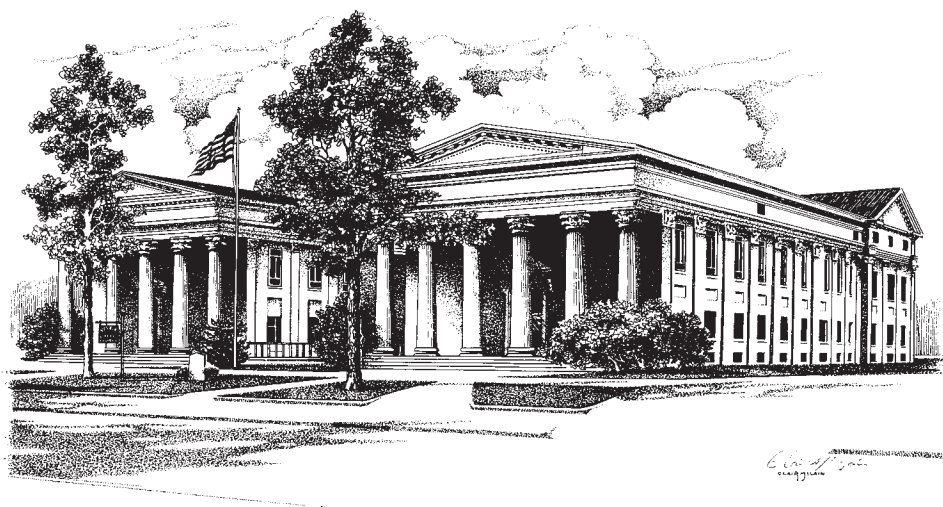


*Erie
County
Legal
Journal*

October 11, 2019

Vol. 102 No. 41



102 ERIE

Erie County Legal Journal

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

Managing Editor: Megan E. Anthony

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 LEGAL JOURNAL is published every Friday for \$57 per year (\$1.50 single issues/\$5.00 special issues, i.e. Seated Tax Sales). Owned and published by the Erie County Bar Association (Copyright 2019©) 429 West 6th St., Erie, PA 16507 (814/459-3111). POSTMASTER: Send Address changes to THE ERIE COUNTY LEGAL JOURNAL, 429 West 6th St., Erie, PA 16507-1215.

Erie County Bar Association

Calendar of Events and Seminars

SATURDAY, OCTOBER 12, 2019

Wills for Heroes
The Will J. & Mary B. Schaaf Education Center
10:00 a.m. - 2:00 p.m.

WEDNESDAY, OCTOBER 16, 2019

Flu Shots administered by LifeWorks
3:30 p.m. - 6:00 p.m.
ECBA Headquarters

THURSDAY, OCTOBER 17, 2019

Personnel Committee Meeting
8:00 a.m.
ECBA Headquarters

THURSDAY, OCTOBER 17, 2019

Live ECBA Lunch-n-Learn Seminar
No One Makes It Out Unscathed: The Effects of Personal Trauma and Stress On Our Lives
The Will J. Schaaf & Mary B. Schaaf Education Center
11:45 a.m. - Registration
12:15 p.m. - 1:15 p.m. - Seminar
\$47 (ECBA members/their non-attorney staff)
\$60 (non-members)
1 hour ethics

THURSDAY, OCTOBER 17, 2019

In-House Counsel
and Women's Division Event
4:00 p.m. - Free Cybersecurity Roundtable
5:00 p.m. - Spirit and Wine Social
The Will J. & Mary B. Schaaf Education Center

TUESDAY, OCTOBER 22, 2019

Bankruptcy Section Meeting
Brown Bag Lunch
Noon
Judge Agresti's Courtroom

THURSDAY, OCTOBER 24, 2019

Defense Bar Meeting
4:00 p.m.
ECBA Headquarters

MONDAY, OCTOBER 28, 2019

ECBA Board of Directors Meeting
Noon
ECBA Headquarters

THURSDAY, OCTOBER 31, 2019

ECBA and WPTLA Live Seminar
The ABCs of Focus Groups
The Will J. Schaaf & Mary B. Schaaf Education Center
8:00 a.m. - Registration
8:30 a.m. - 11:45 a.m. - Seminar
\$140 (ECBA and WPTLA members)
\$180 (non-members)
3 hour substantive

THURSDAY, OCTOBER 31, 2019

Annual Admission Ceremonies
11:00 a.m. - Court of Common Pleas Ceremony
(Courtroom H, ECCH)
11:45 a.m. - lunch (Erie Club)
1:15 p.m. - Federal Ceremony



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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In Memoriam



Honorable Judge Fred P. Anthony

August 26, 1935 - September 29, 2019

Honorable Judge Fred P. Anthony, passed away Sunday, September 29, 2019. He was born on August 26, 1935, in Erie, Pa., to the late Frederick P. Anthony and Marion R. (Scharrer) Anthony.

He was awarded a Ford Foundation Scholarship at the age of 17 to attend the University of Louisville, where he met the love of his life, Maureen, and earned his undergraduate and law degrees. He started his 50+ year legal career in the Air Force JAG Corp in Reno, Nevada, before returning to Erie, where he went into private practice. In 1971 Fred was elected as an Erie County trial court judge following a unique campaign, in which he with the help of Maureen, his older children and many friends and volunteers, walked door-to-door across the county to meet with voters. Fred served as a judge for 43 years, much of which was devoted to working with juvenile delinquents and on dependency matters. He was instrumental in bringing in many new programs to Erie County and Pennsylvania to help juveniles and families.

During his career, Fred served as the President of the Pennsylvania Conference of State Trial Judges and the Chairman of the Juvenile Court Judges' Commission and served on numerous other professional and civic boards. He felt a calling to help and serve others, whether they be a family member, friend or stranger, through his role as a judge, his 51 years as a member of St. George Catholic Church, or a chance encounter. Although he helped countless people and received many awards and recognitions for his service, he would prefer to be remembered for his deep love for and devotion to Maureen, his children, grandchildren and other family, for his many friendships, and for his unwavering faith and love for our Lord and Savior, Jesus Christ, and his devotion to the Holy Mother Mary. He will be deeply missed.

In addition to his parents, he was preceded in death by a brother, David V. Anthony; and a sister, Patricia M. Lewis.

He is mourned by his family, including his loving wife of 63 years, Maureen A. (Von Hoven) Anthony; and their five children: Fred P. (Darceé) Anthony, Jr., Great Mills, MD, Sue Anthony (Joseph) Pfadt, Erie, PA, Dr. Stephen P. Anthony, Salt Lake City, Utah, Keith P. (Kelly) Anthony, Durham, N.C., and Kevin E. (Samantha) Anthony, Leesburg, VA; ten grandchildren: Rachel Anthony, Alexandra, Victoria and John Pfadt, Matthew, Robbi Katherine, and Lauren Anthony, Avery and Bennett Anthony, and Skylar Anthony; a sister-in-law, Rose Marie Anthony, Alexandria, VA; many nieces and nephews; and a much-loved dog, Riley.

Memorials may be made to Maria House Projects, 1218 French Street, #7, Erie, PA 16501, or to People for Life, P.O. Box 1126, Erie, PA 16512.

