

Erie County Legal Journal

May 17, 2019

Vol. 102 No. 20



102 ERIE

Erie County Legal Journal

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

Managing Editor: Megan E. Black

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

SUNDAY, MAY 19, 2019

16th Annual Attorneys & Kids Together 5K Run/Walk
9:00 a.m.

MONDAY, MAY 20, 2019

ECBA Board of Directors Meeting

Noon

The Will J. Schaaf & Mary B. Schaaf Education Center

TUESDAY, MAY 21, 2019

ECBA Live Seminar

*Essential Information for Attorneys & Judges
Regarding IOLTA & Disciplinary Board Matters*

The Will J. Schaaf & Mary B. Schaaf Education Center

8:00 a.m. - Registration

8:30 a.m. - 10:30 a.m. - Seminar

\$94 (ECBA members/their non-attorney staff)

\$120 (non-members)

2 hours ethics

WEDNESDAY, MAY 22, 2019

ECBA Live Lunch-n-Learn Seminar

*Regulations and Expectations Concerning the
Quehanna Motivational Boot Camp Program*

The Will J. Schaaf & Mary B. Schaaf Education Center

11:45 a.m. - Registration/Lunch

12:15 p.m. - 1:15 p.m. - Seminar

\$47 (ECBA members/their non-attorney staff)

\$60 (non-members)

1 hour substantive

THURSDAY, MAY 23, 2019

Defense Bar Section Meeting

Noon

ECBA Headquarters

THURSDAY, MAY 23, 2019

AKT Kid Connection Event

5:30 p.m. - 7:00 p.m.

Claytopia

MONDAY, MAY 27, 2019

Memorial Day Holiday

ECBA Office Closed

Erie County and Federal Courthouses Closed



Erie County Bar
Association



@eriepabar

To view PBI seminars visit the events calendar
on the ECBA website

<http://www.eriebar.com/public-calendar>

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**ACTION TO QUIET TITLE
NOTICE**

To: William Young and any and all unknown occupants of 141 East 34th Street, Erie, Pennsylvania
Please take notice that Fizel Enterprises, Plaintiff, has filed a complaint to quiet title against, defendants, William Young and any and all unknown occupants of 141 East 34th Street, Erie, Pennsylvania, in the Court of Common Pleas of Erie County, Pennsylvania, Civil Division, No. 2019-10775. Plaintiff is the owner of the described property situate in the City of Erie, County of Erie and Commonwealth of Pennsylvania, bearing Tax Index Number (18) 5354-210, more commonly known as 141 East 34th Street, Erie, Pennsylvania. The defendants may have some interest in the above described property. Plaintiff has filed this action to quiet title to the property and seek to bar the defendants from ever asserting any right, title, interest, lien or claim against the property.

NOTICE

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 OTHER CLAIM OR RELIEF REQUESTED BY THE PLAINTIFFS. YOU MAY LOSE MONEY OR PROPERTY OR OTHER RIGHTS IMPORTANT TO YOU.
YOU SHOULD TAKE THIS

**NOTICE TO A 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.**

Lawyer Referral &
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P.O. Box 1792
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MON - FRI 8:30 a.m. to 3:00 p.m.
**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.**

Jennifer B. Hirneisen, Esquire
MacDonald, Illig, Jones
& Britton LLP

100 State Street, Suite 700
Erie, PA 16507-1459
(814) 870-7703

Attorneys for Fizel Enterprises

May 17

CHANGE OF NAME NOTICE

In the Court of Common Pleas of Erie County, Pennsylvania 11302-19 Notice is hereby given that a Petition was filed in the above named court requesting an Order to change the name of Emma Phillips to Emma Peterson.

The Court has fixed the 17th day of June, 2019 at 3:30 p.m. in Court Room G, Room 222, of the Erie County Court House, 140 West 6th Street, Erie, Pennsylvania 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.

May 17

INCORPORATION NOTICE

NOTICE is hereby given that Eady Enterprise and Investments, Inc. has been incorporated under the provisions of the Business Corporation Law of 1988.
Craig A Zonna, Esq.

ELDERKIN LAW FIRM
150 E. 8th St.
Erie, PA 16501

May 17

WITHDRAWAL NOTICE

MACTEC CONSTRUCTORS, INC. with a commercial registered office provider in care of United Agent Group Inc. in Erie County does hereby give notice of its intention to withdraw from doing business in this Commonwealth. The address to which any proceeding may be sent is 2020 Winston Park Dr., Ste. 700, Oakville, Ontario L6H 6X7 Canada. This shall serve as official notice to creditors and taxing authorities.

May 17

LEGAL NOTICE

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
IN THE COURT OF COMMON
PLEAS OF ERIE COUNTY,
PENNSYLVANIA
CIVIL ACTION – LAW
No. 2019-10933

THE BANK OF NEW YORK
MELLON, F/K/A THE BANK OF
NEW YORK AS SUCCESSOR
TO JPMORGAN CHASE BANK,
NATIONAL ASSOCIATION, AS
INDENTURE TRUSTEE FOR
THE REGISTERED HOLDERS
OF ABFS MORTGAGE LOAN
TRUST 2002-3, MORTGAGE-
BACKED PASS-THROUGH
CERTIFICATES, SERIES 2002-3,
Plaintiff

vs.

SHEARICE GUERRERO
A/K/A SHEARICE HOWARD-
GUERRERO, in her capacity as
Administratrix of the Estate of
BARBARA DEBERRY A/K/A
BARBARA ANN DEBERRY
and in her capacity as Heir of
ANTHONY D. DEBERRY A/K/A
ANTHONY DWAYNE DEBERRY,
Deceased Heir of the Estate of
BARBARA DEBERRY A/K/A
BARBARA ANN DEBERRY,
SHANNON JONES, in his
capacity as Heir of the Estate of
BARBARA DEBERRY A/K/A
BARBARA ANN DEBERRY,
ANTONIO DEBBERRY [sic], II,
in his capacity as Heir of the Estate

of BARBARA DEBERRY A/K/A BARBARA ANN DEBERRY, D'ANDRE DEBERRY, in his capacity as Heir of the Estate of BARBARA DEBERRY A/K/A BARBARA ANN DEBERRY, ROBERT JAMES DEBERRY, in his capacity as Heir of the Estate of BARBARA DEBERRY A/K/A BARBARA ANN DEBERRY, JASMINE YOUNG, in her capacity as Heir of the Estate of BARBARA DEBERRY A/K/A BARBARA ANN DEBERRY, SHANA DEBERRY, in her capacity as Heir of ANTHONY D. DEBERRY A/K/A ANTHONY DWAYNE DEBERRY, Deceased Heir of the Estate of BARBARA DEBERRY A/K/A BARBARA ANN DEBERRY, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER BARBARA DEBERRY A/K/A BARBARA ANN DEBERRY, DECEASED, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ANTHONY D. DEBERRY A/K/A ANTHONY DWAYNE DEBERRY, Deceased Heir of the Estate of BARBARA DEBERRY A/K/A BARBARA ANN DEBERRY, Defendants

