: Having erected thereon a one story frame house being known as 302 Nesbitt Street, Carnegie, PA 15106, Deed Book Volume 13002, Page 463. Block & Lot No. 102-E-11.

Parcel #2: Being vacant land known as Nesbitt Street, Carnegie, PA 15106, Deed Book Volume 13002, Page 463. Block & Lot No. 102-E-19.

## Coraopolis

97. Helen Gaber and John Lorence GD-17-016405—\$2,266.70 Joseph W. Gramc, Esq.

412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Coraopolis: Having erected thereon a two story masonry frame house being known as 618 5th Avenue, Coraopolis, PA 15108. Deed Book Volume 5968, Page 283. Block & Lot No. 419-C-266.

## Crafton

48. J. Michael Harding II and Elizabeth Harding

GD-15-000945—\$4,446.56 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Crafton: Having erected thereon a two story frame house being known as 57 Coulter Street, Pittsburgh, PA 15205. Deed Book Volume 10816, Page 275. Block & Lot No. 69-L-312.

## Crescent

67. James Atkins

GD-17-012229—\$1,892.87 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Crescent: Having erected thereon a two story frame house being known as 900 Harper Road, Crescent, PA 15046. Deed Book Volume 9876, Page 216, Block & Lot 703-E-274.

#### Dravosburg

63. Aaron Archibald

GD-17-008307-\$3,632,77 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Dravosburg: Having erected thereon a two story frame house being known as 11 Goldstrom Avenue, Dravosburg, PA 15034. Deed Book Volume 15112, Page 435, Block & Lot 309-G-63.

77. Elizabeth M. Sprute, with Notice to Heirs and Assigns

GD-17-008956—\$2,407.70 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Dravosburg: Having erected thereon a one story stone house being known as 916 Valleyview Drive, Dravosburg, PA 15034. Deed Book Volume 2911, Page 428. Block & Lot No. 242-R-27.

GD-17-008291—\$2,292.37 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Dravosburg: Having erected thereon a one story frame house being known as 913 Valleyview Drive, Dravosburg, PA 15034. Deed Book Volume 15128, Page 261, Block & Lot 242-R-19.

#### Duquesne

**88. Dave Lawry** GD-17-011000—\$4,162.53 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Duquesne - Ward 1: Having erected thereon a two story frame house being known as 49 North 2nd Street, Duquesne, PA 15110. Deed Book Volume 12630, Page 510, Block & Lot 378-A-202.

93. Charles Morgan, Jr. with Notice to Heirs and Assigns

GD-17-010370—\$2,783.80 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Duquesne - Ward 3: Having erected thereon a two story brick house being known as 621 South 5th Street, Duquesne, PA 15110. Deed Book Volume 12212, Page 200. Block & Lot No. 378-N-185.

### **East Pittsburgh**

18. Beverly J. Smith

GD-15-010427—\$2,463.70 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of East Pittsburgh: Having erected thereon a two story brick house being known as 101-103 Arc Street, East Pittsburgh, PA 15112. Deed Book Volume 11849, Page 565. Block & Lot No. 375-

## **Elizabeth Borough**

96. The Unknown Heirs of Joan L. McConeghy, Deceased

GD-10-022813—\$5,779.23 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Elizabeth: Having erected thereon a one story frame house being known as 125 Clay Street, Elizabeth, PA 15037. Deed Book Volume 6638, Page 39, Block & Lot 1132-E-167.

## **Elizabeth Township**

65. Lawrence R. Foulks, with Notice to Heirs and Assigns, and Virginia Foulks a/k/a Virginia Furmanek, with Notice to Heirs and Assigns

GD-18-013307—\$10,463.62 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: Being thereon vacant land known as West Newton Road, Elizabeth, PA 15037. Deed Book Volume 3323, Page 698, Block & Lot 2083-E-340.

79. William D. Mathers, with Notice to Heirs and Assigns, and Elizabeth Mathers, with Notice to Heirs and Assigns

GD-18-013308—\$3,279.37 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: Being thereon vacant land being known as Fallen Timber Road, Elizabeth, PA 15037. Deed Book Volume 2712, Page 217, Block & Lot 1414-H-37.

125. Francis J. Blank

MG-19-000053—\$157,130.82 Kenya Bates, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Elizabeth Township: Having erected thereon a dwelling being known and numbered as 1022 Old Hills Road, McKeesport, PA 15135. Deed Book 5751, Page 651. Block and Lot Number 0652-P-00378.

136. Lydia Marie Taylor

MG-18-001348—\$97,281.80 Chelsea A. Nixon, Esq. McCabe, Weisberg & Conway, LLC 215-790-1010

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth:

Parcel 1: Having erected thereon a dwelling being known and numbered as 433 Maria Street, Buena Vista, Pennsylvania 15018. Deed Book Volume 8451, Page 132. Block and Lot Number 1266-B-66.

Parcel 2: Being vacant land known and numbered as 433 Maria Street, Buena Vista, Pennsylvania 15018. Deed Book Volume 8451, Page 132. Block and Lot Number 1266-B-74.

#### **Forest Hills**

**24. Richard Parker Stacy** GD-17-014764—\$3,794.15

Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Forest Hills: Having erected thereon a two story brick house being known as 529 Halsey Avenue, Pittsburgh, PA 15221. Deed Book Volume 12937, Page 308, Block & Lot No. 373-E-254.

121. Vicki L. Nedjati a/k/a Vicki Luketich Nedjati a/k/a Victoria A. Luketich

GD-18-015835-\$52,122,45 Manley Deas Kochalski LLC 614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Forest Hills: Having erected thereon a dwelling being known and numbered as 508 Atlantic Avenue. Pittsburgh, PA 15221. Deed Book Volume 11162, Page 332. Block and Lot Number 0373-E-00172-0000-00.

### Hampton

109. Wade R. Crovle

MG-18-001004—\$172,902.06 Peter Wapner, Esq.

215-563-7000 In the Commonwealth of Pennsylvania, County of Allegheny, Hampton Township: Having erected thereon a dwelling being known and numbered as 2380 Delo Drive, Gibsonia, PA 15044. Deed Book 14261, Page 237. Block and Lot Number 1210-C-00103.

#### Homestead

129. Unknown Surviving Heirs of Barbara A. Shaw

MG-18-000156-\$20,638.34 Chelsea A. Nixon, Esq. McCabe, Weisberg & Conway, LLC 215-790-1010

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Homestead: Having erected thereon a dwelling being known and numbered as 209 East 15th Avenue, Homestead, Pennsylvania 15120. Deed Book Volume 9226, Page 112, Block & Lot No. 0131-C-00193-0000-00.

## Indiana

40. Jayne Kohnen and Phillip S. Kohnen MG-18-001148—\$102,839.85

KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Indiana: Having erected thereon a dwelling being known and numbered as 405 Crawford Run Road a/k/a 87A Crawford Run Road, Cheswick, PA 15024. Deed Book Volume 9835, Page 127. Block & Lot 1084-P-36.

113. Maite Nederlof, Michel A. Nederlof, United States of America c/o U.S. Attorney for Eastern District of Pennsylvania and United States of America c/o U.S. Attorney General

MG-16-000437—\$2,182,005.61 Robert W. Williams, Esq. Christina J. Pross, Esq. 856-429-5507

In the Commonwealth of Pennsylvania, County of Allegheny, and Township of Indiana: Having erected thereon a residential dwelling being known and numbered as 1502 Fox Chapel Road, Pittsburgh, PA 15238. Deed Book Volume 8026, Page 601, Instrument Number 56378. Block and Lot Number 0621-P-00352-0000-00.

## Ingram

139. Kelly A. Downs

MG-19-000078—\$137,648.44 Kenya Bates, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Ingram: Having erected thereon a dwelling being known and numbered as 123 Schley Avenue, Pittsburgh. PA 15205. Deed Book 16076, Page 528. Block and Lot Number 0070-L-00349.

## **Jefferson Hills**

**175. Michael Timothy Havics** MG-19-000068—\$119,613.32

Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Jefferson Hills: Having erected thereon a dwelling being known and numbered as 7008 Pennsylvania Avenue, Finleyville, PA 15332. Deed Book 16167, Page 365. Block and Lot Number 1134-

## Kennedy

120. Donald J. Palmer a/k/a Donald Palmer and Nayeli J. Palmer

MG-17-001569—\$340,033.70 Manley Deas Kochalski LLC 614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Kennedy: Having erected thereon a dwelling being known and numbered as 244 Long Ridge Drive, Coraopolis, PA 15108. Deed Book Volume 15552, Page 443, Block and Lot Number 0156-H-00207-0000-00.

#### Town of McCandless

#### 5. Stephanie A. Wyatt

MG-17-001705—\$98,547.73 Rachel E. Sekine-Tenny Feldstein Grinberg Lang & McKee, P.C. 412-263-6105

In the Commonwealth of Pennsylvania, County of Allegheny, Town of McCandless: Having erected thereon a dwelling known and numbered as 8981 Harmony Drive, Pittsburgh, Pennsylvania 15237, Deed Book Volume 12849, Page 212. Block and Lot Number 0824-S-00176-0000-00.

#### 114. Homer A. Kretzer and Cecelia J. Kretzer

MG-18-000326—\$144,054.53 Powers Kirn, LLC 215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, Town of McCandless: Having erected thereon a dwelling being known and numbered as 10589 Old Babcock Boulevard, Gibsonia, PA 15044. Deed Book Volume 5093, Page 477. Block and Lot Number 1352-K-212.

#### City of McKeesport

#### 15. Frank A. Steele

GD-18-004812-\$21,237.49 Christopher E. Vincent, Esq. 724-978-0333

In the Commonwealth of Pennsylvania, County of Allegheny, City of McKeesport: Parcel One: Having erected thereon a commercial garage being known and numbered as 2309 Walnut Street, McKeesport, PA 15132. Deed Book 11428, Page 553. Block and Lot Number 465-D-094.

Parcel Two: Having erected thereon a commercial structure being known and numbered as 2309 Walnut Street, McKeesport, PA 15132. Deed Book 11428, Page 553. Block and Lot Number 465-D-090.

Parcel Three: Having erected thereon a commercial structure being known and numbered as 2309 Walnut Street, McKeesport, PA 15132. Deed Book 11428, Page 553. Block and Lot Number 465-D-089.

# **171. Michael W. Warman** MG-18-001299—\$40,242.46

Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, City of McKeesport: Having erected thereon a dwelling being known and numbered as 2412 McCarrell Street, McKeesport, PA 15132. Deed Book 13869, Page 77. Block and Lot Number 0464-C-00276.

## Millvale

## 103. Donna L. Hosek

GD-18-014430—\$37,766.21 Patrick J. Wesner, Esq. 856-810-5815

In the Commonwealth of Pennsylvania, County of Allegheny, and Borough of Millvale: Having currently erected thereon a single family thereon a dwelling being known as 125 Frederick Street, Pittsburgh, PA 15209 Deed Book 13365, Page 340. Block and Lot 0118-F-00074-0000-00.

