

# Lawrence Law Journal

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**THE LAWRENCE COUNTY BAR ASSOCIATION**

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# Lawrence Law Journal

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### NOTICE

There will be no Civil or Criminal Motion Court on the 23rd and 24th of February. Motion Court will be on an emergency basis only. Please contact Court Administration.

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## **Lawrence Law Journal**

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### **Notice for Public Comment Magisterial District Reestablishment Plan**

Pursuant to the Pennsylvania Constitution, a reestablishment of Magisterial Districts is to occur in the year following the Federal Decennial Census. As such, each Magisterial District within Lawrence County has been analyzed and evaluated with respect to population, caseload, and workload measures. As a result of this analysis a recommendation is planned to be submitted to Pennsylvania Supreme Court that Magisterial Districts 53-1-01, 53-3-1, 53-3-02 and 53-3-04 be reestablished as they currently exist within Lawrence County.

Interested parties may view the plan between January 19, 2022 through February 16, 2022 during work hours of Monday through Friday from 8:00 a.m to 4:00 p.m. at the Lawrence County Government Center, 430 Court Street, New Castle, Pa 16101 in the Court Administration Department and Lawrence County Law Library located on the 3rd Floor of the Government Center.

Comments may be submitted to this office within the 30 day period following this publication. Interested parties may call District Court Administrator, Mike Occhibone at 724-656-1934 for additional information.

## ESTATE NOTICES

Notice is hereby given that in the estates of the decedents set forth below, the Register of Wills has granted letters, testamentary or of administration, to the persons named. All persons having claims against the estate of the decedent shall make known the same to the person(s) named or to his/her/their attorney and all persons indebted to the decedent shall make payment to the person(s) named without delay.

### FIRST PUBLICATION

#### **Anderson, Gloria**

Late of Shenango Township, Lawrence County, Pennsylvania

Administratrix: Tara Houk, c/o Kristen L. Behrens, Esq., 457 Haddonfeild Rd., Ste. 700, Cherry Hill, NJ 08002

Attorney: Kristen L. Behrens, Dilworth Paxson LLP, 457 Haddonfeild Rd., Ste. 700, Cherry Hill, NJ 08002

#### **Baxter, James E.**

Late of New Castle, Lawrence County, Pennsylvania

Administrator: Garve E. Rice, 5586 County Line Rd., New Castle, PA 16101

Attorney: Michael C. Bonner, 713 Wilmington Ave., New Castle, PA 16101

#### **Cangey, Gerald Michael**

Late of New Castle, Lawrence County, Pennsylvania

Executor: Gerald Cangey, 508 W. Clayton St., New Castle, PA 16102

Attorney: Louis M. Perrotta, Louis M. Perrotta, P.C., 229 S. Jefferson St., New Castle, PA 16101, (724) 658-9980

#### **Cardella, James E., Sr.**

Late of New Castle, Lawrence County, Pennsylvania

Executor: Stephen M. Cardella, 27 Field St., Bessemer, PA 16112

Attorney: Louis M. Perrotta, Louis M. Perrotta, P.C., 229 S. Jefferson St., New Castle, PA 16101, (724) 658-9980

#### **Kloos, Helen**

Late of Ellwood City, Lawrence County, Pennsylvania

Executrix: Joan M. Keul, 742 Melody Lane, New Castle, PA 16101

Attorney: Carmen F. Lamancusa, 414 N. Jefferson St., New Castle, PA 16101

#### **Montgomery, Joanne G.**

Late of Borough of Ellwood City, Lawrence County, Pennsylvania

Executor: Brooke Hoffman

Attorney: Clark & Clark Law, P.C., Robert D. Clark, 201 N. Market St., New Wilmington, PA 16142

#### **Morris, Myron Eugene a/k/a Morris, Myron E.**

Late of Pulaski Township, Lawrence County, Pennsylvania

Executor: Brenda Hostetler

Attorney: Clark & Clark Law, P.C., Robert D. Clark, 201 N. Market St., New Wilmington, PA 16142

