

Erie County Legal Journal

March 31, 2017

Vol. 100 No. 13



Erie County Legal Journal

*Reporting Decisions of the Courts of Erie County
The Sixth Judicial District of Pennsylvania*

Administrator of Publications: Paula J. Gregory

PLEASE NOTE: NOTICES MUST BE RECEIVED AT THE ERIE COUNTY BAR ASSOCIATION OFFICE BY 3:00 P.M. THE FRIDAY PRECEDING THE DATE OF PUBLICATION.

All legal notices must be submitted in typewritten form and are published exactly as submitted by the advertiser. The Erie County Bar Association will not assume any responsibility to edit, make spelling corrections, eliminate errors in grammar or make any changes in content.

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Erie County Bar Association

Calendar of Events and Seminars

FRIDAY, APRIL 15, 2017

Good Friday
ECBA Office Closed

MONDAY, APRIL 24, 2017

ECBA Board of Directors Meeting
Noon
ECBA Headquarters

TUESDAY, APRIL 25, 2017

ECBA Live Seminar
*Ethics Stampede! Remaining Professional and
Virtuous When Legal Ethics Chaos Threatens*
Manufacturer & Business Association
Conference Center
8:30 a.m. - 12:00 p.m. (registration/8:00 a.m.)
\$140 (ECBA member/non-attorney staff)
\$180 (nonmember)
\$97 (member judge not needing CLE)
3 hours ethics

WEDNESDAY, APRIL 26, 2017

Criminal Section Meeting
3:00 p.m.
Judge Cunningham's Courtroom

THURSDAY, APRIL 27, 2017

Solo/Small Firm Division Meeting
Noon
Plymouth Tavern

SATURDAY, APRIL 29, 2017

Law Day 5k Run/Walk
9:00 a.m.
*more information and registration
available at www.eriebar.com*

MONDAY, MAY 1, 2017

Annual Law Day Luncheon
Noon
Bayfront Convention Center
*more information and registration
available at www.eriebar.com*

MONDAY, MAY 9, 2017

Family Law Section Meeting
11:30 a.m.
Courtroom H

To view PBI seminars visit the events calendar
on the ECBA website
<http://www.eriebar.com/public-calendar>



Erie County Bar
Association



@eriepabar

2017 BOARD OF DIRECTORS

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In Memoriam



Hon. Jess S. Jiuliante

November 20, 1925 - March 23, 2017

Judge Jess S. Jiuliante, age 91, of Erie, passed away quietly, in his sleep, on Thursday, March 23, 2017, due to complications of end stage Alzheimers/dementia.

He was born in Erie, on November 20, 1925, the son of the late Attorney Jess S. Jiuliante, Sr. and Rose Alfonso Jiuliante.

He attended Strong Vincent High School, graduating in 1943 as the class valedictorian. He then enrolled as an undergraduate at the University of Pennsylvania, completing one semester before entering into active service in the United States Army in 1943 and serving in Europe from 1945 to 1946. Following his honorable discharge he returned to the University of Pennsylvania to complete his studies, graduating in 1949. He then enrolled in the University of Pennsylvania Law School, and during that time met Patricia Ann Sicius of Philadelphia. They were married in 1952, the year he also graduated from law school.

He was admitted to practice before the Erie County Commons Pleas Court on May 25, 1953, before the Supreme Court of Pennsylvania on November 16, 1953 and before the United States District Court on March 19, 1956. Attorney Jiuliante entered into the general practice of law with his father, Attorney Jess S. Jiuliante, Sr., in association with the firm Jiuliante, Mertens, Jiuliante and Kelleher. He also served as an assistant Erie County Solicitor, as a First Assistant Erie County Public Defender and was the state's first Juvenile Master for Erie County.

On November 3, 1981, Attorney Jiuliante was elected to the newly created 6th judgeship position on the Erie County Court of Common Pleas, and retained in 1991. He served as President Judge from 1989 to 1994. While Judge, he also served as a member and chair of the Pennsylvania State Judicial Inquiry and Review Board from 1990 to 1993.

After reaching the mandatory retirement age of 70 in 1995, Judge Jiuliante was appointed as a Common Pleas Court Senior Judge. In late 1996, the Pennsylvania Supreme Court appointed Judge Jiuliante as a Senior Judge to the Commonwealth Court. After reaching the second mandatory retirement age of 80 in 2005, Judge Jiuliante briefly returned to private law practice.

Judge Jiuliante was a 50-year member of the Erie County Bar Association and was active in the Erie community, serving on many advisory boards throughout the area.

Besides his parents, he was preceded in death by his wife, Patricia, and a sister, Joan Rainsford.

Judge Jiuliante is survived by his daughter, Jessica Jiuliante of Erie and son, Jess S. Jiuliante III of Erie, and one grandson, Christopher Jiuliante, currently enrolled at Indiana University of Pennsylvania. He is also survived by a sister, Joyce Carponter of Erie, along with several nieces and nephews.

Memorial contributions may be made to SafeNet of Erie, St. Paul's Neighborhood Free Clinic or the Alzheimer's Association.



**BANKRUPTCY NOTICE
OF SALE**

IN RE: GREATER ERIE
INDUSTRIAL DEVELOPMENT
CORPORATION

Bankruptcy Case No. 16-10389-TPA
Real property being Lot Nos. 7 & 8
in the Thomas E. Bundy Industrial
Park Subdivision Phase I and Phase
II, Wager Road, Erie Pennsylvania,
bearing Erie County Tax Index
Nos. (33) 197-641-10.09 and (33)
197-641-10.08, respectively, found
in Record Book 1139, page 1624,
and Record Book 1139, page 1621,
respectively, in the Erie County
Recorder of Deeds.

Sale to be held: April 17, 2017 at
11:30 a.m. at the U.S. Courthouse,
Bankruptcy Court, 17 South Park
Row, Erie, Pennsylvania 16501
Objections due: April 10, 2017

Initial Offer: \$8,000.00

Higher and better offers will be
considered at the hearing

**AS IS, CASH DEAL, NO
CONTINGENCIES**

Contact: Joseph B. Spero, Trustee,
3213 West 26th Street, Erie,
Pennsylvania 16506, Phone (814)
836-1011, sperolaw@neohio.twcbb.
com

For Information, description, and
photographs: [www.pawb.uscourts.
gov/easi.htm](http://www.pawb.uscourts.gov/easi.htm).

Mar. 31

BANKRUPTCY NOTICE

In re: Adamsville Properties, LLC
Chapter 11 Bankruptcy Case No.
16-10923 TPA

**NOTICE OF A NON-
EVIDENTIARY HEARING ON
MOTION FOR PRIVATE SALE
OF REAL PROPERTY AND
IMPROVEMENTS FREE AND
DIVESTED OF LIENS:**

**NOTICE IS HEREBY GIVEN
THAT the Debtor in the above-
referenced Bankruptcy has filed a
Motion to Sell Real Property and
Improvements Free and Divested
of Liens seeking approval to sell
the property located at 3982 Main
Street, Adamsville, Pennsylvania
16110 for the sum of \$339,000.00
according to the terms set forth in the
Motion. A hearing shall take place on
April 17, 2017 at 11:30 a.m. in the**

Bankruptcy Courtroom at the United
States Courthouse, 17 South Park
Row, Erie, Pennsylvania 16501. The
Court will entertain higher offers at
the hearing. A successful bidder must
deposit hand money of \$20,000.00
at the time of the approval of the
sale by the Court, with the balance
due to be paid at closing of this sale.
Examination of the property can be
obtained by contacting the attorney
for the Debtor, listed below. Further
information regarding this sale
may be found on the Court's EASI
Website: [http://www.pawb.uscourts.
gov/easi.htm](http://www.pawb.uscourts.gov/easi.htm).

Attorney for Movant/Applicant
Michael P. Kruszewski, Esquire
Quinn, Buseck, Leemhuis, Toohey
& Kroto, Inc.

2222 West Grandview Blvd.
Erie, Pennsylvania 16506
(814)833-2222
PA ID#91239

Mar. 31

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CHANGE OF NAME NOTICE

In the Court of Common Pleas of Erie County, Pennsylvania

Docket No. 10795-2017

Notice is hereby given that a petition was filed in the above named Court, requesting an Order to change the name of Amaya Roselle Surma to Jackson Myles Surma.

The Court has fixed the 3rd day of May, 2017 at 11:00 a.m. in Courtroom G, Room 222 of the Erie County Courthouse, 140 W. 6th St., Erie, PA 16501 as the time and place for the hearing on said petition, when and where all interested parties may appear and show cause, if any they have, why the prayer of the petitioner should not be granted.

Mar. 31

INCORPORATION NOTICE

Fairview Community Council has been incorporated under the provisions of the Non-Profit Corporation Law of 1988, exclusively for charitable, educational and scientific purposes, including, for such purposes, the making of distributions to organizations under Section 501 (c)(3) of the Internal Revenue Code (or the corresponding section of an future Federal tax code) and to engage in and perform all lawful acts that may be performed by a nonprofit corporation under the Pennsylvania Nonprofit Corporation Law of 1988.

The Articles of Incorporation were filed with the Pennsylvania Department of State on March 22, 2017.

Thomas A. Testi, Esquire
3952 Avonia Road
P.O. Box 413
Fairview, PA 16415

Mar. 31

LEGAL NOTICE

ATTENTION: MANUEL GONZALEZ

INVOLUNTARY TERMINATION OF PARENTAL RIGHTS

IN THE MATTER OF THE ADOPTION OF MINOR MALE CHILD L.D.G. DOB: 06/03/2016 BORN TO: NICOLE SHERISE CONRAD

16 IN ADOPTION 2017

If you could be the parent of the above-mentioned child, at the instance of Erie County Office of Children and Youth you, laying aside all business and excuses whatsoever, are hereby cited to be and appear before the Orphan's Court of Erie County, Pennsylvania, at the Erie County Court House, Hon. Shad Connelly, Senior Judge, Court Room No. I-217, City of Erie on April 27, 2017 at 3:00 p.m. and there show cause, if any you have, why your parental rights to the above child should not be terminated, in accordance with a Petition and Order of Court filed by the Erie County Office of Children and Youth. A copy of these documents can be obtained by contacting the Erie County Office of Children and Youth at (814) 451-7740.