## Monroeville

## 45. Sherri A. Cook

MG-18-001451—\$92,976.03 KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Having erected thereon a dwelling being known and numbered as 212 McMasters Drive, Monroeville, PA 15146. Deed Book Volume Book 13673, Block & Lot

#### 78. William H. Seaman, with Notice to Heirs and Assigns, and Emma Seaman, with Notice to Heirs and Assigns

GD-18-013309—\$7,744.96 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Being thereon vacant land being known as Northern Pike, Monroeville, PA 15146. Deed Book Volume 2655, Page 437, Block & Lot 638-G-42.

#### 174. Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under John Lester, Jr., Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Vivian Audrey Lester a/k/a Vivian A. Lester, Deceased

GD-15-008142—\$129,923.04

Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Having erected thereon a dwelling being known and numbered as 575 Thomas Street, Monroeville, PA 15146. Deed Book 11940, Page 101. Block and Lot Number

#### Moon

## 11. Kerri Robinson a/k/a Kerri Schoemaker AR-18-001007—\$9,287.46

Matthew Junker, Esq. 412-208-3000

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Moon: Having erected thereon a condominium dwelling being known and numbered as 432 College Park Drive, Unit 63, Coraopolis, PA 15108, Fox Hollow Condominium. Deed Book 15370, Page 247. Block and Lot Number 698-

**55. Lynne Boley** GD-17-010837—\$2,677.95 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Moon: Having erected thereon a one and one half story frame house being known as 812 Royal Avenue, Coraopolis, PA 15108. Deed Book Volume 10099, Page 488, Block & Lot 418-C-

#### Mt. Lebanon

#### 64. The Smith Asset Protection Trust dated 2-25-2016

GD-17-003661—\$3,069.39 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Mt. Lebanon: Having erected thereon a one story brick house being known as 468 Sleepy Hollow Road, Pittsburgh, PA 15228, Deed Book Volume 16464, Page 507. Block & Lot No. 140-K-94.

#### 86. Jennifer A. Strasser and Ryan H. Strasser

MG-17-000601-\$271,881.93 Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Mt. Lebanon: Having erected thereon a dwelling being known and numbered as 221 Questend Avenue, Pittsburgh, PA 15228, Deed Book 13116, Page 491. Block and Lot Number 0141-

### Mt. Oliver

### 19. Shawn Quidetto

GD-11-002438-\$2,933,48 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Mt. Oliver: Having erected thereon a two story masonry frame house being known as 533 Giffin Avenue, Pittsburgh, PA 15210. Deed Book Volume 12733, Page 495. Block & Lot No. 33-

## Neville

## 147. Carol A. Schrott and James E. Schrott MG-15-000486—\$22,944.33 Leon P. Haller, Esq.

Purcell, Krug and Haller 717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Neville: Having thereon erected a dwelling known and numbered as 136 2nd Street, Pittsburgh, PA 15225. Deed Book 8579, Page 234. Block/Lot 211-B-98. Known and designated as Lot No. 152, "Neville Island City" Plan of Lots, Alleghenv Plan Book 17, Pages 184 and 185.

## North Braddock

## 22. William K. Bridge

GD-16-003032—\$10,433.94 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of North Braddock: Having erected thereon a one story brick house being known as 1063 Wolfe Avenue, Braddock, PA 15104. Deed Book Volume 11629, Page 576. Block & Lot No. 301-

## **North Favette**

#### 46. Maria E. Brosovic and Jon G. Brosovic MG-18-001122-\$201.491.28

KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Fayette: Having erected thereon a dwelling being known and numbered as 108 Cove Court, McDonald, PA 15057. Deed Book Volume 13108, Page 13. Block & Lot 913-P-43.

#### 100. Kimberly Lundin a/k/a Kimberly Garrett

GD-18-015408—\$119,107.61 KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Fayette: Having erected thereon a dwelling being known and numbered as 132 Hereford Drive, Oakdale, PA 15071, Deed Book Volume 14034, Page 377. Block & Lot 496-E-11.

## **North Versailles**

## 14. Zepeda Land Co., a Pennsylvania

Limited Liability Company GD-18-013316—\$24,978.23 Christopher E. Vincent, Esq.

724-978-0333 In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Versailles: Having erected thereon a commercial structure being known and numbered as 1100 Lincoln Highway, North Versailles, PA 15137. Deed Book 15966, Page 196. Block and Lot Number 547-M-040.

### 68. Thomas Ruane a/k/a Thomas W. Ruane MG-18-001013—\$32,673.19

KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Versailles: Having erected thereon a dwelling being known and numbered as 120 Graham Avenue, North Versailles, PA 15137. Deed Book Volume 9872, Page 569. Block & Lot 547-K-321.

### 83. Paul D. Parafenuk

MG-18-001455—\$90,953.23 Jill M. Fein, Esq. Hill Wallack, LLP 215-579-7700

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Versailles: Having erected thereon a 1.5-story dwelling being known and numbered as 417 Arlington Ave., North Versailles, Pennsylvania 15137. Deed Book 11468, Page 398. Block and Lot Number 459-D-347.

#### 94. Martin L. Matta

GD-18-003155—\$11,388.13 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Versailles: Having erected thereon an one story industrial warehouse being known as 1200 Jacks Run Road, North Versailles, PA 15137. Deed Book Volume 9876, Page 586. Block & Lot No. 646-H-19.

### 133. Michael J. Sarti

GD-18-016654—\$81,506.61 Stern & Eisenberg, PC 215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Versailles: Having erected thereon a dwelling being known and numbered as 809 Clara Street, North Versailles, PA 15137. Deed Book Volume 16123, Page 302, as Instrument No. 2015-28301. Block and Lot Number 547-H-30.

#### 162. John William Brletic, individually, and as Executor of the Estate of Berdetta E. Craig a/k/a Berdetta Craig

MG-18-001324—\$54,335.16 Stern & Eisenberg, PC 215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Versailles: Having erected thereon a dwelling being known and numbered as 616 Maplehurst Drive a/k/a 616 Maplehurst Street, North Versailles, PA 15137. Deed Book Volume 16633, Page 259. Block and Lot Number 459-F-037.

#### 166. Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Donna P. Gibbons a/k/a Donnatha P. Gibbons, Deceased

GD-18-017519-\$78,267.41 Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, North Versailles Township: Having erected thereon a dwelling being known and numbered as 3077 Auberle Street, McKeesport, PA 15132. Deed Book 13600, Page 571. Block and Lot Number 460-F-140.

## O'Hara

## 153. Mary Anne Bennett and Glenn Carr

MG-17-001587—\$41,870.70 Manley Deas Kochalski LLC 614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Township of O'Hara: Having erected thereon a dwelling being known and numbered as 26 Kittanning Pike, Pittsburgh, PA 15215. Document Number 12027, Deed Book Volume 10192, Page 412. Block and Lot Number 0168-F-00236-0000-00.

## **Penn Hills**

#### 4. Willa M. Lewis and Darin Cash MG-14-001216—\$227,363.86

Stern & Eisenberg, PC 215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 377 Stoneledge Drive, Pittsburgh, PA 15235, Deed Book 12945, Page 508, Block and Lot Number 450-

## 8. Zepher R. Stroud

MG-17-001204—\$50,364.45 KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 435 MacFarlane Drive, Pittsburgh, PA 15235. Deed Book Volume 10951, Page 247. Block & Lot 369-K-

## 54. Verna R. Thomas

GD-17-011032—\$2,363.40 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a one story frame house being known as 131 Westward Ho Drive, Pittsburgh, PA 15235. Deed Book Volume 14692, Page 141, Block & Lot 451-C-

## 66. Vicky Renwick and Paul Renwick

GD-07-006077—\$1,918.31 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a one story brick house being known as 6881 Alcoma Drive, Pittsburgh, PA 15235. Deed Book Volume 10680, Page 501, Block & Lot 634-E-

# **72. Mifflin Housing, LLC** GD-16-023280—\$13,339.61

Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 7850 Thon Drive, Verona, PA 15147. Deed Book 15835, Page 421. Block and Lot Number 230-G-19.

#### 74. Edward J. Noone and the United States of America

GD-15-012666-\$27,742.19 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a one and onehalf story brick dwelling being known and numbered as 148 Lynnwood Drive, Pittsburgh, PA 15235. Deed Book 9472, Page 226. Block and Lot Number 370-D-255.

#### 105. Anthony Ambroselli

MG-18-001229—\$22,673.86 Stern & Eisenberg, PC 215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills. formerly Penn Hills Township: Having erected thereon a dwelling being known and numbered as 161 Sherwood Drive a/k/a Road, Verona, PA 15147. Deed Book Volume 11195, Page 323. Block and Lot Number 448-B-186.

#### 107. Stanley A. Nonnenberg and Joan Nonnenberg

MG-18-000542—\$64,681.76 Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 1601 Galeton Drive, Verona. PA 15147. Deed Book 10065, Page 113. Block and Lot Number 0366-D-00324.

## 115. Thomas C. Manos and David J.

McGaffin MG-18-001124—\$92,410.74 Powers Kirn, LLC 215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 756 Sara Lane, Verona, PA 15147. Deed Book Volume 13214, Page 356. Block and Lot Number 445-S-248.

## 119. Christine L. Burton

MG-17-000051—\$71,786.94 Manley Deas Kochalski LLC 614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills. Having erected thereon a dwelling being known and numbered as 1069 Universal Road, Pittsburgh, PA 15235. Document Number 2003-31222, Deed Book Volume DE VL-11778, Page 373. Block and Lot Number 539-G-00335-0000-1.

## 123. William R. Dudra

MG-18-001529—\$100,391.22 Manley Deas Kochalski LLC

614-220-5611 In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 540 Idlewood Road, Pittsburgh, PA 15235. Document Number 2006-23230, Deed Book Volume 12919, Page 565. Block and Lot Number 0538-K-00097 0000-00.

#### 127. Tiffancy Monique Simpson, in Her Capacity as Administratrix and Heir of the Estate of Alverta G. Simpson, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Alverta G. Simpson, Deceased

MG-18-000650-\$31,156.97 Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 201 Conestoga Road, Pittsburgh, PA 15235. Deed Book 7770, Page 110. Block and Lot Number 0295-N-00382.