#### **Nesbit, Jeffrey R.**

Late of New Castle, Lawrence County, Pennsylvania

Executrix: Patricia A. Nesbit, 3608 South Maple Dr., New Castle, PA 16101

Attorney: Charles P. Sapienza, 713 Wilmington Ave., New Castle, PA 16101

#### **Smith, Letha Jane**

Late of New Castle, Lawrence County, Pennsylvania

Executor: Connie Watson, 200 Bauder Mill Rd., Harmony, PA 16037

Attorney: Louis Pomerico, 2910 Wilmington Rd., New Castle, PA 16105, 724-658-7759

#### **Stewart, Joyce H.**

Late of New Castle, Lawrence County, Pennsylvania

Administratrix: Lisa Stewart, 2745 Westpointe Dr., Apt. 16208, New Braunfels, TX 78132

Attorney: Gene G. Dimeo, Dimeo Law Group, PLLC, 120 Fourth St., Ellwood City, PA 16117, 724-752-9955

#### **Wortman, Daniel W., III**

Late of the City of New Castle, Lawrence County, Pennsylvania

Administrator: Daniel W. Wortman IV, 319 Sycamore St., New Castle, PA 16101

Attorney: Anthony Piatek, 414 N. Jefferson St., New Castle, PA 16101

### SECOND PUBLICATION

#### **Anderson, Carl Alfred**

Late of Shenango Township, Lawrence County, Pennsylvania

Executors: Kathleen Rose Anderson Kash, 1043 Stowe Rd., Ashtabula, OH 44004 and Tara Lyn Houk, 752 Harmony Baptist Rd., New Castle, PA 16101

Attorney: John R. Seltzer, 713 Wilmington Ave., New Castle, PA 16101, 724-652-0821

#### **Baxa, Edward L.**

**a/k/a Baxa, Edward**

# Lawrence Law Journal

Late of the City of Wampum, Lawrence County, Pennsylvania  
Administrator: Stacey Baxa, 122 Minter Rd., Butler, PA 16001  
Attorney: Patrick J. Felix III, Patrick J. Felix III LLC, 213 East Main St., Carnegie, PA 15106

**Boron, Gabriel J.  
a/k/a Boron, Gabe**

Late of Union Township, Lawrence County, Pennsylvania  
Executrix: Patricia Davis, 2420 Savannah Rd., New Castle, PA 16101  
Attorney: Anthony Piatek, 414 N. Jefferson St., New Castle, PA 16101

**Dudick, Rose**

Late of the Borough of Ellwood City, Lawrence County, Pennsylvania  
Executrix: Karen Stalnecker, 353 State Route 168, Darlington, PA 16115  
Attorney: Gregory S. Fox, Fox & Fox, P.C., 323 Sixth St., Ellwood City, PA 16117

**Gatto, Louis L.**

Late of Ellwood City Borough, Lawrence County, Pennsylvania  
Executor: Christopher L. Gatto, 105 Orchard Ave., Ellwood City, PA 16117  
Attorney: Gene G. Dimeo, Dimeo Law Group PLLC, 120 Fourth St., Ellwood City, PA 16117, 724-752-9955

**Joki, Craig Brian**

Late of Lawrence County, Pennsylvania  
Executrix: Nadema Joki, 1003 Adams St., New Castle, Lawrence County, Pennsylvania  
Attorney: Susan M. Papa, Papa & Papa, 439 Court St., New Castle, PA 16101

**Moore, Janyce I.**

Late of New Castle, Lawrence County, Pennsylvania  
Executor: Ronald Pivovar, Greenville, PA  
Attorney: Peter E. Horne, 713 Wilmington Ave., New Castle, PA 16101, 724-657-9111