NOTICE

To UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ANTHONY D. DEBERRY A/K/A ANTHONY DWAYNE DEBERRY, DECEASED and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ANTHONY D. DEBERRY A/K/A ANTHONY DWAYNE DEBERRY, Deceased Heir of the Estate of BARBARA DEBERRY A/K/A BARBARA ANN DEBERRY

You are hereby notified that on March 26, 2019, Plaintiff, THE BANK OF NEW YORK MELLON, F/K/A THE BANK OF NEW YORK AS SUCCESSOR TO JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE FOR THE REGISTERED HOLDERS OF ABFS MORTGAGE LOAN TRUST 2002-3, MORTGAGE-BACKED PASS-THROUGH CERTIFICATES, SERIES 2002-3, 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. 2019-10933. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 317 WEST 4TH STREET, ERIE, PA 16507-1240 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:

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Telephone (814) 459-4411
May 17



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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

**MAY 24, 2019
AT 10 A.M.**

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

May 3, 10, 17

SALE NO. 1

**Ex. #10426 of 2013
NORTHWEST SAVINGS
BANK, Plaintiff**

v.

**BRENDA L. MALMGREN,
Defendant**

DESCRIPTION

By virtue of a Writ of Execution filed at No. 2013-10426, Northwest Savings Bank vs. Brenda L. Malmgren, owner of property situate in the Township of Harborcreek, Erie County, Pennsylvania being: 3417 Greenlawn Avenue, Erie, Pennsylvania.

Approx. .5132 acres

Assessment Map Number: (27) 56-190-1.01

Assessed Value Figure: \$90,600.00

Improvement Thereon: Residence
Kurt L. Sundberg, Esq.
Marsh Spaeder Baur Spaeder
& Schaaf, LLP
Suite 300, 300 State Street
Erie, Pennsylvania 16507
(814) 456-5301

May 3, 10, 17

SALE NO. 2

**Ex. #30336 of 2019
NORTHWEST BANK, f/k/a
NORTHWEST SAVINGS
BANK, Plaintiff**

v.

**JOEL II RESTORATION
OUTREACH, INC., Defendant
DESCRIPTION**

By virtue of a Writ of Execution filed to No. 30336-2019, Northwest Bank, f/k/a Northwest Savings Bank vs. Joel II Restoration Outreach, Inc., owner of property situated in City of Erie, Erie County, Pennsylvania being 701 East 22nd Street, Erie, Pennsylvania 16503
0.0558 acres

Assessment Map Numbers: (18) 5030-219 and (18) 5030-219.98

Assessed Value Figure: 75,000.00

Improvement Thereon: Two-Story Frame Dwelling House, Mixed Residential/Commercial Building
Nicholas R. Pagliari

Pa. Supreme Court ID No. 87877

MacDONALD, ILLIG, JONES
& BRITTON LLP

100 State Street, Suite 700

Erie, Pennsylvania 16507-1459

(814) 870-7754

May 3, 10, 17

SALE NO. 3

**Ex. #12312 of 2018
KEITH N. SHADE and
AUDREY L. SHADE, Plaintiffs**

v.

**DENNIS R. BAILEY, Defendant
DESCRIPTION**

By virtue of Writ of Execution filed to No. 12312-2018, Keith N. Shade and Audrey L. Shade vs. Dennis R. Bailey, owner of property situate in Erie, Erie County, Pennsylvania being 2622 Perry Street, 32.5 x 86.12 and 1,320 square feet.

Assessment Map No (18) 050-056.0-110.00

Assessed Value \$60,800

Andrew P. Smith
425 West 10th Street
Erie, PA 16502
(814) 315-9255
drew@williamsandjorden.com
May 3, 10, 17

SALE NO. 4

**Ex. #12254 of 2018
WILMINGTON SAVINGS
FUND SOCIETY, FSB, AS
TRUSTEE OF STANWICH
MORTGAGE LOAN TRUST
A c/o Carrington Mortgage
Services, LLC, Plaintiff**

v.

**UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS, AND
ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING
RIGHT, TITLE OR INTEREST
FROM OR UNDER THOMAS
E. PERRY, deceased, Defendants
DESCRIPTION**

By virtue of a Writ of Execution filed to No. 12254-18, Wilmington Savings Fund Society, FSB, as Trustee of Stanwich Mortgage Loan Trust A vs. Unknown Heirs, Successors, Assigns, and all Persons, Firms or Associations claiming right, title or interest from or under Thomas E. Perry, deceased, owner of property situated in the Fifth Ward, City of Erie, Erie County, Pennsylvania being 2223 Warfel Avenue, Erie, PA 16503
732 square feet, 0.1195 acres

Assessment Map number:
18051002031700

Assessed Value figure: 28,160.00
Improvement thereon: Residential

Jill M. Fein, Esquire

Attorney I.D. 318491

Hill Wallack LLP

777 Township Line Rd., Suite 250

Yardley, PA 19067

(215) 579-7700

May 3, 10, 17

SALE NO. 5

**Ex. #12692 of 2018
CL45 MW LOAN 1, LLC,
Plaintiff**

v.

