

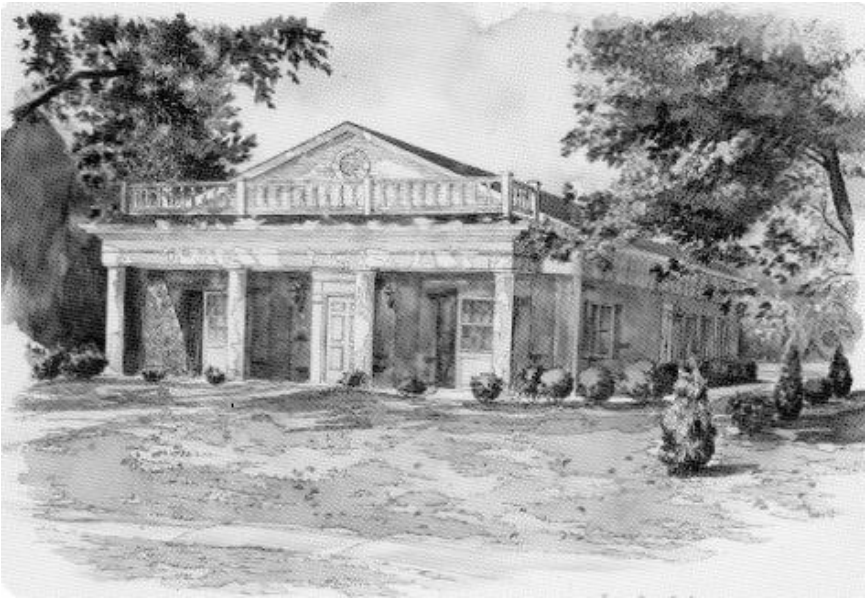
Beaver County Legal Journal

A Weekly Publication Containing Decisions of the 36th
Judicial District of Pennsylvania.

Vol. 77

November 18, 2023

No. 46



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BEAVER COUNTY BAR ASSOCIATION

788 Turnpike Street, Beaver, Pennsylvania 15009

BEAVER COUNTY LEGAL JOURNAL

BEAVER COUNTY BAR ASSOCIATION, PUBLISHER
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MerryBeth Sylvester, Interim Editor
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COURT CALENDAR

Criminal Judicial Pre-Trial Conferences [1st JPTC]	November 20
Judicial Juvenile Hearings	November 20
Pre-Trial Conferences, Civil	November 20
Status Conferences	November 21
PFA	November 22

NOTICES TO THE BAR

PBI CLE VIDEO SEMINARS IN BEAVER

The following PBI video seminars will be shown at the Beaver County Bar Association Building, 788 Turnpike Street, Beaver, PA. **Please register directly with PBI at 1-800-932-4637 or online at www.pbi.org.** For course descriptions & tuition, go to www.pbi.org. Visa and Mastercard are accepted. These seminars have been approved by the PA Supreme Court Continuing Legal Education Board for the stated hours of credit. Registrations received more than 3 days before the presentation qualify for an Early Registration discount.

**Commentators needed for these video seminars. Please call the Bar Association if you are interested in being the commentator for a particular seminar.*

“LIVE via SIMULCAST” PBI SEMINARS SCHEDULED AT BCBA

The following PBI Live via Simulcast seminars will be offered at the Beaver County Bar Association Building, 788 Turnpike Street, Beaver, PA. **Please register directly with PBI at 1-800-932-4637 or online at www.pbi.org.** For course descriptions & tuition, go to www.pbi.org. Visa and Mastercard are accepted. These seminars have been approved by the PA Supreme Court Continuing Legal Education Board for the stated hours of credit. Registrations received more than 3 days before the presentation qualify for an Early Registration discount.

Wednesday, December 13, 2023

**“Year in Review for the
General Practitioner 2023”**

Registration: 8:30 a.m.

Live Groupcast Seminar: 9:00 a.m. - 12:20 p.m.

3 substantive 0 ethics

BEAVER COUNTY BAR ASSOCIATION
Continuing Legal Education Committee
Seminar Series:

The Beaver County Bar Association will present the following CLE seminars at the Beaver County Bar Association, 788 Turnpike Street, Beaver, PA. Each seminar has been or will be approved by the Pennsylvania Supreme Court Continuing Legal Education Board for one (1) hour of substantive or (1) hour of ethics credit. Please register with the Bar Association at 724-728-3769.

Registration 11:30 a.m.
Seminar 12:00 p.m. - 1:00 p.m.
Tuition/Seminar Only. Member - \$10/Non-Member - \$20
Tuition/Seminar and Lunch Member - \$20/Non-Member - \$30

Tuesday, December 5, 2023

“Elder Law Considerations in Estate Planning”

Presenters: Michael Nalli, Esquire
Ashley Elias, Esquire
1 substantive credit

Beaver County Court of Common Pleas Seminar:

Monday, November 27, 2023

“Beaver County Court of Common Pleas Courtroom Technology For Trial”

Location: Courtroom No. 6

Registration: 11:30 a.m.

Seminar Only: 12:00 p.m. - 1:00 p.m.

1 hour substantive credit

Presenters: The Honorable James J. Ross
The Honorable Laura J. Tocci
Chad McMillen, Esquire
Curt McMillen, Esquire
Dan Farrow, Court IT
Specialist will be assisting

NEW LEGAL NOTICES

NOTICE OF
VOLUNTARY DISSOLUTION

Notice is hereby given that **Phillips Optometric Associates, LTD**, a Pennsylvania Business Corporation, with a registered address of 903 Third Avenue, New Brighton, PA 15066, has approved its voluntary dissolution pursuant to Section 1975 of the Business Corporation Law of 1988, as amended, whereupon its corporate existence shall cease upon filing of Articles of Dissolution with the Pennsylvania Department of State.

W. John Rackley, Esquire
345 Commerce Street
Beaver, PA 15009

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Fictitious Name Registration

Notice is hereby given that a Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on September 25, 2023, for **H.R. Edelyne Frye** with a principal place of business located at 814 Fairdale Ave., Ambridge, PA 15003 in Beaver County. The individual interested in this business is Kristina Howell, also located at 814 Fairdale Ave., Ambridge, PA 15003. This is filed in compliance with 54 Pa.C.S. 311.

nov. 18

NOTICE OF ACTION IN MORTGAGE
FORECLOSURE
IN THE COURT OF COMMON PLEAS OF
BEAVER COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW
NO.: 11622-2022

THE BANK OF NEW YORK MELLON
FKA THE BANK OF NEW YORK AS
TRUSTEE FOR THE CERTIFICATEHOLDERS
CWABS, INC., ASSET BACKED
CERTIFICATES, SERIES 2005-BC1 C/O
SHELLPOINT MORTGAGE SERVICING,
Plaintiff,
vs.

BRANDON KOSTA, AS HEIR OF THE
ESTATE OF JUDITH KOSTA, JANET
SCHMIDT, AS HEIR OF THE ESTATE OF
JUDITH KOSTA, AND UNKNOWN HEIRS,
SUCCESSORS AND ASSIGNS AND ALL
PERSONS CLAIMING RIGHT, TITLE,
AND INTEREST FROM OR UNDER
JUDITH KOSTA, DECEASED, Defendants
TO: UNKNOWN HEIRS, SUCCESSORS
AND ASSIGNS AND ALL PERSONS
CLAIMING RIGHT, TITLE, AND INTEREST
FROM OR UNDER JUDITH KOSTA,
DECEASED

You are hereby notified that Plaintiff, THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWABS, INC., ASSET BACKED CERTIFICATES, SERIES 2005-BC1 C/O SHELLPOINT MORTGAGE SERVICING, filed an Action in Mortgage Foreclosure endorsed with a Notice to Defend, in the Court of Common Pleas of Beaver County, Pennsylvania, docketed to No. 11622-2022, seeking to foreclose the mortgage secured by the real estate located at 1928 Maratta Road, Aliquippa, PA 15001.