Your presence is required at the Hearing. If you do not appear at this Hearing, the Court may decide that you are not interested in retaining your rights to your children and your failure to appear may affect the Court's decision on whether to end your rights to your child. You are warned that even if you fail to appear at the scheduled Hearing, the Hearing will go on without you and your rights to your child may be ended by the Court without your being present.

You have a right to be represented at the Hearing by a lawyer. You should take this paper to your lawyer at once. If you do not have a lawyer, or cannot afford one, go to or telephone the office set forth below to find out where you can get legal help.

Family/Orphan's Court Administrator
Room 204 - 205

Erie County Court House
Erie, Pennsylvania 16501
(814) 451-6251

NOTICE REQUIRED BY ACT 101 OF 2010: 23 Pa. C.S §§2731-2742. This is to inform you of an important option that may be available to you under Pennsylvania law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent and/ or a birth relative of the child, if

all parties agree and the voluntary agreement is approved by the court. The agreement must be signed and approved by the court to be legally binding. If you are interested in learning more about this option for a voluntary agreement, contact the Office of Children and Youth at (814) 451-7726, or contact your adoption attorney, if you have one.

Mar. 31

LEGAL NOTICE

ATTENTION: TYREE LAMAR SALTER

INVOLUNTARY TERMINATION OF PARENTAL RIGHTS

IN THE MATTER OF THE ADOPTION OF MINOR MALE CHILD T.L.S.S. DOB: 03/06/2016 BORN TO: KIMBERLY SUE ELLIS

18 IN ADOPTION 2017

If you could be the parent of the above-mentioned child, at the instance of Erie County Office of Children and Youth you, laying aside all business and excuses whatsoever, are hereby cited to be and appear before the Orphan's Court of Erie County, Pennsylvania, at the Erie County Court House, Hon. Shad Connelly, Senior Judge, Court Room No. I-217, City of Erie on April 27, 2017 at 1:30 p.m. and there show cause, if any you have, why your parental rights to the above child should not be terminated, in accordance with a Petition and Order of Court filed by the Erie County Office of Children and Youth. A copy of these documents can be obtained by contacting the Erie County Office of Children and Youth at (814) 451-7740.

Your presence is required at the Hearing. If you do not appear at this Hearing, the Court may decide that you are not interested in retaining your rights to your children and your failure to appear may affect the Court's decision on whether to end your rights to your child. You are warned that even if you fail to appear at the scheduled Hearing, the Hearing will go on without you and your rights to your child may be ended by the Court without your being present.

You have a right to be represented at the Hearing by a lawyer. You should take this paper to your lawyer at once. If you do not have a lawyer, or cannot afford one, go to or telephone the office set forth below to find out where you can get legal help.

Family/Orphan's Court Administrator
Room 204 - 205
Erie County Court House
Erie, Pennsylvania 16501
(814) 451-6251

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Mar. 31

LEGAL NOTICE

ATTENTION: NICOLE CONRAD INVOLUNTARY TERMINATION OF PARENTAL RIGHTS IN THE MATTER OF THE ADOPTION OF MINOR MALE CHILD L.D.G. DOB: 06/03/2016 BORN TO: NICOLE SHERISE CONRAD

16 IN ADOPTION 2017

If you could be the parent of the above-mentioned child, at the instance of Erie County Office of Children and Youth you, laying aside all business and excuses whatsoever, are hereby cited to be and appear before the Orphan's Court of Erie County, Pennsylvania, at the Erie County Court House, Hon. Shad Connelly, Senior Judge, Court Room No. I-217, City of Erie on April 27, 2017 at 3:00 p.m. and there show cause, if any you have, why your parental rights to the above

child should not be terminated, in accordance with a Petition and Order of Court filed by the Erie County Office of Children and Youth. A copy of these documents can be obtained by contacting the Erie County Office of Children and Youth at (814) 451-7740.

Your presence is required at the Hearing. If you do not appear at this Hearing, the Court may decide that you are not interested in retaining your rights to your children and your failure to appear may affect the Court's decision on whether to end your rights to your child. You are warned that even if you fail to appear at the scheduled Hearing, the Hearing will go on without you and your rights to your child may be ended by the Court without your being present.

You have a right to be represented at the Hearing by a lawyer. You should take this paper to your lawyer at once. If you do not have a lawyer, or cannot afford one, go to or telephone the office set forth below to find out where you can get legal help.

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Room 204 - 205
Erie County Court House
Erie, Pennsylvania 16501
(814) 451-6251

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Mar. 31

LEGAL NOTICE

IN THE COURT OF COMMON PLEAS OF LANCASTER COUNTY, PENNSYLVANIA
CIVIL ACTION - DIVORCE
NO. CI-17-00101

IRAIDA WISNIEWSKI, aka
IRAIDA MARIOTA, Plaintiff
vs.

WILLIAM W. WISNIEWSKI,
Defendant

**NOTICE TO DEFEND AND
CLAIM RIGHTS**

You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take prompt action. You are warned that if you fail to do so, then case may proceed without you and a decree of divorce or annulment may be entered against you by the court. A judgment may also be entered against you for any other claim or relief requested in these papers by the Plaintiff. You may lose money or property or other rights important to you, including custody or visitation of your children.

When the grounds for divorce is indignities or irretrievable breakdown of the marriage, you may request marriage counseling. A list of marriage counselors is available in the Office of the Prothonotary of the Lancaster County Courthouse, 50 North Duke Street, Lancaster, Pennsylvania.

IF YOU DO NOT FILE A CLAIM FOR ALIMONY, DIVISION OF PROPERTY, LAWYERS' FEES OR EXPENSES BEFORE A DIVORCE OR ANNULMENT IS GRANTED, YOU MAY LOSE THE RIGHT TO CLAIM ANY OF THEM. YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Lawyer Referral Service
Lancaster County Bar Association
28 E. Orange Street
Lancaster, PA 17602
(717) 393-0737

Mar. 31

LEGAL NOTICE

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
IN THE COURT OF COMMON
PLEAS OF ERIE COUNTY,
PENNSYLVANIA
CIVIL ACTION – LAW
WELLS FARGO BANK, N.A. AS
TRUSTEE FOR BEAR STEARNS
ASSET BACKED SECURITIES I
TRUST 2004-BO1, Plaintiff
vs.

BILL GRIFFITH, in his capacity as
Heir of JAMES E. GRIFFITH A/K/A
JAMES EDWARD GRIFFITH,
Deceased

KAREN HOFIUS, in her capacity as
Heir of JAMES E. GRIFFITH A/K/A
JAMES EDWARD GRIFFITH,
Deceased

UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS, AND
ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING
RIGHT, TITLE OR INTEREST
FROM OR UNDER JAMES
E. GRIFFITH A/K/A JAMES
EDWARD GRIFFITH, DECEASED,
Defendants

COURT OF COMMON PLEAS
CIVIL DIVISION
ERIE COUNTY
No. 10064-17

NOTICE

To UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS, AND
ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING
RIGHT, TITLE OR INTEREST
FROM OR UNDER JAMES
E. GRIFFITH A/K/A JAMES
EDWARD GRIFFITH, DECEASED

You are hereby notified that on
January 9, 2017, Plaintiff, WELLS
FARGO BANK, N.A. AS TRUSTEE
FOR BEAR STEARNS ASSET
BACKED SECURITIES I TRUST
2004-BO1, filed a Mortgage
Foreclosure Complaint endorsed
with a Notice to Defend, against
you in the Court of Common Pleas
of ERIE County Pennsylvania,
docketed to No. 10064-17. Wherein
Plaintiff seeks to foreclose on the
mortgage secured on your property
located at 824 EAST 29TH STREET,
ERIE, PA 16504-1260 whereupon
your property would be sold by the
Sheriff of ERIE County.

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

NOTICE

If you wish to defend, you must enter
a written appearance personally or
by attorney and file your defenses or
objections in writing with the court.
You are warned that if you fail to
do so the case may proceed without
you and a judgment may be entered
against you without further notice for
the relief requested by the plaintiff.
You may lose money or property or
other rights important to you.

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

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

Notice to Defend:
Lawyer Referral
& Information Service
P.O. Box 1792
Erie, PA 16507
Telephone (814) 459-4411
Mar. 31

14th Annual Law Day 5K Run/Walk

Saturday, April 29, 2017

Presented by the



ERIE COUNTY BAR ASSOCIATION
IN COOPERATION WITH
THE ERIE RUNNERS CLUB



9:00 a.m. - Erie County Courthouse
140 West Sixth Street

Pre-registration Entry Fees:

\$20.00 (adults w/shirt)
\$15.00 (adults/no shirt)
\$15.00 (12 and under w/shirt)
\$10.00 (12 and under/no shirt)

**POSTMARK DEADLINE
TO PRE-REGISTER IS
FRIDAY, APRIL 14, 2017**

Race Premium: Top-quality, wicking t-shirt.

You must be pre-registered to be guaranteed a shirt.

Day-of-Race Entry Fees: \$20 (adult)
 \$15 (12 or under)



*Part I of the
2017 Summer Triple Crown Series*

Packet Pick-up:

There will be a packet pick-up for pre-registered runners and walkers on Friday, April 28 from 3:00 to 6:30 p.m. at the Erie County Bar Association Headquarters, 302 West Ninth Street. Registrations for the event will also be accepted during this time. Day-of-Race registration and Chip pick-up will begin on Saturday, April 29 at 8:00 a.m. at the new Perry Square Event Platform.

Event benefits the ECBA's *Attorneys & Kids Together Program*,
supporting the educational needs of local students living in homeless situations,
and the Erie Runners Club Scholarship Fund.

Register ONLINE at www.eriebar.com.