**VALLEY RIDGE
INVESTMENTS, LLC,
Defendant
DESCRIPTION**

By virtue of a Writ or Execution filed to No. 18-12692, CL45 MW LOAN 1, LLC vs. VALLEY RIDGE INVESTMENTS, LLC, owner(s) of property situated in WAYNE TOWNSHIP, Erie County, Pennsylvania being 11970 ROUTE 6, CORRY, PA 16407
Assessment Map number: (49) 20-44-15
Assessed Value figure: \$55,200 (LAND & BLDG)
Kimberly A. Bonner, Esquire
11 E. Chocolate Ave., Suite 300
Hershey, PA 17033
717-533-3280

May 3, 10, 17

SALE NO. 6

Ex. #12764 of 2018

**KEYBANK NA S/B/M FIRST
NIAGARA BANK NA, Plaintiff
v.**

**LINDA L. BELOTLIEFF,
Defendant(s)
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: BEGINNING AT A POINT IN THE EAST LINE OF WAYNE STREET, ONE HUNDRED TWENTY- FIVE (125) FEET NORTHWARDLY FROM ITS INTERSECTION WITH THE NORTH LINE OF TENTH STREET; THENCE EASTWARDLY, PARALLEL WITH TENTH STREET, ONE HUNDRED FORTY (140) FEET; THENCE NORTHWARDLY, PARALLEL WITH WAYNE STREET, FORTY (40) FEET; THENCE WESTWARDLY, PARALLEL WITH TENTH STREET, ONE HUNDRED FORTY (140) FEET; THENCE SOUTHWARDLY ALONG THE EAST LINE OF WAYNE STREET, FORTY (40) FEET TO THE PLACE OF BEGINNING. HAVING ERRECTED THEREON A FRAME DWELLING. BEING THE SAME PREMISES CONVEYED TO PART OF THE FIRST PART BY DEED DATED APRIL 29, 1994 AND RECORDED MAY 2, 1994

IN ERIE COUNTY RECORD BOOK 332 AT PAGE 709. SUBJECT TO RESTRICTIONS, RESERVATIONS, EASEMENTS, COVENANTS, OIL, GAS OR MINERAL RIGHTS OF RECORD, IF ANY. BEING THE SAME PREMISES CONVEYED TO LINDA L. BELOTLIEFF AND LAWRENCE P. GIBBONS, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP FROM MICHAEL R. SKELLY BY GENERAL WARRANTY DEED DATED 10/07/2008, AND RECORDED ON 10/07/2008, AT BOOK 1524 , PAGE 1305, IN ERIE COUNTY, PA.

PARCEL #: (15) 2038-109
PROPERTY ADDRESS: 917
Wayne Street, Erie, PA 16503
KML Law Group, P.C.
Attorney for Plaintiff
Suite 5000 - BNY Independence Center, 701 Market Street
Philadelphia, PA 19106
(215) 627-1322

May 3, 10, 17

SALE NO. 7

Ex. #13102 of 2018

**BAYVIEW LOAN SERVICING,
LLC, A DELAWARE LIMITED
LIABILITY COMPANY,
Plaintiff
v.**

**NANCY A. BRYAN, Defendant(s)
DESCRIPTION**

ALL that certain piece or parcel of land situate in the Township of Millcreek, County of Erie and State of Pennsylvania, bounded and described as follows, to-wit : BEGINNING at an iron pin in the east line of Filmore Avenue, Three hundred and thirty-five and thirty-two hundredths (335.32) feet north of the intersection of the said east line with the north line of Tenth Street;
Thence Northwardly along the east line of Filmore Avenue fifty (50) feet to an iron pin;
Thence eastwardly, parallel with Tenth Street, one hundred (100) feet to an iron pin;
Thence southwardly, parallel with Filmore Avenue, fifty (50) feet to an iron pin;

Thence westwardly, parallel with Tenth Street, one hundred (100) feet to the place of beginning.
Having erected thereon a one and one-half story dwelling.
TAX #: 33030051000300
PROPERTY ADDRESS: 835
Filmore Avenue, Erie, PA 16505
KML Law Group, P.C.
Attorney for Plaintiff
Suite 5000 - BNY Independence Center, 701 Market Street
Philadelphia, PA 19106
(215) 627-1322

May 3, 10, 17

SALE NO. 8

Ex. #13532 of 2013

**PENNSYLVANIA HOUSING
FINANCE AGENCY, Plaintiff
v.**

**LINDA L. GIBBENS, Defendant
DESCRIPTION**

By virtue of a Writ of Execution No. 2013-13532, PENNSYLVANIA HOUSING FINANCE AGENCY, Plaintiff vs. LINDA L. GIBBENS, Defendant
Real Estate: 14340 LOWVILLE STREET, WATTSBURG, PA 16442
Municipality: Borough of Wattsburg
Erie County, Pennsylvania
Instrument No. 2011-018603
Tax I.D. (48) 1-2-30
Assessment: \$26,600 (Land)
\$61,600 (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

May 3, 10, 17

SALE NO. 9

Ex. #13017 of 2018

**PNC Bank, National Association,
Plaintiff
v.**

**Jeffrey N. Leehan, AKA Jeffrey
Neal Leehan, Defendant
DESCRIPTION**

By virtue of a Writ of Execution filed to No. 2018-13017, PNC Bank, National Association vs. Jeffrey N. Leehan, AKA Jeffrey Neal Leehan, owner(s) of property situated in The Borough of Edinboro, Erie County,

Pennsylvania being 231 Maple Street, Edinboro, PA 16412
 720 SQFT
 Assessment Map Number:
 11001014000300
 Assessed Value figure: \$81,500.00
 Improvement thereon: Single Family Dwelling
 Kimberly J. Hong, Esquire
 Manley Deas Kochalski LLC
 P.O. Box 165028
 Columbus, OH 43216-5028
 614-220-5611

May 3, 10, 17

SALE NO. 10

Ex. #11645 of 2017

**U.S. Bank National Association,
 Plaintiff
 v.**

**Brian R. Silvis; Kathy S. Silvis,
 Defendants**

DESCRIPTION

By virtue of a Writ of Execution filed to No. 2017-11645, U.S. Bank National Association vs. Brian R. Silvis; Kathy S. Silvis owner(s) of property situated in The City of Erie, Erie County, Pennsylvania being 1745 Emery Drive, Erie, PA 16509
 2300 SQFT
 Assessment Map Number:
 19061078011200
 Assessed Value figure: \$131,000.00
 Improvement thereon: Single Family Dwelling
 Kimberly J. Hong, Esquire
 Manley Deas Kochalski LLC
 P.O. Box 165028
 Columbus, OH 43216-5028
 614-220-5611

May 3, 10, 17

SALE NO. 11

Ex. #13047 of 2018

**Lakeview Loan Servicing, LLC,
 Plaintiff
 v.**

Wendy Sue Barbalaci, Defendant

DESCRIPTION

By virtue of a Writ of Execution filed to No. 13047-2018, Lakeview Loan Servicing, LLC v. Wendy Sue Barbalaci, owners of property situated in the City of Erie, Erie County, Pennsylvania being 1362 West 36th Street, Erie, Pennsylvania 16508.