You have been sued in court. If you wish to defend against the claims in this notice, you must take action within twenty (20) days after this publication, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the complaint or for any other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

LAWYER REFERRAL SERVICE
Pennsylvania Lawyer Referral Service
Pennsylvania Bar Association
P.O. Box 186
Harrisburg, PA 17108
(800) 692-7375

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ESTATE NOTICES

Letters Testamentary or of Administration having been granted in the following Estates of decedents domiciled in Beaver County, Pennsylvania, unless otherwise indicated, all persons having claims or demands against the estates of the said decedents are requested to make known the same and all persons indebted to the said decedents are requested to make payment without delay to the respective executors, administrators or counsel.

1st Publication

- LESTER J. BLAHO, late of Harmony Township. Mark E. Blaho, Executor, c/o Robert J. Campbell, Esquire, 650 Corporation Street, Suite 201, Beaver, PA 15009. Robert J. Campbell, Atty.
- THOMAS R. BONTEMPO, late of Baden. Susan Anne Boss, 40 Fairway Drive, Lewisburg, PA 17837 and Thomas J. Bontempo, 105 Church Lane, Pittsburgh, PA 15238, Co-Administrators. James S. Vergotz, Atty.
- PATRICIA E. FORMAN, late of Economy Borough. Lynn F. Plizga, Executrix, 4747 Maplehurst Avenue, Allison Park, PA 15101.
- IRMA M. KOTUN, late of Aliquippa. John F. Kotun, Executor, c/o Craig E. Wynn, Esquire, 2002 McMinn Street, Aliquippa, PA 15001. Craig E. Wynn, Atty.
- JOHN D. MCMASTERS, a/k/a JOHN DOUGLAS MCMASTERS, late of the Township of Hopewell. Suzanne McMasters, Executrix, c/o Chad F. McMillen, Esquire, 2131 Brodhead Road, Aliquippa, PA 15001. Chad F. McMillen, Atty.
- RAYMOND D. MCMURDY, a/k/a RAYMOND D. MCMURDY, SR., late of Chippewa Township. Raymond D. McMurdy, Jr., Executor, c/o James R. Fenchel, II, Esquire, 472 Constitution Boulevard, New Brighton, PA 15066. James R. Fenchel, II, Atty.
- JAMES PATRICK RAZZETTI, late of Aliquippa. Eugene Docworth Johns and Shirley Ann Johns, Co-Executors, c/o James J. Loll, Esquire, 1122 Third Street, Beaver, PA 15009. James J. Loll, Atty.

DAVID J. YANKO, late of the Borough of Ambridge. Jackie L. Yanko, Executrix, c/o David E. Schwager, Esquire, 183 Market Street, Suite 100, Kingston, PA 18704-5444. David E. Schwager, Atty.

2nd Publication

- WALTER J. DEBO, JR., late of Daugherty Township. Judith A. Debo, Administratrix, c/o James J. Loll, Esquire, 1122 Third Street, Beaver, PA 15009. James J. Loll, Atty.
- DOROTHY M. HANNER, a/k/a DOROTHY MAE HANNER, late of Industry Boro. Terry Castelli and Kimberly Ann Kelley, Co-Executors, c/o James J. Loll, Esquire, 1122 Third Street, Beaver, PA 15009. James J. Loll, Atty.
- DAVID HELD, a/k/a DAVID WALLACE HELD, late of Hanover Township. Bill Held-Hindman, Executor, c/o James J. Loll, Esquire, 1122 Third Street, Beaver, PA 15009. James J. Loll, Atty.
- DOUGLAS O. HILLYER, a/k/a DOUGLAS HILLYER, late of the City of Aliquippa. James Williams, Executor, c/o Nalli, Elias & Associates, PC, 150 Pleasant Drive, Suite 101, Aliquippa, PA 15001. Michael W. Nalli, Atty.
- JOHN D. PIPCHOK, late of Ambridge. Ashley Edmondson, Executrix, 122 Alpine Street, Aliquippa, PA 15001.
- ROSE E. RUCKERT, late of Freedom Borough. Becky L. Ruckert and Carol A. Kruiise, Co-Executrices, c/o Craig E. Wynn, Esquire, 2002 McMinn Street, Aliquippa, PA 15001. Craig E. Wynn, Atty.
- PHYLLIS VETICA, a/k/a PHILOMENA VETICA, late of Beaver County. Sharon L. Marsh and James P. Vetica, Co-Executors, c/o GRB Law, 2100 Georgetown Drive, Suite 300, Sewickley, PA 15143-8782. Wendy Denton Heleen, Atty.
- PATRICIA A. WAISLEY, a/k/a PATRICIA DAVITT WAISLEY, a/k/a PATRICIA ANN DAVITT WAISLEY, late of the Borough of Baden. Leanne Regalla and Deborah E. Fritz-Csombok, Co-Executors, c/o Nalli, Elias & Associates, PC, 150 Pleasant Drive, Suite 101, Aliquippa, PA 15001. Michael W. Nalli, Atty.

3rd Publication

GEORGE R. DAVID, late of Hopewell Township. Gretchen A. David and Adriane L. Prickett, Co-Executrices, c/o Nalli, Elias & Associates, PC, 150 Pleasant Drive, Suite 101, Aliquippa, PA 15001. Michael W. Nalli, Atty.

DAVID A. DESALLE, late of Ambridge. Ashley Vanyo, Executrix, 918 Beverly Avenue, Ambridge, PA 15003. John M. Smith, Atty.

KATHLEEN F. EHRET, late of Ellwood City. Elaine G. Young, Executrix, 456 Chapel Drive, Ellwood City, PA 16117. Ryan C. Long, Atty.

DORIS J. GAILEY, a/k/a DORIS JEAN GAILEY, late of Ohioville Borough. Dannette Lindner, Executor, c/o Timothy M. Carland, Esquire, 1176 Third Street, Beaver, PA 15009. Timothy M. Carland, Atty.

VINCENZO ANTHONY GOLLETTI, a/k/a VINCENZO A. GOLLETTI, late of the Township of Center. Robert R. Golletti and Angelette M. Johnston, Co-Administrators, c/o Nalli, Elias & Associates, PC, 150 Pleasant Drive, Suite 101, Aliquippa, PA 15001. Michael W. Nalli, Atty.

ELEANOR GRAY, a/k/a ELEANOR MAE GRAY, late of Hopewell Township. Leslie Skolnekovich, Administratrix, 208 Timber Lane, Sewickley, PA 15143. Brock A. Meanor, Atty.

DAVID A. KRAUS, SR., late of South Heights Borough. Jeannine Kraus, Administratrix, c/o Ogg, Murphy & Perkosky, P.C., 245 Fort Pitt Boulevard, Pittsburgh, PA 15222. John D. Perkosky, Atty.

JUDITH LYNN PHILLIPS, a/k/a LYNN P. PHILLIPS, late of New Sewickley Township. Erin Lynn Sanderbeck, Executrix, 104 Autumn Hill Drive, Cranberry Township, PA 16066. Heather Papp-Sicignano, Atty.

PATRICK MICHAEL SEERY, late of New Brighton. Shannon Marie Seery, Executrix, 15141 - 71st Drive N, Palm Beach Gardens, FL 33418. Stephanie Thomas Kramer, Atty.

FLOYD M. STRICKLER, late of Raccoon Township. Earl K. Grabenstein, Executor, 180 Highland Avenue, Pittsburgh, PA 15229. Sarah J. Hancher, Atty.

BRUCE EDWARD YEAGER, SR., late of Daugherty Township. Bruce Edward Yeager, Jr., Administrator, c/o James J. Loll, Esquire, 1122 Third Street, Beaver, PA 15009. James J. Loll, Atty.

BERNARD F. YONKOVITZ, a/k/a BERNARD FRANCIS YONKOVITZ, late of Hanover Township. Carol Diane Yonkovitz, Executrix, c/o James R. Fenchel, II, Esquire, 472 Constitution Boulevard, New Brighton, PA 15066. James R. Fenchel, II, Atty.