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SHERIFF SALES

Notice is hereby given that by virtue of sundry Writs of Execution, issued out of the Courts of Common Pleas of Erie County, Pennsylvania, and to me directed, the following described property will be sold at the Erie County Courthouse, Erie, Pennsylvania on

**APRIL 21, 2017
at 10:00 AM**

All parties in interest and claimants are further notified that a schedule of distribution will be on file in the Sheriff's Office no later than 30 days after the date of sale of any property sold hereunder, and distribution of the proceeds made 10 days after said filing, unless exceptions are filed with the Sheriff's Office prior thereto.

All bidders are notified prior to bidding that they **MUST** possess a cashier's or certified check in the amount of their highest bid or have a letter from their lending institution guaranteeing that funds in the amount of the bid are immediately available. If the money is not paid immediately after the property is struck off, it will be put up again and sold, and the purchaser held responsible for any loss, and in no case will a deed be delivered until money is paid.

John T. Loomis

Sheriff of Erie County

Mar. 31 and Apr. 7, 14

SALE NO. 1

Ex. #13077 of 2016

**PNC Bank, National Association,
Plaintiff**

v.

Kristen M. Mann, Defendant(s)

DESCRIPTION

All that certain Lot of Land situate in 5th Ward of the City of Erie, Erie County, Pennsylvania:

Being Known as 2432 Bird Dr., Erie, PA 16510

Parcel Number: 18051043030000

Improvements: Residential Property Uden Law Offices, P.C.

Nicole LaBletta, Esquire
PA ID 202194

Woodcrest Corporate Center
111 Woodcrest Road, Suite 200

Cherry Hill, NJ 08003-3620

856-669-5400

Mar. 31 and Apr. 7, 14

SALE NO. 2

Ex. #11057 of 2016

**NORTHWEST BANK, f/k/a
NORTHWEST SAVINGS
BANK, Plaintiff**

v.

**JOHN J. MADRAS, Defendant
DESCRIPTION**

By virtue of a Writ of Execution filed to No. 11057-2016, Northwest Bank, f/k/a Northwest Savings Bank vs. John J. Madras, owner of property situated in Township of Harborcreek, Erie County, Pennsylvania being 107 Lowry Road, Erie, Pennsylvania 16511

Assessment Map Number: (27) 1-3.1-1

Assessed Value Figure: \$291,300.00

Improvement Thereon: Nursing Home

Nicholas R. Pagliari, Esq.

PA. Supreme Court ID No. 87877

MacDonald, Illig, Jones & Britton LLP

100 State Street, Suite 700

Erie, Pennsylvania 16507-1459

(814) 870-7754

Attorneys for Plaintiff

Mar. 31 and Apr. 7, 14

SALE NO. 4

Ex. 12744 of 2015

**PNC Bank, N.A. s/b/m/t National
City, Plaintiff**

v.

Kathleen L. Watson individually

and as Administratrix for

Albert L. Trott, Defendant

DESCRIPTION

By virtue of a Writ of Execution filed to No. 12744-15, PNC Bank, N.A. s/b/m/t National City vs. Kathleen L. Watson individually and as Administratrix for Albert L. Trott, owner of property situate in Millcreek Township, Erie County, Pennsylvania being 5745 Old French Road, Erie, PA 16509

Square feet 1,788; acreage 1.53, Frame Utility Shed & Reinforced Concrete Pool

Assessment Map number: 33161633001101

Assessed Value Figure: \$153,020.00

Improvement thereon: single family dwelling

Keri P. Ebeck, Esquire

PA ID #91298

Weltman, Weinberg & Reis

436 7th Avenue, Suite 2500

Pittsburgh, PA 15219

(412) 434-7955

Mar. 31 and Apr. 7, 14

SALE NO. 6

Ex. #12351 of 2016

**FIRST NIAGARA BANK, N.A.,
Plaintiff**

v.

**ALL UNKNOWN HEIRS,
DEVISEES, PERSONAL
REPRESENTATIVES,
BENEFICIARIES, and
SUCCESSORS of Richard E.**

Atkin, deceased

and

**PATRICIA A. FRITZ, in her
capacity as ADMINISTRATRIX
of the ESTATE OF**

**MARSHALL A. ATKIN,
Defendants**

LEGAL DESCRIPTION

ALL THAT CERTAIN MESSAGE, PIECE, OR PARCEL OF LAND SITUATE IN THE CITY OF ERIE (FORMERLY MILLCREEK TOWNSHIP), COUNTY OF ERIE AND STATE OF PENNSYLVANIA, BEING KNOWN AND DESIGNATED AS LOT NUMBER NINETEEN (19) IN BLOCK FOURTEEN (14) OF THE METRIC METAL COMPANY'S SUBDIVISION OF RESERVE TRACT NUMBER FORTY-SIX (46) ROAD ADDITION, AND BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT: ON THE NORTH BY LOTS NOS. 20 AND 22; ON THE WEST BY LOT NO. 17; ON THE SOUTH BY SEVENTH STREET AND ON THE EAST BY LOT NO. 21, AND HAVING A FRONTAGE ON THE NORTH SIDE OF SEVENTH STREET OF FORTY (40) FEET AND A DEPTH OF ONE HUNDRED TWENTY (120) FEET. BEING THE SAME PREMISES CONVEYED TO MARSHALL A. ATKIN AND DONNA M. ATKIN, HIS WIFE, BY DEED DATED APRIL 7, 1967 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF ERIE COUNTY, PENNSYLVANIA, IN DEED BOOK 958, PAGE 287 SUBJECT TO RESTRICTIONS, RESERVATIONS,

EASEMENTS, CONVENANTS [sic], OIL, GAS OR MINERAL RIGHTS OF RECORD, IF ANY, BEING THE SAME PREMISES CONVEYED TO MARSHALL A. ATKIN AND RICHARD E. ATKIN, HIS SON FROM MARSHALL A. ATKIN AND DONNA M. ATKIN, HIS WIFE BY WARRANTY DEED DATED 9/27/1978, AND RECORDED ON 9/29/1978, AT BOOK 1322, PAGE 415, IN ERIE COUNTY, PA. THIS MORTGAGE COVERS PREMISES ON WHICH THE PRINCIPAL IMPROVEMENT IS A SINGLE FAMILY DWELLING. Kelly L. Eberle, Esquire
Michael K. Martin, Esquire
Attorneys for Plaintiff
104 S. 6th Street
Perkasie, PA 18944

Mar. 31 and Apr. 7, 14

SALE NO. 7

Ex. #10965 of 2016

**DITECH FINANCIAL
LLC F/K/A GREEN TREE
SERVICING LLC, Plaintiff
v.**

**DEBRA L. ABBATE
CRAIG R. ABBATE, Defendants
DESCRIPTION**

ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE in the Township of Millcreek, County of Erie and Commonwealth of Pennsylvania, bounded and described as follows, to-wit:

Lot #49 of the Southland Village Subdivision - Phase II, as per subdivision prepared by Henry T. Welka Associates dated March 21, 1996 and recorded in Erie County Records Office as Map No. 1996 - 262 on the 4th day of September, 1996.

P A R C E L N U M B E R (s)
33192628502200

PROPERTY ADDRESS: 518 Donna Drive, Erie, PA 16509
KML Law Group, P.C.
Attorney for Plaintiff
Suite 5000 - BNY Independence Center, 701 Market Street
Philadelphia, PA 19106
(215) 627-1322

Mar. 31 and Apr. 7, 14

SALE NO. 8

Ex. #13209 of 2016

**JPMORGAN CHASE BANK,
NATIONAL ASSOCIATION,
Plaintiff**

v.

**BYRON A. BROCIOS JR.
MATHEW A. BROCIOS,
Defendant (s)**

DESCRIPTION

LAND SITUATED IN THE TOWNSHIP OF SK SPRINGFIELD IN THE COUNTY OF ERIE IN THE STATE OF PA BEGINNING AT A POINT IN THE CENTERLINE OF THE NYE ROAD, DISTANCE NORTHWARDLY ALONG THE SAME, ONE HUNDRED TWENTY-FIVE (125) FEET FROM A POINT WHERE THE NORTHERLY LINE OF LAND NOW OR FORMERLY OF BESSIE TUNNISON INTERSECTS THE CENTERLINE OF THE SAID NYE ROAD; THENCE NORTHWARDLY ALONG THE CENTERLINE OF SAID NYE ROAD, ONE HUNDRED TWENTY-FIVE (125) FEET TO A POINT; THENCE EASTWARDLY ON A LINE PARALLEL WITH SAID NORTHERLY LINE OF LAND NOW OR FORMERLY OF BESSIE TUNNISON, SEVEN HUNDRED (700) FEET TO A POINT; THENCE SOUTHWARDLY AND PARALLEL WITH THE CENTERLINE OF SAID NYE ROAD, ONE HUNDRED TWENTY-FIVE (125) FEET TO A POINT; THENCE WESTWARDLY ON A LINE PARALLEL WITH SAID NORTHERLY LINE OF LAND NOW OR FORMERLY OF BESSIE TUNNISON, SEVEN HUNDRED (700) FEET, TO THE PLACE OF BEGINNING; CONTAINING TWO (2) ACRES OF LAND BE THE SAME, MORE OR LESS.

PARCEL NUMBER: 39-016-0510-01401

PROPERTY ADDRESS: 4517 Nye Road, West Springfield, PA 16443
KML Law Group, P.C.