134. Kimberly E. Nicholson Known Heir of Loretta V. Nicholson, and Frank L. Nicholson, Deceased Mortgagor and Real Owner, Frank L. Nicholson, Lynnese Y. Nicholson Known Heir of Loretta V. Nicholson, and Frank L. Nicholson, Deceased Mortgagor and Real Owner, Dameion J. Nicholson Known Heir of Loretta V. Nicholson, and Frank Nicholson, Deceased Mortgagor and Real Owner, Maurice F. Nicholson Known Heir Loretta V. Nicholson, and Frank L. Nicholson, Deceased Mortgagor and Real Owner, Michael K. Cook Known Heir of Loretta V. Nicholson, and Frank Nicholson, Deceased Mortgagor and Real Owner and Unknown heirs, successors, assigns and all persons, firms, or associations claiming right, title, or interest from or under Loretta V. Nicholson, and Frank L. Nicholson, Deceased Mortgagor and Real Owner

> MG-15-000234—\$53,372.69 Roger Fay, Esq. Bernadette Irace, Esq. 856-482-1400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 8193 Chaske Street, Verona, PA 15147. Deed Book Volume 12126, Page 35, Instrument Number 2004-24549. Block and Lot Number 229-S-002 f/k/a 229-

#### The Unknown Heirs and Administrators of the Estate of Lonnie Currie; and Deborah R. Gray

MG-11-001615—\$91,846.34 Manley Deas Kochalski LLC 614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 3 Michigan Road, Pittsburgh, PA 15235. Document Number 1997-015480, Deed Book Volume 10071, Page 507. Block and Lot Number 0230-K-00036-

## 148. Jody B. Pallatto

MG-18-001098—\$54,696.51 Leon P. Haller, Esq. Purcell, Krug and Haller

717-234-4178 In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having thereon erected a dwelling known and numbered as 143 Anthon Drive, Pittsburgh, PA 15235. Deed Book 13404, Page 204. Block/Lot 538-S-87. Being Lot No. 306, Eastvue Plan of Lots No. 3, Allegheny Plan Book 60, Pages 6-9.

#### 149. Godlos A. Holmes, Jr. a/k/a Godlas A. Holmes, Jr.

MG-16-001612—\$53,087.02 Leon P. Haller, Esq. Purcell, Krug and Haller 717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having thereon erected a dwelling known and numbered as 808 Parkway Avenue, Pittsburgh, PA 15235. Deed Book 12122, Page 594. Block/Lot 369-N-85. Being Lot No. 81, Churchill Valley Plan of Lots, Allegheny Plan Book Volume 41, Pages 172 to

**157. Chris A. Bozeman**MG-18-000027—\$94,706.90 Manley Deas Kochalski LLC 614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills. Having erected thereon a dwelling being known and numbered as 505 Veronica Drive. Pittsburgh, PA 15235. Document Number 2007-701, Deed Book Volume 13111, Page 422. Block and Lot Number 0369-L-00292-0000-00

#### 160. Irene L. Mancini, Mary Ann Mancini, Annette D. Mancini Gerendash and Ryan Lee Mancini, Known Heirs of Pietro A. Mancini, Deceased

GD-16-022550—\$20,458.32 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a one and onehalf story brick dwelling being known and numbered as 310 Beulah Road, Pittsburgh, PA 15235. Deed Book 4496, Page 690. Block and Lot Number 369-F-180.

## **Pennsbury Village**

# **137. Jamie Marchinsky** MG-18-001034—\$12,725.79

Bernstein-Burkley, P.C. 412-456-8100

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Pennsbury Village: Having erected thereon a condominium Unit Number 481 in Pennsbury Village Condominium being known and numbered as 770 Carriage Circle, Pittsburgh, PA 15205. Deed Book 13580, Page 257. Block and Lot Number 150-S-96-481.

## Plum

## 33. Waldo P. Breeden, with Notice to Heirs and Assigns and McGrady Nicklas Bldg.

GD-18-013302—\$12.431.12 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania County of Allegheny, Borough of Plum: Being thereon vacant land being known as Logans Ferry Road, New Kensington, PA 15068. Deed Book Volume 3257, Page 590. Block & Lot No. 846-L-307.

#### 60. William Q. Campbell, with Notice to Heirs and Assigns and Reata V. Campbell, with Notice to Heirs and Assigns

GD-18-013305—\$9,023.19 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Plum: Being thereon vacant land being known as Leechburg Road, New Kensington, PA 15068. Deed Book Volume 2340, Page 574. Block & Lot No. 847-R-61.

## 61. Lucille J. Buell, with Notice to Heirs and

Assigns GD-18-013304—\$6,428.12 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Plum: Being thereon vacant commercial land being known as Hulton Road, New Kensington, PA 15068. Deed Book Volume 5976, Page 505. Block & Lot No. 733-S-359.

## 76. Shawn K. Higgins

GD-17-008215—\$2,673.94 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Plum: Having erected thereon a one story frame house being known as 312 Old Abers Creek Road, Pittsburgh, PA 15239 f/k/a 312 Abers Creek Road, Pittsburgh, PA 15239. Deed Book Volume 8427, Page 147. Block & Lot No. 1240-

## 156. Janet M. Jenkins a/k/a Janet Marie Jenkins and Kyle S. Jenkins a/k/a K. Jenkins a/k/a Kyle Scott Jenkins

MG-18-001460-\$218,543.56 Manley Deas Kochalski LLC 614-220-5611

In the Commonwealth of Pennsylvania. County of Allegheny, Borough of Plum: Having erected thereon a dwelling being known and numbered as 127 Peppertree Drive, New Kensington, PA 15068. Document Number 2007-33119, Deed Book Volume 13408, Page 31. Block and Lot Number 0734-L-00086-0000-00.

#### Reserve

#### 6. Deneen M. Luczak

MG-17-000214—\$198,204.96 KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Reserve: Having erected thereon a dwelling being known and numbered as 207 Bernardi Drive, Pittsburgh, PA 15214. Deed Book Volume 12893, Page 138. Block & Lot 116-H-18.

#### Richland

### 161. Gabriella M. Riboni

MG-18-001012—\$152,545.25 Chelsea A. Nixon, Esq. McCabe, Weisberg & Conway, LLC 215-790-1010

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Richland: Having erected thereon a dwelling being known and numbered as 4014 McKalloff Road, Gibsonia, Pennsylvania 15044. Deed Book Volume 16683, Page 247, Block & Lot No. 2008-K-107.

#### **Robinson**

#### 7. Fred Vennie

MG-17-001323—\$229,978.96 KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Robinson: Having erected thereon a dwelling being known and numbered as 76 Forest Grove Road, Coraopolis, PA 15108. Deed Book Volume 16261, Page 486. Block & Lot 208-A-

**10. Stephen M. Zilka, Jr.**AR-18-001429—\$11,298.25 Matthew Junker, Esq. Thomas H. Ayoob III & Associates, LLC 412-208-3000

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Robinson: Having erected thereon a dwelling being known and numbered as 405 Wingate Drive, Pittsburgh, PA 15205, The Plan of as built conditions for Lot No. 4 in the revised Wingate Plan. Deed Book 15701, Page 483. Block and Lot Number 152-J-405.

## Ross

## 131. William H. Graham, IV

MG-18-000990-\$168,213.39 Stephen M. Hladik, Esq. Hladik, Onorato and Federman, LLP 215-855-9521

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Ross: Having erected thereon a single family residential dwelling being known and numbered as 3498 Evergreen Road, Pittsburgh, PA 15237. Deed Book 13188, Page 267, Instrument No. 2007-9025. Block and Lot Number 517-J-251.

### 154. Ralph Fetzer a/k/a Ralph A. Fetzer MG-18-001426—\$149,515.71

Manley Deas Kochalski LLC 614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Ross: Having erected thereon a dwelling being known and numbered as 402 Sylvania Drive, Pittsburgh, PA 15229. Deed Book Volume 10424, Page 219, Block and Lot Number 0430-

## Scott

#### 117. Keith Adzima a/k/a Keith D. Adzima MG-18-000850-\$62,543.82

Powers Kirn, LLC 215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Scott:

Having erected thereon a dwelling being known and numbered as 1509 Orchardview Drive a/k/a 1509 Orchard View Drive, Pittsburgh, PA 15220. Deed Instrument # 2009-12035. Block and Lot Number 64-B-30.

## 146. Paul M. D'Alesandro

MG-19-000003—\$58,541.20 Leon P. Haller, Esq. Purcell, Krug and Haller 717-234-4178

In the Commonwealth of Pennsylvania. County of Allegheny, Township of Scott: Having thereon erected a dwelling known and numbered as 438 Hoff Street, Carnegie, PA 15106. Deed Book 14550, Page 290. Block/Lot 102-G-34. Being Lots No. 31 and 30, Robert H. Brown's Glendale Plan of Lots, Allegheny Plan Book 17, Page 120.

#### Shaler

## 85. David I. Jack and Jennifer A. Jack

GD-18-004933-\$233,831.06 Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Shaler Township: Having erected thereon a dwelling being known and numbered as 1803 Grall Avenue Ext. a/k/a 1803 Grall Avenue, Pittsburgh, PA 15209. Deed Book 16388, Page 495. Block and Lot Number 165-A-290.

#### **South Fayette**

44. Eugene Dashofy, Solely in His Capacity as Heir of Scott E. Dashofy Deceased; Linda Dashofy, Solely in Her Capacity as Heir of Scott E. Dashofy Deceased; and the Unknown Heirs of Scott E. Dashofy Deceased

MG-18-000785—\$39,832.27 KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Township of South Fayette: Having erected thereon a dwelling being known and numbered as 12 Morgan Street, Cuddy, PA 15031. Deed Book Volume 9585, Page 38. Block & Lot 325-M-44.

#### 84. Bonnie L. Butler

GD-18-012611—\$205,240.30 Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, South Fayette Township: Having erected thereon a dwelling being known and numbered as 637 Seminary Avenue, Oakdale, PA 15071. Deed Book 12093, Page 93. Block and Lot Number 0407-

#### **South Park**

## 130. Thomas J. Allsopp and Sheran L.

MG-18-001277-\$144,825.74 Powers Kirn, LLC 215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, Township of South Park: Having erected thereon a dwelling being known and numbered as 1512 Harding Avenue, South Park, PA 15129. Deed Book Volume 5849, Page 289, Instrument #73588. Block and Lot Number 772-R-247.

### 158. Curry Distributing, Inc.

GD-18-002717—\$135,577.27 Christopher J. Albert, Esq. Grenen & Birsic, P.C. 412-281-7650

In the Commonwealth of Pennsylvania, County of Allegheny, Township of South Park: Parcel 1: Having erected thereon a brick and concrete block commercial building being known and numbered as 5906 Brownsville Road, Pittsburgh, PA 15236. Deed Book Volume 14462, Page 175, Block and Lot Number 473-R-288.

Parcel 2: Having erected thereon a commercial auxiliary building known as Brownsville Road, Pittsburgh, PA 15236. Deed Book Volume 14462, Page 183, Block and Lot Number 473-R-283.