DOCKET ENTRIES

From The Office Of

The Prothonotary

It is understood that the accuracy of these entries is not guaranteed and no responsibility attaches for any errors or omissions in this report.

DIVORCES GRANTED

GABRIEL MICHAUX from Robin Michaux, 20269-23

ANDREW MCCRACKEN from Kaela Castelucci, 20020-23

ALEASA MARIE HILL from Brandon Lee Hill, 20161-23

NICHOLAS MARTIN STEIN from Ashley Amber Stein, 20195-23

DIVORCE DOCKET

HEATHER JAMISON vs Harold Jamison, 20344-23-S.R. Hurst

CHRISTOPHER SAUNDERS vs Saveria Saunders, 20345-23-L.J. Weyandt

NICHOLAS BECK vs Paige Nussbaum, 20346-23-Self

STACY LYNN SCHERFEL vs Donald Brian Scherfel, 20347-23-Self

ALEXIS ANGEL vs Lauren Angel, 20348-23-M.C. Taybron

LESLIE H. BULL vs Misty L. Bull, 20349-23-N.M. Feldman

CAMILLE WADE vs Jason B. Gaffney, 20350-23-J.T. Haller, Jr.

MARK H. FULLER vs Susan J. Fuller, 20351-23-Self

APPEARANCE DOCKET

ADAM KLIMKOWSKI vs B.C. Board of Assessment Appeals al, 00458-23-Civil Appeals-Self

BVHT INC. vs B.C. Board of Assessment Appeals al, 00459-23-Civil Appeals-W.D. Slomski

RKW REAL ESTATE vs B.C. Board of Assessment Appeals al, 00460-23-Civil Appeals-J.M. Kamin

WRIGHT CHIPPEWA HOLDINGS vs B.C. Board of Assessment Appeals al, 00461-23-Civil Appeals-J.M. Kamin

- TLC PROP. INC. vs B.C. Board of Assessment Appeals al, 00462-23-Civil Appeals-J.M. Kamin
- TLC PROP. INC. vs B.C. Board of Assessment Appeals al, 00463-23-Civil Appeals-J.M. Kamin
- TLC PROP. INC. vs B.C. Board of Assessment Appeals al, 00464-23-Civil Appeals-Self
- MARTIN MEDIA vs B.C. Board of Assessment Appeals al, 00465-23-Civil Appeals-J.M. Kamin
- MARTIN MEDIA vs B.C. Board of Assessment Appeals al, 00466-23-Civil Appeals-J.M. Kamin
- MARTIN MEDIA vs B.C. Board of Assessment Appeals al, 00467-23-Civil Appeals-J.M. Kamin
- MARTIN MEDIA vs B.C. Board of Assessment Appeals al, 00468-23-Civil Appeals-J.M. Kamin
- CAROL A. DAVIS al vs B.C. Board of Assessment Appeals al, 00469-23-Civil Appeals-E.A. Knafelc
- CAROL A. DAVIS al vs B.C. Board of Assessment Appeals al, 00470-23-Civil Appeals-E.A. Knafelc
- CAROL A. DAVIS al vs B.C. Board of Assessment Appeals al, 00471-23-Civil Appeals-E.A. Knafelc
- MEL ADAMS al vs B.C. Board of Assessment Appeals al, 00472-23-Civil Appeals-G.K. Douglass
- BENJAMIN D. HOFFMAN al vs B.C. Board of Assessment Appeals al, 00473-23-Civil Appeals-J.R. Silsley
- ADAM KLIMKOWSKI vs B.C. Board of Assessment Appeals al, 00474-23-Civil Appeals-R. King
- HOFFMAN BROS. PROP. MANAG. vs B.C. Board of Assessment Appeals al, 00475-23-Civil Appeals-J.R. Silsley
- HOFFMAN BROS. PROP. MANAG. vs B.C. Board of Assessment Appeals al, 00476-23-Civil Appeals-J.R. Silsley
- BENJAMIN DAVID HOFFMAN al vs B.C. Board of Assessment Appeals al, 00477-23-Civil Appeals-J.R. Silsley
- ADAM KLIMKOWSKI vs B.C. Board of Assessment Appeals al, 00478-23-Civil Appeals-R. King
- HOFFMAN BROS. PROP. MANAG. vs B.C. Board of Assessment Appeals al, 00479-23-Civil Appeals-J.R. Silsley
- JBZ PROP. & CON. vs B.C. Board of Assessment Appeals al, 00480-23-Civil Appeals-J.R. Silsley
- JBZ PROP. 7 CONS. vs B.C. Board of Assessment Appeals al, 00481-23-Civil Appeals-J.R. Silsley
- KIDS REAL ESTATE vs B.C. Board of Assessment Appeals al, 00482-23-Civil Appeals-E.A. Knafelc
- KIDS REAL ESTATE vs B.C. Board of Assessment Appeals al, 00483-23-Civil Appeals-E.A. Knafelc
- KIDS REAL ESTATE vs B.C. Board of Assessment Appeals al, 00484-23-Civil Appeals-E.A. Knafelc
- KIDS REAL ESTATE vs B.C. Board of Assessment Appeals al, 00485-23-Civil Appeals-E.A. Knafelc
- MARK ONDRUSEK vs B.C. Board of Assessment Appeals al, 00486-23-Civil Appeals-E.A. Knafelc
- ALBERT UNIS al vs B.C. Board of Assessment Appeals al, 00487-23-Civil Appeals-G. Floro
- ALBERT UNIS vs B.C. Board of Assessment Appeals al, 00488-23-Civil Appeals-G. Floro
- MARK ONDRUSEK vs B.C. Board of Assessment Appeals al, 00489-23-Civil Appeals-E.A. Knafelc
- ALBERT UNIS vs B.C. Board of Assessment Appeals al, 00490-23-Civil Appeals-G. Floro
- WEST AIRCOMM FCU vs Katrina M. Balse, 11410-23-Debt Collection-M.D. Urban
- RWR GROUP INC. al vs RJ Rhodes Transit Inc., 11411-23-Debt Collection-G.E. Rickards
- WEST AIRCOMM FCU vs Brittany Mobley, 11412-23-Debt Collection-M.D. Urban
- WEST AIRCOMM FCU vs Tyriq Dorsett, 11413-23-Debt Collection-M.D. Urban
- WEST AIRCOMM FCU vs Susan Levinger al, 11414-23-Debt Collection-M.D. Urban
- DISCOVER BANK vs J. Janos, 11415-23-Debt Collection-M.W. Pomy
- KEVIN E. OTTO al vs Dennis Scarsella al, 11416-23-Premises Liability-C.M. Halsey
- AMANDA WEISMANTLE al vs Jennifer Thompson, 11417-23-Ejectment-Self
- THE GCCU al vs Pascal M. Nardelli, 11418-23-Other-M.A. Shiner
- THE GCU al vs Castlebrook Prop. Assets, 11419-23-Mortgage Foreclosure-M.A. Shiner
- CONNOR ANDREW DUFFY vs Sarah D. Pearce, 11420-23-Custody/Visitation-Pro Se
- MINA ANIKA GERLINGER vs Robert Donald Pearce, 11421-23-Custody/Visitation-Pro Se
- TAX CLAIM BUREAU OF B.C., 11422-23-Other-Law Dept.
- TAX CLAIM BUREAU OF B.C., 11423-23-Other-Law Dept.
- TAX CLAIM BUREAU OF B.C., 11424-23-Other-Law Dept.
- TAX CLAIM BUREAU OF B.C., 11426-23-Other-Law Dept.