A Live Seminar Jointly Presented by

ECBA ERIE COUNTY
BAR ASSOCIATION

&



WESTERN PENNSYLVANIA TRIAL
LAWYERS ASSOCIATION (WPTLA)

The ABCs of Focus Groups

Thursday, October 31, 2019

Will J. Schaaf & Mary B. Schaaf Education Center
429 West 6th Street, Erie, PA 16507

Registration: 8:00 a.m.

Seminar: 8:30 a.m. - 11:45 a.m.
(15 minute break built in)

Cost: \$140.00 (ECBA and WPTLA Members)
\$180.00 (nonmembers)

3 hours substantive CLE credits



Seminar:

You will learn how to easily and cost-effectively set up and conduct your own focus groups as well as learn how to gain useful insights that will help you improve your discovery plan, maximize settlements and improve your chances at trial.

Speaker:



Brendan Lupetin, Esquire

Meyers Evans Lupetin & Unatin, LLC
Pittsburgh, PA

Attorney Brendan Lupetin is a partner with Meyers Evans Lupetin & Unatin, LLC and has been conducting focus groups for ten years. He has run hundreds of focus groups for his own cases as well as for other lawyers and law firms. Attorney Lupetin has seen first-hand the invaluable benefits focus groups have on how we litigate, settle and try our personal injury cases. He wants to help other lawyers see how easy and cost effective it is to set up and benefit from focus groups.

Reservations due to the ECBA office by Thursday, October 24.

LEGAL ASSISTANT/PARALEGAL

Baldwin Brothers, Inc., an Erie-based national real estate company, has immediate need for a full-time legal assistant/paralegal as lease administration manager. Responsibilities include lease review, notices, legal correspondence, lease interpretation and compliance. Two years' experience required. Paralegal degree not necessary. Please submit resumes to development@baldwinbros.com.

Oct. 11

A Volunteer Day

The Erie County
Bar Association's
In-House Counsel Division
invites you to take part in its
Volunteer Day at the
Second Harvest Food Bank

SATURDAY, NOVEMBER 2, 2019
1:00 p.m - 4:00 p.m.



at the

Second Harvest
Food Bank
of Northwest Pennsylvania

ECBA

Looking for a way to volunteer in the Erie Community? We have a great opportunity for you!

Join the In-House Counsel Division Leadership as they spend a few hours at the Second Harvest Food Bank helping with their Backpack Program.

School-aged children are among those in America most severely affected by hunger. The Backpack Program provides children with nutritious, child-friendly food when other resources, such as school lunches and after-school meals or snacks, are not available. Backpacks are discreetly distributed to participating children at schools on Fridays.

Second Harvest selects and obtains the food and volunteers assemble individual bags for distribution. Each backpack contains enough items for multiple breakfasts, lunches, dinners and snacks.



Volunteers will also receive a tour of the facility and plan to gather at a location TBD for a post event beverage.

If you would like to volunteer, RSVP to Paula at pjgregory@eriebar.com no later than Monday, October 21.

Note: Attorneys & Kids Together (AKT) continues to be the ECBA's signature community project! The Board of Directors did, however, recently developed guidelines for ECBA groups to volunteer when they are unable to provide community service through what AKT offers, specifically KidKonnection. These guidelines, in summary, indicate that fundraising is limited to supporting AKT and that a list of other volunteer opportunities connected to AKT are available for Sections/Divisions to consider.



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FICTITIOUS NAME NOTICE

Pursuant to Act 295 of December 16, 1982 notice is hereby given of the intention to file with the Secretary of the Commonwealth of Pennsylvania a "Certificate of Carrying On or Conducting Business under an Assumed or Fictitious Name." Said Certificate contains the following information:

FICTITIOUS NAME NOTICE

1. Fictitious Name: Great Lakes of Corry
 2. Address of principal place of business: 144 North Center Street, Corry, PA 16407
 3. The real names and addresses of the persons who are all parties to the registration are David Popovich and Susan E. Lewis, 144 North Center Street, Corry, PA 16407
 4. An application for registration of a fictitious name under the Fictitious Names Act was filed on September 13, 2019.
- Paul J. Carney, Jr.
224 Maple Avenue
Corry, PA 16407

Oct. 11

INCORPORATION NOTICE

Hook's Holdings Inc has been incorporated under the provisions of the Business Corporation Law of 1988.

Oct. 11

INCORPORATION NOTICE

KLOECKER-BAILEY FUNERAL HOME AND CREMATORY INC has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988. KNOX McLAUGHLIN GORNALL & SENNETT, P.C. 120 West Tenth Street Erie, Pennsylvania 16501

Oct. 11

INCORPORATION NOTICE

KLOECKER-RAZANAUSKAS FUNERAL HOME AND CREMATORY INC has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988. KNOX McLAUGHLIN GORNALL & SENNETT, P.C.

120 West Tenth Street
Erie, Pennsylvania 16501

Oct. 11

INCORPORATION NOTICE

U.S. Logistics Solutions, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988. KNOX McLAUGHLIN GORNALL & SENNETT, P.C. 120 West Tenth Street Erie, Pennsylvania 16501

Oct. 11

LEGAL NOTICE

ATTENTION: LAURA MARIE BARBER
INVOLUNTARY TERMINATION OF PARENTAL RIGHTS IN THE MATTER OF THE ADOPTION OF MINOR MALE CHILD: D.R.W. – DOB: 05/08/2007
MINOR FEMALE CHILD: L.G.C. - DOB: 08/07/2012
BORN TO: LAURA MARIE BARBER
77 & 77A IN ADOPTION 2019

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 Orphans' Court of Erie County, Pennsylvania, at the Erie County Court House, Senior Judge Shad Connelly, Courtroom No. B - #208, City of Erie, on Tuesday, November 5, 2019, 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 child 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/Orphans' 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 Erie County Office of Children and Youth at (814) 451-7726, or contact your adoption attorney, if you have one.

Oct. 11

LEGAL NOTICE

IN THE COURT OF COMMON PLEAS OF ERIE COUNTY, PA / Case #12606-19. A hearing for Involuntary Transfer of vehicle ownership of a: 1996 Dodge Ram, VIN#3B7HF13Y3TG169213, Title# 69456465901 MA, 1999 Suzuki Motorcycle, VIN#JS1NJ48A5X2101843, Title# 53365726, and a Ford Explorer, VIN#1FMZU72E422A90034, Currently Abandoned by Christopher Hofmeister on property located at 11350 Proctor Road, Corry PA. A hearing will be held on October 28, 2019 at 10:30 AM in Courtroom G of the Erie County Courthouse, 140 W. 6th Street, Erie, PA 16501

Oct. 11

**LEGAL NOTICE
IN THE UNITED STATES
DISTRICT COURT FOR THE
WESTERN DISTRICT OF
PENNSYLVANIA
CIVIL ACTION
NO. 1:18-cv-00259**

UNITED STATES OF AMERICA,
Plaintiff
vs.
BRIAN C. ATTERBURY,
Defendant

MARSHAL'S SALE: By virtue of a Writ of Execution issued out of the United States District Court for the Western District of Pennsylvania and to me directed, I shall expose to public sale the real property located at and being more fully described at Erie County Instrument No. 2012-018919.