Tax I.D. No. 19-061-032.0-316.00
 Assessment: \$75,327.22
 Improvements: Residential Dwelling
 McCabe, Weisberg & Conway, LLC
 123 South Broad Street, Suite 1400
 Philadelphia, PA 19109
 215-790-1010

May 3, 10, 17

SALE NO. 12

Ex. #12329 of 2018

**HomeBridge Financial Services,
 Inc., Plaintiff
 v.**

**Sarah Marinelli, Known
 Surviving Heir of Alfred
 F. Marinelli and Unknown
 Surviving Heirs of Alfred F.
 Marinelli, Defendants**

DESCRIPTION

By virtue of a Writ of Execution filed to No. 12329-18, HomeBridge Financial Services, Inc. v. Sarah Marinelli, Known Surviving Heir of Alfred F. Marinelli and Unknown Surviving Heirs of Alfred F. Marinelli, owners of property situated in the Township of City of Erie, Erie County, Pennsylvania being 3004 Auburn Street, Erie, Pennsylvania 16508.
 Tax I.D. No. 19062029010900
 Assessment: \$78,369.00
 Improvements: Residential Dwelling
 McCabe, Weisberg & Conway, LLC
 123 South Broad Street, Suite 1400
 Philadelphia, PA 19109
 215-790-1010

May 3, 10, 17

SALE NO. 13

Ex. #13138 of 2018

**Pacific Union Financial, LLC,
 Plaintiff
 v.**

Andrea M. Wallis, Defendant

DESCRIPTION

By virtue of a Writ of Execution filed to No. 13138-18, Pacific Union Financial, LLC v. Andrea M. Wallis, owners of property situated in the Township of Millcreek, Erie County, Pennsylvania being 4065 Sierra Drive, Erie, Pennsylvania 16506.
 Tax I.D. No. 33-085-383.0-002.00
 Assessment: \$190,942.29

Improvements: Residential Dwelling
 McCabe, Weisberg & Conway, LLC
 123 South Broad Street, Suite 1400
 Philadelphia, PA 19109
 215-790-1010

May 3, 10, 17

SALE NO. 14

Ex. #13255 of 2018

**FIRST NATIONAL BANK OF
 PENNSYLVANIA, Plaintiff**

v.

**KATHLEEN M. HOLTZ,
 Defendant**

DESCRIPTION

All the right, title, interest and claim of Kathleen M. Holtz, of, in and to the following described real property:
 ALL that certain pieces or parcels of land situate in Millcreek Township, County of Erie, Pennsylvania. Said premises are commonly known as 2306 Norcross Road, Erie, PA 16510 and 2326 Norcross Road, Erie, PA 16510. Being Erie County Tax No. (33) 111483000100 and Parcel No. (33) 111 483 1, as is further described in the Deed recorded on August 29, 2008, in Erie County Deed Book Volume 1518, page 0074.
 McGRATH McCALL, P.C.
 Preston D. Jaquish, Esquire
 PA I.D. No. 316463
 Attorneys for Plaintiff
 Four Gateway Center, Suite 1040
 444 Liberty Avenue
 Pittsburgh, PA 15222
 (412) 281-4333

May 3, 10, 17

SALE NO. 15

Ex. #12424 of 2018

**Wells Fargo Bank, NA, Plaintiff
 v.**

**Kizzy N. Hines, in Her Capacity
 as Executrix of The Estate of
 Velma Brown a/k/a Velma Martin
 Brown a/k/a Velma M. Brown,
 Larry D. Hathaway, in His
 Capacity as Devisee of The Estate
 of Velma Brown a/k/a Velma
 Martin Brown a/k/a Velma M.
 Brown, Anthony Hathaway, in
 His Capacity as Devisee of The
 Estate of Velma Brown a/k/a
 Velma Martin Brown a/k/a Velma**

M. Brown, Trenayce Davis a/k/a Trenayce Davis, in Her Capacity as Devisee of The Estate of Velma Brown a/k/a Velma Martin Brown a/k/a Velma M. Brown, Defendant(s)

DESCRIPTION

By virtue of a Writ of Execution filed to No. 12424-18, Wells Fargo Bank, NA vs. Kizzy N. Hines, in Her Capacity as Executrix of The Estate of Velma Brown a/k/a Velma Martin Brown a/k/a Velma M. Brown, Larry D. Hathaway, in His Capacity as Devisee of The Estate of Velma Brown a/k/a Velma Martin Brown a/k/a Velma M. Brown, Trenayce Davis a/k/a Trenayce Davis, in Her Capacity as Devisee of The Estate of Velma Brown a/k/a Velma Martin Brown a/k/a Velma M. Brown Amount Due: \$40,980.78 Kizzy N. Hines, in Her Capacity as Executrix of The Estate of Velma Brown a/k/a Velma Martin Brown a/k/a Velma M. Brown, Larry D. Hathaway, in His Capacity as Devisee of The Estate of Velma Brown a/k/a Velma Martin Brown a/k/a Velma M. Brown, Anthony Hathaway, in His Capacity as Devisee of The Estate of Velma Brown a/k/a Velma Martin Brown a/k/a Velma M. Brown, owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 2305 East 44th Street, Erie, PA 16510-3907 Dimensions: 88.46 X IRR Assessment Map number: 18-052-055.0-115.00 Assessed Value: \$101,140.00 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

May 3, 10, 17

SALE NO. 16
Ex. #12617 of 2018
Wells Fargo Bank, NA, Plaintiff v.