TAX CLAIM BUREAU OF B.C., 11427-23-Other-Law Dept.
CHAD F. MCMILLEN, ESQUIRE, Administrator DBN Estate of AMB, deceased al vs Adoption Connection al, 11428-23-Other-J.M. Pinto
BRIGHTWOOD MANOR APTS. vs Asia Sharp, 11429-23-Landlord/Tenant Dispute-Self
DISCOVER BANK vs Patricia L. Sabella, 11430-23-Debt Collection-A.D. Loewy
VIDGAR RUBINSTEIN al vs Jessica Pope, 11432-23-Landlord/Tenant Dispute-C. Roberty
BANK OF AMERICA vs Lynn E. Henney, 11433-23-Debt Collection-B.J. Polas
BANK OF AMERICA vs Carla Flati, 11434-23-Debt Collection-B.J. Polas
STEPHANIE PEAKE vs Kaitlyn Moccia al, 11435-23-Motor Vehicle-Self
HEATHER BATTAGLIA vs Fredrick Kilgore, 11436-23-Custody/Visitation-S.R. Hurst
HEATHER BATTAGLIA, obo SLBK, a minor, 11437-23-Other-S.R. Hurst
NEWREZ al vs Antonio D. Miller Sr. al, 11438-23-Quiet Title-J.M. Fein
JOSE MIGUEL COX ORTIZ al vs Liria Leticia Velasquez, 11439-23-Custody/Visitation-Pro Se
AMANDA BETH JOHNSON vs Com. of PA, Dept. of Transp., 11440-23-Civil Appeals-S.D. Colafella
US BANK NA. ASSN. al vs Heather LaValle al, 11441-23-Mortgage Foreclosure-C.A. DeNardo

**PROTECTION FROM ABUSE
PETITIONS**

JORDAN MARSH vs Kylah Barker, 70370-23
DAVID NUNLEY JR. vs Kendrick Blackman, 70371-23
JOHN LINER vs Brianna McClintick, 70372-23
JOYCE ZALUCKY vs Bradley Flowers, 70373-23
OLIVIA DONATELLA vs Zachary Christian Wilson, 70374-23
JALYNN FERRELL, obho vs Saraita Ford, 70375-23
KAYLEIGH NICOLE NAGAL vs Henry William Jance, 70376-23
CALISSA CUMMINGS vs Jamar Peterson, 70377-23
LACI SAYERS, obo a minor child vs Demarri Jones, 70378-23
ASHLEY SWAB vs Andrew Simmons, 70379-23
MATTHEW STEPHEN STRAUB vs Leah Joy Straub, 70380-23
ABEL HERRERA vs Brenda Castro, 70381-23

DEEDS

T.L. KACHUR al to T.L. Kachur, N.B.
K. HENNING to F.L. Taylor ux, Hope. Twp. \$220
J. JAHODA to B.A. Orłowski, Amb. \$225
B.J. KINKADE al to M. Alali al, Economy \$3,625.02
R.F. STUART ESTATE al to Applewood Invest. Co., Darl. \$550
R.F. STUART ESTATE al to Applewood Invest. Co., Darl. \$550
T.D. BLAKELEY ux to P.W. Poteete ux, White Twp. \$530
J. DULICK to J. Dulick al, Hope. Twp.
T.C. SUTTER to T.C. Sutter al, No. Sew. Twp.
A.J. KOROL ux to Mech Sec. Serv., Amb. \$1,050
D.F. CHINCHILLA ux to A.J. Korol ux, Harmony Twp. \$2,380
MOUNTAIN WORKS INC. to D. Korb, Industry \$300
E.A. CONWAY to V.D. Clouston, Frank. Twp.
ZOKAITES PROP. al to NVR Inc., Center Twp. \$795.68
NVR INC. to J.E. Purdy II, Chip. Twp. \$2,437.30
HM LAND al to Maronda Homes, Center Twp. \$750
HUNTINGTON NA. BANK to Revival Prop. Group, B.F. \$449
T.L. WODAREK to T.S. Wodarek, Hope. Twp.
J&T ENTER. al to McKees Rock Prop., Aliq. \$825
PATTON CONSTR. INC. to M. Patton, Monaca
K. KELLY al to K. Kelly, Hope. Twp.
M. GRUBB ux to J.A. Grubb, Big Beaver
R.L. HOOKE ux to D.R. Smith ux, Chip. Twp. \$2,950
N.G. NETZ ux to V.A. Murr, Hope. Twp. \$1,699
B. BARKER to J.I. Barker, Conway
B.J. HILL to E.W. Hill, Midland
SIWEL SYSTEMS BY TAX CLAIM to Hope. Twp., Hope. Twp.
G.M. CZARNECKI al to D.J. Sonsini al, Hope. Twp. \$900
M. DRAPER BY TAX CLAIM to J. Kirby, Aliq. \$867
D.L. FANTONE BY TAX CLAIM al to Ave. Bros., N.B. \$190.40
K.R. MILLER to A. Hess al, Aliq. \$550
D.A. ZUBIK REV. al to Church of the Red. of B.C.Inc., Conway
S.A. BENNETHUM to L. Nickel, Frank. Twp. \$1,700
WMB HOLDINGS INC. al to Ceramic Color & Chem. Manuf. Co., N.B. \$2,460
WBM HOLDINGS INC. al to Ceramic Color & Chem. Manuf. Co., N.B. \$40

- T.T. HAMILTON to Steady St. Devel., Beaver \$2,550
- A. HOUSE to L. Showalter al, Big Beaver \$3,650
- M.K. ROSE to W.D. Piersol ux, N.B. \$40
- R.F. STUART ESTATE al to E.A. Vodilko al, Darl. Twp. \$2,450
- L. JARAMILLO al to C. Fournier, Hope. Twp. \$2,350
- TOA PA V to J.H. Pyrdok Jr. ux, Economy
- J.A. MULIK to Mulik Trust al, Daugh. Twp.
- E.E. CARTE to E.A. Healey, Harmony Twp. \$1,400
- R. CHILDS to R. Childs ux, Hope. Twp.
- R.J. LAWSON al to R.A. Lawson Trust al, New Sew. Twp.
- D.L. PARKS to D.L. Parks ux, Rac. Twp.
- A. DESANTIS to M.F. DeSantis, Aliq.
- D. YANYECIC TRUST al to D. Yanyecic, Indep. Twp.
- C. YANYECIC TRUST al to C. Yanyecic, Indep. Twp.
- C. HOPPE to It's a Good Life, N.B. \$400
- D.L. WILLIAMS to Lincoln Park Perf. Arts Charter School, Midland \$3,250
- LETTERMAN MOORE HOLDINGS al to Lightning Creek Holdings, Midland \$3.17
- BETHEL MISS. BAPTIST CHURCH al to S. Lockett, Aliq.
- C.S. COCHRAN to T.M. Pesavento, Center Twp. \$2,000
- V.M. BAKER to C. Wisniewski, Freedom \$1,350
- J.E. KLINESMITH ESTATE ux to T.M. Allen, Industry \$1,300
- D. JONES ux to Fudd's Farm, Rac. Twp. \$5
- J.A. TOMSIC to R.E. Burns ux, No. Sew. Twp. \$3,250
- J.L. MINETT ESTATE al to D. Wyrick, No. Sew. Twp. \$2,150
- R. MCCLUNG to C. Monroy, Amb. \$270
- K.A. GAUDINO to M. Gaudino, Baden
- T.W. POST ux to Post Distr. Holdings, No. Sew. Twp. \$1,600
- K.D. PEEL BY TAX CLAIM to BF Prop. Invest. 2, Freedom \$125.80
- G. DELOURMEL III ux to T. Ponticello al, Hanover Twp. \$1,650
- L.K. WELSH al to K.M. Shroyer, Roch. Twp.
- G. PAICH al to A. Paich, Center Twp.
- D.J. NICHOLSON to M. Teja al, N.B. \$420
- LNS PA REAL ESTATE to B. Lamm, Midland \$1,900
- S.H. SCHAFER al to S.H. Schafer, Economy JWM ASSOC. al to JWM Assoc., B.F.
- J&T ENTER. al to A.A. Schultz al, Monaca \$650
- W.T. MCMAHON al to JWM Assoc., B.F.
- J.A. KLACIK BY SHERIFF al to Rent Me House, Hope. Twp. \$1,292
- A. HARKER to J. Fallabel, No. Sew. Twp. \$1,500
- M. MACIE al to K. Macie, Economy
- C. MARTIN to D.A. Rodgers, Amb. \$1,000
- W.T. MCMAHON ux to JWM Assoc., B.F. \$445.40
- W.T. MCMAHON ux to JWM Assoc., B.F. \$3,114.40
- W.T. MCMAHON ux to JWM Assoc., B.F. \$622.20
- M. MCMAHON al to JWM Assoc., Pat. Twp. \$1,135.60
- M. MCMAHON al to JWM Assoc., Pat. Twp. \$1,220.60
- T. SEMPFX ux to C.F. Martin, N.B. \$1,759
- J. PURDY al to L. Palochak, Hope. Twp. \$1,750
- L.J. DALLAS al to R. Smith, B.F.
- L.V. AYERS to Z.W. Johnston ux, Economy \$2,600
- C.R. FARRIS al to S.J. Meche ux, New Sew. Twp. \$6,000
- R.E. JOHNS to L. McIntosh, Amb. \$520
- J.M. SCHRENK al to J.G. Holman, Economy \$1,950
- J.G. HOLMAN to A. McKissic, Harmony Twp. \$1,200
- R.B. SIVEWRIGHT al to J. Catalano ux, Economy \$972
- D.R. SMITH ux to B.W. Vos ux, B.F. \$3,000
- J.E. HODDER al to M.E. Powell al, Brigh. Twp. \$2,500
- R. WELDON al to A. Hollingsworth al, Beaver \$2,555
- FOXLANE HOMES AT THE LANDINGS to S.L. Powell ux, Economy \$7,785.17
- R.G. CATALUCCI ux to J. Galietti ux, Economy \$75
- LUNAR FUSION INTERN. INC. to G. Pate, West Mayfield \$627
- D.A. TIBERIO al to D.A. Tiberio, Beaver
- M. GARCIA ux to L. Silver, Pat. Twp. \$1,500
- D.W. KRIGER to D.W. Kriger ux, Hope. Twp.
- M.M. PAGANIE to K.W. Trobaugh ux, Economy \$2,520
- J. MCNUTT al to C.L. Lostetter al, New Sew. Twp. \$2,950
- J.A. MILLER to A. Bonzo ux, Big Beaver \$3,150
- C.P. COPELAND II to Lockhart Rlty. Group, Beaver \$2,300
- JOY JUNCTION INC. to Divot Acq. al, Greene Twp. \$22.26
- K.A. GRUNERT ux to C.P. Grunert al, Beaver
- D.A. ASH ux to J. Earnhart, Aliq. \$1,750
- P.M. HYDE TRUST al to P.M. Hyde, B.F.
- P.M. HYDE TRUST al to P.M. Hyde, Big Beaver
- C.L. OLSON al to C.L. Olson al, Indep. Twp.
- W.T. SIPES ux to B. Guler, Hope. Twp. \$310
- J.A. CRISTIANO to W. Trehern ux, Rac. Twp. \$4,450