SAID SALE to be held at the Erie County Courthouse, 140 West Sixth Street, Room 209, Erie, PA 16501 at **10:00 a.m.** prevailing standard time, on **October 29, 2019.**

ALL that certain tract of land, together with the buildings, and improvements erected thereon described as Tax Parcel No. 28-5-6.6-7 recorded in Erie County, Pennsylvania, commonly known as: **1213 Ash Street, Lake City, PA 16423.**

IDENTIFIED as Tax/Parcel #: 28-5-6.6-7 in the Deed Registry Office of Erie County, Pennsylvania. HAVING erected a dwelling thereon known as 1213 ASH STREET, LAKE CITY, PA 16423. BEING the same premises conveyed to Brian C. Atterbury, dated July 10, 2012, and recorded on July 16, 2012 in the office of the Recorder of Deeds in and for Erie County, Pennsylvania. Seized and taken in execution as the property of Brian C. Atterbury at the suit of the United States of America, acting through the Under Secretary of Rural Development on behalf of Rural Housing Service, United States Department of Agriculture, to be sold on Writ of Execution as Civil Action No. 1:18-cv-00259.

TERMS OF SALE: Successful bidder will pay ten percent (10%) by certified check or money order upon the property being struck down to such bidder, and the remainder of the

bid within thirty (30) days from the date of the sale and in the event the bidder cannot pay the remainder, the property will be resold and all monies paid in at the original sale will be applied to any deficiency in the price at which the property is resold. The successful bidder must send payment of the balance of the bid directly to the U.S. Marshal's Office c/o Sheila Blessing, 700 Grant Street, Suite 2360, Pittsburgh, PA 15219. Bidder must have deposit funds immediately available and on his person in order to bid, bidder will not be permitted to leave the sale and return with deposit funds. Notice is hereby given that a Schedule of Distribution will be filed by me on the thirtieth (30th) day after the date of sale, and that distribution will be made in accordance with the Schedule unless exemptions are filed thereto within ten (10) days thereafter. Purchaser must furnish State Realty Transfer Tax Stamps, and stamps required by the local taxing authority. Marshal's costs, fees and commissions are to be borne by seller. Michael Baughman, Acting United States Marshal. For additional information, please contact Cathy Diederich at 314-457-5514 or the USDA foreclosure website at www.resales.usda.gov.

Sept. 27 and Oct. 4, 11, 18




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Erie County Bar Association

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RATES:

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\$185/hour - M-F, 8:30 a.m. - 5:00 p.m.

\$235/hour - M-F, All other times; weekends

ECBA Members:

\$150/hour - M-F, 8:30 a.m. - 5:00 p.m.

\$200/hour - M-F, all other times, weekends



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

**OCTOBER 18, 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

Sept. 27 and Oct. 4, 11

SALE NO. 1

Ex. #11606 of 2019

WIDGET FEDERAL CREDIT UNION d/b/a WIDGET FINANCIAL, Plaintiff

v.

DONELLE K. NOBLE solely in her capacity as heir of THE ESTATE OF NANCY J. OSTROWSKI and STEPHANIE L. DULA, solely in her capacity as heir of THE ESTATE OF NANCY J. OSTROWSKI and NICHOLAS B. BATTLES, solely in his capacity as heir of THE ESTATE OF NANCY J. OSTROWSKI and the unknown heirs, successors, assigns, and all other persons, firms or associations claiming right,

title or interest from or under NANCY J. OSTROWSKI, deceased, Defendants

DESCRIPTION

By virtue of Writ of Execution filed at No. 11606-2019, WIDGET FEDERAL CREDIT UNION d/b/a WIDGET FINANCIAL vs. DONELLE K. NOBLE, solely in her capacity as heir of the Estate of Nancy J. Ostrowski and STEPHANIE L. DULA, solely in her capacity as heir of the Estate of Nancy J. Ostrowski and NICHOLAS B. BATTLES, solely in his capacity as heir of the Estate Nancy J. Ostrowski and the unknown heirs, successors, assigns, and all other persons, firms or associations claiming right, title or interest from or under Nancy J. Ostrowski, deceased, owner of the following properties identified below:

1) Situate in the Township of Lawrence Park, County of Erie, and Commonwealth of Pennsylvania at 1224 Silliman Avenue, Erie, Pennsylvania 16511:
Assessment Map No.: 29-017-058.0-007.00
Assessed Value Figure: \$71,470.00
Improvement Thereon: Single Family Residential Dwelling
Michael S. Jan Janin, Esquire
Pa. I.D. No. 38880
The Quinn Law Firm
2222 West Grandview Boulevard
Erie, PA 16506
(814) 833-2222

Sept. 27 and Oct. 4, 11

SALE NO. 2

Ex. #11229 of 2019

ERIE FEDERAL CREDIT UNION, Plaintiff

v.

AMY B. SCHWAB, Defendant

DESCRIPTION

By virtue of Writ of Execution filed at No. 11229-2019, Erie Federal Credit Union vs. Amy B. Schwab, owner of the following property identified below:

1) Situate in the City of Erie, County of Erie, and Commonwealth of Pennsylvania at 117 East 29th Street, Erie, Pennsylvania 16504:
Assessment Map No.: 18-050-

085.0-120.00

Assessed Value Figure: \$62,030.00
Improvement Thereon: Single Family Residential Dwelling
Michael S. Jan Janin, Esquire
Pa. I.D. No. 38880
The Quinn Law Firm
2222 West Grandview Boulevard
Erie, PA 16506
(814) 833-2222

Sept. 27 and Oct. 4, 11

SALE NO. 3

Ex. #31424 of 2019

FIRST NATIONAL BANK OF PENNSYLVANIA, Plaintiff

v.

ANDREW T. GABLER,

Defendant

DESCRIPTION

By virtue of a Writ of Execution filed to No. 31424-2019, First National Bank of Pennsylvania vs. Andrew T. Gabler, owner of property situated in Borough of Girard, Erie County, Pennsylvania being 808 Main Street, Girard, Pennsylvania
0.8351 acres
Assessment Map Number: (23) 13-42-8
Assessed Value Figure: 380,100.00
Improvement Thereon: Commercial Auto Dealership
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

Attorneys for Plaintiff

First National Bank of Pennsylvania
Sept. 27 and Oct. 4, 11

SALE NO. 4

Ex. #11446 of 2019

MARY ANN McDANNIELS-KULESA, Plaintiff

v.

EDWARD KULESA, Defendant

DESCRIPTION

By virtue of a Writ of Execution filed to No. 11446-2019, Mary Ann McDanniels-Kulesa vs. Edward Kulesa, owner of property situated in Union Township, Erie County, Pennsylvania being 9400 Route 6, Union City, PA 16438

2.86 Acres
 Assessment Map Number: (43) 7-10-16
 Assessed Value Figure: \$63,800.00
 Improvement Thereon: Single Family Dwelling
 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
 Attorneys for Plaintiff
 Mary Ann McDanniels-Kulesa
 Sept. 27 and Oct. 4, 11

SALE NO. 5

Ex. #31419 of 2019
FIRST NATIONAL BANK OF PENNSYLVANIA, Plaintiff
 v.
LAKESIDE AUTO SALES, INC., Defendant
DESCRIPTION

By virtue of a Writ of Execution filed to No. 31419-2019, First National Bank of Pennsylvania vs. Lakeside Auto Sales, Inc., owner of property situated in Township of Harborcreek, Erie County, Pennsylvania being 4844 Buffalo Road, Erie, Pennsylvania 16510 0.9210 acres
 Assessment Map Number: (27) 13-105-11
 Assessed Value Figure: 284,100.00
 Improvement Thereon: Commercial Auto Dealership
 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
 Attorneys for Plaintiff
 First National Bank of Pennsylvania
 Sept. 27 and Oct. 4, 11