## Stowe

## 53. John Ciangiarulo, Jr.

GD-17-010208—\$2,691.22 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Stowe: Having erected thereon a two story brick house being known as 113 Harlem Avenue, McKees Rocks, PA 15136. Deed Book Volume 6802, Page 473, Block & Lot No. 73-R-343,

## 163. Artenas D. Marley and Tina M. Marley MG-18-000472—\$27,612.76

Stern & Eisenberg, PC 215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Stowe: Having erected thereon a dwelling being known and numbered as 314 Duke Street, McKees Rocks, PA 15136, Deed Book Volume 548, as Instrument No. 075067 Block and Lot Number 112-R-017.

## Swissvale

## 3. Karen L. Babeo

MG-18-001428—\$57,007.69 Shapiro & DeNardo, LLC 610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Swissvale: Having erected thereon a dwelling being known and numbered as 7214 Schley Court, Pittsburgh, PA 15218. Deed Book Volume 11056, Page 363, Block and Lot 0178-K-00048-

## 13. All Unknown Heirs of William Crawford, Deceased and Lenora Crawford,

GD-18-012156—\$9,773.39 Christopher E. Vincent, Esq. 724-978-0333

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Swissvale: Having erected thereon a dwelling being known and numbered as 2225 Lehigh Street. Pittsburgh, PA 15218. Deed Book 2502, Page 259. Block and Lot Number 234-K-017.

#### 21. Jorge Raul Yankilevich and Ruth Amalia Yankilevich

GD-15-013172—\$6,204.98 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Swissvale: Having erected thereon a two and one half story brick house being known as 7818 Saint Lawrence Avenue, Pittsburgh, PA 15218. Deed Book Volume 15145, Page 401. Block & Lot No. 234-N-170.

## 71. Alma J. Aland and Theodore C. Aland

GD-18-015150—\$39,347.55 James McNally, Esq. 412-434-5530

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Swissvale: Having erected thereon a two-story brick double dwelling being known and numbered as 2127 Milligan Avenue, Pittsburgh, PA 15218. Deed Book 6277, Page 9. Block and Lot Number 235-A-102.

#### **Turtle Creek**

## 17. Carla D. White

GD-14-011730—\$6,917.36 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Turtle Creek: Having erected thereon a two story brick house being known as 815 Maple Avenue, Turtle Creek, PA 15145. Deed Book Volume 14527, Page 567. Block & Lot No. 455-L-132.

#### 20. James Krause

GD-17-004009—\$4,757.22 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Turtle Creek: Having erected thereon a one story concrete block house being known as 1612 Monroeville Avenue, Turtle Creek, PA 15145. Deed Book Volume 15902, Page 181. Block & Lot No. 544-

## Upper St. Clair

## 128. Michael P. Perella and Holly Perella

MG-17-001762—\$343,532.78 Thomas O. Vreeland, Esq. Bassi, Vreeland & Associates, P.C. 724-228-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Upper St. Clair: Having erected thereon, a two story brick dwelling being known and numbered as 417 Cadberry Court, Pittsburgh, PA 15241. Deed Book 15235, Page 498. Block and Lot Number 319-B-83.

## Verona

#### 56. Jerrold Howard and the United States of America

GD-17-013153—\$2,138.89 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Verona: Having erected thereon a two story brick being known as 513 Vogels Lane, Verona, PA 15147. Deed Book Volume 10187, Page 394, Block & Lot 364-R-361.

## Wall

## 87. Jennifer L. Scala

GD-09-004250—\$1,938.80 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wall: Having erected thereon a two story frame house being known as 452 Pennsylvania Avenue, PA 15148. Deed Book Volume 11178, Page 270, Block & Lot 642-R-23.

## West Deer

# 30. David H. Dull

MG-17-000969—\$61,358.08 Shapiro & DeNardo, LLC 610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, West Deer Township: Parcel No. 1: Having erected thereon a two family dwelling being known and numbered as 1030 Mueller Street, Gibsonia, PA 15044. Deed Book Volume 10991, Page 277, Block and Lot 1668-M-00017-0000-00.

Parcel No. 2: Having thereon vacant land being known as Mueller Street, Gibsonia, PA 15044. Deed Book Volume 10991, Page 277, Block and Lot 1668-S-00205-0000-00.

#### 59. Blair D. Chapman and Bradley Chapman

GD-17-016463-\$1,680.06 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of West Deer: Having erected thereon a one story brick house being known as 1825 Saxonburg Boulevard, Tarentum, PA 15084. Deed Book Volume 15142, Page 546. Block & Lot No.

## West Elizabeth

#### 57. Harry Lee Hank and the United States of America

GD-17-010896—\$2,753.97 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Elizabeth: Having erected thereon a two story frame house being known as 604 Border Street, West Elizabeth, PA 15088. Deed Book Volume 15575, Page 560, Block & Lot 1133-E-

### West Mifflin

#### 34. Cynthia L. Johnson a/k/a Cynthia L. Porter

GD-17-006387—\$2,878.75 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Having erected thereon a two story brick house being known as 1320 Maryland Avenue, West Mifflin, PA 15122. Deed Book Volume 11074, Page 543. Block & Lot No. 306-

**82. Debra M. Foreman**MG-18-001520—\$35,251.40 Leon P. Haller, Esq. Purcell, Krug and Haller 717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Having thereon erected a dwelling known and numbered as 200 Thomas Street, West Mifflin, PA 15122. Deed Book 11027, Page 328. Block/Lot 305-P-262. Being Lot No. 28, Revised Plan of McElheny Plan No. 3, Allegheny County Plan Book 31, Pages 116

#### 95. John E. Bugay Jr.

GD-17-012091—\$2,767.25 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Having erected thereon a one story brick house being known as 1428 Lower Bull Run Road, West Mifflin, PA 15122. Deed Book Volume 10991, Page 221. Block & Lot No. 240-

### Whitaker

#### 106. James E. Meyers and Patricia M. Meyers

MG-18-000505—\$56,165.65 Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Whitaker: Having erected thereon a dwelling being known and numbered as 170 Frank Street, Homestead, PA 15120. Deed Book 11593, Page 363. Block and Lot Number 180-G-114.

#### White Oak

#### 70. Bradley S. Stowers

MG-18-001203—\$84,605.86 KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of White Oak: Having erected thereon a dwelling being known and numbered as 476 Peach Way, Irwin, PA 15642. Deed Book Volume 13464. Page 522. Block & Lot 751-P-164.

## 102. Patricia I. Brdar

GD-17-012781—\$2,881.39 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of White Oak: Having erected thereon a two story brick house being known as 1827 Hill Street, McKeesport, PA 15131. Deed Book Volume 5134, Page 109, Block & Lot 551-C-268.

## Whitehall

## 36. Paul L. D'Alessandro

GD-16-020058—\$2,074.25 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Whitehall: Having erected thereon a one story brick house being known as 126 Audbert Drive, Pittsburgh PA 15236 Deed Book Volume 10727, Page 595. Block & Lot No. 315-G-96.

## Wilkins

## 2. Elise M. Plunkett

MG-18-001072-\$111,368.64 Shapiro & DeNardo, LLC 610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Wilkins Township: Having erected thereon a dwelling being known and numbered as 920 Rita Drive, Pittsburgh, PA 15221. Deed Book Volume 14286, Page 334, Block and Lot 0373-C-00082-

## 0000-00.

**39. Eles Realty Company Inc.** GD-14-016176—\$72,737.46 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Wilkins: Being an unimproved parcel of land being known as Rodi Road, Turtle Creek, PA 15145. Deed Book Volume 6107, Page 241. Block & Lot No. 542-N-20.

# 49. Nicole Jackson, Administratrix of the Estate of Deborah L. Jackson, Deceased

GD-17-016347—\$10,758.01 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Wilkins: Having erected thereon a two story brick house being known as 220 Hawthorne Drive, Pittsburgh, PA 15235. Deed Book Volume 11238, Page 92, Block & Lot 452-S-50.

## 143. Paula Stevenson a/k/a Paula Hughes

GD-18-016093—\$107,794.33 Manley Deas Kochalski LLC 614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Wilkins: Having erected thereon a dwelling being

known and numbered as 926 Stevendale Drive, Pittsburgh, PA 15221. Deed Book Volume 10648, Page 273, Block and Lot Number 0372-R-00232-0000-00.

## 150. Clare Y. Miller a/k/a Clare Miller

GD-18-009114—\$59,057.18 KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Wilkins: Having erected thereon a dwelling being known and numbered as 156 Gilmore Drive, Pittsburgh, PA 15235. Deed Book Volume 3425, Page 381, Block & Lot 541-N-14.

## 169. Michele D. Rhodes and Robert James Rhodes, III a/k/a Robert Rhodes, III MG-16-001592—\$106,516.53

Richard M. Squire & Associates, LLC 215-886-8790

In the Commonwealth of Pennsylvania, County of Allegheny, Wilkins Township: Having erected thereon a dwelling being known and numbered as 350 Frazier Drive, Pittsburgh, PA 15235. Deed Book Volume 12182, Page 111. Block and Lot Number 0542-A-00142-0000-00.

### Wilkinsburg

## 9. Bernice Breazeale a/k/a Bernice Hodge

Breazeale and Edward Breazeale GD-18-015138—\$77,847.12 KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, Allegheny, Borough of Wilkinsburg: Having erected thereon a dwelling being known and numbered as 1017 South Avenue, Pittsburgh, PA 15221. Deed Book Volume Book 13486, Page 92. Block & Lot 233-E-27.

## 58. Allyson Lynne Cyrus Arrington and

Akia L. Cyrus GD-17-009346—\$17,055.24 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilkinsburg: Having erected thereon a dwelling being known and numbered as 1829 McNary Boulevard, Pittsburgh, PA 15221. Deed Book 14295, Page 445. Block and Lot Number 297-J-13.

### 73. Rose Rue

GD-16-020078—\$38,101.51 Jennifer L. Cerce, Esq. 412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilkinsburg: Having erected thereon a two family dwelling being known and numbered as 1013 Ross Avenue, Pittsburgh, PA 15221 Deed Book 16590, Page 478. Block and Lot Number 233-A-192.

## Wilmerding

**151. Sean A. Kerrigan** GD-18-014164—\$408,230.48 KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilmerding: Having erected thereon a dwelling being known and numbered as 105-111 Herman Avenue a/k/a 107 Herman Avenue, Wilmerding, PA 15148. Deed Book Volume 13059, Page 150. Block & Lot 546-B-241.

## Pittsburgh-1st Ward

## 16. Laverne Heil

GD-18-017004—\$29,722.54 Gary W. Darr, Esq. McGrath McCall, P.C.

412-281-4333
In the Commonwealth of Pennsylvania, County of Allegheny, 1st Ward (formerly 28th Ward) of the City of Pittsburgh: Having erected thereon a one-story frame dwelling known and numbered as 1863 Warriors Road, Pittsburgh, Pennsylvania 15205. Deed Book Volume 4784, Page 9, Block and Lot Number

## Pittsburgh—5th Ward

#### 12. Della J. Nelson-Pennywell a/k/a Della Jane Nelson

MG-16-001600—\$400,852.83 Shapiro & DeNardo, LLC 610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Fifth (5th) Ward of the City of Pittsburgh: Having erected thereon a three family dwelling being known and numbered as 4301-4305 Andover Terrace, Pittsburgh, PA 15213. Deed Book Volume 9090, Page 391, Block and Lot 0027-C-00141-0000-00.