Attorney for Plaintiff
Suite 5000 - BNY Independence Center, 701 Market Street

Philadelphia, PA 19106

(215) 627-1322

Mar. 31 and Apr. 7, 14

SALE NO. 9

Ex. #12910 of 2016

**NATIONSTAR MORTGAGE
LLC, Plaintiff
v.**

**JAMES LECZNER, Defendant
DESCRIPTION**

ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN THE TOWNSHIP OF CONNEAUT, COUNTY OF ERIE AND STATE OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS, TO-WIT:

BEGINNING AT A POINT IN THE CENTER OF THE HIGHWAY LEADING FROM ALBION TO SPRINGBORO, SAID POINT BEING THE SOUTHEAST CORNER OF LAND CONVEYED TO CHARLES T. DUNN AND WIFE BY EDWARD S. SMOCK AND WIFE BY DEED DATED APRIL 18, 1931 AND RECORDED IN THE RECORDER'S OFFICE OF ERIE COUNTY, PENNSYLVANIA IN DEED BOOK VOLUME 346 AT PAGE 50;

THENCE WESTWARDLY, ALONG THE SOUTH LINE OF SAID PREMISES, TWO HUNDRED EIGHTY-THREE (283) FEET TO A POINT;

THENCE NORTHERLY, ON A LINE PARALLEL TO THE CENTER LINE OF THE SAID HIGHWAY, ONE HUNDRED FIFTY-FOUR (154) FEET TO A POINT;

THENCE EASTWARDLY, ON A LINE PARALLEL TO THE SOUTH LINE OF THE PIECE HEREIN DESCRIBED, TWO HUNDRED EIGHTY-THREE (283) FEET TO A POINT IN THE CENTER OF THE HIGHWAY;

THENCE SOUTHWARDLY, ALONG THE CENTER OF SAID HIGHWAY, ONE HUNDRED FIFTY-FOUR (154) FEET TO THE PLACE OF BEGINNING, CONTAINING ONE (1) ACRE OF LAND, BE THE SAME MORE OR LESS, HAVING ERECTED THEREON A FRAME DWELLING

HOUSE.
PROPERTY ADDRESS: 10660
Route 18 South a/k/a 10660 Route
18 Albion, PA 16401
PARCEL NUMBER: 04-018-0490-
014-00
KML Law Group, P.C.
Attorney for Plaintiff
Suite 5000 - BNY Independence
Center, 701 Market Street
Philadelphia, PA 19106
(215) 627-1322

Mar. 31 and Apr. 7, 14

SALE NO. 10

Ex. #13052 of 2016
VANDERBILT MORTGAGE
AND FINANCE, INC., Plaintiff
v.

TANEA L. PITTMAN A/K/A
TANEA PITTMAN, Defendant(s)
DESCRIPTION

All that certain piece or parcel of land
situate in the Township of Millcreek,
County of Erie and Commonwealth
of Pennsylvania, being Lot Number
209 in the Subdivision known as
Westminster as the same is shown on
a Plot of said Subdivision recorded
in Erie County Map Book 2 at pages
432 et seq.

P A R C E L N U M B E R :
33085381000700
PROPERTY ADDRESS: 4102
Roxbury Road, Erie, PA 16506
KML Law Group, P.C.
Attorney for Plaintiff
Suite 5000 - BNY Independence
Center, 701 Market Street
Philadelphia, PA 19106
(215) 627-1322

Mar. 31 and Apr. 7, 14

SALE NO. 11

Ex. #11985 of 2016
U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE
FOR THE PENNSYLVANIA
HOUSING FINANCE AGENCY,
Plaintiff

v.

PAULA. BIZZARRO,
Defendants
SHERIFF'S SALE

By virtue of a Writ of Execution
No. 2016-11985, U.S. BANK
NATIONAL ASSOCIATION,
AS TRUSTEE FOR THE
PENNSYLVANIA HOUSING

FINANCE AGENCY, Plaintiff
VS.
PAULA BIZZARRO, Defendants
Real Estate: 3854 MYRTLE
STREET, ERIE, PA 16508
Municipality: City of Erie
Erie County, Pennsylvania
Dimensions: 67.5 x 200 x irr
See Deed Book 2011, page 009592
Tax I.D. (18) 5338-201
Assessment: \$42,300 (Land)
\$109,800 (Bldg)

Improvement thereon: a residential
dwelling house as identified above
Leon P. Haller, Esquire
Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17104
(717) 234-4178

Mar. 31 and Apr. 7, 14

SALE NO. 12

Ex. #12493 of 2016
U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE
FOR THE PENNSYLVANIA
HOUSING FINANCE AGENCY,
Plaintiff

v.

KATHLEEN E. BLACKMOND
AND CHARLES T.
BLACKMOND, Defendants
SHERIFF'S SALE

By virtue of a Writ of Execution No.
12493-16, U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE
FOR THE PENNSYLVANIA
HOUSING FINANCE AGENCY,
Plaintiff VS. KATHLEEN E.
BLACKMOND AND CHARLES
T. BLACKMOND, Defendants
Real Estate: 3702 Pittsburgh Avenue,
Erie, PA

Municipality: Millcreek Township
Erie County, Pennsylvania
Dimensions: 50 x 0130
See Deed Book 1587, page 42
Tax I.D. (33) 79-312-9-01
Assessment: \$23,900 (Land)
\$64,120 (Bldg)

Improvement thereon: a residential
dwelling house as identified above
Leon P. Haller, Esquire
Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17104
(717) 234-4178

Mar. 31 and Apr. 7, 14

SALE NO. 13

Ex. #13162 of 2016
U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE
FOR THE PENNSYLVANIA
HOUSING FINANCE AGENCY,
Plaintiff

v.

ALEX J. DUDAS, Defendants
SHERIFF'S SALE

By virtue of a Writ of Execution No.
13162-16, U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE
FOR THE PENNSYLVANIA
HOUSING FINANCE AGENCY,
Plaintiff VS. ALEX J. DUDAS,
Defendants

Real Estate: 1025 NORTHGATE
DRIVE, ERIE, PA

Municipality: Millcreek Township
Erie County, Pennsylvania
Dimensions: 60 x 197
See Deed Book 1408, page 832
Tax I.D. (33) 19-105-24
Assessment: \$23,900 (Land)
\$75,520 (Bldg)

Improvement thereon: a residential
dwelling house as identified above
Leon P. Haller, Esquire
Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17104
(717) 234-4178

Mar. 31 and Apr. 7, 14

SALE NO. 14

Ex. #13084 of 2016
U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE
FOR THE PENNSYLVANIA
HOUSING FINANCE AGENCY,
Plaintiff

v.

CHRISTIAN J. LEHMAN JR.
AND JENNIFER L. LEHMAN,
Defendants
SHERIFF'S SALE

By virtue of a Writ of Execution No.
13084-16, U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE
FOR THE PENNSYLVANIA
HOUSING FINANCE AGENCY,
Plaintiff vs. CHRISTIAN J.
LEHMAN JR. AND JENNIFER L.
LEHMAN, Defendants

Real Estate: 1203 West 34th Street,
Erie, PA

Municipality: City of Erie
Erie County, Pennsylvania

Dimensions: 50 x 135
 See Deed Book 1600, page 229
 Tax I.D. (19) 6127-220
 Assessment: \$27,800 (Land)
 \$68,800 (Bldg)
 Improvement thereon: a residential
 dwelling house as identified above
 Leon P. Haller, Esquire
 Purcell, Krug & Haller
 1719 North Front Street
 Harrisburg, PA 17104
 (717) 234-4178

Mar. 31 and Apr. 7, 14

SALE NO. 15

Ex. # 10979 of 2016

**Caliber Home Loans, Inc.,
Plaintiff**

v.

David Getz, Defendant

DESCRIPTION

By virtue of a Writ of Execution filed to No. 2016-10979 Caliber Home Loans, Inc. vs. David Getz, owner(s) of property situated in The City of Erie, County of Erie, Commonwealth of Pennsylvania being 441/443 West 9th Street, Erie, PA 16502
 0.1562 Acres
 Assessment Map Number: 16-030-025.0-117.00
 Assessed Value figure: \$81,400.00
 Improvement thereon: Single Family Dwelling
 Kimberly J. Hong, Esquire
 Manley Deas Kochalski LLC
 P. O. Box 165028
 Columbus, OH 43216-5028
 614-220-5611

Mar. 31 and Apr. 7, 14

SALE NO. 16

Ex. #13129 of 2016

**Federal National Mortgage
Association ("Fannie Mac"),
Plaintiff**

v.

Brian J. Carr, Defendant

SHERIFF'S SALE

By virtue of a Writ of Execution filed to No. 2016-13129, Federal National Mortgage Association ("Fannie Mac") v. Brian J. Carr, owner of property situated in Girard, Erie County, Pennsylvania, being 8518 West Lake Road, Lake City, PA 16423
 ALL that certain piece or parcel of land situate in and being part of Tract

No. 239, in the Township of Girard, County of Erie, and Commonwealth of Pennsylvania, bounded and described as follows, to-wit:
 BEGINNING at a point on the centerline of the West Lake Road, South 79 degrees-42 minutes West, 70 feet from the point of intersection of said centerline with the East line of said Tract;
 THENCE by the centerline of said Lake Road, South 79 degrees-42 minutes West, one hundred (100) feet to a point;
 THENCE North 24 degrees-30 minutes West, by a line parallel with the East line of the Young Men's Christian Association camp road, twelve hundred eighty-seven and nine tenths (1287.9) feet to a point
 THENCE by a line North 65 degrees-18 minutes East, ninety-six and nine tenths (96.9) feet to a point; and
 THENCE by a line South 24 degrees-30 minutes East, thirteen hundred twelve and eight tenths (1312.8) feet to the place of beginning, having erected thereon a cement block basement wall and containing two and eighty-five hundredths (2.85) acres of land, and now having erected thereon a one and one-half story frame dwelling house and tool shed. Being more commonly known as 8518 W. Lake Rd. Lake City, PA and having a Tax ID# of- (24) 3-10-10
 BEING the same premises conveyed to Party of the First Part by deed dated 10/16/92, and recorded in Erie County Record Book 236, at page 561, on 10-22-92.
 Assessment Map number: 24-003-010.0-010.00
 Assessed Value figure: \$106,130.00
 Improvement thereon: Residential Dwelling
 Martha E. Von Rosenstiel, P.C.
 Martha E. Von Rosenstiel, Esq./ No 52634
 Heather Riloff, Esq./No 309906
 Jeniece D. Davis, Esq./No 208967
 Tyler J. Wilk, Esq./No 322241
 649 South Ave, Ste 7
 Secane, PA 19018
 (610) 328-2887
 Attorneys for Plaintiff

Mar. 31 and Apr. 7, 14

SALE NO. 17

Ex. #10938 of 2016

**U.S. Bank National Association,
successor to Bank of America
NA (successor to LaSalle Bank,
NA), as trustee, in trust for the
Holders of Structured Asset
Investment Loan Trust Mortgage
Pass Through Certificates, Series
2003-BC1, Plaintiff**

v.