SALE NO. 6

Ex. #31420 of 2019
FIRST NATIONAL BANK OF PENNSYLVANIA, Plaintiff
 v.
LAKESIDE AUTO SALES, INC., LAKESIDE ACQUISITION GROUP, INC., ANDREW T. GABLER, and

ANN M. GABLER, Defendants
DESCRIPTION

By virtue of a Writ of Execution filed to No. 31420-2019, First National Bank of Pennsylvania vs. Lakeside Auto Sales, Inc., Lakeside Acquisition Group, Inc., Andrew T. Gabler, and Ann M. Gabler
 Andrew T. Gabler, owner of property situated in Township of North East, Erie County, Pennsylvania being 10183 West Main Road, North East, PA 16428
 0.7443 Acres
 Assessment Map Number: (37) 19-70-8.01
 Assessed Value Figure: \$125,700.00
 Improvement Thereon: Commercial Auto Dealership
 10215 West Main Road, North East, PA 16428
 2.5090 Acres
 Assessment Map Number: (37) 19-70-9
 Assessed Value Figure: \$768,100.00
 Improvement Thereon: Commercial Auto Dealership
 0 West Main Road, North East, PA 16428
 31.3930 Acres
 Assessment Map No. (37) 19-70-8
 Assessed Value Figure: \$20,300.00
 Improvement Thereon: Vacant Land
 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
 Attorneys for Plaintiff
 First National Bank of Pennsylvania
 Sept. 27 and Oct. 4, 11

SALE NO. 7

Ex. #11437 of 2019
CITIZENS BANK, N.A. S/B/M TO CITIZENS BANK OF PENNSYLVANIA, Plaintiff
 v.
Mary Rebecca Schuster-Shafer, Jennifer Schuster, Defendants
DESCRIPTION

ALL THAT CERTAIN piece or parcel of land situate in the Township of Fairview, County of Erie and Commonwealth of Pennsylvania.
 BEING KNOWN AS: 7560 Water

Street, Fairview, PA 16415
 PARCEL #21-080-024.0-001.00
 Improvements: Residential Dwelling.
 Gregory Javardian, Esquire
 Id. No. 55669
 Attorneys for Plaintiff
 1310 Industrial Boulevard
 1st Floor, Suite 101
 Southampton, PA 18966
 (215) 942-9690
 Sept. 27 and Oct. 4, 11

SALE NO. 8

Ex. #10374 of 2019
CITIZENS BANK, N.A. S/B/M CITIZENS BANK OF PENNSYLVANIA, Plaintiff
 v.
Robert Woodard a/k/a Robert J. Woodard, II, Personal Representative of the Estate of Robert J. Woodard a/k/a Bob Woodard a/k/a Robert Woodard a/k/a Robert John Woodard, Deceased, Defendant
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: 3725 West 14th Street, Erie, PA 16505
 PARCEL #33-036-164.0-028.00
 Improvements: Residential Dwelling.
 Gregory Javardian, Esquire
 Id. No. 55669
 Attorneys for Plaintiff
 1310 Industrial Boulevard
 1st Floor, Suite 101
 Southampton, PA 18966
 (215) 942-9690
 Sept. 27 and Oct. 4, 11

SALE NO. 9

Ex. #13367 of 2018
Rushmore Loan Management Services, LLC, Plaintiff
 v.
JUSTIN R. HOLDER, Defendant
DESCRIPTION

By virtue of a Writ of Execution filed to No. 13367-18, Rushmore Loan Management Services, LLC vs. JUSTIN R. HOLDER, owner(s) of the property situated in Erie County, Pennsylvania being 250

GRIDLEY AVENUE, ERIE, PA 16508
 Assessment Map Number: 18-053-034.0-224.00
 Assessed Value Figure: \$100,110.00
 Improvement Thereon: A Residential Dwelling
 KML LAW GROUP, P.C.
 ATTORNEY FOR PLAINTIFF
 701 MARKET STREET, SUITE 5000
 PHILADELPHIA, PA 19106
 (215) 627-1322
 Sept. 27 and Oct. 4, 11

SALE NO. 10

Ex. #11552 of 2018
Nationstar Mortgage LLC
DBA Mr. Cooper As Successor
by Merger to Pacific Union
Financial LLC, Plaintiff
 v.

BRADLEY D. LUCAS AKA
BRADLEY DAVID LUCAS and
ALLISON MARIE LUCAS,
Defendants

DESCRIPTION

By virtue of a Writ of Execution filed to No. 11552-18 Nationstar Mortgage LLC DBA Mr. Cooper As Successor by Merger to Pacific Union Financial LLC vs. BRADLEY D. LUCAS AKA BRADLEY DAVID LUCAS and ALLISON MARIE LUCAS, owner(s) of the property situated in Erie County, Pennsylvania being 2191 ROBERTS ROAD, ERIE, PA 16510
 Assessment Map Number: 27040143002700
 Assessed Value Figure: \$102,440.00
 Improvement Thereon: A Residential Dwelling
 KML LAW GROUP, P.C.
 ATTORNEY FOR PLAINTIFF
 701 MARKET STREET, SUITE 5000
 PHILADELPHIA, PA 19106
 (215) 627-1322
 Sept. 27 and Oct. 4, 11

SALE NO. 12

Ex. #11414 of 2019
PENNSYLVANIA HOUSING
FINANCE AGENCY, Plaintiff
 v.
ERIC PERRON AND PAMELA
B. PERRON, Defendants

DESCRIPTION

By virtue of a Writ of Execution No. 2019-11414, PENNSYLVANIA HOUSING FINANCE AGENCY, Plaintiff vs. ERIC PERRON AND PAMELA B. PERRON, Defendants Real Estate: 1204 EAST 29TH STREET, ERIE, PA 16504
 Municipality: City of Erie
 Erie County, Pennsylvania
 Dimensions: 31 x 125.45
 Deed Book/Inst#: Bk 1445, page 490
 Tax I.D. (18) 5045-210
 Assessment: \$16,900 (Land)
 \$50,300 (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
 Sept. 27 and Oct. 4, 11

SALE NO. 15

Ex. #11035 of 2019
MidFirst Bank, Plaintiff
 v.