## Pittsburgh—10th Ward

## 25. Victoria McGinnis

GD-17-017456—\$2,715.44 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh -Ward 10: Having erected thereon a two story frame house being known as 4810 Columbo Street, Pittsburgh, PA 15224. Deed Book Volume 10615, Page 61. Block & Lot No. 50-B-

## Pittsburgh—11th Ward

#### 104. Essie L. Daniels and Nathaniel J. Daniels, Jr.

MG-18-001448—\$92,720.85 Robert Crawley, Esq. RAS Citron, LLC 855-225-6906

In the Commonwealth of Pennsylvania, County of Allegheny, 11th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 5448 Kincaid Street, Pittsburgh, PA 15206. Deed Book Volume 7993, Page 77. Block and Lot 0050-M-00266-0000-00.

#### Pittsburgh—13th Ward

#### 28. Linda Bush

GD-14-004619-\$3,870.29 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh Ward 13: Having erected thereon a two story frame house being known as 1831 Fahnestock Street, Pittsburgh, PA 15221, Deed Book Volume 8903, Page 183, Block & Lot No. 232-

### Pittsburgh—14th Ward

165. Felice Fleming, in Her Capacity as Heir of Patricia S. Feldman, Deceased, Joanna Bruder, in Her Capacity as Heir of Patricia S. Feldman, Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Patricia S. Feldman, Deceased, Judy Feldman, in Her Capacity as Heir of Herbert Feldman, Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Herbert Feldman, Deceased MG-18-000419—\$228,958.08

Kenya Bates, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, 14th Ward, City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 6329 Ebdy Street, Pittsburgh, PA 15217. Deed Book 12644, Page 36. Block and Lot Number 87-R-126.

#### Pittsburgh—16th Ward

## 164. David K. Zeiler and James R. Johns

MG-18-001239—\$18,010.80 Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, 16th Ward, City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 2311 Eccles Street, Pittsburgh, PA 15210. Deed Book 17475, Page 393. Block and Lot Number 13-L-

## Pittsburgh—19th Ward

101. Bruce Tassone, as Administrator of the Estate of Josephine Tassone, Deceased, and Cindy Tassone, as Administratrix of the Estate of Josephine Tassone, Deceased MG-18-000474—\$31,760.79

KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 19th Ward City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 225 Ulysses Street, Pittsburgh, PA 15211. Deed Book Volume 6740, Page 593. Block & Lot 4-A-194.

## 142. Brian J. Miller

MG-18-001511—\$10,855.70 Kristine M. Anthou, Esq. Grenen & Birsic, P.C. 412-281-7650

In the Commonwealth of Pennsylvania, County of Allegheny, 19th Ward of the City of Pittsburgh: Having erected thereon a dwelling known and numbered as 465 Fernhill Avenue, Pittsburgh, PA 15226. DBV 13522, Pg. 259, B/L #61-E-52.

## Pittsburgh—20th Ward

#### 26. Admiral Capital Management LLC and the United States of America

GD-17-004638-\$4,724.89 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, of Allegheny, City of Pittsburgh Ward 20: Having erected thereon a two story frame house being known as 3011 Chartiers Avenue, Pittsburgh, PA 15204. Deed Book Volume 13517, Page 98. Block & Lot No. 42-P-

## 32. Thomas Coulter and Kimberly Coulter

MG-18-001521—\$81,627.37 Shapiro & DeNardo, LLC 610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, 20th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 1130 Carnahan Rd. Pittsburgh PA 15216 Deed Book Volume 10817, Page 543, Block and Lot 0036-G-00182-0000-00.

## 135. George Williams

MG-18-001045—\$53.279.79 Stephen M. Hladik, Esq. Hladik, Onorato and Federman, LLP 215-855-9521

In the Commonwealth of Pennsylvania, County of Allegheny, 20th Ward of the City of Pittsburgh: Having erected thereon a single family residential dwelling being known and numbered as 1310 Jeffers Street, Pittsburgh, PA 15204. Deed Book 15229, Page 432. Block and Lot Number 42-N-333.

#### 159. Charles G. Buchanan and Cynthia A. Buchanan

MG-18-001504—\$69,186.19 Kristine M. Anthou, Esq. Grenen & Birsic, P.C. 412-281-7650

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh, 20th Ward: Having erected thereon a two story brick veneer dwelling, known and municipally numbered as 2560 Allender Avenue, Pittsburgh, PA 15220. DBV 7493, PG 203, Block & Lot No. 36-N-26.

#### 168. Quinton Ballou

MG-17-001551—\$58,952.91 Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, 20th Ward, City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 509 Bostwick Street, Pittsburgh, PA 15204. Deed Book 11687, Page 160. Block and Lot Number 0042-G-00242.

### Pittsburgh—21st Ward

### **110. Haley Wallace a/k/a Haley Rae Wallace** MG-18-001390—\$118,284.49 Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, 21st Ward, City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 1010 Abdell Street, Pittsburgh, PA 15233. Deed Book 14736, Page 132. Block and Lot Number 0007-

#### Pittsburgh—25th Ward

## 42. Leroy Whitsett and Donna J. Whitsett

MG-18-001222—\$49,451.69 KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 25th Ward City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 2014 Letsche Street Pittsburgh PA 15214 Deed Book Volume 6016, Page 329. Block & Lot 46-P-323.

## Pittsburgh—27th Ward

### 29. Ryan Jabaut

GD-16-024487—\$5,697.02 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh -Ward 27: Having erected thereon a two story brick house being known as 3550 Campus Street, Pittsburgh, PA 15212. Deed Book Volume 14987, Page 243. Block & Lot No. 76-

### 69. Diana Leming a/k/a Diana G. Leming

GD-18-012317—\$26,220.36 KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 27th Ward City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 1407 Dickson Street, Pittsburgh, PA 15212. Deed Book Volume 12645, Page 314. Block & Lot 45-E-21.

## 108. Bonnie L. Dober

MG-18-001490—\$31,071.62 Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, 27th Ward, City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 2904 Mullins Street, Pittsburgh, PA 15212. Deed Book 11030, Page 529. Block and Lot Number 0045-A-00109.

## Pittsburgh—28th Ward

#### 50. Kathryn Papinchak, with Notice to Heirs and Assigns

GD-17-010547—\$10,843.96 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh -Ward 28: Having erected thereon a two story brick house being known as 3755 Merle Street, Pittsburgh, PA 15204. Deed Book Volume 3110, Page 516. Block & Lot No. 71-F-

## Pittsburgh—29th Ward

## 138. Edward J. Gillenberger and Joan Gillenberger a/k/a Giovanna Gillenberger GD-18-015630—\$36,754.21

Peter Wapner, Esq. 215-563-7000

In the Commonwealth of Pennsylvania, County of Allegheny, 29th Ward, City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 1910 Mount Joseph Street, Pittsburgh, PA 15210. Deed Book 12962, Page 384. Block and Lot Number 0060-R-00081.

## 141. Jeffrey Yoder

GD-18-006851—\$83,111.56 Stern & Eisenberg, PC 215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, 29th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 146 Newburn Avenue, Pittsburgh, PA 15227, Deed Book Volume 12469, Page 203. Block and Lot Number 137-E-090.

## Pittsburgh—30th Ward

## 27. NAS Properties LLC

GD-18-001501-\$3,690.35 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh -

Ward 30: Having erected thereon a two story brick house being known as 109 Romeyn Street, Pittsburgh, PA 15210. Deed Book Volume 12842, Page 109. Block & Lot No. 33-

#### 35. Erica L. Move

GD-18-001578—\$2,937.60 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh -Ward 30: Having erected thereon a two story brick house being known as 307 Arabella Street, Pittsburgh, PA 15210. Deed Book Volume 6009, Page 843. Block & Lot No. 33-B-

#### 37. Richard H. Lewicki, Jr.

GD-18-001573—\$3,524.49 Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh -Ward 30: Having erected thereon a two story frame house being known as 139 Jucunda Street, Pittsburgh, PA 15210. Deed Book Volume 15605, Page 29. Block & Lot No. 14-L-

#### 81. Danita L. Freeman and Denisha L. Murray, Known Heirs of Brenda P. Murray, Deceased, and the Unknown Heirs of Brenda P. Murray, Deceased

MG-18-001318—\$5,370.55 Leon P. Haller, Esq. Purcell, Krug and Haller 717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, 30th Ward City of Pittsburgh: Having thereon erected a dwelling known and numbered as 328 Orchard Place, Pittsburgh, PA 15210. Deed Book 8343, Page 520. Block/Lot 14-K-104. Being Lot No. 69, Section "A", Knox, Bausman and Mathew's Plan, Allegheny Plan Book 6, Page 219.

**89. Georgie F. Ayers** GD-09-023186—\$5,491.26 Joseph W. Gramc, Esq.

412-281-0587
In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh -Ward 30: Having erected thereon a two story brick house being known as 226 Rochelle Street, Pittsburgh, PA 15210. Deed Book Volume 12592, Page 322, Block & Lot 14-P-

### Pittsburgh—31st Ward

## 43. Wintis K. Gibson, Jr.

MG-18-001366—\$120,898.64 KML Law Group, P.C. 215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 31st Ward City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 4449 Whitebush Street, Homestead, PA 15120. Deed Book Volume 15952, Page 321. Block & Lot 90-S-212.

#### 51. Carrie Ann Kasich and Debra J. Cope GD-18-000782—\$7,489.06

Joseph W. Gramc, Esq. 412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh - Ward 31: Having erected thereon a one story masonry and frame house being known as 5004 Lougean Avenue, Pittsburgh, PA 15207. Deed Book Volume 11545, Page 537. Block & Lot No. 184-A-225.

## 111. Timothy J. Kennedy

MG-18-000519—\$84,008.04 Joseph I. Foley, Esq. McCabe, Weisberg & Conway, LLC 215-790-1010

In the Commonwealth of Pennsylvania, County of Allegheny, 31st Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 5018 Lougean Avenue, Pittsburgh, Pennsylvania 15207. Deed Book Volume 11440, Page 277, Block & Lot No. 184-A-224.

## 145. David C. Neuhart

MG-15-000265—\$59,411.14 Leon P. Haller, Esq. Purcell, Krug and Haller

In the Commonwealth of Pennsylvania, County of Allegheny, 31st Ward, City of Pittsburgh: Having thereon erected a dwelling known and numbered as 5112 Lougean Avenue, Pittsburgh, PA 15207. Deed Book 13250, Page 191. Block/Lot 185-D-11. Being Lot No. 3, Calhoun Park Plan of Lots, Allegheny Plan Book 27, Pages 174 and 175.