MORTGAGES

M. RAZO to Dollar Bank, Conway \$23,000
D.R. DONAHEY to Secr. of HUD,
Amb. \$5,493.03
M.A. CAMPBELL to Secr. of HUD,
White Twp. \$3,269.96
M.J. MCCAULEY ux to BVFCU,
Chip. Twp. \$12,485
W.E. MILLER ux to BVFCU,
No. Sew. Twp. \$98,000
A. MOUSA al to Loandepot.com,
Economy \$312,499
J.A. PAZZANITA al to Secr. of HUD,
Center Twp. \$7,197.69
D. KUMER ux to Washington Fin. Bank,
Greene Twp. \$68,000
P. POTEETE ux to PA Equity Res. Inc.,
White Twp. \$50,350
J.M. GREER to R-S Bellco FCU,
No. Sew. Twp. \$22,252.30
M.N. LONCAR al to Wesbanco Bank Inc.,
Beaver \$26,000
A.J. KOROL ux to United Wholesale Mtg.,
Harmony Twp. \$138,000
J.A. HALL ux to Powertpo A,
Hope. Twp. \$76,000
L.E. BITCKO al to Horizon Farm Cr.,
So. Beaver Twp. \$432,500
J.E. PURDY II to NVR Mtg. Fin. Inc.,
Chip. Twp. \$194,900
E.A. ZAJAC to West-Aircomm FCU,
Baden \$28,000
B.A. MILLER al to Howard Hanna Mtg.
Serv., Conway \$95,900
A. HOOLEY al to Huntington Na. Bank,
Ohioville \$77,200
K. KELLY to Goodleap, Hope. Twp.
\$121,082
M.J. HARTER al to Mtg. Electr. Reg.
Systems, No. Sew. Twp. \$148,555
V.A. MURR to Welcome Home Fin.,
Hope. Twp. \$166,822
A. HESS al to Victorian Fin., Aliq. \$38,500
R.J. YOHO to Huntington Na. Bank,
B.F. \$26,000
R. SAUL al to First Cmwlt. Bank,
Beaver \$191,250
L. SHOWALTER al to Devel. Mtg. Co.,
Big Beaver \$335,000
S. LEGGE al to A&S FCU,
Center Twp. \$15,000
R.J. MANN ux to Secr. of HUD,
Chip. Twp. \$6,027.50
J.G. HECKMAN ux to Amerisave Mtg.
Corp., Freedom \$76,312
E.A. VODILKO al to United Wholesale Mtg.,
Darl. Twp. \$196,000
C. FOURNIER to Stockton Mtg. Corp.,
Hope. Twp. \$188,000
E.A. HEALEY to Welcome Home Fin.,
Harmony Twp. \$130,000
C.A. POSSET ux to R-S Bellco FCU,
Beaver \$56,486.90

A.P. DREXLER ux to First Cmwlt. Bank,
Center Twp. \$80,000
M.M. SATALIA to USX FCU,
New Sew. Twp. \$20,000
T.M. PESAVENTO to PA Equity Res. Inc.,
Center Twp. \$154,300
C. WISNIEWSKI to Farmers B&S Bank,
Freedom \$108,000
T.M. ALLEN to Holland Mtg. Advisors,
Industry \$127,645
R.A. NOHE ux to Farmers B&S Bank,
Center Twp. \$478,000
D. WYRICK to Univest B&T Co.,
No. Sew. Twp. \$105,500
D.J. BRUEGGMAN ux to Freedom United
FCU, White Twp. \$108,000
R.D. TOTH to Freedom United FCU,
Frank. Twp. \$30,000
D.E. SMITH al to West-Aircomm FCU,
Monaca \$55,000
D.B. MCGAFFICK al to West-Aircomm
FCU, Ohioville \$60,000
J.R.B. GODART al to West-Aircomm FCU,
Brigh. Twp. \$148,000
B.A. RHONE al to New Alliance FCU,
Amb. \$50,000
POST DISTR. HOLDINGS to
T.W. Post ux, No. Sew. Twp. \$70,000
CDBCA LP al to Next Door Cap.,
Amb. \$50,000
D.J. WITTMAN al to Loan Store Inc.,
New Sew. Twp. \$51,495
B.T. MCPADDEN to Clearview FCU,
Center Twp. \$100,000
K.B. SNAREY to Clearview FCU,
Hope. Twp. \$12,000
J.J. KIRKER al to PSECU,
Brigh. Twp. \$80,000
S.R. RAYMOND al to PNC Bank,
Industry \$50,000
P.E. COATSWORTH to PNC Bank,
New Sew. Twp. \$172,000
W. LOCKHART ux to Citizens Bank,
Harmony Twp. \$100,000
A.A. SCHULTZ al to Union Sav. Bank,
Monaca \$48,750
J.D. FALLABEL to United Wholesale Mtg.,
No. Sew. Twp. \$142,500
M. WINTER ux to Huntington Na. Bank,
Brigh. Twp. \$208,769
D.A. RODGERS to Devel. Mtg. Co.,
Amb. \$102,702
J. MARTINEZ al to Wesbanco Bank Inc.,
Rac. Twp. \$350,000
M.J. MALEC ux to Mtg. Electr. Reg.
Systems, Brigh. Twp. \$313,390
W. LEMASTERS III to West-Aircomm FCU,
Brigh. Twp. \$150,000
M. MILLER to West-Aircomm FCU,
Hope. Twp. \$25,000
C.F. MARTIN to Devel. Mtg. Co.,
N.B. \$167,105
L. PALOCHAK to Citizens Bank,