Heather M. Kalicky, Defendant
DESCRIPTION

By virtue of a Writ of Execution filed to No. 2019-11035, MidFirst Bank vs. Heather M. Kalicky, owner(s) of property situated in The Township of Harborcreek, Erie County, Pennsylvania being 750 Irvine Drive, Erie, PA 16511
 1701 Square Feet, 0.8081 Acres
 Assessment Map Number: N/A
 Assessed Value figure: \$103,600.00
 Improvement thereon: Single Family Dwelling
 Justin F. Kobeski, Esquire
 Manley Deas Kochalski LLC
 P.O. Box 165028
 Columbus, OH 43216-5028
 614-220-5611
 Sept. 27 and Oct. 4, 11

SALE NO. 16

Ex. #11481 of 2019
U.S. Bank National Association,
as Trustee for The Structured
Asset Investment Loan Trust,
Mortgage Pass-Through
Certificates, Series 2005-8,
Plaintiff
 v.
Kevin Arrington a/k/a Kevin

D. Arrington a/k/a Kevin D.
Arrington, Sr. a/k/a Kevin
Arrington, Sr., Defendant(s)
DESCRIPTION

By virtue of a Writ of Execution filed to No. 2019-11481, U.S. Bank National Association, as Trustee for The Structured Asset Investment Loan Trust, Mortgage Pass-Through Certificates, Series 2005-8 vs. Kevin Arrington a/k/a Kevin D. Arrington a/k/a Kevin D. Arrington, Sr. a/k/a Kevin Arrington, Sr. Amount Due: \$116,081.93
 Kevin Arrington a/k/a Kevin D. Arrington a/k/a Kevin D. Arrington, Sr. owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 1149 West 10th Street, A/K/A 1149 West 10 Street, Erie, PA 16502-1140
 Dimensions: 35 X 165
 Acreage: 0.1373
 Assessment Map number: 16030056022100
 Assessed Value: \$78,150.00
 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
 Sept. 27 and Oct. 4, 11

SALE NO. 17

Ex. #11528 of 2019
Suntrust Bank s/b/m Suntrust
Mortgage, Inc., Plaintiff
 v.
Virginia A. Bateman a/k/a
Virginia A. Barnes, Defendant(s)
DESCRIPTION

By virtue of a Writ of Execution filed to No. 2019-11528, Suntrust Bank s/b/m Suntrust Mortgage, Inc. vs. Virginia A. Bateman a/k/a Virginia A. Barnes
 Amount Due: \$40,604.62
 Virginia A. Bateman a/k/a Virginia A. Barnes, owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 415 Ash Street, Erie, PA 16507-1779
 Dimensions: 33 X 115
 Acreage: 0.0871
 Assessment Map number: 14010020022400

Assessed Value: \$30,400.00
 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

Sept. 27 and Oct. 4, 11

SALE NO. 18

Ex. #12903 of 2018

**Wells Fargo Bank, National
 Association, as Trustee for Abfc
 2004-Opt3 Trust, Abfc Asset-
 Backed Certificates, Series 2004-
 Opt3, Plaintiff**

v.

James Blumish, Defendant(s)

DESCRIPTION

By virtue of a Writ of Execution filed to No. 12903-18, Wells Fargo Bank, National Association, as Trustee for Abfc 2004-Opt3 Trust, Abfc Asset-Backed Certificates, Series 2004-Opt3 vs. James Blumish
 Amount Due: \$83,127.84

James Blumish, owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 637 West 36th Street, Erie, PA 16508-2643

Dimensions: 30.9 X 110

Acreage: .0780

Assessment Map number: 19061007021200

Assessed Value: \$71,320.00

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

Sept. 27 and Oct. 4, 11

SALE NO. 19

Ex. #12956 of 2016

**US Bank National Association, as
 Trustee for Sasco Mortgage Loan
 Trust 2006-Wf2, Plaintiff**

v.

**Michael D. Coles a/k/a Michael
 Coles, Merlin Coles, Defendant(s)**

DESCRIPTION

By virtue of a Writ of Execution filed to No. 2016-12956, US Bank National Association, as Trustee for Sasco Mortgage Loan Trust 2006-

Wf2 vs. Michael D. Coles a/k/a Michael Coles, Merlin Coles
 Amount Due: \$71,098.46
 Michael D. Coles a/k/a Michael Coles, Merlin Coles, owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 1110 West 20th Street, Erie, PA 16502

Dimensions: 30 X 125

Acreage: 0.0861

Assessment Map number: 19-060-033.0-123.00

Assessed Value: \$56,010.00

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

Sept. 27 and Oct. 4, 11

SALE NO. 20

Ex. #11305 of 2019

**The Bank of New York Mellon
 fka The Bank of New York as
 Successor Indenture Trustee to
 JPMorgan Chase Bank, N.A., as
 Indenture Trustee for The Cwabs
 Revolving Home Equity Loan
 Asset Backed Notes, Series 2004-
 A, Plaintiff**

v.

**Becky L. Cooper a/k/a Becky
 Cooper, in Her Capacity as
 Executrix and Devisee of
 The Estate of Roy L. Cooper
 a/k/a Roy Laverne Cooper,
 Defendant(s)**

DESCRIPTION

By virtue of a Writ of Execution filed to No. 2019-11305, The Bank of New York Mellon fka The Bank of New York as Successor Indenture Trustee to JPMorgan Chase Bank, N.A., as Indenture Trustee for The Cwabs Revolving Home Equity Loan Asset Backed Notes, Series 2004-A vs. Becky L. Cooper a/k/a Becky Cooper, in Her Capacity as Executrix and Devisee of The Estate of Roy L. Cooper a/k/a Roy Laverne Cooper
 Amount Due: \$36,083.54

Becky L. Cooper a/k/a Becky Cooper, in Her Capacity as Executrix and Devisee of The Estate of Roy L. Cooper a/k/a Roy Laverne

Cooper, owner(s) of property situated in UNION TOWNSHIP, Erie County, Pennsylvania being 15634 Route 8, Union City, PA 16438-9112

Acreage: 9.2000

Assessment Map number: 43008007000400

Assessed Value: \$86,880.00

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

Sept. 27 and Oct. 4, 11

SALE NO. 21

Ex. #11053 of 2019

**Hsbc Bank USA, National
 Association as Trustee for Wells
 Fargo Home Equity Asset-
 Backed Securities 2005-2 Trust,
 Home Equity Asset-Backed
 Certificates, Series 2005-2,
 Plaintiff**

v.

**Todd A. Coyle, in His Capacity
 as Administrator and Heir of
 The Estate of James A. Coyle
 a/k/a James Arthur Coyle and
 in His Capacity as Heir of Mary
 L. Coyle, Deceased, Kathleen L.
 Coyle, in Her Capacity as Heir
 of The Estate of James A. Coyle
 a/k/a James Arthur Coyle and
 in Her Capacity as Heir of Mary
 L. Coyle, Deceased, Ryan James
 Coyle, in His Capacity as Heir
 of The Estate of James A. Coyle
 a/k/a James Arthur Coyle and in
 His Capacity as Heir of Mary L.
 Coyle, Deceased, Unknown Heirs,**

**Successors, Assigns, and All
 Persons, Firms, or Associations
 Claiming Right, Title or Interest
 From or Under James A. Coyle,
 Deceased, Unknown Heirs,
 Successors, Assigns, and All
 Persons, Firms, or Associations
 Claiming Right, Title or Interest
 From or Under Mary L. Coyle,
 Deceased, Defendant(s)**

DESCRIPTION

By virtue of a Writ of Execution filed to No. 11053-2019, Hsbc Bank USA, National Association as Trustee for Wells Fargo Home

Equity Asset-Backed Securities 2005-2 Trust, Home Equity Asset-Backed Certificates, Series 2005-2 vs. Todd A. Coyle, in His Capacity as Administrator and Heir of The Estate of James A. Coyle a/k/a James Arthur Coyle and in His Capacity as Heir of Mary L. Coyle, Deceased, Kathleen L. Coyle, in Her Capacity as Heir of The Estate of James A. Coyle a/k/a James Arthur Coyle and in Her Capacity as Heir of Mary L. Coyle, Deceased, Ryan James Coyle, in His Capacity as Heir of The Estate of James A. Coyle a/k/a James Arthur Coyle and in His Capacity as Heir of Mary L. Coyle, Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under James A. Coyle, Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Mary L. Coyle, Deceased