## Pittsburgh—32nd Ward

#### 31. Ryan W. Larkins and Stephanie L. Smith MG-16-001288—\$70,107.91 Shapiro & DeNardo, LLC

610-278-6800 In the Commonwealth of Pennsylvania, County of Allegheny, 32nd Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 2223 Parklyn Street, Pittsburgh, PA 15234. Deed Book Volume 13776, Page 581, Block and Lot 0096-R-00019-0000-00.

## AMENDED NOTICE

If your name appears on this list of properties that are scheduled to be sold by the Sheriff, you still have time to save your property. You may be eligible to apply for some form of refinancing assistance, such as a reverse mortgage, refinancing of your existing mortgage, or other alternative.

Please seek legal advice. If you cannot

afford an attorney, you may be eligible for free legal assistance. Find out by contacting a legal service listed below.

Allegheny County Bar Association 412-261-0518 Lawver Referral Services 412-261-5555 Neighborhood Legal Services

412-255-6700 Do not delay. If you delay, fees, cost and interest can increase significantly. An example of what can occur is as follows:

A 2004 property with an original delinquent tax amount owed of \$325.02 had a final amount due at sale of \$2,133.26.

If you have not contacted the creditor, you should consider doing so. Many creditors will work with you to try to avoid a Sheriff's Sale of your property. If the Sheriff's Sale involves a mortgage foreclosure of your residence, you may reinstate your mortgage by paying the full amount of the delinquencies, including all fees and costs up to the day of the Sheriff's Sale.

Should your property be among those listed for Sheriff's Sale, information is available by contacting the Allegheny County Sheriff's Office MORTGAGE FORECLOSURE HOTLINE AT 412-350-4704 daily Monday through Friday (except holidays,) between the hours of 9:00 AM and 11:00 AM and from 1:00 PM to 3:00 PM. For more information and updates, please

visit our website at www.sheriffalleghenycounty.com.

Sheriff's Office, Pittsburgh, PA. William P. Mullen, Sheriff Apr 11, 2019 Apr 12, 18, 25, 2019

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

#### Estate Notice

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

Antosz, Ann A., deceased, of Pittsburgh, PA. No. 02070 of 2019. Katherine Budden, Co-Extrx. and Gregory J. Antosz, Co-Extr., c/o Johanna C. Guehl, Esq., Law Offices of Johanna C. Guehl, 1725 Washington Rd., Ste. 305, Pittsburgh, PA 15241-1207.

19-01821 Apr 12, 18, 25, 2019

Backus, Jack Howard, deceased, of Pitcairn, PA. No. 01950 of 2019. Thomas J. Backus, Extr., 2971 Haberlein Rd., Gibsonia, PA 15044 or to Clayton S. Morrow, Esq., Morrow & Artim, P.C., 304 Ross St., 7th Fl., Pittsburgh, PA 15219.

19-01822 Apr 12, 18, 25, 2019

Bandler, Jr., David B., deceased, of Pittsburgh, PA. No. 01814 of 2019. Paul Fertig, Admr., 10651 E. Betony Drive, Scottsdale, AZ 85255 or to Linda Law Carroll, Esq., Marks Elder Law, 4231 Murray Ave., Pittsburgh, PA

19-01823 Apr 12, 18, 25, 2019

Buzzell, Sr., Richard A., deceased, of Pittsburgh, PA. No. 02038 of 2017. Stephen M. Buzzell, Sr., Extr., c/o Robert C. Watson, Esq., 15604 Starlite St., Clermont, FL 34714. 19-00242w Apr 12, 18, 25, 2019

Chizer, Andrew, deceased, of Plum, PA. No. 2091 of 2019. Erin Chizer, Admrx., 7190 Rosewood Circle, N. Syracuse, NY 13212 or to Lisa C. Peluso, Esq., 3058 Leechburg Rd., Suite 10-11, Lower Burrell, PA 15068.

19-01824 Apr 12, 18, 25, 2019

Davis, Betty Jean, deceased, of West Deer Township, PA. No. 2086 of 2019. Kaye Christine Negley, Extrx., 6085 Meadow Lane, Bakerstown, PA 15007 or to Howard S. Auld, Jr., Esq., Howard S. Auld & Associates, 5018 William Flynn Hwy., Gibsonia, PA 15044. 19-01825 Apr 12, 18, 25, 2019

Fields, Kenton L. a/k/a Kenton Lynn Fields, deceased, of Pittsburgh, PA. No. 1622 of 2019. Antoinette S. Ouinn, Extrx., c/o Arnold H. Caplan, Esq., Caplan & Chester, Law & Finance Bldg., 429 Fourth Ave., Ste. 1806, Pittsburgh, PA 15219.

19-01826 Apr 12, 18, 25, 2019

Jockel, David N., deceased, of Reserve Township, PA. No. 02121 of 2019. Theresa Jockel, Extrx., 113 Johnston Street, Pittsburgh, PA 15209 or to Michele P. Conti, Esq., Conti Law, LLC, 986 Brodhead Road, Moon Township, PA 15108.

19-01828 Apr 12, 18, 25, 2019

Leckenby, Maureen S. a/k/a Maureen Carol Leckenby, deceased, of Scott Township, PA. No. 02181 of 2019. Dorn William Leckenby, Extr., 270 Parker Drive, Pittsburgh, PA 15216 or to Daniel J. Conway, Esq., 508 Washington Rd., Pittsburgh, PA 15228.

19-01829 Apr 12, 18, 25, 2019

Milanak, David A., deceased, of Brentwood, PA. No. 02151 of 2019. Jesse Milanak, Extr., 505 Middle Street, Pittsburgh, PA 15227 or to Eric J. Randolph, Esq., Law Office of Eric J. Randolph, 1870A Homeville Road, P.O. Box 335, West Mifflin, PA 15122. 19-01830 Apr 12, 18, 25, 2019

Miller, Andrea a/k/a Andrea M. Miller a/k/a Andrea S. Miller a/k/a Andrea Marie Miller, deceased, of Pittsburgh, PA. No. 02123

of 2019. Gregory Michael Miller, Extr., c/o Ryan R. Mick, Esq., Mick & Wallisch LLC, 310 Grant St., Ste. 2317, Pittsburgh, PA 15219. 19-01831 Apr 12, 18, 25, 2019

Miller, Bernice S., deceased, of Allison Park, PA. No. 02064 of 2019. Nancy Miller, Extrx., 4800 Shamrogue Court, Allison Park, PA 15101 or to Max C. Feldman, Esq., 1322 Fifth Ave., Coraopolis, PA 15108. 19-01832 Apr 12, 18, 25, 2019

Mosberger, Marion E., deceased, of Pittsburgh, PA. No. 01913 of 2019. Joseph Gary Mosberger, Extr., 148 E Wedgewood Dr., Pittsburgh, PA 15229 or to David W. Tyree, Esq., David W. Tyree, P.C., 3371 Babcock Blvd., Pittsburgh, PA 15237.

19-01833 Apr 12, 18, 25, 2019

Reagan, Helen M., deceased, of McKeesport, PA. No. 2118 of 2019. Becky Alexa, Admrx., 3001 Myer Blvd., McKeesport, PA 15132 or to Weston Pesillo, Esq., McGrail & Associates, LLC, 1714 Lincoln Way, White Oak, PA 15131.

19-01834 Apr 12, 18, 25, 2019

Stotsky, Danielle, deceased, of Mt. Lebanon, PA. No. 386 of 2015. Erma Montooth, Admrx., 811 Vara Drive, South Park, PA 15236 or to Tracy L. Zihmer, Esq., Zihmer Law Firm, LLC, 3244 Washington Road, Suite 210, McMurray, PA 15317. 19-01835 Apr 12, 18, 25, 2019

Thomas, Elinore S., deceased, of Pittsburgh, PA. No. 02110 of 2019. Robert H. Thomas, III, Co-Extr. and Gregory M. Thomas, Co-Extr., c/o Louise R. Vuono, Esq., Vuono & Gray, LLC, 310 Grant Street, Suite 2310, Pittsburgh, PA 15219.

19-01836 Apr 12, 18, 25, 2019

Uber, Christina G., deceased, of Verona, PA. No. 01976 of 2019. James G. Uber, Extr., c/o C. Arthur West, III, Esq., West & Associates, P.C., 1050 Saxonburg Blvd., Glenshaw, PA 15116. 19-01837 Apr 12, 18, 25, 2019

Yee, Karen Fung a/k/a Mary Karen Fung Yee, deceased, of Bethel Park, PA. No. 02089 of 2019. Michelle Caslin, Co-Extrx.,

Jacqueline DePolo, Co-Extrx. and Kenneth Yee, Co-Extr., c/o William G. Brucker, Esq., Brucker & Porter, 180 Fort Couch Road, Suite 410, Pittsburgh, PA 15241. 19-01827 Apr 12, 18, 25, 2019 Catone, Bernadette, deceased, of Verona,

PA. No. 01411 of 2019. Ralph Catone, Extr., 1450 Maple Avenue, Verona, PA 15147 or to Linda Law Carroll, Esq., Marks Elder Law, 4231 Murray Ave., Pittsburgh, PA 15217. 19-01667 Apr 5, 12, 18, 2019

College, Timothy Q., deceased, of Castle Shannon, PA. No. 01897 of 2019. Timothy J. College, Admr., c/o Joan Shinavski, Esq., McKay & Associates, P.C., Unicorn Professional Plaza, 3755 Library Rd., Ste. 301, Pittsburgh, PA 15234.

19-01668 Apr 5, 12, 18, 2019

Maryann, deceased, Donovan, Pittsburgh, PA. No. 01861 of 2019. Aligned Partners Trust Company, Extr., c/o Lea E. Anderson, Esq., Goehring, Rutter & Boehm, Frick Bldg., Suite 1424, 437 Grant Street, Pittsburgh, PA 15219.

19-01670 Apr 5, 12, 18, 2019

Dougherty, Margaret M., deceased, of Whitehall, PA. No. 01790 of 2019. Michael P. Dougherty, Extr., 320 Parcell Street, PO Box 264, Claysville, PA 15323 or to Wayne M. Chiurazzi, Esq., The Chiurazzi Law Group, 101 Smithfield St., Pittsburgh, PA 15222.

Furby, Clyde Lee, deceased, of North Versailles Borough, PA. No. 07081 of 2018. Bernard Furby, Admr., 2112 Crestas Avenue, North Versailles, PA 15137 or to Frederick E. Liechti, Esq., 7190 Steubenville Pike, Oakdale, PA 15071.