Alicia A. Coletta, Defendant(s)
DESCRIPTION

By virtue of a Writ of Execution filed to No. 12617-18, Wells Fargo Bank, NA vs. Alicia A. Coletta Amount Due: \$152,075.32 Alicia A. Coletta, owner(s) of property situated in HARBORCREEK TOWNSHIP, Erie County, Pennsylvania being 6675 Garfield Avenue, Harborcreek, PA 16421-1411 Dimensions: 210X120 Assessment Map number: 27033126000300 Assessed Value: \$149,960.00 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

May 3, 10, 17

SALE NO. 17
Ex. #12352 of 2018
Prof-2013-S3 Legal Title Trust IV, by U.S. Bank National Association, as Legal Title Trustee, Plaintiff v.

Dana M. Drew, in His Capacity as Heir of Cynthia D. Drew, Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Cynthia D. Drew, Deceased, Defendant(s)

DESCRIPTION

By virtue of a Writ of Execution filed to No. 12352-18, Prof-2013-S3 Legal Title Trust IV, by U.S. Bank National Association, as Legal Title Trustee vs. Dana M. Drew, in His Capacity as Heir of Cynthia D. Drew, Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Cynthia D. Drew, Deceased

Amount Due: \$62,176.27

Dana M. Drew, in His Capacity as

Heir of Cynthia D. Drew, Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Cynthia D. Drew, Deceased, owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 443 West Front Street, Erie, PA 16507-1228 Dimensions: 30 x 129.5 Assessment Map number: 17-040-041.0-115.00 Assessed Value: \$84,100.00 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

May 3, 10, 17

SALE NO. 18
Ex. #12902 of 2018
Aurora Financial Group, Inc., Plaintiff v.

John G. Groters, Defendant(s)
DESCRIPTION

By virtue of a Writ of Execution filed to No. 12902-18, Aurora Financial Group, Inc. vs. John G. Groters Amount Due: \$130,305.60 John G. Groters, owner(s) of property situated in MILLCREEK TOWNSHIP, Erie County, Pennsylvania being 2405 Powell Avenue, Erie, PA 16506-1845 Dimensions: 66 X 195, 103 X 87 Assessment Map number: 33-045-226.0-017.00, 33-045-226.0-018.02 Assessed Value: \$144,380 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

May 3, 10, 17

SALE NO. 20
Ex. #11785 of 2018
Wells Fargo Bank, NA, Plaintiff v.

Nicole Nelson, in Her Capacity as Heir of Jack C. Nelson a/k/a

**Jack C. Nelson, Jr., Deceased,
Unknown Heirs, Successors,
Assigns, and All Persons,
Firms, or Associations Claiming
Right, Title or Interest From
or Under Jack C. Nelson a/k/a
Jack C. Nelson, Jr., Deceased,
Defendant(s)**

DESCRIPTION

By virtue of a Writ of Execution filed to No. 2018-11785, Wells Fargo Bank, NA vs. Nicole Nelson, in Her Capacity as Heir of Jack C. Nelson a/k/a Jack C. Nelson, Jr., Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Jack C. Nelson a/k/a Jack C. Nelson, Jr., Deceased

Amount Due: \$143,577.33

Nicole Nelson, in Her Capacity as Heir of Jack C. Nelson a/k/a Jack C. Nelson, Jr., Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Jack C. Nelson a/k/a Jack C. Nelson, Jr., Deceased, owner(s) of property situated in CORRY CITY, 2ND, Erie County, Pennsylvania being 639 Wright Street aka, 639 E Wright Street, Corry, PA 16407-1256

Dimensions: 85 X 325.1

Acreage: 0.6344

Assessment Map number: 06-015-021.0-012.00

Assessed Value: \$79,200.00

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

May 3, 10, 17

SALE NO. 21

Ex. #10111 of 2019

**WELLS FARGO BANK,
NATIONAL ASSOCIATION AS
TRUSTEE FOR OPTION ONE
MORTGAGE LOAN TRUST
2007-6, ASSET-BACKED
CERTIFICATES, SERIES 2007-
6, Plaintiff**

v.

CHRISTINE L. HUSTON A/K/A

**CHRISTINE L. JOHNSON,
Defendant(s)**
DESCRIPTION

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE TOWNSHIP OF SPRINGFIELD, ERIE COUNTY, PENNSYLVANIA:

BEING KNOWN AS: 4832 CRAYTON ROAD, WEST SPRINGFIELD, PA 16443

PARCEL NUMBER:

39014041001800

IMPROVEMENTS: RESIDENTIAL PROPERTY

RAS Citron, LLC

Robert Crawley, Esq.

Attorney ID No. 319712

133 Gaither Drive, Suite F

Mt. Laurel, NJ 08054

855-225-6906

May 3, 10, 17

SALE NO. 23

Ex. #11972 of 2018

**J.P. Morgan Mortgage
Acquisition Corp., Plaintiff**
v.

**Eugene L. Thomas and Tina
Thomas, Defendants**

DESCRIPTION

By virtue of a Writ of Execution filed to No. 11972-18, J.P. Morgan Acquisition Corp. vs. Eugene L. Thomas and Tina Thomas, owner(s) of the property situated in City of Erie, Erie County, Pennsylvania being 1045 W. 22nd Street, Erie, PA 16502 42 X 70, 1456 Square feet, 0.0675 Acreage

Assessment Map Number: 19060031022800

Assessed Value Figure: \$50,800

Improvement thereon: Single Family Dwelling w/Detached Garage

Emmanuel J. Argenti, Esquire

Attorney for Plaintiff

ROMANO GARUBO

& ARGENTIERI

52 Newton Avenue, P.O. Box 456

Woodbury, NJ 08096

(856) 384-1515

May 3, 10, 17

SALE NO. 24

Ex. #12876 of 2017

**Wells Fargo Bank, National
Association as Trustee for Option
One Mortgage Loan Trust 2007-**

**4, Asset-Backed Certificates,
Series 2007-4 c/o Ocwen Loan
Servicing, LLC, Plaintiff**
v.

**Michelle M. Prozan and Troy C.
Prozan, Defendants**

DESCRIPTION

By virtue of a Writ of Execution filed to No. 12876-17, Wells Fargo Bank, National Association as Trustee for Option One Mortgage Loan Trust 2007-4, Asset-Backed Certificates, Series 2007-4 c/o Ocwen Loan Servicing, LLC vs. Michelle M. Prozan and Troy C. Prozan, owner(s) of property situated in Erie City, Erie County, Pennsylvania being 2862 West 33rd Street, Erie, PA 16506 60 X 140