Amount Due: \$40,768.87
 Todd A. Coyle, in His Capacity as Administrator and Heir of The Estate of James A. Coyle a/k/a James Arthur Coyle and in His Capacity as Heir of Mary L. Coyle, Deceased, Kathleen L. Coyle, in Her Capacity as Heir of The Estate of James A. Coyle a/k/a James Arthur Coyle and in Her Capacity as Heir of Mary L. Coyle, Deceased, Ryan James Coyle, in His Capacity as Heir of The Estate of James A. Coyle a/k/a James Arthur Coyle and in His Capacity as Heir of Mary L. Coyle, Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under James A. Coyle, Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Mary L. Coyle, Deceased, owner(s) of property situated in SPRINGFIELD TOWNSHIP, Erie County, Pennsylvania being 13891 West Ridge Road, A/K/A 13891 Ridge Road, West Springfield, PA 16443

Dimensions: 60 X 307.25
 Square Footage: 1,344
 Assessment Map number: 39-015-042.0-005.00
 Assessed Value: \$82,600.00
 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

Sept. 27 and Oct. 4, 11

SALE NO. 22

Ex. #10598 of 2019
Lakeview Loan Servicing, LLC,
Plaintiff

v.

Robert L. Ebbert, III,
Defendant(s)

DESCRIPTION

By virtue of a Writ of Execution filed to No. 10598-19, Lakeview Loan Servicing, LLC vs. Robert L. Ebbert, III

Amount Due: \$71,258.25
 Robert L. Ebbert, III, owner(s) of property situated in MILLCREEK TOWNSHIP, Erie County, Pennsylvania being 1310 Hilborn Avenue, Erie, PA 16505-4227
 Dimensions: 40 X 150
 Assessment Map number: 33034176001100
 Assessed Value: \$88,000.00
 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

Sept. 27 and Oct. 4, 11

SALE NO. 24

Ex. #11660 of 2019
Wells Fargo Bank, N.A., Plaintiff

v.

Keith Guy McIntyre,
Defendant(s)

DESCRIPTION

By virtue of a Writ of Execution filed to No. 2019-11660, Wells Fargo Bank, N.A. vs. Keith Guy McIntyre
 Amount Due: \$66,582.27
 Keith Guy McIntyre, owner(s) of property situated in ERIE CITY,

Erie County, Pennsylvania being 1121 East 35th Street, A/K/A 1121 East 35 Street, Erie, PA 16504-1831
 Dimensions: 35 X 120
 Assessment Map number: 18-052-011.0-416.00
 Assessed Value: \$59,800.00
 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

Sept. 27 and Oct. 4, 11

SALE NO. 25

Ex. #11061 of 2018
Pennymac Loan Services, LLC,
Plaintiff

v.

Kevin E. Perschka A/K/A Kevin Perschka, Kristina A. Perschka,
Defendant(s)

DESCRIPTION

By virtue of a Writ of Execution filed to No. 11061-18, Pennymac Loan Services, LLC vs. Kevin E. Perschka A/K/A Kevin Perschka, Kristina A. Perschka
 Amount Due: \$118,470.69
 Kevin E. Perschka A/K/A Kevin Perschka, Kristina A. Perschka, owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 1549 East 42nd Street, Erie, PA 16510-3417
 Dimensions: 80 X 150
 Assessment Map number: 18052052010300
 Assessed Value: \$129,580.00
 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

Sept. 27 and Oct. 4, 11

SALE NO. 26

Ex. #11297 of 2019
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR J.P. MORGAN MORTGAGE ACQUISITION CORP. 2005-OPT2, ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES 2005-

OPT2, Plaintiff

v.

KEVIN S. ROBERTS; TRACY L. ROBERTS, Defendant(s)

DESCRIPTION

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE TOWNSHIP OF WATERFORD, ERIE COUNTY, PENNSYLVANIA:
BEING KNOWN AS:
10005 BESSEMER ROAD,
CRANESVILLE, PA 16410-9720
PARCEL NUMBER:
04007020000100
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

Sept. 27 and Oct. 4, 11

SALE NO. 27

Ex. #11430 of 2019

**DITECH FINANCIAL LLC,
Plaintiff**

v.

**VELVET L. WARNER;
SANDRA A. WARNER,
Defendant(s)**

DESCRIPTION

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE TOWNSHIP OF CORRY, ERIE COUNTY, PENNSYLVANIA:
BEING KNOWN AS: 549 WEST CHURCH STREET, CORRY, PA 16407
PARCEL NUMBER:
08034137001600
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

Sept. 27 and Oct. 4, 11

SALE NO. 28

Ex. #11428 of 2019

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR AMERIQUEST

MORTGAGE SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-R1, Plaintiff

v.

**PATRICIA LYNNE WEED,
Defendant(s)**

DESCRIPTION

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE TOWNSHIP OF CORRY, ERIE COUNTY, PENNSYLVANIA:
BEING KNOWN AS: 504 MEAD AVENUE, CORRY, PA 16407
PARCEL NUMBER:
07023041000500
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

Sept. 27 and Oct. 4, 11

SALE NO. 29

Ex. #11146 of 2019

Carrington Mortgage Services, LLC, Plaintiff

v.

**Christina M. Scott, Defendant
DESCRIPTION**

By virtue of a Writ of Execution filed to No. 2019-11146, Carrington Mortgage Services, LLC vs. Christina M. Scott, owner(s) of property situated in Union City Borough, Erie County, Pennsylvania being 24 Gillette Street, Union City, PA 16438
0.1477
Assessment Map number: 41014059000400
Assessed Value figure: \$30,280.00
Improvement thereon: a residential dwelling
Katherine M. Wolf, Esquire
Shapiro & DeNardo, LLC
Attorney for Movant/Applicant
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406
(610) 278-6800

Sept. 27 and Oct. 4, 11

SALE NO. 30

Ex. #10587 of 2019

NewRez LLC d/b/a Shellpoint

Mortgage Servicing, Plaintiff

v.