Daniel B. Brown aka Daniel

Brown, Defendants

DESCRIPTION

By virtue of a Writ of Execution filed to No. 10938-16, U.S. Bank National Association, successor to Bank of America NA (successor to LaSalle Bank NA), as trustee, in trust for the Holders of Structured Asset Investment Loan Trust Mortgage Pass Through Certificates, Series 2003-BC1 vs. Daniel B. Brown aka Daniel Brown, owners of property situated in Erie City, Erie County, Pennsylvania being 1049 W 28th St, Erie, PA 16508
 1932 Square Feet
 Assessment Map number: 19-60-37-119
 Assessed Value figure: \$69,890.00
 Improvement thereon: Residential Dwelling
 Robert W. Williams, Esquire
 1 E. Stow Road
 Marlton, NJ 08053
 (856) 482-1400

Mar. 31 and Apr. 7, 14

SALE NO. 18

Ex. #10941 of 2011

BEAL BANK S.S.B., Plaintiff

v.

Roy W. Peters and

June M. Peters, Defendant

SHERIFF SALE

By virtue of a Writ of Execution filed to No. 2011-10941, Beal Bank S.S.B. vs. Roy W. Peters and June M. Peters, owners of property situated in North East Township, Erie County, Pennsylvania being 4369 South Cemetery Road a/k/a 4369 South Cemetery Road, North East, PA 16428
 1.0804 Acres
 Assessment Map number: (37) 22-92-1-02
 Assessed Value figure: \$ 137,710.00

Improvement thereon: Residential Dwelling
Robert W. Williams, Esquire
1 E. Stow Road
Marlton, NJ 08053
(856) 482-1400

Mar. 31 and Apr. 7, 14

SALE NO. 19

Ex. #12922 of 2016
Wells Fargo Bank, N.A., Plaintiff
v.

Myrna A. Brain a/k/a Myrna Brain, Defendant(s)

SHERIFF'S SALE

By virtue of a Writ of Execution filed to No. 12922-2016, Wells Fargo Bank, N.A. vs. Myrna A. Brain a/k/a Myrna Brain

Amount Due: \$117,269.60

Myrna A. Brain a/k/a Myrna Brain, owner(s) of property situated in MILLCREEK TOWNSHIP, Erie County, Pennsylvania being 713 Montpelier Avenue, Erie, PA 16505-1528

Dimensions: 89.3 X 110

Assessment Map number: 33-019-001-0-161.07

Assessed Value: \$110,000.00

Improvement thereon: residential Phelan Hallinan Diamond & Jones, LLP One Penn Center at Suburban Station, Suite 1400

1617 John F. Kennedy Boulevard Philadelphia, PA 19103-1814
(215) 563-7000

Mar. 31 and Apr. 7, 14

SALE NO. 20

Ex. #13020 of 2016
U.S. Bank National Association Plaintiff
v.

Ronald L. Cook, Defendant(s)
SHERIFF'S SALE

By virtue of a Writ of Execution filed to No. 13020-2016, U.S. Bank National Association vs. Ronald L. Cook

Amount Due: \$124,632.98

Ronald L. Cook, owner(s) of property situated in GIRARD BOROUGH, Erie County, Pennsylvania being 995 Juniper Drive, Girard, PA 16417-1251

Dimensions: 75 X 126

Assessment Map number: 23004038301500

Assessed Value: \$125,800.00
Improvement thereon: residential Phelan Hallinan Diamond & Jones, LLP One Penn Center at Suburban Station, Suite 1400
1617 John F. Kennedy Boulevard Philadelphia, PA 19103-1814
(215) 563-7000

Mar. 31 and Apr. 7, 14

SALE NO. 21

Ex. #13031 of 2016
Wells Fargo Bank, N.A., Plaintiff
v.

Victoria L. Delaney
Michael S. Delaney a/k/a
Michael S. Delaney, Sr.
Defendant(s)

SHERIFF'S SALE

By virtue of a Writ of Execution filed to No. 2016-13031, Wells Fargo Bank, N.A. vs. Victoria L. Delaney, Michael S. Delaney a/k/a Michael S. Delaney, Sr.

Amount Due: \$91,371.46

Victoria L. Delaney, Michael S. Delaney a/k/a Michael S. Delaney, Sr., owner(s) of property situated in FAIRVIEW TOWNSHIP, Erie County, Pennsylvania being 7320 West Lake Road, Fairview, PA 16415-1457

Dimensions: N/A

Assessment Map number: 21010011010700

Assessed Value: \$106,900.00

Improvement thereon: residential Phelan Hallinan Diamond & Jones, LLP One Penn Center at Suburban Station, Suite 1400

1617 John F. Kennedy Boulevard Philadelphia, PA 19103-1814
(215) 563-7000

Mar. 31 and Apr. 7, 14

SALE NO. 22

Ex. #11897 of 2016
CitiMortgage, Inc., Plaintiff
v.

David B. Getz, Defendant(s)
SHERIFF'S SALE

By virtue of a Writ of Execution filed to No. 2016-11897, CitiMortgage, Inc. vs. David B. Getz

Amount Due: \$64,072.14

David B. Getz, owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 1057-1059 West 8th Street a/k/a, 1057 59 West 8th

Street, Erie, PA 16502
Dimensions: 40 X 121
Acreage: 0.1111
Assessment Map number: 16030052021600
Assessed Value: \$79,000.00
Improvement thereon: residential Phelan Hallinan Diamond & Jones, LLP One Penn Center at Suburban Station, Suite 1400
1617 John F. Kennedy Boulevard Philadelphia, PA 19103-1814
(215) 563-7000

Mar. 31 and Apr. 7, 14

SALE NO. 23

Ex. #12865 of 2016
Federal National Mortgage Association, Plaintiff
v.

Milo Newlon, Defendant(s)
DESCRIPTION

By virtue of a Writ of Execution filed to No. 2016-12865 Federal National Mortgage Association vs. Milo Newlon

Amount Due: \$60,901.92

Milo Newlon, owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 923 Fulton Street, Erie, PA 16503-1611

Dimensions: 38 X 105

Assessment Map number: 15020047010900

Assessed Value: \$40,500.00

Improvement thereon: residential Phelan Hallinan Diamond & Jones, LLP One Penn Center at Suburban Station, Suite 1400

1617 John F. Kennedy Boulevard Philadelphia, PA 19103-1814
(215) 563-7000

Mar. 31 and Apr. 7, 14

SALE NO. 24

Ex. #12770 of 2016
Wells Fargo Bank, N.A., Plaintiff
v.

Bette Peplinski, Defendant(s)
SHERIFF'S SALE

By virtue of a Writ of Execution filed to No. 2016-12770, Wells Fargo Bank, N.A. vs. Bette Peplinski

Amount Due: \$72,902.81

Bette Peplinski, owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 442 Stafford Avenue, Erie, PA 16508-1766

Dimensions: 40' X 132.5'

Assessment Map number:
19060049032900
Assessed Value: \$84,700.00
Improvement thereon: Residential
Phelan Hallinan Diamond & Jones, LLP
One Penn Center at Suburban
Station, Suite 1400
1617 John F. Kennedy Boulevard
Philadelphia, PA 19103-1814
(215) 563-7000

Mar. 31 and Apr. 7, 14

SALE NO. 25

Ex. #12701 of 2012

**FEDERAL NATIONAL
MORTGAGE ASSOCIATION,
Plaintiff**

v.

**CYNTHIA ANN ANDERSON
JAMES H. ANDERSON,**

Defendants

DESCRIPTION

ALL THAT CERTAIN piece or
parcel of land lying and being situate
in the Township of Girard, County of
Erie and State of Pennsylvania.
BEING KNOWN AS: 3481 N.
CREEK ROAD, GIRARD, PA 16417
PARCEL # 24-6-33-3 AND 24-
6-31-4

Improvements: Residential Dwelling,
Powers Kirm & Associates, LLC
Jill Manuel-Coughlin, Esquire
Id. No. 63252
Attorneys for Plaintiff
Eight Neshaminy Interplex
Suite 215
Trevose, PA 19053
(215) 942-2090

Mar. 31 and Apr. 7, 14

SALE NO. 26

Ex. #12463 of 2016

**PENNYMAC HOLDINGS,
LLC F/K/A PENNYMAC
MORTGAGE INVESTMENT
TRUST HOLDINGS, I, LLC,
Plaintiff**

v.

**DAVID OAKES, SOLELY IN
HIS CAPACITY AS HEIR OF
RONNY OAKES A/K/A RONNY
DEAN OAKES, DECEASED
WANDA OAKES A/K/A WANDA
BLACK A/K/A WANDA
KITELINGER, SOLELY IN
HER CAPACITY AS HEIR OF
RONNY OAKES A/K/A RONNY
DEAN OAKES, DECEASED**

**UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS AND
ALL PERSONS, FIRMS OR
ASSOCIATIONS
CLAIMING RIGHT, TITLE OR
INTEREST FROM OR UNDER
RONNY OAKES A/K/A RONNY
DEAN OAKES, DECEASED**

DESCRIPTION

ALL THAT CERTAIN PIECE OR
PARCEL OF LAND SITUATE
IN THE TOWNSHIP OF
MILLCREEK, COUNTY OF ERIE
AND COMMONWEALTH OF
PENNSYLVANIA
BEING KNOWN AS: 3721
ZIMMERLY ROAD, ERIE, PA
16506
PARCEL # 33-137-577.0-004.00
33-137-577-0.004.01
Improvements: Residential Dwelling,
Powers Kirm & Associates, LLC
Jill Manuel-Coughlin, Esquire
Id. No. 63252
Attorneys for Plaintiff
Eight Neshaminy Interplex
Suite 215
Trevose, PA 19053
(215) 942-2090

Mar. 31 and Apr. 7, 14

SALE NO. 27

Ex. #13123 of 2016

**JPMorgan Chase Bank, National
Association, Plaintiff**

v.