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Hope. Twp. \$166,250
W.R. ELLER ux to Citizens Bank,
Ellwood City \$91,400
Z.W. JOHNSTON ux to JLB Corp.,
Economy \$255,290
M.E. HAMMOND to First Cmwlth. Bank,
Roch. Twp. \$5,000
E.K. KRESS ux to Citizens Bank,
Frank. Twp. \$203,000
J.J. PISANO to Farmers B&S Bank,
Pul. Twp. \$38,000
C.A. MECHE al to Citizens Bank,
New Sew. Twp. \$570,000
D.C. KALCEVIC al to Farmers B&S Bank,
Chip. Twp. \$70,000
J.G. HOLMAN to Keybank, Economy
\$156,000
A. MCKISSIC to Keybank, Harmony Twp.
\$116,400
B.W. VOS ux to Citizens Bank,
B.F. \$240,000
M.E. POWELL al to Rocket Mtg.,
Brigh. Twp. \$242,500
A. HOLLINGSWORTH al to Provident
Funding Assoc., Beaver \$204,400
N.J. BIER ux to Secr. of HUD,
Conway \$4,000.57
K. BOSLEY to First Na. Bank of PA,
No. Sew. Twp. \$17,000
M.S. NUTTER ux to Clearview FCU,
Baden \$70,000
H.C. DOMITROVICH al to Clearview FCU,
Hope. Twp. \$25,000
P.A. PUCCI ux to Huntington Na. Bank,
Chip. Twp. \$120,000
L. SILVER to Guaranteed Rate Inc.,
Pat. Twp. \$151,515
K.L. GOULD al to PNC Bank,
Hope. Twp. \$115,000
D. BROWN al to Secr. of HUD,
Economy \$8,083.35
K.W. TROBAUGH ux to Stockton Mtg.
Corp., Economy \$189,000
C.J. MCANDREW al to Citizens Bank,
New Sew. Twp. \$265,000
A. BONZO ux to Mtg. Electr. Reg. Systems,
Big Beaver \$321,772
J. EARNHART to Mtg. Electr. Reg. Systems,
Aliq. \$113,750
M.M. KOTUBA al to Wesbanco Bank Inc.,
No. Sew. Twp. \$75,000
W. TREHERN ux to Nationstar Mtg.,
Rac. Twp. \$311,500
T.L. WIZE al to First Na. Bank of PA,
Chip. Twp. \$67,000

NOTICE OF JUDICIAL SALE

Pursuant to the Pennsylvania Real Estate Tax Sale Law, Act of 1947, P.L. 1368, No. 542, as amended and by Order of the Court of Common Pleas of the County of Beaver, at 60007 of 2023, for purposes as set forth in Section 612 of the Real Estate Tax Sale Law (72 P.S. §5860.612 et al), notice is hereby given that the following properties listed shall be sold by the Tax Claim Bureau of Beaver County on the 19th day of December at 10:00 A.M., at 294 Massachusetts Avenue, Rochester, PA, freed and cleared of all tax and municipal claims, liens, mortgages, charges and estates, except separately taxed ground rents, to the highest bidder at or above that amount as set by the Court, and to the extent that such tax and municipal claims, liens, mortgages, charges and estates can be properly discharged.

All properties to be sold were previously exposed to Upset Sale on one of the following dates: September 14, 2015 or November 16, 2015 or September 12, 2016 or November 14, 2016 or September 11, 2017 or November 13, 2017 or September 10, 2018 or November 13, 2018 or September 9, 2019 or November 12, 2019. September 14, 2020 or November 9, 2020. September 13, 2021 or November 19, 2021, September 13, 2022 or November 15, 2022.

All properties to be sold were previously advertised for Upset Sale on one of the following dates: Beave County Times - July 13, 2015 or July 27, 2015 or October 14, 2015 or July 12, 2016 or July 26, 2016 or October 11, 2016 or July 12, 2017 or July 27, 2017 or October 10, 2017 or July 15, 2018 or July 23, 2018 or October 5, 2018, July 21, 2019 or October 4, 2019. July 12, 2020 or August 10, 2020 or October 8, 2020. July 16, 2021 or August 12, 2022 or October 15, 2021. July 16, July 21, 2022 or October 14, 2022.

Legal Journal - July 25, 2015 or August 1, 2015 or October 17, 2015 or July 23, 2016 or July 30, 2016 or October 15, 2016 or July 22, 2017 or July 29, 2017 or October 14, 2017 or July 21, 2018 or July 28, 2018 or October 6, 2018, July 13, 2019 or October 5, 2019. July 18, 2020 or October 10, 2020. July 17, 2021 or August 13, 2022 or October 16, 2021. July 16, 2022 or October 15, 2022.

TERMS OF SALE

1. No properties will be sold for less than that amount set by the Court.
2. The total sale price must be paid in cash, cashier's check or check drawn from an attorney's IOLTA (Escrow) account immediately after bid is accepted.
3. Successful bidders must provide certification that they are not delinquent in paying real estate taxes to any taxing district in which the purchased property is located and that they have no municipal utility bills outstanding for more than one year.
4. Purchasers shall pay additional costs to prepare and record deed.
5. Pre-registration will end December 8, 2023 @ 4:30p.m.
6. Other terms to be announced at time of Sale