Assessment Map number: 33072331004200

Assessed Value figure: 114,200

Improvement thereon: N/A

Edward J. McKee

1581 Main Street, Suite 200

Warrington, PA 18976

(215) 572-8111

May 3, 10, 17

SALE NO. 25

Ex. #10997 of 2014

**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.

Jessica S. Rufini, Defendant

DESCRIPTION

By virtue of a Writ of Execution filed to No. 2014-10997, U.S. Bank National Association, et al, vs. Jessica S. Rufini, owner of property situated in the City of Erie, Erie County, Pennsylvania being 205 Marshall Drive, Erie, PA 16505. Dimensions: Square Footage- 1,265

Acreage- 0.1281

Assessment Map Number: (33) 6-19-120

Assess Value figure: \$108,760.00

Improvement thereon: Dwelling

Lois M. Vitti, Esquire

Attorney for Plaintiff

333 Allegheny Avenue, Suite 303

Oakmont, PA 15139

(412) 281-1725

May 3, 10, 17

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NOTICE BY
KENNETH J. GAMBLE**

Clerk of Records

**Register of Wills and Ex-Officio Clerk of
the Orphans' Court Division, of the**

Court of Common Pleas of Erie County, Pennsylvania

The following Executors, Administrators, Guardians and Trustees have filed their Accounts in the Office of the Clerk of Records, Register of Wills and Orphans' Court Division and the same will be presented to the Orphans' Court of Erie County at the Court House, City of Erie, on **Wednesday, May 8, 2019** and confirmed Nisi.

June 19, 2019 is the last day on which Objections may be filed to any of these accounts.

Accounts in proper form and to which no Objections are filed will be audited and confirmed absolutely. A time will be fixed for auditing and taking of testimony where necessary in all other accounts.

2019 ESTATE

ACCOUNTANT

ATTORNEY

144. Linda A. Prescott Pamela R. Holzer, Executrix Colleen R. Stumpf, Esq.
a/k/a Linda Ann Prescott
a/k/a Linda D. Prescott

KENNETH J. GAMBLE
Clerk of Records
Register of Wills &
Orphans' Court Division

May 17, 24

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

**BECK, LOUIS L.,
deceased**

Late of Borough of Edinboro
Executor: Robert Alan Beck, 599 Maple Street, East Earl, PA 16506
Attorney: Joseph F. Weis, Esquire, Cafardi Ferguson Wyrick Weis + Stotler, LLC, 2605 Nicholson Road, Suite 2201, Sewickley, PA 15143

**BOMENGEN, DOUGLAS,
deceased**

Late of the Township of Millcreek, County of Erie and Commonwealth of Pennsylvania
Executor: John W. Walker, 32801 Titus Hill Lane, Avon Lake, OH 44012-2369
Attorneys: MacDonald, Illig, Jones & Britton LLP, 100 State Street, Suite 700, Erie, Pennsylvania 16507-1459

**BOMENGEN, SUSAN B.,
deceased**

Late of the Township of Millcreek, County of Erie and Commonwealth of Pennsylvania
Executor: John W. Walker, 32801 Titus Hill Lane, Avon Lake, OH 44012-2369
Attorneys: MacDonald, Illig, Jones & Britton LLP, 100 State Street, Suite 700, Erie, Pennsylvania 16507-1459

**D'AURORA, JAMES J., a/k/a
JAMES J. DAURORA,
deceased**

Late of the City of Erie, Commonwealth of Pennsylvania
Executrix: Debra Mercer, c/o Vendetti & Vendetti, 3820 Liberty Street, Erie, Pennsylvania 16509
Attorney: Richard A. Vendetti, Esquire, Vendetti & Vendetti, 3820 Liberty Street, Erie, PA 16509

**HOFMANN, RICHARD L., SR.,
a/k/a RICHARD LAWRENCE
HOFMANN, SR.,
deceased**

Late of the City of Erie, County of Erie and Commonwealth of Pennsylvania
Executrix: Jacqueline A. Hofmann, c/o Vlahos Law Firm, P.C., 3305 Pittsburgh Avenue, Erie, PA 16508
Attorney: Darlene M. Vlahos, Esq., Vlahos Law Firm, P.C., 3305 Pittsburgh Avenue, Erie, PA 16508

**KANYAR, JAMES H.,
deceased**

Late of Township of Millcreek, Erie County, Commonwealth of Pennsylvania
Executor: Donna J. Twichel, c/o Jeffrey D. Scibetta, Esq., 120 West Tenth Street, Erie, PA 16501
Attorney: Jeffrey D. Scibetta, Esq., Knox McLaughlin Gornall & Sennett, P.C., 120 West Tenth Street, Erie, PA 16501

**LARSEN, NANCY JANE, a/k/a
NANCY JANE LARSON, a/k/a
NANCY J. LARSEN, a/k/a
NANCY JANE (WEAVER)
LARSEN, a/k/a NANCY JANE
WEAVER LARSON,
deceased**

Late of the City of Erie, County of Erie, Commonwealth of Pennsylvania
Administratrix: Susan Kranz, c/o John J. Shimek, III, Esquire, Sterrett Mott Breski & Shimek, 345 West 6th Street, Erie, PA 16507
Attorney: John J. Shimek, III, Esquire, Sterrett Mott Breski & Shimek, 345 West 6th Street, Erie, PA 16507

**LETHABY, MARCIA G., a/k/a
MARCIA LETHABY, a/k/a
MARCIA J. LETHABY, a/k/a
MARCIA JANE GIEGEL
LETHABY,
deceased**

Late of the Township of Millcreek, County of Erie, Commonwealth of Pennsylvania
Executor: Brian C. Lethaby, c/o John J. Shimek, III, Esquire, Sterrett Mott Breski & Shimek, 345 West 6th Street, Erie, PA 16507
Attorney: John J. Shimek, III, Esquire, Sterrett Mott Breski & Shimek, 345 West 6th Street, Erie, PA 16507