Janis D. Dixon, Defendant

SHERIFF'S SALE

By virtue of a Writ of Execution
filed to No. 13123-2016, JPMorgan
Chase Bank, National Association vs.
Janis D. Dixon, owner(s) of property
situated in City of Erie, Erie County,
Pennsylvania being 2105 Eastlawn
Parkway, Erie, PA 16510
0.1722
Assessment Map number:
18051041011900 (PIN: 18-51-
41-119)
Assessed Value figure: \$72,180.00
Improvement thereon: a residential
dwelling
Samantha Gable, Esquire
Shapiro & DeNardo, LLC
Attorney for Movant/Applicant
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406
(610) 278-6800

Mar. 31 and Apr. 7, 14

SALE NO. 28

Ex. #13047 of 2016

**Nationstar Mortgage LLC,
Plaintiff**

v.

**Tanaga Howard a/k/a Tanaga Lee
Howard, Defendant
SHERIFF'S SALE**

By virtue of a Writ of Execution
filed to No. 13047-16, Nationstar
Mortgage LLC vs. Tanaga Howard
a/k/a Tanaga Lee Howard, owner(s)
of property situated in Fifth Ward
in The City of Erie, Erie County,
Pennsylvania being 647 Bast 24th
Street, Erie, PA 16503
0.0940
Assessment Map number:
18050027020600
Assessed Value figure: \$34,800.00
Improvement thereon: a residential
dwelling
Samantha Gable, Esquire
Shapiro & DeNardo, LLC
Attorney for Movant/Applicant
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406
(610) 278-6800

Mar. 31 and Apr. 7, 14

SALE NO. 29

Ex. #13042 of 2016

Christiana Trust, et al, Plaintiff

v.

**Donald B. Robison and
Jennifer L. Robison, Defendants
SHERIFF'S SALE**

By virtue of a Writ of Execution
filed to No. 13042-16, Christiana
Trust, et al vs. Donald B. Robison
and Jennifer L. Robison, owner(s)
of property situated in Township
of Springfield, Erie County,
Pennsylvania being 14032 Ridge
Road, West Springfield, PA 16443
.9650 acres; 150.18 feet x 354.15 feet
Assessment Map number:
39014041004400
Assessed Value figure: 96,530
Improvement thereon: Residential
Dwelling
Stephen M. Hladik, Esq.
298 Wissahickon Avenue
North Wales, PA 19454
215-855-9521

Mar. 31 and Apr. 7, 14

SALE NO. 30
Ex. #12725 of 2016
Ocwen Loan Servicing, LLC,
Plaintiff

v.

Chris M. Adams
Catherine A. Holveck
individually, and Chris M.
Adams, as her Attorney in fact,
Defendant

LEGAL DESCRIPTION

ALL that certain piece or parcel of land situate in the City of Erie, County of Erie and Commonwealth of Pennsylvania, bounded and described as follows, to-wit: BEGINNING at a point in the north line of Stafford Avenue, Three hundred ninety (390) feet west of the west line of Chestnut Street; thence northwardly parallel with Chestnut Street, One hundred thirty-two and one-half (132.50) feet; thence westwardly parallel with Stafford Avenue, Thirty (30) feet; thence southwardly parallel with Chestnut Street; One hundred thirty-two and one-half (132.5) feet to the north line of Stafford Avenue; thence eastwardly along the north line of Stafford Avenue, Thirty (30) feet to the place of beginning.

HAVING erected thereon a two story frame dwelling and one car garage being commonly known as 440 Stafford Avenue, Erie, Pennsylvania. Bearing Erie County Tax Index No. (19) 6049-330.

PROPERTY ADDRESS: 440 Stafford Avenue, Erie, PA 16508-1766

PARCEL 19060049033000

BEING the same premises which Eric B. Manning, by his Attorney-in-Fact Theresa M. Manning and Theresa M. Manning, husband and wife by Deed dated May 7, 2008, and recorded May 7, 2008, in the Office of the Recorder of Deeds in and for Erie County in Deed Book 1493, Page 832, and Instrument Number 2008-011292 granted and conveyed unto Chris M. Adams and Catherine A. Holveck, as joint tenants with the right of survivorship.

JESSICA N. MANIS, ESQUIRE
 STERN & EISENBERG, PC
 1581 Main Street, Suite 200
 The Shops at Valley Square

Warrington, PA 18976
 (215) 572-8111

Mar. 31 and Apr. 7, 14

SALE NO. 31
Ex. #12596 of 2016
The Bank of New York Mellon
F/k/a The Bank of New York
successor in interest to JP
Morgan Chase Bank as Trustee
for GSRPM 2002-1 c/o Ocwen
Loan Servicing, LLC, Plaintiff

v.

Joyce M. Fuller a/k/a Joyce
Fuller, Defendant

LEGAL DESCRIPTION

ALL that certain lot or piece of ground situate in the Township of North East, County of Erie and Commonwealth of Pennsylvania, being Lot No. 71 in a plan of lots known as George H. Donler Sub-division No. 3, as the same is recorded in the Recorder's Office of Erie County, Pennsylvania, in Plan Book Volume _ page _ and more particularly bounded and described as follows, to-wit:

BEGINNING at a point on the Easterly side of a private road as laid out in said Plan, which point is in the dividing line between Lots Nos. 70 and 71 in said Plan; thence in a Northeasterly direction along said dividing line a distance of Two Hundred Two and Seven Hundredths (202.07) feet to a point in the dividing line between Lots Nos. 70, 71 and 72 in said Plan; thence in a Northerly direction along said dividing line a distance of Ninety (90) feet to a point on the Southerly side of a private road as laid out in said Plan; thence in a Westerly direction along the Southerly side of said private road a distance of Two Hundred Twenty-seven (227) feet to a point on the Easterly side of the first mentioned private road, and thence in a Southerly direction along said first mentioned private road a distance of Ninety-three and Thirty eight Hundredths (93.38) feet to the point and place of beginning. The parties of the second part, their heirs and assigns, shall have the right to use for bathing privileges that portion, of the lake front of Lake Erie as lies in front of Lots 1, 92, 81, 80,

79, 78, 77, 76, 75 and 74 of the Plan of Lots hereinabove mentioned. The said bathing privileges shall insure to the benefit of said grantees, their heirs and assigns, their tenants and guests, and shall in like manner be enjoyed in common by the owners of the other lots in said Plan.

BEING the same premises as became vested in Grantor herein by deed of George H. Dohler and Alma Dohler dated 6/29/46 and recorded 8/5/46 in Deed Book Volume 476 page 353 in the Recorder's Office of Erie County, Pennsylvania.

UNDER AND SUBJECT to coal, oil, gas, mineral and mining rights as heretofore conveyed or reserved as shown in prior instruments of record. UNDER AND SUBJECT rights of way, easement, restrictions and exceptions as set forth in prior instruments of record.

PROPERTY ADDRESS: 155 Hidden Lane, North East, PA 16428 PARCEL 37012018008200

BEING the same premises which Mary Ann Sena, Executrix of the estate of Lucy W. Boll, by her Attorney-In-Fact Mary Anne Dietrick by Deed dated February 26, 1999, and recorded March 22, 1999, in the Office of the Recorder of Deeds in and for Erie County in Deed Book 0624, Page 1516, granted and conveyed unto Joyce M. Fuller, single.

JESSICA N. MANIS, ESQUIRE
 STERN & EISENBERG, PC
 1581 Main Street, Suite 200
 The Shops at Valley Square
 Warrington, PA 18976
 (215) 572-8111

Mar. 31 and Apr. 7, 14

SALE NO. 32
Ex. #13010 of 2016
U.S Bank National Association,
as Trustee for J.P Morgan
Mortgage Acquisition Corp.
2005-OP Asset Backed Pass-
Through Certificates, Series
2005-OPT2 c/o Ocwen Loan
Servicing, LLC Plaintiff

v.

Joseph McDonald
Noelle McDonald a/k/a Noelle
Smith

LEGAL DESCRIPTION

LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS ALL THAT CERTAIN PROPERTY SITUATED IN CITY OF ERIE IN THE COUNTY OF ERIE, AND STATE OF PA AND BEING DESCRIBED IN A DEED DATED 04/02/2001 AND RECORDED 04/06/2001 IN BOOK 764 PAGE 425 AMONG THE LAND RECORDS OF THE COUNTY AND STATE SET FORTH ABOVE, AND REFERENCED AS FOLLOWS:
LOT: BLOCK:

ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN THE FIFTH WARD OF THE CITY OF ERIE, COUNTY OF ERIE AND COMMONWEALTH OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT: BEGINNING AT A POINT IN THE EAST LINE OF PINE AVENUE AT THE NORTH WEST CORNER OF LAND CONVEYED BY ELIHU MARVIN TO BUCKAIR H. STRAUB, SAID POINT BEING THREE HUNDRED TWENTY-NINE AND TWENTY-NINE HUNDREDTHS (329.29) FEET MORE OR LESS NORTH OF THE OLD SOUTH LINE OF THE CITY OF ERIE; THENCE NORTHWESTERLY ALONG THE NORTHEAST LINE OF PINE AVENUE, SEVENTY-FOUR AND SEVENTY-TENTHS [sic] (74.7) FEET MORE OR LESS TO THE LINE OF LAND CONVEYED BY IRWIN H. KOLIE TO T.M. HEMPHILL; THENCE NORTHEASTERLY ALONG THE LINE OF LAND CONVEYED TO T.M. HEMPHILL AND ALONG THE EXTENSION OF SAID LINE, THREE HUNDRED (300) FEET MORE OR LESS TO THE WEST LINE OF SHANE STREET AS LAID OUT BY ORDINANCE OF THE CITY OF ERIE; THENCE SOUTHEASTERLY ALONG THE WEST LINE OF SHANK STREET SEVENTY-FOUR AND SEVEN-TENTHS (74.7) FEET TO A POINT; THENCE SOUTHWESTERLY THREE HUNDRED (300) FEET MORE OR LESS TO THE NORTHEAST LINE OF PINE AVENUE, THE PLACE

OF BEGINNING. EXCEPTING AND RESERVING ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN THE CITY OF ERIE, COUNTY OF ERIE AND COMMONWEALTH OF PENNSYLVANIA, DESCRIBED IN ERIE COUNTY DEED BOOK 921 AT PAGE 151. BEING ONE HUNDRED TWENTY (120) FEET IN DEPTH, SEVENTY-FOUR AND SEVEN TENTHS (74.7) IN WIDTH AND BEING IDENTIFIED AS ERIE COUNTY TAX INDEX NO. (18) 5071122.