O_NAME1	O_NAME2	O_NAME3	O_PARCELNO	O_DESC1	O_DISC2	O_SALE_PRICE
SHEA GK	PROPERTIES LP					02-002-0410-000-01-1
	PTLOTS 90 91 PATT PL HSE GAR				"\$3,170.00	"00721 7TH ST
BROWN BRYAN						03-002-0212-000-01-1
	PTLOTS 664 665 ECONOMY PL HSE				"\$2,198.21	"00221 13TH ST
MABIN ANN M						03-002-1109-000-01-1
	PTLOT 844 EC PL HS				"\$2,255.70	"01323 4TH AVE
TEMPLE RANDY R						03-003-0200-000-01-1
	PTLOT 850 EC PL HS				"\$2,513.87	"00417 14TH ST
GILARNO BENJAMIN						03-003-1017-000-01-1
	PTLOT 1063 EC PL BLDG				"\$1,480.68	"00614 12TH ST
DAVIS MASON	ANDERSON SHAQUANA					04-002-0507-000-01-1
	PTLOT 1472 EC PL HS				"\$3,201.00	"01121 10TH AVE
LOWE WILLIAM A	LOWE BARBARA S					04-002-0705-000-01-1
	LOT 1445 EC PL HS OB				"\$1,987.74	"01319 10TH AVE
STRAUB CYNTHIA A						05-003-0700-000-01-1
	PTLOT 6 E PL HS GR				"\$2,998.84	"00514 17TH ST
TRONZO DOROTHY K						05-003-0725-000-01-1
	PTLOT 154 DF PL HSE REAR				"\$2,910.91	"01828 6TH AVE
SARGENT QUINCE G L						06-006-0305-000-01-1
	LOTS 38 39 F PL				\$824.31	02112 EAST AVE
	2019 13TH AVENUE LLC					06-006-2704-000-01-1
	LOTS 261 262 263 264 F PL HS GR				"\$3,559.22	"02019 13TH AVE
JACKSON EMILY S						08-002-0573-000-01-1
	LOT 345 OHIO RIVER IMP CO PL AVE				"\$1,290.26	"00345 ALLEGHENY
HREDZAK ANDREW S	TEMPLIN MARY JANE					08-002-0574-000-01-1
	LOT 343 HS AVE				"\$2,683.48	"00343 ALLEGHENY
HREDZAK ANDREW S	TEMPLIN MARY JANE					08-002-0576-000-01-1
	LOT 339 HS AVE				"\$2,443.57	"00339 ALLEGHENY
LAWSON JOHN						08-013-0601-000-01-1
	LOTS 6 7 8 11 TO 15 JS MCD PL				\$765.73	00000 5TH AVE
JONES DAVID E	JONES LORRAINE					08-018-0307-000-01-1
	PTLOT 57 PL1 HS				"\$1,692.75	"00233 BAKER ST
GOOSBY VALERIA G						08-020-0255-000-01-1
	LOT 7 OAKHILL PL11				\$952.06	00000 SUTTON ST
ALLEN DAVON						08-021-1013-000-01-1
	LOT 323 TOWNSITE PL				"\$1,230.26	"00314 6TH AVE
SUMLIN YVETTE						08-026-0110-000-01-1
	LOT 50 PL11 HS				"\$1,948.22	"00123 2ND AVE
WATSON CIERA						08-026-0401-000-01-1
	LOT 500 PL8 HS				"\$4,263.25	"00105 LOCUST ST
WILLIAMS CHARLES	WILLIAMS VIVIAN					08-026-0611-000-01-1
	LOT 380 PL8 HSE GAR AVE				"\$2,724.89	"01036 FRANKLIN
HILL-SMITH SELYNN						08-027-0402-000-01-1
	LOTS 106 107 TOWNSITE PL#11 HSE				"\$2,809.34	"00103 4TH AVE
HUMPHRIES YAMBRIA						08-027-1200-000-01-1
	PTLOT 493 PL8 HS				"\$2,851.35	"00301 3RD AVE
BURROW THELMA						08-027-1209-000-01-1
	LOT 450 PL8 HS				"\$2,426.17	"00140 ORCHARD ST
CLARK MARILYN						08-028-1106-000-01-1
	LOT 16 W TWNSTE PL HS				"\$2,053.62	"00311 RETURN ST
FIELDS JOHN	FIELDS CECILE					08-031-0410-000-01-1
	LOT 93 W TWNST				"\$1,151.76	"00000 TODD ST
HILARIO GREGORIO						08-031-0504-000-01-1
	LOT 137 W TNST PL HS GR OB				"\$1,249.87	"00102 TODD ST
NEVLING KRISTINA MARIE						08-037-0416-000-01-1
	PTLOT 25 S DAV PL				"\$1,122.79	"00000 MARATTA ST
SIMS CONTRACTING CO						09-002-0525-000-01-1
	LOT 162 BLDG ST				"\$9,359.99	"00307 MERCHANT
GIAMMARIA JAMES						10-003-0318-000-01-1
	PTLOT 439 AMB LD CO PL AVE				"\$4,619.14	"00505 GLENWOOD
MCCA HILL MICHAEL						10-003-0708-000-01-1
	LOT 621 HS				"\$8,784.17	"00640 OLIVE LN

CHIZZONITE LUCAS J PT LOTS 1 THRU 6 COLEMANFEYLER-MARGUART PL	"\$1,140.91 "	20-002-0100-000-01-1 00000 CASE ST
BOOK PHYLLIS LOT 9 BLK 16 HS OB	"\$2,486.86 "	22-002-0121-000-01-1 00707 SUMMIT AVE
DA SILVA FRANCISCO PEREIRA PTLOT 21 HS	"\$4,632.00 "	25-001-0881-001-01-1 01541 4TH AVE
KIRBY DENNIS PTLOT 684 PL F HS AVE	"\$1,458.81 "	33-002-0213-000-01-1 00123 W MIDLAND
MURRAY-WILLIAMS PAMELA J WILLIAMS JAMES E SR LOT 508 PL A HS	"\$1,280.54 "	33-003-0543-000-01-1 00311 BEAVER AVE
BLACK MAHLON BLACK JEAN LOT 362 PL A HS	"\$3,108.58 "	33-003-0627-000-01-1 00412 PENN AVE
VAUGHN MARVIN ETAL PTLOT 618 PL D HS AVE	"\$2,595.25 "	33-004-0439-000-01-1 00416 VIRGINIA
TEAM WIGHTMAN LLC C/O BEAVER VALLEY REALTY LOT 748 MIDLAND PL-H HS GR 00465 VIRGINIA AVE	"\$11,053.74 "	33-004-0608-000-01-1
DENKOVICH DENNIS LOTS 87 88 95 96 97 98 99 100 101 102	"\$1,317.31 "	36-004-0200-000-01-1 00000 BEAVER AVE
CHAPMAN DONALD LAWRENCE CHAPMAN DORY LYNNE PTLOTS 46 47 HSE	"\$29,956.59 "	40-003-0604-000-01-1 01029 10TH AVE
ADLOF JAMES PTLOT 9 GEN PL	"\$3,240.82 "	41-002-0218-000-01-1 00608 6TH AVE
LIU YONG QIU CHEN LIANG PTLOTS 3 5 LOT 4 B PL	\$774.75	42-002-0111-000-01-1 00000 10TH AVE
MARINKE VICTORIA A LOTS 12 13 ROWAN PL	\$940.41	43-004-0708-000-01-1 00000 BEITSCH ST
MARINKE VICTORIA A LOTS 14 15 ROWAN	"\$1,000.41 "	43-004-0709-000-01-1 00000 VALLEY AVE
RUNYAN SAMANTHA M RUNYAN THOMAS J PTLOT AVE	\$866.40	44-001-0630-000-01-1 00000 CENTENNIAL
GREEN A G PTLOT HS ST	"\$2,213.95 "	44-002-0302-000-01-1 00000 CLEVELAND
NEWHOUSE ROY L NEWHOUSE PAMELA A LOT 4 MARQUART PL HS ST	"\$3,824.01 "	48-001-1729-000-01-1 00598 E MADISON
ADLOF JAMES LOT 133 G PL	"\$1,285.53 "	49-001-0411-000-01-1 00415 JACKSON ST
MAJOR PROJECTS INC LOTS 111 112 113 GOULD PL	"\$4,671.91 "	49-002-0610-000-01-1 00000 PINNEY ST
RIDGWAY ROSE LLC C/O DEBRA RIDGWAY LOT 23 BUCH PL HS OB ST	"\$5,300.71 "	51-002-0300-000-01-1 02101 N ECONOMY
RIDGWAY ROSE LLC C/O DEBRA RIDGWAY LOT 24 BUCH PL	"\$1,082.63 "	51-002-0301-000-01-1 00000 ECONOMY ST
HAMILTON,MINDY L & PINGREE,MARTIN J ETAL CMR	"\$2,630.24 "	55-500-0011-000-01-1 00595 HALL RD
DOUGHERTY THOMAS J PLUM JOHN E PTLOTS 86 87 SYLVAN CRST AVE	"\$1,251.62 "	56-001-0203-000-01-1 00000 FRANKLIN
DOUGHERTY THOMAS J PLUM JOHN E PTLOTS 88-90 SYLVAN CR AVE	"\$1,178.21 "	56-001-0204-000-01-1 00000 FRANKLIN
WALTERS LEE LEASED LAND MH OB MANOR DR 12D	"\$2,208.47 "	56-163-0147-836-01-1 00400 CENTER
HANEY PHYLLIS F 0.20 AC RD	\$976.46	57-011-0200-000-01-1 00000 SHENANGO
FIREHOUSE ASSET#1,LP CMR RD	\$883.03	57-500-0001-000-01-1 00000 SHENANGO
CRAVEN DEBBIE LEASED LAND MH LEY RD	"\$1,486.91 "	58-007-0100-995-01-1 00264 ECHO VAL-
STAPLES DONALD E LEASED LAND MH	"\$5,031.77 "	58-101-0129-999-01-1 00188 BRADEN RD