**MARCHINI, WILLIAM J.,
deceased**

Late of the Township of North East, County of Erie, Commonwealth of Pennsylvania
Executrix: Wendy L. Marchini, c/o Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506
Attorney: Melissa L. Larese, Esq., Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506

**MARUCA, BETTY JEAN,
a/k/a BETTY JEAN MONCO
MARUCA,
deceased**

Late of the Township of Millcreek, County of Erie, Commonwealth of Pennsylvania
Executrix: Kathy Maruca, c/o John J. Shimek, III, Esquire, Sterrett Mott Breski & Shimek, 345 West 6th Street, Erie, PA 16507
Attorney: John J. Shimek, III, Esquire, Sterrett Mott Breski & Shimek, 345 West 6th Street, Erie, PA 16507

**MAYES, RICHARD J.,
deceased**

Late of the Township of Harborcreek, County of Erie and Commonwealth of Pennsylvania
Executrix: Ashley A. Mayes, c/o 2222 West Grandview Blvd., Erie, PA 16506
Attorney: Thomas E. Kuhn, Esquire, QUINN, BUSECK, LEEMHUIS, TOOHEY & KROTO, INC., 2222 West Grandview Blvd., Erie, PA 16506

**PAAVOLA, THOMAS A.,
deceased**

Late of the Township of Millcreek, Commonwealth of Pennsylvania
Executrix: Debra Kelly Pattison, c/o Vendetti & Vendetti, 3820 Liberty Street, Erie, Pennsylvania 16509
Attorney: Richard A. Vendetti, Esquire, Vendetti & Vendetti, 3820 Liberty Street, Erie, PA 16509

**TACCONI, DOLORES T.,
deceased**

Late of the City of Erie, County of Erie, Pennsylvania
Executor: Gary R. Taccone, c/o 3939 West Ridge Road, Suite B-27, Erie, PA 16506
Attorney: James L. Moran, Esquire, 3939 West Ridge Road, Suite B-27, Erie, PA 16506

**VORBERGER, MICHAEL C., SR., a/k/a MICHAEL C. VORBERGER, a/k/a MICHAEL VORBERGER,
deceased**

Late of the City of Erie, Erie County, Pennsylvania
Executor: John W. Vorberger, c/o Adam E. Barnett, Esq., 234 West Sixth Street, Erie, PA 16507
Attorney: Adam E. Barnett, Esq., Bernard Stuczynski Barnett & Lager, PLLC, 234 West Sixth Street, Erie, PA 16507

**WINSCHER, MARIE A.,
deceased**

Late of City of Erie, Erie County, PA
Co-Executors: Richard E. Winschel and Janice M. Winschel, c/o 33 East Main Street, North East, Pennsylvania 16428
Attorney: Robert J. Jeffery, Esq., Knox McLaughlin Gornall & Sennett, P.C., 33 East Main Street, North East, Pennsylvania 16428

SECOND PUBLICATION

**BOVA, SAMUEL J.,
deceased**

Late of Greene Township, Erie County, Commonwealth of Pennsylvania
Administrator: Laura J. Bova, 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

**DALEY, FATHER ERNEST J., a/k/a MSGR. ERNEST J. DALEY, a/k/a ERNEST J. DALEY, a/k/a ERNEST DALEY,
deceased**

Late of the Township of Millcreek, County of Erie and Commonwealth of Pennsylvania
Executor: Father Thomas Brooks, c/o Vlahos Law Firm, P.C., 3305 Pittsburgh Avenue, Erie, PA 16508
Attorney: Darlene M. Vlahos, Esq., Vlahos Law Firm, P.C., 3305 Pittsburgh Avenue, Erie, PA 16508

**GALLAGHER, KAREN A.,
deceased**

Late of City of Erie, County of Erie, Commonwealth of Pennsylvania
Executrix: Kathleen A. Gallagher, c/o Leigh Ann Orton, Esquire, Orton & Orton, 68 E. Main St., North East, PA 16428
Attorney: Leigh Ann Orton, Esquire, Orton & Orton, 68 E. Main St., North East, PA 16428

**HARTLEY, HARLEY E., a/k/a HARLEY EADES HARTLEY, a/k/a HARLEY HARTLEY,
deceased**

Late of North East Township, Erie County, Commonwealth of Pennsylvania
Executor: Kevin Hartley, c/o Frances A. McCormick, Esq., 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

**MAJEWSKI, TERRY R.,
deceased**

Late of McKean Township, Erie County, Pennsylvania
Administrator: Tyler Majewski, 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

**PAPROCKI, SHIRLEY M.,
deceased**

Late of the City of Erie, County of Erie and Commonwealth of Pennsylvania
Executrix: Charlotte A. Radziszewski, c/o 2222 West Grandview Blvd., Erie, PA 16506
Attorney: Thomas E. Kuhn, Esquire, QUINN, BUSECK, LEEMHUIS, TOOHEY & KROTO, INC., 2222 West Grandview Blvd., Erie, PA 16506

**PRIHODA, MICHAEL J., a/k/a MICHAEL JOHN PRIHODA,
deceased**

Late of Washington Township, Erie County, Commonwealth of Pennsylvania
Executor: Daniel J. Prihoda
Attorney: Schellart H. Los, Esquire, Los Scales Elder Law, 110 West Spring Street, Suite 302, P.O.B 346, Titusville, PA 16354

**WILSON, JERRY,
deceased**

Late of Harborcreek Township,
Erie County, Erie, PA
Executrix: Judy Jackson, c/o 33
East Main Street, North East,
Pennsylvania 16428
Attorney: Robert J. Jeffery, Esq.,
Knox McLaughlin Gornall &
Sennett, P.C., 33 East Main Street,
North East, Pennsylvania 16428

TRUST NOTICES

Notice is hereby given of the
administration of the Trust set forth
below. All persons having claims
or demands against the decedent
are requested to make known the
same and all persons indebted to
said decedent are required to make
payment without delay to the trustees
or attorneys named below:

**SMITH, JAMES F., a/k/a
JAMES FREDERICK SMITH,
deceased**

Late of the Township of Summit,
County of Erie and Commonwealth
of Pennsylvania
Successor Trustee: Darlene K.
Kinnear, c/o Vlahos Law Firm,
P.C., 3305 Pittsburgh Avenue, Erie,
PA 16508
Attorney: Darlene M. Vlahos,
Esq., Vlahos Law Firm, P.C., 3305
Pittsburgh Avenue, Erie, PA 16508

THIRD PUBLICATION**AMTHOR, MARILYN A.,
deceased**

Late of the Township of Millcreek,
County of Erie, Commonwealth of
Pennsylvania
Executors: Betsy Wiest and
Donald Lindsey, c/o Quinn,
Buseck, Leemhuis, Toohey &
Kroto, Inc., 2222 West Grandview
Blvd., Erie, PA 16506
Attorney: Melissa L. Larese,
Esq., Quinn, Buseck, Leemhuis,
Toohey & Kroto, Inc., 2222 West
Grandview Blvd., Erie, PA 16506

**ANDERSON, MARY C., a/k/a
MARY RENZ ANDERSON,
deceased**

Late of Millcreek Township, Erie
County, Pennsylvania
Executrix: Carol Renz Blake, 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

**BAUER, DEBORAH L.,
deceased**

Late of the Township of Millcreek,
County of Erie, Commonwealth of
Pennsylvania
Executrix: Vikki C. Landahl, 5438
Lucky Lane, Erie, PA 16509
Attorneys: MacDonald, Illig, Jones
& Britton LLP, 100 State Street,
Suite 700, Erie, Pennsylvania
16507-1459

**CARR, MARTHA ANN, a/k/a
M. ANN CARR, a/k/a ANN CARR,
deceased**

Late of Millcreek Township, Erie
County, Pennsylvania
Executrix: Paula A. Carrara, c/o
Jeffrey D. Scibetta, Esq., 120 West
Tenth Street, Erie, PA 16501
Attorney: Jeffrey D. Scibetta,
Esq., Knox McLaughlin Gornall
& Sennett, P.C., 120 West Tenth
Street, Erie, PA 16501

**GARDNER, EMILY J., a/k/a
EMILY GARDNER,
deceased**

Late of the Harborcreek Township,
County of Erie, Pennsylvania
Executrix: Pamela S. Gardner, c/o
150 East 8th Street, Erie, PA 16501
Attorney: Gregory L. Heidt,
Esquire, 150 East 8th Street, Erie,
PA 16501

**HAYES, FLORENCE E.,
deceased**

Late of the City of Erie, County
of Erie and Commonwealth of
Pennsylvania
Executrix: Kimberly J. Buckel,
c/o Vlahos Law Firm, P.C., 3305
Pittsburgh Avenue, Erie, PA 16508
Attorney: Darlene M. Vlahos,
Esq., Vlahos Law Firm, P.C., 3305
Pittsburgh Avenue, Erie, PA 16508

**HORN, CHARLES E.,
deceased**

Late of Township of Millcreek
Executrix: Colleen A. Horn, 1349
Running Springs Road, No. 2,
Walnut Creek, CA 94595
Attorney: Michael A. Fetzner,
Esquire, Knox McLaughlin
Gornall & Sennett, P.C., 120 West
Tenth Street, Erie, PA 16501

**HOUPTE, JAMES W., a/k/a
JAMES WILLIAM HOUPTE,
deceased**

Late of Greene Township
Administrator, C.T.A.: Anne
Lipford
Attorney: Steven E. George,
Esquire, George Estate and Family
Law, 305 West 6th Street, Erie,
PA 16507

**HUEY, GERALD R., a/k/a
GERALD HUEY,
deceased**

Late of the Township of Conneaut,
County of Erie, Commonwealth of
Pennsylvania
Executor: Chester Foy, Jr.,
c/o Quinn, Buseck, Leemhuis,
Toohey & Kroto, Inc., 2222 West
Grandview Blvd., Erie, PA 16506
Attorney: Melissa L. Larese,
Esq., Quinn, Buseck, Leemhuis,
Toohey & Kroto, Inc., 2222 West
Grandview Blvd., Erie, PA 16506

**KOEHLE, PATRICIA EILEEN,
a/k/a PATRICIA E. KOEHLE,
a/k/a PATRICIA KOEHLE,
deceased**

Late of the City of Erie, County of
Erie, State of Pennsylvania
Executor: Nathaniel W. Koehle,
c/o 337 West 10th Street, Erie,
PA 16502
Attorneys: THE FAMILY LAW
GROUP, LLC, 337 West 10th
Street, Erie, PA 16502

**MARTIN, SUSIANNA R., a/k/a
SUSAN R. MARTIN, a/k/a
SUSIANNA REBECCA MARTIN,
deceased**

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

Executrix: Rachel L. Battles,
c/o John J. Shimek, III, Esquire,
Sterrett Mott Breski & Shimek,
345 West 6th Street, Erie, PA
16507

Attorney: John J. Shimek, III,
Esquire, Sterrett Mott Breski &
Shimek, 345 West 6th Street, Erie,
PA 16507

**MOSIER, SANDRA L., a/k/a
SANDRA MOSIER,
deceased**

Late of the Borough of Albion,
County of Erie, Commonwealth
of Pennsylvania

Executrix: Valerie Sisson, 24428
N Mosiertown Road, Edinboro,
Pennsylvania 16412

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

**SKOPOW, JOHN V.,
deceased**

Late of the City of Erie

Executrix: Eileen Harris, 10076
Station Rd., North East, PA 16428

Attorney: None

**WALKER, ROBERT C.,
deceased**

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

Executrix: Randee G. Struna

Attorney: Thomas J. Minarcik,
Esquire, ELDERKIN LAW FIRM,
150 East 8th Street, Erie, PA 16501



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CHANGES IN CONTACT INFORMATION OF ECBA MEMBERS

New email address

LORI L. THIERFELDTlorithierfeldt@gmail.com

EFFECTIVE END OF MAY

JOSHUA K. DRYSDALE239-687-7228

PNC Wealth Management.....(f) 239-687-7246

5150 Tamiami Trail N. Suite 700

Naples, FL 34103

Mailstop: A2-P247-07-1joshua.drysdale@pnc.com

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