PROPERTY ADDRESS: 3213 Pine Avenue, Erie, PA 16504-1159
PARCEL 18050071010600
BEING the same premises which Frank A. Kartesz II and Stephanie A. Kartesz, husband and wife by Deed dated April 2, 2001, and recorded April 6, 2001, in the Office of the Recorder of Deeds in and for Erie County in Deed Book 0764, Page 0425, granted and conveyed unto Joseph McDonald, single and Noelle Smith, single as joint tenants with right of survivorship and not as tenants in common
JESSICA N. MANIS, ESQUIRE
STERN & EISENBERG, PC
1581 Main Street, Suite 200
The Shops at Valley Square
Warrington, PA 18976
(215) 572-8111

Mar. 31 and Apr. 7, 14

SALE NO. 33

Ex. #12815 of 2016

Franklin American Mortgage Company, Plaintiff
v.

Jack W. Brandt, Defendant
DESCRIPTION

By virtue of a Writ of Execution filed to No. 12815-16, Franklin American Mortgage Company v. Jack W. Brandt
Jack W. Brandt, owners of property situated in the Township of Harborcreek, Erie County, Pennsylvania being 443 Dale Drive, Erie, Pennsylvania 16511.
Tax I.D. No. 27006076000500
Assessment: \$ 116,537.05
Improvements: Residential Dwelling
McCabe, Weisberg and Conway, P.C.
123 South Broad Street, Suite 1400

Philadelphia, PA 19109
215-790-1010

Mar. 31 and Apr. 7, 14

SALE NO. 34

Ex. #11411 of 2016

Beneficial Consumer Discount Company d/b/a Beneficial Mortgage Co. of Pennsylvania, Plaintiff
v.

Linda R. Fitzpatrick and William J. Fitzpatrick, Defendant
DESCRIPTION

By virtue of a Writ of Execution filed to No. 11411-16, Beneficial Consumer Discount Company d/b/a Beneficial Mortgage Co. of Pennsylvania v. Linda R. Fitzpatrick and William J. Fitzpatrick, owners of property situated in the City of Erie, Erie County, Pennsylvania being 3834 Lake Pleasant Road, Erie, Pennsylvania 16504.
Tax I.D. No. 18053083011100
Assessment: \$ 133,624.14
Improvements: Residential Dwelling
McCabe, Weisberg and Conway, P.C.
123 South Broad Street, Suite 1400
Philadelphia, PA 19109
215-790-1010

Mar. 31 and Apr. 7, 14

SALE NO. 35

Ex. #12585 of 2016

Bank of America, N.A., Plaintiff
v.

Sandra D. Gore, Defendant
DESCRIPTION

By virtue of a Writ of Execution filed to No. 12585-16, BANK OF AMERICA, N.A. v. Sandra D. Gore, owner of property situated in the City of Erie, Erie County, Pennsylvania being 216 West 2nd Street, Erie, Pennsylvania 16507.
Tax I.D. No. (17) 4043 - 127
Assessment: \$ 63,783.13
Improvements: Residential Dwelling
McCabe, Weisberg and Conway, P.C.
123 South Broad Street, Suite 1400
Philadelphia, PA 19109
215-790-1010

Mar. 31 and Apr. 7, 14

SALE NO. 37

Ex. #12796 of 2016

U.S. BANK NATIONAL ASSOCIATION, (TRUSTEE

**FOR THE PENNSYLVANIA
HOUSING FINANCE AGENCY
PURSUANT TO A TRUST
INDENTURE DATED AS OF
APRIL 1, 1982), Plaintiff**

v.

**ALLISON M. CARROLL,
Defendant**

SHERIFF'S SALE

By virtue of a Writ of Execution filed to No. 12796-2016, U.S. Bank National Association, et al vs. Allison M. Carroll, owner of property situated in Millcreek Township, Erie County, Pennsylvania being 4829 Oakland Street, Erie, PA 16509. Dimensions: (Call Assessment (814) 451-6225 for square footage and/or acreage) Assessment Map Number: (33) 99-427-10.01 & (33) 99-427-11 Assess Value figure: \$87,500.00 Improvement thereon: Dwelling Lois M. Vitti, Esquire Attorney for Plaintiff 215 Fourth Avenue Pittsburgh, PA 15222 (412) 281-1725

Mar. 31 and Apr. 7, 14

SALE NO. 38

Ex. #13160 of 2016

**U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE
FOR THE PENNSYLVANIA
HOUSING FINANCE AGENCY,
Plaintiff**

v.

**BRUCE E. SKINNER,
Defendants**

SHERIFF'S SALE

By virtue of a Writ of Execution No. 2016-13160, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, Plaintiff vs. BRUCE E. SKINNER, Defendants Real Estate: 944 E. 8TH STREET, ERIE, PA 16503 Municipality: City of Erie Erie County, Pennsylvania Dimensions: 165' x 27 1/2' See Deed Book 1015, Page 911. Tax I.D. 1030-128 Assessment \$ 8,700 (Land) \$29,700 (Bldg) Improvement thereon: a residential dwelling house as identified above

Leon P. Haller, Esquire
Purcell, Krug & Haller
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Harrisburg, PA 17104
(717) 234-4178

Mar. 31 and Apr. 7, 14

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Seminar - 8:30 a.m. - Noon (including breaks)

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The Program

This up-to-date legal ethics seminar explores the special ethics threats facing today's practitioners, in general and specialized practice and in organizational settings; how to avoid them, how to plan for them when they can't be avoided, and how to react when specific dangerous situations appear.

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- ♦The limits of loyalty
- ♦Foreign lawyer traps
- ♦"Who is the client?" dilemmas
- ♦Business vs Professionalism in the law
- ♦The client who sued herself
- ♦Perils of the technology J-curve
- ♦Social media perils for attorneys ... and more.

The Instructor

Jack Marshall is the president and founder of ProEthics, Ltd., and the primary writer and editor of the ethics commentary blog, Ethics Alarms (www.ethicsalarms.com). He has taken the experience gleaned from a diverse career in law, public policy, academia and theater and applied it to the field of legal, business and organizational ethics. Over 18 years he has developed more than 200 programs for bar associations, law firms, Fortune 500 companies, non-profit organizations, trade associations and local and national government agencies. In addition, he has worked to develop rules of professional responsibility for attorneys in emerging African democracies through the International Bar Association, for the new judiciary of the Republic of Mongolia through USAID, and as ethics counsel to US law firms. With Pulitzer Prize-winning historian Edward Larson, he compiled and edited *The Essential Words and Writing of Clarence Darrow* (Random House, 2007).

A member of the Massachusetts and D.C. Bars, Mr. Marshall has been on the adjunct faculty of the Washington College of Law at the American University in Washington, DC. Marshall is a graduate of Harvard College and Georgetown University Law Center. His articles and essays on topics ranging from leadership and ethics to popular culture have appeared in numerous national and regional publications, and he has appeared on a variety of talk shows to discuss ethics and public policy, from Neil Cavuto's "Your World" to NPR's "Tell Me More" and "Religion and Ethics Weekly." In 2014 Marshall was named to the "Top 100 Thought Leaders in Trustworthy Business" (www.trustacrossamerica.com).



Reservations due to the ECBA office by April 16.

Cancellation Policy for ECBA Events/Seminars:

Cancellations received on or before the last reservation deadline will be fully refunded. Cancellations received after the deadline or non-attendance will not be refunded. If you register for an event without payment in advance and don't attend, it will be necessary for the ECBA to send you an invoice for the event.

ESTATE NOTICES

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

FIRST PUBLICATION

**ALBRECHT, KATHRYN R.,
deceased**

Late of the Township of Greene, County of Erie and Commonwealth of Pennsylvania
Executor: David Bartnicki, c/o 504 State Street, 3rd Floor, Erie, PA 16501
Attorney: Michael J. Nies, Esquire, 504 State Street, 3rd Floor, Erie, PA 16501

**BLILEY, RICHARD DAWSON,
a/k/a RICHARD D. BLILEY,
deceased**

Late of the Township of Millcreek, County of Erie, and Commonwealth of Pennsylvania
Executor: Judith Lynne Bliley
Attorney: Thomas J. Buseck, Esquire, The McDonald Group, L.L.P., 456 West Sixth Street, Erie, PA 16507-1216

**DANOWSKI, ERSILIA J., a/k/a
ERSILIA C. DANOWSKI, a/k/a
SIL DANOWSKI,
deceased**

Late of the City of Erie, County of Erie, State of Pennsylvania
Co-Executrices: Constance D. Larsen, 6978 Southeast 12th Circle, Ocala, FL 34480, and Jean M. Gleason, 5908 Sun Court, Erie, PA 16509
Attorney: James R. Steadman, Esq., 24 Main St. E., P.O. Box 87, Girard, PA 16417

**DiTULLIO, JOHN L., a/k/a
JOHN L. DiTULLIO JR.,
deceased**

Late of Millcreek Township, Erie County, Pennsylvania
Executrix: Ann T. DiTullio, c/o Jerome C. Wegley, Esq., 120 West Tenth Street, Erie, PA 16501
Attorney: Jerome C. Wegley, Esq., Knox McLaughlin Gornall & Sennett, P.C., 120 West Tenth Street, Erie, PA 16501

**GUELCHER, JOHN H.,
deceased**

Late of the Township of Fairview, County of Erie and Commonwealth of Pennsylvania
Executrix: Marilyn J. Guelcher, 1490 Taylor Ridge Court, Erie, PA 16505-2660
Attorneys: MacDonald, Illig, Jones & Britton LLP, 100 State Street, Suite 700, Erie, Pennsylvania 16507-1459