19-01671 Apr 5, 12, 18, 2019

19-01669 Apr 5, 12, 18, 2019

George, Pauline F., deceased, of North Fayette Township, PA. No. 1867 of 2019. Michael Albert Penely, Extr., PO Box 28, Almond, NC 28702 or to Thomas L. Stevenson, Esq., Thomas L. Stevenson & Associates, 666 Washington Rd., Ste. 101, Pittsburgh, PA 15228. 19-01672 Apr 5, 12, 18, 2019 Guss, Ursula, deceased, of Pittsburgh, PA

No. 01851 of 2019. Eleanor Helfrich, Extrx.

2136 Beachwood Blvd., Pittsburgh, PA 15217

or to Jeanne M. Marquette, Esq., Olds Russ Marquette & Peace, LLC, 1007 Mt. Royal Blvd., Pittsburgh, PA 15223.

19-01673 Apr 5, 12, 18, 2019 Linkowski, Joseph, deceased, Springdale Township, PA. No. 01585 of 2019. Robert J. Linkowski, Extr., c/o Lillian Orzechowski, Esq., PO Box 77, Springdale, PA

19-01674 Apr 5, 12, 18, 2019

McKinney, Cheryl, deceased, of South Park Township, PA. No. 01923 of 2019. John B. Campbell, Admr., c/o Steven Kocherzat, Esq., 763 Merchant St., Ambridge, PA 15003.

Melograne, deceased, of Mt. Lebanon, PA

No. 4902 of 2018, Linda A. Piazza, Extrx., 528

19-01675 Apr 5, 12, 18, 2019 Melograne, Carol a/k/a Carol A.

Carothers Avenue, #2, Carnegie, PA 15106 or to Gary M. Zyra, Esq., 525 Carothers Ave., Carnegie, PA 15106. 19-01676 Apr 5, 12, 18, 2019 Moore, Mary Elizabeth, deceased, of Oakmont, PA. No. 01918 of 2019. Richard D. Moore, Extr., c/o Benjamin R. Westcott, Esq.,

625 Liberty Ave., Pittsburgh, PA 15222-3152. 19-01677 Apr 5, 12, 18, 2019 Nicklas, Clark R. a/k/a Clark Robert Nicklas, deceased, of Verona, PA. No. 01825

and C. Eric Pfeil, Esq., Cohen & Grigsby, P.C.,

of 2019. David M. Nicklas, Co-Extr. and Steven R. Nicklas, Co-Extr., c/o Henry R. Johnston, III, Esq., Cohen & Grigsby, P.C., 625 Liberty Ave., Pittsburgh, PA 15222-3152. 19-01678 Apr 5, 12, 18, 2019

Nugent, Thomas D. a/k/a Thomas David Nugent, deceased, of Shaler Township, PA. No. 01909 of 2019. Kevin M. Nugent, Extr., c/o David C. Moran, Esq., Moran & Moran, P.C., 2500 Brooktree Rd., Ste. 203, Wexford, PA 15090.

19-01679 Apr 5, 12, 18, 2019

Otrhalik, Carole McQuaid, deceased, of Leetsdale, PA. No. 01872 of 2019. Leslie Turner, Extrx., c/o Gianni Floro, Esq., Gianni Floro, P.C., 935 Beaver Grade Road, Suite 6, Moon Township, PA 15108.

19-00226w Apr 5, 12, 18, 2019

Pobicki, Michele a/k/a Michele L. Pobicki, deceased, of Harrison Twp., PA. No. 01776 of 2019. Elizabeth Margaret Lees Tiedt, Extrx., 210 Valencia St., Butler, PA 16002 or to Sikov & Woncheck, P.C., 1625 Union Ave., Ste. 5, Natrona Heights, PA 15065.

19-01680 Apr 5, 12, 18, 2019

Vescio, Sr., Peter J., deceased, of Penn Hills, PA. No. 01705 of 2019. Peter J. Vescio, Jr., Extr., c/o Lillian Orzechowski, Esq., PO Box 77, Springdale, PA 15144.

19-01681 Apr 5, 12, 18, 2019

Brozovich, John E. a/k/a John Edward Brozovich, deceased, of Etna, PA. No. 03969 of 2018. Jennifer Lynn Brozovich, Admrx., 125 Longvue Drive, Apartment B, Pittsburgh, PA 15237 or to Edward J. Kress, Esq., Weisel, Xides & Foerster, LLP, 429 Fourth Ave., Ste. 1201, Pittsburgh, PA 15219. 19-01534 Mar 29; Apr 5, 12, 2019

Colosimo, Robert, deceased, of Pittsburgh, PA. No. 01108 of 2019. Janice A. Colosimo, Admrx., 1746 Sillview Drive, Pittsburgh, PA 15243 or to Joseph S. Bielecki, Esq., 1200 Sarah St., Pittsburgh, PA 15203.

19-01535 Mar 29; Apr 5, 12, 2019

Giuffre, Jr., Philip J. a/k/a Philip James Giuffre, deceased, of Oakmont, PA. No. 01459 of 2019. Daniel L. Giuffre, Extr., 500 Center Avenue, Apt. 21, Aspinwall, PA 15215 or to Joseph S. Bielecki, Esq., 1200 Sarah St., Pittsburgh, PA 15203.

19-01536 Mar 29; Apr 5, 12, 2019

Hanna, Rita F., deceased, of McKeesport, PA. No. 01536 of 2019. Toni Cheryl Balogh, Extrx., 3328 Jacks Run Road, White Oak, PA 15131 or to Ryan L. Dansak, Esq., Myers Duffy Dansak & Clegg, LLC, 1416 Lincoln Way, White Oak, PA 15131.

19-01537 Mar 29; Apr 5, 12, 2019

Hodan, Jr., Frank J., deceased, of Coraopolis, PA. No. 01305 of 2019. Stephen Hodan, Admr., 701 Capri Drive, 2B, Boulder City, NV 89005 or to Max C. Feldman, Esq., 1322 Fifth Ave., Coraopolis, PA 15108.

19-01538 Mar 29; Apr 5, 12, 2019

Stafford, Joseph V. a/k/a Joseph Vincent Stafford, deceased, of Green Tree, PA. No. 01057 of 2019. Maureen McIntyre, Co-Extrx. and Jane Kwasniewski, Co-Extrx., c/o Anthony R. Fantini, Esq., Fantini Law Firm, P.C., 661 Andersen Dr., Ste. 220, Pittsburgh, PA 15220.

19-01539 Mar 29; Apr 5, 12, 2019

Steele, John R., deceased, of South Park, PA. No. 01782 of 2019. John F. Steele, Admr., 1542 Leona Avenue, South Park, PA 15129 or to Samuel A. Moore, Esq., 5311 Brightwood Rd., P.O. Box 518, Bethel Park, PA 15102 19-01540 Mar 29; Apr 5, 12, 2019

Trocki, Elizabeth, deceased, of Indiana Township, PA. No. 01633 of 2019. Michael Trocki, Extr., 16921 Ginger Lane, Fort Myers, FL 33908 or to Kenneth Ficerai, Esq., Mears,

Smith, Houser & Boyle, P.C., 127 N. Main St.,

Greensburg, PA 15601. 19-01541 Mar 29; Apr 5, 12, 2019

Velegdan, Helen J., deceased, of Coraopolis, PA. No. 00972 of 2019. Denise Velegdan, Admrx., 27 Sipe Road, Coraopolis, PA 15108 or to Max C. Feldman, Esq., 1322

Fifth Ave., Coraopolis, PA 15108. 19-01542 Mar 29; Apr 5, 12, 2019

#### Articles of Incorporation Nonprofit Corporation

Notice is hereby given that Articles of Incorporation were filed with the Department State of the Commonwealth of Pennsylvania, on October 30, 2018, with respect to a nonprofit corporation, Learning Disabilities Association, which has been incorporated under the Nonprofit Corporation Law of 1988.

19-00244w Apr 12, 2019

#### Articles of Incorporation Nonprofit Corporation

Abigail Salisbury, Esq., Salisbury Legal, LLC, 7800 Edgewood Avenue, Pittsburgh, PA 15218. Notice is hereby given that Articles of Incorporation were filed with the Department State of the Commonwealth of Pennsylvania, on November 27, 2018, with respect to a nonprofit corporation, Greater Love Ministries, which has been incorporated under the Nonprofit Corporation Law of 1988. 19-00245w Apr 12, 2019

#### Articles of Incorporation **Nonprofit Corporation**

Abigail Salisbury, Esq., Salisbury Legal, LLC, 7800 Edgewood Avenue, Pittsburgh, PA 15218. Notice is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, on May 15, 2018, with respect to a nonprofit corporation, Unlimited Possibilities, City of Duquesne Community & Economic Development Corporation, which

has been incorporated under the Nonprofit Corporation Law of 1988

19-00246w Apr 12, 2019

#### Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-19-1747. In re: Petition of Rhea Taylor Calhoun, for change of name to Rhea Ayana Sekhem Bey. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Wednesday, May 1, 2019, 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. 19-01843 Apr 12, 2019

### **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 Luxury Retail Company, with its principal office or place of business at 4907 Dearborn Street, Pittsburgh, PA 15224. The names and addresses of all persons who are parties to the registration are: Patience Beasley, 4907 Dearborn Street, Pittsburgh, PA

19-00243w Apr 12, 2019

#### Notice of Revocable Trust Pursuant To 20 PA C.S. § 7755(c)

Notice is hereby given of the administration of the Stidham Family Trust dated January 3, 2001. Sarah K. Stidham, Settlor of the Trust, of Pittsburgh, Allegheny County, Pennsylvania, died on February 5, 2019. All persons having claims against Sarah K. Stidham are requested to make known the same to the Trustee or attorney named below. All persons indebted to Sarah K. Stidham are requested to make payment without delay to the Trustee or attorney named below.

Wayne Stidham, Trustee, 236 Long Ridge Road, Coraopolis, PA 15108

Patrick J. Felix, III, LLC, 213 East Main St., Carnegie, PA 15106.

19-01838 Apr 12, 18, 25, 2019

#### Notice of Revocable Trust Pursuant To 20 PA C.S. § 7755(c)

Notice is hereby given of the administration of the Solari Trust dated November 27, 2000. Clementine Solari, Settlor of the Trust, of Pittsburgh, Allegheny County, Pennsylvania, died on December 27, All persons having claims against Clementine Solari are requested to make known the same to the Trustee or attorney named below. All persons indebted to Clementine Solari are requested to make payment without delay to the Trustee or attorney named below.

Francine Pitcairn, Trustee, 325 Inglewood Drive, Pittsburgh, PA 15228

Patrick J. Felix, III, LLC, 213 East Main St., Carnegie, PA 15106.

#### 19-01839 Apr 12, 18, 25, 2019 Notice of Revocable Trust Pursuant To 20 PA C.S. § 7755(c)

Notice is hereby given administration of the Siker Trust dated November 10, 1999. Eileen B. Siker, Settlor of the Trust, of Pittsburgh, Allegheny County, Pennsylvania, died on January 7, 2019. All persons having claims against Eileen B. Siker are requested to make known the same to the Trustee or attorney named below. All persons indebted to Eileen B. Siker are requested to make payment without delay to the Trustee or attorney named below.