GRIFFETH,TIMOTHY A & DONA "		58-111-0287-003-01-1
6.98 AC		"\$3,288.28 "00000 CONSTITU-
TION BLVD		
FITZPATRICK WILLIAM		60-185-0242-947-01-1
LEASED LAND MH		"\$2,375.32 "00207 BLOSSOM
LN		
DAVIS JOHN		62-191-0168-999-01-1
LEASED LAND MH		"\$3,033.42 "00151 SILVER SLIP-
PER RD		
SANDERS SCOTT SANDERS MARY JO		64-010-0124-001-01-1
LOT		"\$1,075.31 "00000 DUSS AVE
D'AMICO DIANE C		65-018-0402-000-01-1
3.191 AC		"\$1,324.01 "00000 POPLAR ST
PECORARO LAWRENCE PECORARO PATRICIA A		65-023-1009-000-01-1
PAR C MORROW FM PL REV		"\$1,536.31 "00208 OHIOVIEW
AVE		
TRUE-LINE CORPORATION		65-058-0101-000-01-1
PAR B SWEET BRIER PL#1	\$859.30	00000 LONGVIEW
DR		
FLETCHER CECELIA		65-193-0280-868-01-1
LEASED LAND MH OB		"\$1,245.30 "02630 KANE RD 45
GODFREY,BRAD "		65-213-0104-817-01-1
LEASED LAND MH		"\$1,369.54 "08023 MERCURY
DR		
LANE,DAVID "		65-213-0104-820-01-1
LEASED LAND MH		"\$1,309.54 "08015 JUPITER DR
BIRD ROBIN		65-213-0104-861-01-1
LEASED LAND MH OB		"\$4,229.24 "08009 MERCURY
DR		
RJ L LIMITED PRTNSHP C/O THE CARLYLE GRP		65-213-0104-927-01-1
LEASED LAND MH OB	\$985.13	08017 MERCURY
DR		
RJ L LIMITED PRTNSHP C/O THE CARLYLE GRP		65-213-0104-965-01-1
LEASED LAND MH OB		"\$3,485.19 "08017 JUPITER DR
BEECH RANDY		67-002-0800-000-01-1
LOTS 61 62 HS		"\$6,165.29 "00000 WABASH ST
DAVIS BEVERLY		67-172-0128-952-01-1
LEASED LAND MH		"\$3,521.84 "00020 ENGLE RD E
BATTAGLIA CARMEN D	BATTAGLIA ELEANOR	69-002-0313-000-01-1
LOT 910		"\$1,059.62 "00000 BROWN RD
BATTAGLIA CARMEN D	BATTAGLIA ELEANOR	69-002-0314-000-01-1
LOT 911		"\$1,059.62 "00000 BROWN RD
BATTAGLIA CARMEN D	BATTAGLIA ELEANOR	69-002-0315-000-01-1
LOT 912		"\$1,059.62 "00000 BROWN RD
BATTAGLIA CARMEN	BATTAGLIA ELEANOR	69-002-0316-000-01-1
LOT 913		"\$1,044.62 "00000 BROWN RD
BATTAGLIA CARMEN D	BATTAGLIA ELEANOR	69-002-0317-000-01-1
LOT 914		"\$1,059.62 "00000 BROWN RD
BATTAGLIA CARMEN	BATTAGLIA ELEANOR	69-002-0318-000-01-1
LOT 915		"\$1,044.62 "00000 BROWN RD
BATTAGLIA CARMEN D	BATTAGLIA ELEANOR	69-002-0319-000-01-1
LOT 916		"\$1,059.62 "00000 BROWN RD
BATTAGLIA CARMEN D	BATTAGLIA ELEANOR	69-002-0320-000-01-1
LOT 917		"\$1,059.62 "00000 BROWN RD
BATTAGLIA CARMEN	BATTAGLIA ELEANOR	69-003-1108-000-01-1
PTLOT 508		\$927.91 00000 STRING ST
BATTAGLIA CARMEN	BATTAGLIA ELEANOR	69-003-1302-000-01-1
LOT 552		\$927.91 00000 STRING ST
BATTAGLIA CARMEN	BATTAGLIA ELEANOR	69-003-1303-000-01-1
LOT 553		\$927.91 00000 STRING ST
BATTAGLIA CARMEN	BATTAGLIA ELEANOR	69-003-1305-000-01-1
LOT 555		\$927.91 00000 STRING ST
BATTAGLIA CARMEN	BATTAGLIA ELEANOR	69-003-1308-000-01-1
LOT 558		\$927.91 00000 STRING ST
BATTAGLIA CARMEN	BATTAGLIA ELEANOR	69-003-1309-000-01-1
LOT 559		\$927.91 00000 STRING ST
BATTAGLIA CARMEN	BATTAGLIA ELEANOR	69-003-1310-000-01-1
LOT 560		\$927.91 00000 STRING ST
BATTAGLIA CARMEN	BATTAGLIA ELEANOR	69-003-1400-000-01-1
LOT 600		\$892.52 00000 FOREST ST
BATTAGLIA CARMEN	BATTAGLIA ELEANOR	69-003-1411-000-01-1
LOT 611		\$892.52 00000 FOREST ST

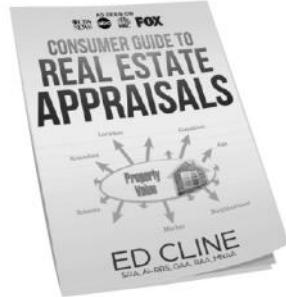
BATTAGLIA CARMEN 1 LOT 612	BATTAGLIA ELEANOR	\$892.52	69-003-1412-000-01-00000 FOREST ST
BATTAGLIA CARMEN LOT 705	BATTAGLIA ELEANOR	\$892.52	69-003-1423-000-01-00000 HIGH ST
BLESSING STEPHANIE LEASED LAND MH OB CREEK DR		"\$1,975.69	69-144-0100-996-01-00114 LITTLE
CAMPBELL WILLIAM LEASED LAND MH		"\$2,713.92	69-155-0113-874-01-00137 SKYVIEW LN
S-2 PROPERTIES LEASED LAND MH LN		"\$4,320.07	69-155-0129-972-01-00116 COLONIAL
STANYARD IVAN LEASED LAND MH		"\$4,895.29	69-155-0152-874-01-00402 YALE CIR
MAHONEY EDWARD LEASED LAND MH OB		"\$3,902.14	69-155-0169-826-01-00152 ASH ST
MCCLOSKEY PATRICK LEASED LAND MH DR		\$976.64	70-113-0195-998-01-00305 CLEARVUE
MCKELVEY JOSEPH J 0.5 AC HS OB IMP RD		"\$3,988.56	70-123-0332-000-01-001530 EDGEWOOD
ALEXANDER RILEY 0.33 AC		"\$6,529.26	71-007-0502-001-01-00000 WOOD ST
BORING CHRISTOPHER 2.0 AC		"\$3,194.11	71-007-0614-000-01-00136 WOOD ST
DAVIS DAN LEASED LAND MH RD		\$809.34	71-140-0107-999-01-00223 WILDWOOD
HUDSON,ROBERT J 0.202 AC BROOK DR		"\$1,439.60	71-151-0122-001-01-00000 WILLOW
PERKINS JOSEPH C/O JOHN P OLIVER 3.0 AC RD		"\$1,636.81	71-171-0188-002-01-00392 MIDLAND
MCCARTHY FRANK D JR LOT 22 EDGEHILL PL & PT VAC ST AVE		\$973.25	74-002-0909-000-01-00000 MCCARTHY
FULLER JEFFREY MICHAEL LEASED LAND MH OBS		"\$2,489.62	74-004-0300-998-01-00006 GROVE AVE
ASSALONE JOHN D PTLOT 2 NIPPERT PL HS GR		"\$7,084.66	74-004-0302-000-01-000498 BLOCK-
HOUSE RUN RD FARMER FRANCIS ALEXANDER PTLOT 9 LLOYD PL CUT AVE		\$842.34	76-008-1206-000-01-00000 CONNECTI-
FARMER FRANCIS ALEXANDER LOT 8 LLOYD PL CUT AVE		\$860.04	76-008-1207-000-01-00000 CONNECTI-
FARMER FRANCIS ALEXANDER 0.06 AC CUT AVE		\$871.11	76-008-1305-000-01-00564 CONNECTI-
MARCH ROBERT LEASED LAND MH GR		"\$6,741.69	77-122-0135-931-01-00020 PINE CT

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