**HEIN, ROBERT J.,
deceased**

Late of the City of Erie, Erie County, Commonwealth of Pennsylvania
Executor: Robert A. Hein, c/o 120 W. 10th Street, Erie, PA 16501
Attorney: Jeffrey D. Scibetta, Esq., Knox McLaughlin Gornall & Sennett, P.C., 120 West 10th Street, Erie, PA 16501

**KERR, JOSEPH A.,
deceased**

Late of the Township of Millcreek, Commonwealth of Pennsylvania
Executor: Deborah Mingey, c/o David L. Hunter, 821 State Street, Erie, PA 16506
Attorney: David L. Hunter, Esquire, 821 State Street, Erie, PA 16501

**MARTIN, EUGENE R.,
deceased**

Late of the City of Erie, Erie County, Commonwealth of Pennsylvania
Executrix: Sandra Gordon, c/o 120 W. 10th Street, Erie, PA 16501
Attorney: Christine Hall McClure, Esq., Knox McLaughlin Gornall & Sennett, P.C., 120 West 10th Street, Erie, PA 16501

**WEBER, ISABELLE VICTORIA,
a/k/a ISABELLE V. WEBER, a/k/a
I. V. WEBER, a/k/a VIKI WEBER,
deceased**

Late of the City of Erie, County of Erie, and Commonwealth of Pennsylvania
Executor: Kenneth G. Vasil
Attorney: Craig A. Zonna, Esquire, ELDERKIN LAW FIRM, 150 East 8th Street, Erie, PA 16501

SECOND PUBLICATION

**ALLGEIER, DAVID R.,
deceased**

Late of the Township of Greene, County of Erie, Commonwealth of Pennsylvania
Executor: William T. Macrino, c/o Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508
Attorney: Colleen R. Stumpf, Esq., Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508

**GRAY, PATRICK J.,
deceased**

Late of the City of Erie, County of Erie and State of Pennsylvania
Executor: Martin A. Anderson
Attorney: Gregory A. Karle, Esquire, Dailey, Karle & Vilella, 150 East Eighth Street, 2nd Floor, Erie, PA 16501

**HARTLE, WILLIAM DOUGLAS,
a/k/a WILLIAM D. HARTLE,
deceased**

Late of the City of Erie, Erie County, Pennsylvania
Administrator: Craig D. Hartle, c/o Frances A. McCormick, Esq., Knox McLaughlin Gornall & Sennett, P.C., 120 West Tenth Street, Erie, PA 16501
Attorney: Frances A. McCormick, Esq., Knox McLaughlin Gornall & Sennett, P.C., 120 West Tenth Street, Erie, PA 16501

**MARSHALL, HILDEGARD,
deceased**

Late of the City of Erie, County of Erie
Executor: Andrew Marshall, 2630 S. Hill Road, McKean, Pennsylvania 16426
Attorney: Kari A. Froess, Esquire, Carney & Good, 254 West Sixth Street, Erie, Pennsylvania 16507

**NAYLOR, JOHN R.,
deceased**

Late of the Township of Millcreek, County of Erie, Commonwealth of Pennsylvania
Administrator: Mark Naylor, c/o Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508
Attorney: Colleen R. Stumpf, Esq., Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508

**ROSS, DONALD L.,
deceased**

Late of the Township of Harborcreek, County of Erie, Commonwealth of Pennsylvania
Co-Executors: Michael J. Ross and David F. Ross, c/o Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508
Attorney: Colleen R. Stumpf, Esq., Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508

**RUPP, JOAN LOUISE,
deceased**

Late of the City of Erie, County of Erie and Commonwealth of Pennsylvania
Executor: Gregory J. Mitchell, c/o 504 State Street, Suite 300, Erie, PA 16501
Attorney: Damon C. Hopkins, Esquire, 504 State Street, Suite 300, Erie, PA 16501

**SCHNEIDER, WILLIAM M.,
deceased**

Late of the Township of Millcreek, County of Erie, Commonwealth of Pennsylvania
Executrix: Claudia M. Schneider, c/o Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508
Attorney: Melissa L. Larese, Esq., Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508

**VARRASSA, ESTHER M.,
deceased**

Late of Concord Township, Erie County, Pennsylvania
Executor: Thomas E. Varrassa, 20112 S. Center St., Corry, PA 16407
Attorney: William E. Barney, Attorney at Law, 200 N. Center St., Corry, PA 16407

THIRD PUBLICATION

**BLAKESLEE, BARBARA A.,
deceased**

Late of the City of Erie, Erie County, Pennsylvania
Executrix: Karen Marie Matteson, c/o Jerome C. Wegley, Esq., Knox McLaughlin Gornall & Sennett, P.C., 120 West Tenth Street, Erie, PA 16501
Attorney: Jerome C. Wegley, Esq., Knox McLaughlin Gornall & Sennett, P.C., 120 West Tenth Street, Erie, PA 16501

**CHAFFEE, DAVID L.,
deceased**

Late of the City of Erie, County of Erie, Commonwealth of Pennsylvania
Executrix: David M. Chaffee, c/o Melaragno, Placidi, Parini & Veitch, 502 West Seventh Street, Erie, PA 16502
Attorney: Gene P. Placidi, Esquire, Melaragno, Placidi, Parini & Veitch, 502 West Seventh Street, Erie, PA 16502

**FALCONE, JOHN R.,
deceased**

Late of the Township of Millcreek, County of Erie, Commonwealth of Pennsylvania
Co-Executors: Shawn Gorrington & John R. Falcone, II, c/o Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508
Attorney: Colleen R. Stumpf, Esq., Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508

**GOODSPEED, ANNA MAE,
deceased**

Late of North East Township, Erie County, North East, Pennsylvania
Executrix: Nancy Eisaman, c/o Robert J. Jeffery, Esq., 33 East Main Street, North East, Pennsylvania 16428
Attorney: Orton & Jeffery, P.C., 33 East Main Street, North East, Pennsylvania 16428

**HENNEN, CHARLOTTE
ANNE, a/k/a CHARLOTTE ANN
HENNEN, a/k/a CHARLOTTE A.
HENNEN, a/k/a CHARLOTTE
HENNEN,
deceased**

Late of the Borough of Albion, County of Erie, State of Pennsylvania
Executor: Wayne C. Hennen, 215 South Main Street, Albion, PA 16401
Attorney: James R. Steadman, Esq., 24 Main St. E., P.O. Box 87, Girard, PA 16417

**KASPER, EMILIE M.,
deceased**

Late of Lake City Borough, County of Erie
Executrix: Janet M. Kuhns, 7025 Kreider Road, Fairview, PA 16415
Attorney: Thomas A. Testi, Esq., 3952 Avonia Road, P.O. Box 413, Fairview, PA 16415

**LEWIS, MARGARET A., a/k/a
MARGARET LEWIS, a/k/a
MARGARET ANN LEWIS,
deceased**

Late of the Township of Millcreek,
County of Erie, Commonwealth of
Pennsylvania

Co-Executors: Kenneth E.
Lewis, Thomas W. Lewis and
Mary B. Lewis, c/o Quinn, Buseck,
Leemhuis, Toohey & Kroto, Inc.,
2222 West Grandview Blvd., Erie,
PA 16506

Attorney: Darlene M. Vlahos,
Esq., Quinn, Buseck, Leemhuis,
Toohey & Kroto, Inc., 2222 West
Grandview Blvd., Erie, PA 16506

**PETRI, DAVID H., a/k/a DAVID
PETRI,
deceased**

Late of the Borough of Lake
City, County of Erie, State of
Pennsylvania

Administrator: David D. Petri, 734
Country Club Road, Mount Airy,
NC 27030

Attorney: Grant M. Yochim,
Esq., 24 Main St. E., P.O. Box 87,
Girard, PA 16417

**PREISLER, JOHN E.,
deceased**

Late of the City of Erie, County
of Erie and Commonwealth of
Pennsylvania

Administrator: Jim S. Preisler
Attorney: Thomas J. Minarcik,
Esquire, Elderkin Law Firm, 150
East 8th Street, Erie, PA 16501

**ROSE, PATRICIA M.,
deceased**

Late of the Township of
Harborcreek, County of Erie and
Commonwealth of Pennsylvania

Executor: James J. Rose, c/o
Yochim, Skiba & Nash, 345 West
Sixth Street, Erie, PA 16507

Attorney: Gary H. Nash, Esq.,
Yochim, Skiba & Nash, 345 West
Sixth Street, Erie, PA 16507

**STEWART, JAMES RALDO,
a/k/a JAMES R. STEWART, a/k/a
JAMES STEWART,
deceased**

Late of the City of Erie, Erie
County, Pennsylvania

Administratrix: Patricia Stewart,
c/o Jerome C. Wegley, Esq., Knox
McLaughlin Gornall & Sennett,
P.C., 120 West Tenth Street, Erie,
PA 16501

Attorney: Jerome C. Wegley,
Esq., Knox McLaughlin Gornall
& Sennett, P.C., 120 West Tenth
Street, Erie, PA 16501

**VEREB, ROBERT J.,
deceased**

Late of the Township of Millcreek,
County of Erie, Commonwealth of
Pennsylvania

Administratrix: Melissa Sull,
c/o Quinn, Buseck, Leemhuis,
Toohey & Kroto, Inc., 2222 West
Grandview Blvd., Erie, PA 16506-
4508

Attorney: Melissa L. Larese,
Esq., Quinn, Buseck, Leemhuis,
Toohey & Kroto, Inc., 2222 West
Grandview Blvd., Erie, PA 16506-
4508

CHANGES IN CONTACT INFORMATION OF ECBA MEMBERS

ROBERT M. BARBATO, JR.814-864-5841
1314 Griswold Plaza
Erie, PA 16501*rbarbatojr.jd@gmail.com*

Firm Name Change

Bernard Stuczynski & Barnett is now **Bernard Stuczynski Barnett & Lager**

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