Kathleen E. Siker, Trustee, 750 Washington Road, Unit 205, Pittsburgh, PA 15228

Patrick J. Felix, III, Esq., Patrick J. Felix, III, LLC, 213 East Main St., Carnegie, PA 15106. 19-01840 Apr 12, 18, 25, 2019

## Notice

In the Court of Common Pleas of Allegheny County, Pennsylvania Civil Division

Case No. GD-18-015190 Dollar Bank, Federal Savings Bank, Plaintiff,

Jude Richnafsky and Damon Richnafsky, Known Heirs of the Estate of Marlene Richnafsky and The Unknown Heirs, Executors and/or Administrators of the Estate of Marlene Richnafsky, Defendants.

Notice of Sheriff's Sale of Real Estate on June 3, 2019 at 9:00 A.M. in the Gold Room, Room 410, Allegheny County Courthouse, Grant Street, Pittsburgh, PA 15219.

All The Right, Title, Interest And Claim Of Jude Richnafsky And Damon Richnafsky, Known Heirs Of The Estate Of Marlene Richnafsky And The Unknown Heirs, Executors And/Or Administrators Of The Estate Of Marlene Richnafsky Of, In And To

The Following Described Property:
All The Following Described Real Estate
Situated In The Commonwealth Of Pennsylvania, County Of Allegheny, Munhall Borough. Having Erected Thereon A Two-Brick Dwelling House And A Brick Garage Known And Numbered As 3202 Main Street, Homestead, PA 15120. DBV 5096, Page 565, Block And Lot #132-M-218.

Dollar Bank, Federal Savings Bank vs. Jude Richnafsky and Damon Richnafsky, Known Heirs of the Estate of Marlene Richnafsky and The Unknown Heirs, Executors and/or Administrators of the Estate of Marlene Richnafsky, at Execution No. GD-18-015190 in the amount of \$79,014.88.

Schedule of Distribution will be filed by the Sheriff on the date specified by the Sheriff no later than thirty (30) days from sale date. Distributions will be made in accordance with

the schedule unless exceptions are filed within ten (10) days of the filing of the Schedule.

Kristine M. Anthou, Esq., Grenen & Birsic, P.C., One Gateway Center, 9th Fl., Pittsburgh, PA 15222, 412-281-7650

19-01842 Apr 12, 2019

#### Notice of Action in Mortgage Foreclosure

In the Court of Common Pleas of Allegheny County, Pennsylvania Civil Action-Law

No. MG-18-001368 RC1 Master Participation Trust, c/o Caliber Home Loans, Inc., Plaintiff

Kathryn M. Nelson, Known Heir of Catherine B. Frost, deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms, or Associations Claiming Right, Title or Interest from or Under Catherine B. Frost, deceased, Notice

To: Unknown Heirs, Successors, Assigns and All Persons, Firms, or Associations Claiming Right, Title or Interest from or Under Catherine B. Frost, deceased, Defendant

You are hereby notified that on November 2, 2018, RC1 Master Participation Trust, c/o Caliber Home Loans, Inc., Plaintiff, filed a Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Allegheny County, Pennsylvania, docketed to No. MG-18-001368. Wherein Plaintiff seeks foreclosure at the property located at 193 Carr Way, East Pittsburgh, PA 15112. 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 to defend: You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this 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 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 YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

IF YOU CANNOT AFFORD A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ON AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR

> Lawyer Referral Service Allegheny County Bar Association Koppers Building 436 Seventh Ave., 3rd Fl. Pittsburgh, PA 15219 412-261-5555 Neighborhood Legal Services 928 Penn Avenue Pittsburgh, PA 15222 412-255-6700 19-01878 Apr 12, 2019

#### Statement of Registration Foreign Business Corporation

Burton D. Morris, Esq., Servicegroup, Inc., P.O. Box 1210, 600 N. Second St., Harrisburg, PA 17108-1210. Notice is hereby given that Provident Research, Inc., a foreign business corporation, has applied for a Statement of Registration to do business in the Commonwealth of Pennsylvania under the provisions of Chapter 4 of the Association Transactions Act. The corporation is incorporated under the laws of the State/Country of Maryland. The address of its principal office under the laws of said jurisdiction is One Research Court, Suite 450, Rockville, MD 20850, and subject to section 109 (relating to name of commercial registered office provider in lieu of registered address), the address, including street and number, if any, of its proposed registered office in Pennsylvania is Legalinc Corporate Services Inc., Allegheny County.

19-01841 Apr 12

## BANKRUPTCY COURT

(Continued from Page 1, Column 5)

Sharon Lynn Bruno: WASHINGTON-PA; 19-20909; Atty: David A. Rice; Chapter: 7; Filed 03/08/2019; Judge Taddonio Thomas A. Dean; WESTMORELAND-PA; 19-20910; Atty: Kenneth P. Seitz; Chapter: 7; Filed 03/08/2019; Judge Bohm

Ashley M. Yohe; WESTMORELAND-PA; 19-20911; Atty: Lauren M. Lamb; Chapter: 13; Filed 03/08/2019; Judge Taddonio

Kimberly E. Allen; ALLEGHENY-PA; 19-20912; Atty: Michael S. Geisler; Chapter: 13; Filed 03/08/2019; Judge Taddonio

Ryan C. Richard; BEAVER-PA; 19-20913; Atty: Lauren M. Lamb; Chapter: 7; Filed 03/08/2019; Judge Agresti

Cassaundra M. Gordon; ALLEGHENY-PA; 19-20914; Atty: Mary Bower Sheats; Chapter: 7; Filed 03/08/2019; Judge Taddonio Carol A. Ashbaugh; ALLEGHENY-PA; 19-

20915; Atty: Kenneth M. Steinberg; Chapter: 13; Filed 03/08/2019; Judge Taddonio Gerald Rotz and Linda A Rotz;

LAWRENCE-PA; 19-20916; Atty: Paula J. Cialella; Chapter: 7; Filed 03/08/2019; Judge Taddonio

John Alcantara, Jr.; ARMSTRONG-PA; 19-20917; Atty: Lawrence W. Willis; Chapter: 13; Filed 03/08/2019; Judge Bohm

Ruth J. Baker; ALLEGHENY-PA; 19-20918; Atty: Lawrence W. Willis; Chapter: 13; Filed 03/08/2019; Judge Bohm Michael DeBerry; FAYETTE-PA; 19-

20919; Atty: Francis C. Sichko; Chapter: 7; Filed 03/08/2019; Judge Bohm Joshua Gayer and Alexxa Gayer; BUT-LER-PA; 19-20920; Atty: Lawrence W. Willis; Chapter: 7; Filed 03/08/2019;

Judge Taddonio Gloria J. Malesky; WASHINGTON-PA; 19-20921; Atty: Francis C. Sichko; Chap-

ter: 7; Filed 03/08/2019; Judge Taddonio Vanessa Gussey; BUTLER-PA; 19-20922; Atty: Samuel M. DiFatta; Chapter: 7; Filed 03/08/2019; Judge Taddonio

Joseph Nemchick and Marsha Nemchick; SOMERSET-PA; 19-70125; Atty: Lawrence W. Willis; Chapter: 7; Filed 03/08/2019; Judge Deller

Andrew F. DiGiaimo; CAMBRIA-PA; 19-70126; Atty: Kenneth P. Seitz; Chapter: 7; Filed 03/08/2019; Judge Deller

Anna M. Przybyszewski; SOMERSET-PA; 19-70127; Atty: Matthew M. Brennan; Chapter: 7; Filed 03/08/2019; Judge Deller

Christina M. King; INDIANA-PA; 19-70128; Atty: Lawrence W. Willis; Chapter: 13; Filed 03/08/2019; Judge Deller

Gregory Conant and Sheri Conant; CAMBRIA-PA; 19-70129; Atty: Lawrence W. Willis; Chapter: 7; Filed 03/08/2019; Judge Deller

Kevin S. Foor; BEDFORD-PA; 19-70130; Atty: James R. Huff, II; Chapter: 13; Filed 03/08/2019; Judge Deller

Annamarie Dellecurti; ERIE-PA; 19-10220; Atty: Tina M. Fryling; Chapter: 7; Filed 03/09/2019; Judge Agresti

Renee Herr; MERCER-PA; 19-10221; Atty: Tina M. Fryling; Chapter: 7; Filed 03/09/2019; Judge Agresti

Melody L. Littlefield; VENANGO-PA; 19-10222; Atty: Tina M. Fryling; Chapter: 7; Filed 03/09/2019; Judge Agresti

Robert J. Glowacki; WESTMORE-LAND-PA; 19-20923; Atty: Jeffrey J. Sikirica; Chapter: 7; Filed 03/09/2019; Judge Agresti

Carilyn Hepinger; FOREST-PA; 19-10223; Atty: Tina M. Fryling; Chapter: 13; Filed 03/10/2019; Judge Agresti

Bruce E. Smith and Melanie J. Smith: MERCER-PA; 19-10224; Atty: David J. Graban; Chapter: 7; Filed 03/10/2019; Judge Agresti

Kenneth B. Peterson and Beverly A. Peterson; MERCER-PA; 19-10225; Atty: Kenneth K. McCann; Chapter: 7; Filed 03/11/2019; Judge Agresti

Lisa Marie Watkins; ERIE-PA; 19-10226; Atty: Rebeka Seelinger; Chapter: 7; Filed 03/11/2019; Judge Agresti

# **CLASSIFIED**

## Office Space

OFFICE SPACE—available on Grant Street. Two offices, sublease one or both. Bill or Tanya 412-471-2587. 4/1, 2, 3, 4, 5, 8, 9, 10, 11, 12

## ALLEGHENY COUNTY DISTRICT ATTORNEY Offers 2019

CONTINUING LEGAL EDUCATION CLASSES

Allegheny County Courthouse, Fourth Floor Gold Room

CLE: 12:30 to 2:30 p.m. (doors open at noon) Friday, May 17, 2019 • 2.0 Substantive Credits

"Appellate Review of Criminal Cases, 2018/19" Presented by: Assistant District Attorneys Karen Edwards and Kevin McCarthy, Allegheny County District Attorney's Office

Pre-registration is encouraged, as seating is limited. Register by calling or emailing Lynn Gettings at 412-350-3110 or lgettings@alleghenycountyda.us. Please note a \$15 fee is collected for each class and is payable upon entrance into the Gold Room. Payment is to the ALLEGHENY COUNTY DISTRICT

ATTORNEY by check or money order only!

## Don't know where to refer a case? Send it to the ACBA.

Have you ever been approached by a client about taking a case outside of your practice area and don't know where to send the referral? Send it to the ACBA Lawyer Referral Service.

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Help your clients. Help the ACBA.



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