Joseph Brutto and Genna Wood, Defendants

DESCRIPTION

All that certain piece or parcel of land situate in the Township of LeBoeuf, County of Erie and Commonwealth of Pennsylvania, bounded and described as follows, to-wit:
BEING Parcel No. 2 as shown on a Survey prepared by Terry A. Darnofall, which was recorded on August 30, 1984, in Erie County Map Book 27 at Page 6 and to which reference is made for further description.
Containing 10.592 acres of land and having erected thereon a residential home.
The improvements thereon being known as 4555 Route 6, Waterford, Pennsylvania - 16441.
Parcel No. 30021087000400
BEING the same premises which Jason C. Walmer and Ashley Walmer, husband and wife, by Deed dated September 30, 2016 and recorded in the Office of Recorder of Deeds of Erie County on October 3, 2016 at Instrument No. 2016-021551 granted and conveyed unto Joseph Brutto and Genna Wood as joint tenants with right of survivorship.
Daniel Jones, Esquire
STERN & EISENBERG, PC
1581 Main Street, Suite 200
The Shops at Valley Square
Warrington, PA 18976
(215) 572-8111

Sept. 27 and Oct. 4, 11

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kyle.bohrer@unishippers.com

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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

BARRY, THOMAS KANE, a/k/a THOMAS K. BARRY, a/k/a THOMAS BARRY, deceased

Late of the Township of Harborcreek, County of Erie, State of Pennsylvania
Executrix: Mildred Barry, c/o 337 West 10th Street, Erie, PA 16502
Attorneys: THE FAMILY LAW GROUP, LLC, 337 West 10th Street, Erie, PA 16502

BROWN, MAYBELLE MARIE, a/k/a MAYBELLE BROWN, deceased

Late of the City of Erie, County of Erie
Executor: Donald J. Boyd, 3520 Stone Quarry Road, Waterford, Pennsylvania 16441
Attorney: Kari A. Froess, Esquire, CARNEY & GOOD, 254 West Sixth Street, Erie, Pennsylvania 16507

BROWN, ROBERT A., SR., a/k/a ROBERT A. BROWN, deceased

Late of Summit Township, County of Erie and Commonwealth of Pennsylvania
Executor: Michael A. Agresti, c/o Suite 300, 300 State Street, Erie, PA 16507
Attorney: Michael A. Agresti, Esq., MARSH, SPAEDER, BAUR, SPAEDER & SCHAFF, LLP., Suite 300, 300 State Street, Erie, PA 16507

BROWN, SALLY J., a/k/a SALLY BROWN, a/k/a SALLY JANE BROWN, deceased

Late of the Township of Greene, County of Erie, Commonwealth of Pennsylvania
Executor: Michael L. Brown, 9347 Kuhl Road, Erie, Pennsylvania 16510
Attorney: Grant M. Yochim, Esq., 24 Main St. E., P.O. Box 87, Girard, PA 16417

CLAPPER, PAULA JEAN, a/k/a PAULA J. CLAPPER, a/k/a PAULA CLAPPER, deceased

Late of the Borough of McKeen, County of Erie, Commonwealth of Pennsylvania
Administrator: James E. Clapper, 277 East Avenue, Greenville, PA 16125
Attorney: James R. Steadman, Esq., 24 Main St. E., P.O. Box 87, Girard, PA 16417

DUNN, JAMES FREDERICK, a/k/a JAMES F. DUNN, a/k/a JAMES DUNN, deceased

Late of the Township of Harborcreek, County of Erie, State of Pennsylvania
Executrix: David B. Dunn, c/o 337 West 10th Street, Erie, PA 16502
Attorneys: THE FAMILY LAW GROUP, LLC, 337 West 10th Street, Erie, PA 16502

KROTOSZYNSKI, DOROTHY T., deceased

Late of the City of Erie, County of Erie, Commonwealth of Pennsylvania
Executor: Frank L. Kroto, Jr., c/o Quinn, Buseck, Leemhuis, Toohy & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506
Attorney: Colleen R. Stumpf, Esq., Quinn, Buseck, Leemhuis, Toohy & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506

MCCARTHY, BERNARD C., a/k/a BERNARD CLARENCE MCCARTHY, a/k/a BERNARD MCCARTHY, deceased

Late of the Borough of Lake City, County of Erie, Commonwealth of Pennsylvania
Co-Executors: William James McCarthy, 7048 South Shadow Moss Avenue, Boise, ID 83709 and Mary Margaret Sofranek, 312 Lafitte Way, New Bern, NC 28560
Attorney: Grant M. Yochim, Esq., 24 Main St. E., P.O. Box 87, Girard, PA 16417

RICE, WILLIAM G., a/k/a WILLIAM RICE, a/k/a BILL RICE, deceased

Late of the Boro of Albion, Commonwealth of Pennsylvania
Administrator: Richard A. Vendetti, c/o Vendetti & Vendetti, 3820 Liberty Street, Erie, Pennsylvania 16509
Attorney: Richard A. Vendetti, Esquire, Vendetti & Vendetti, 3820 Liberty Street, Erie, PA 16509

WILLIAMS, BARRY, deceased

Late of City of Albion, Conneaut Township, Erie County
Administrator: Marguerite Dutton
Attorney: John F. Mizner, Esquire, 311 West Sixth Street, Erie, PA 16507

SECOND PUBLICATION

ALLEN, HERBERT C., deceased

Late of City of Corry, County of Erie and Commonwealth of Pennsylvania
Executor: Carl V. Allen
Attorney: Schellart H. Joyce, Esquire, Los Scales Elder Law, 110 W. Spring St., P.O.B. 346, Titusville, PA 16354

**DANYLUK, MARY C.,
deceased**

Late of City of Erie
Executrix: Jo Ann Bawol, 6331 Stonebrook Drive, Fairview, PA 16415
Attorney: Michael A. Fetzner, Esquire, Knox McLaughlin Gornall & Sennett, P.C., 120 West Tenth Street, Erie, PA 16501

**GAITHER, GORDEN C., a/k/a
GORDEN GAITHER,
deceased**

Late of Erie, Erie County, Pennsylvania
Executrix: Patricia A. Ambrose, c/o Peter J. Sala, Esquire, 731 French Street, Erie, PA 16501
Attorney: Peter J. Sala, Esquire, 731 French Street, Erie, PA 16501

**HELLIER, JULIE MAUREEN,
deceased**

Late of the Springfield Township, County of Erie, Pennsylvania
Administrator: Gregory L. Heidt, 150 East 8th Street, Erie, PA 16501
Attorney: Gregory L. Heidt, Esquire, 150 East 8th Street, Erie, PA 16501

**KIRBY, SUSAN
deceased**

Late of the Township of Harborcreek, County of Erie and Commonwealth of Pennsylvania
Executrix: Kathleen Thompson
Attorney: James H. Richardson, Esquire, ELDERKIN LAW FIRM, 150 East 8th Street, Erie, PA 16501

**LECKER, PRISCILLA M., a/k/a
PRISCILLA LECKER,
deceased**

Late of the Township of Wesleyville Boro, County of Erie and Commonwealth of Pennsylvania
Executor: John H. Irwin, 2028 Center Street, Erie, PA 16510
Attorney: None

**MUNTEAN, NICOLAE (NICK),
deceased**

Late of the City of Erie, County of Erie, and Commonwealth of Pennsylvania
Executrix: Valerie Ann Young, 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

**SCHILLINGER, NANCY M.,
deceased**

Late of the City of Erie, County of Erie and Commonwealth of Pennsylvania
Executrix: Judith M. Cook
Attorney: David J. Rhodes, Esquire, ELDERKIN LAW FIRM, 150 East 8th Street, Erie, PA 16501

**STRAWBRIDGE, SCOTT E.,
deceased**

Late of the City of Franklin, Venango County
Administrator: Frances Strawbridge
Attorney: John F. Mizner, Esquire, 311 West Sixth Street, Erie, PA 16507

**STRUCHEN, BETTY,
deceased**

Late of the Borough of Girard, County of Erie, Pennsylvania
Executrix: Kelly Barker, 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

**SWABB, JUDITH A.,
deceased**

Late of Millcreek Township, County of Erie, Commonwealth of Pennsylvania
Executor: Debra S. Hayes, c/o Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508
Attorney: Colleen R. Stumpf, Esquire, Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508

**SWANSON, CAROLINE A.,
deceased**

Late of Millcreek Township
Executor: John P. Swanson, c/o 246 West 10th Street, Erie, PA 16501
Attorney: Evan E. Adair, Esq., 246 West 10th Street, Erie, PA 16501

**SWARTZ, HERBERT V.,
deceased**

Late of Township of Millcreek, Erie County, Commonwealth of Pennsylvania
Co-Executrices: Linda A. Kaleta and Brenda A. Pasko, c/o Knox Law Firm, 120 W. 10th St., Erie, PA 16501
Attorney: Christine Hall McClure, Esq., Knox McLaughlin Gornall & Sennett, P.C., 120 West 10th Street, Erie, PA 16501

**TAYLOR, LARRY S., a/k/a
LARRY STEPHEN TAYLOR,
deceased**

Late of the Township of Summit, County of Erie, Commonwealth of Pennsylvania
Executor: Jeffrey L. Taylor, 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

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:

**CROSS, DONALD J.,
deceased**

Late of Lawrence Park Township, County of Erie and Commonwealth of Pennsylvania
Successor Trustee: Diane Cross Miller, 2371 Nolan Drive, Largo, Florida 33770
Attorney: None

THIRD PUBLICATION

**CERMAK, LOIS R.,
deceased**

Late of Millcreek Township, County of Erie, Commonwealth of Pennsylvania
Executor: Gerald A. Cermak, 3205 Suburban Lane, Erie, PA 16506
Attorney: None

**CLEMENS, ISABELLA.,
deceased**

Late of Millcreek Township, County of Erie, Commonwealth of Pennsylvania
Executor: Jane M. Clemens, c/o Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508
Attorney: Colleen R. Stumpf, Esquire, Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508

**DeSANTO, WALTER E.,
deceased**

Late of Greene Township, County of Erie and Commonwealth of Pennsylvania
Co-Executors: John M. DeSanto, 2770 Braeburn, Columbus, IN 47201-1549 and Eugenia M. Sparks, 18945 Melrose Road, Wildwood, MO 63038-1610
Attorneys: MacDonald, Illig, Jones & Britton LLP, 100 State Street, Suite 700, Erie, Pennsylvania 16507-1459

**DUBOWSKI, JOHN P., JR., a/k/a
JOHN P. DUBOWSKI, a/k/a
JOHN PAUL DUBOWSKI, JR.,
deceased**

Late of the Township of Summit, County of Erie, Commonwealth of Pennsylvania
Executor: John P. Dubowski, III, 46470 Crabapple Rd., St. Clairsville, OH 43950
Attorney: Brian M. McGowan, Esq., 8220 Old French Road, Erie, PA 16509

**KOSTEK, MARJORIE L.,
deceased**

Late of the City of Erie, County of Erie, and Commonwealth of Pennsylvania
Executor: Robert Kostek, 177 Bank Street, North East, PA 16428
Attorney: Gary K. Schonhalter, Esquire, The Conrad - F.A. Brevillier House, 502 Parade Street, Erie, PA 16507

**LEACH-RUFF, NEALY, a/k/a
NEALLIE MAE LEACH-RUFF,
deceased**

Late of the City of Erie
Executrix: Nadine Leach
Attorney: Andrew J. Sisinni, Esquire, 1314 Griswold Plaza, Erie, PA 16501

**McDANNEL, NANCY L., a/k/a
NANCY McDANNEL, a/k/a
NANCY LOU McDANNEL,
deceased**

Late of the Township of McKean, County of Erie and Commonwealth of Pennsylvania
Co-Executors: Dale P. McDannel and Robin L. Brown, c/o 504 State Street, 3rd Floor, Erie, PA 16501
Attorney: Michael J. Nies, Esquire, 504 State Street, 3rd Floor, Erie, PA 16501

**MILLER, GLORIA,
deceased**

Late of Union City, County of Erie and Commonwealth of Pennsylvania
Executor: Mark G. Miller, c/o W. Atchley Holmes, Esq., Suite 300, 300 State Street, Erie, PA 16507
Attorney: W. Atchley Holmes, Esq., MARSH, SPAEDER, BAUR, SPAEDER & SCHAFF, LLP, Suite 300, 300 State Street, Erie, PA 16507

**MIZIKOWSKI, IRENE H., a/k/a
IRENE H. HELMINSKI,
deceased**

Late of 4400 East Lake Road, Apt. 124, Erie, PA 16511
Executor: Gerard F. Mizikowski, 5160 Fox Park Drive, Fairview, PA 16415
Attorney: None

**PETERS, MARY ALICE, a/k/a
MARY A. PETERS,
deceased**

Late of the Township of Harborcreek, County of Erie, Commonwealth of Pennsylvania
Executrix: Amy E. Hoffer, 506 Lincoln Avenue, Erie, PA 16505
Attorney: James R. Steadman, Esq., 24 Main St. E., P.O. Box 87, Girard, PA 16417

**REEGER, DAVID LEROY, a/k/a
DAVID L. REEGER, a/k/a
DAVID REEGER,
deceased**

Late of Erie, Erie County,
Pennsylvania

Administrator: Denise A. Reeger,
c/o Dan W. Susi, Esquire, 714
Sassafras Street, Erie, PA 16501

Attorney: Dan W. Susi, Esquire,
714 Sassafras Street, Erie, PA
16501

**ROYER, EMMA B., a/k/a
ROYER, EMMA BELL,
deceased**

Late of Township of Greene,
County of Erie, Commonwealth
of Pennsylvania

Executor: Lisa Spyker, c/o James
A. Pitonyak, Esquire, 1001 State
Street, Suite 303, Erie, PA 16501

Attorney: James A. Pitonyak,
Esquire, 1001 State Street, Suite
303, Erie, PA 16501

**SILVERTHORN, LEE B., a/k/a
LEE BURTON SILVERTHORN,
SR., a/k/a LEE BURTON
SILVERTHORN,
deceased**

Late of Millcreek Township,
Erie County, Commonwealth of
Pennsylvania

Executor: Ann Marie Silverthorn,
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

**WASSON, MARION L., a/k/a
MARION SUTTLES WASSON,
deceased**

Late of Harborcreek Township,
Erie County, Commonwealth of
Pennsylvania

Co-Executors: Candis M. Knepper
and Robert A. Wasson, 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

**WOJTKIELEWICZ, HENRY,
a/k/a HENRY WARD, a/k/a
HENRY R. WOJTKIELEWICZ
WARD,
deceased**

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

Executrix: Melissa L. Larese,
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

CHANGES IN CONTACT INFORMATION OF ECBA MEMBERS

PAUL S. SELLERS814-452-2906
Assistant United States Attorney
Western District of Pennsylvania - Erie
17 S. Park Row, Ste A330
Erie, PA 16501*Paul.Sellers@usdoj.gov*

Effective Monday, October 21, 2019, the Elderkin Law Firm, members listed below, will be located at 456 West 6th Street, Erie, PA 16507. Phone/fax/emails will not change.

EDWARD J. BETZA	DAVID J. RHODES
ROBERT C. LESUER	JAMES H. RICHARDSON, JR.
CRAIG A. MARKHAM	KENNETH G. VASIL
THOMAS J. MINARCIK	CRAIG A. ZONNA

New email address

KRISTIN L. PRECHTEL.....*kristin.prechtel@gmail.com*



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