**Morgan, John Paul, Jr.  
a/k/a Morgan, John Paul  
a/k/a Morgan, John P.**

Late of Hickory Township, Lawrence County, Pennsylvania  
Administrator: John David Morgan, 204 Tall & Short Way, New Castle, PA 16101  
Attorney: Stephen J. Mirizio, 121 East State St., Sharon, PA 16146

**Withers, Thelma Mary**

Late of Shenango Township, Lawrence County, Pennsylvania

Executor: David Withers, 3417 SE 168th Ave., Vancouver, WA 98683  
Attorney: Anthony Piatek, 414 N. Jefferson St., New Castle, PA 16101

### THIRD PUBLICATION

**Cook, Maynard Lee**

Late of Lawrence County, Pennsylvania  
Executrix: Leann M. Cook, 356A Willow Turn, Mount Laurel, NJ 08054  
Attorney: Brian F. Levine, 22 E. Grant St., New Castle, PA 16101-2279

**Henderson, Helen Lois**

**a/k/a Henderson, Helen L.**

Late of New Castle, Lawrence County, Pennsylvania  
Executor: Gary J. Ferrese, 508 N. Main St., Apt 4, Athens, PA 18810  
Attorney: Louis Pomerico, 2910 Wilmington Rd., New Castle, PA 16105, 724-658-7759

**Litwinovich, Stanley Michael**

Late of New Castle, Lawrence County, Pennsylvania  
Executor: Gary L. White, 1015 Five Points Rd., Edinburg, PA 16116  
Attorney: Reed D. Hennon, 224 W. Northview Ave., New Castle, PA 16105

**Maola, Susan M.**

Late of Neshannock Township, Lawrence County, Pennsylvania  
Executrix: Marcia Trocchi  
Attorney: Adrienne A. Langer, Cusick, DeCaro & Langer, P.C., 100 Decker Dr., P.O. Box 5137, New Castle, PA 16105, 724-658-2525

**Mathews, Shirley**

Late of Mahoning, Lawrence County, Pennsylvania  
Executors: Sonya Johnson and Andrew Mathews  
Attorney: Amy D. Rees, Sechler Law Firm LLC, 20206 Route 19, Suite 300, Cranberry Twp., PA 16066

**Morrison, Gerge V.**

Late of Wilmington Township, Lawrence County, Pennsylvania  
Executor: George A. Morrison  
Attorney: Clark & Clark Law, P.C., Robert D. Clark, Jr., 201 N. Market St., New Wilmington, PA 16142

**Mundo, Domenico A.**

Late of Ellwood City, Lawrence County, Pennsylvania  
Administratrix: Janice Mundo, Ellwood City,

Lawrence County, Pennsylvania  
Attorney: Edward Leymarie, Jr., Leymarie Clark Long, P.C., 423 Sixth St., Ellwood City, PA 16117

**Nye, Ronald L.**  
**a/k/a Nye, Ronald Laverne**  
Late of Ellwood City Borough, Lawrence County, Pennsylvania  
Executrix: Laurie L. Hawkins, 821 West Park Rd., Slippery Rock, PA 16057  
Attorney: Ronald W. Coyer, S.R. Law, LLC, 631 Kelly Blvd., P.O. Box 67, Slippery Rock, PA 16057

**Parrott, Jeri Ann**  
Late of Lawrence County, Pennsylvania  
Administrator: Brian F. Levine  
Attorney: Brian F. Levine, 22 E. Grant St., New Castle, PA 16101-2279

**Shearer, Laura M.**  
Late of New Castle, Lawrence County, Pennsylvania  
Executor: Randall L. Shearer, 445 Summit View Dr., New Castle, PA 16105  
Attorney: Michael C. Bonner, 713 Wilmington Ave., New Castle, PA 16101

**CHANGE OF NAME NOTICE**

No. 70017 of 2022

IN RE: Petition of Kristina Rae Italia, for change of name

Notice is hereby given that on January 31, 2022, the petition of Kristina Rae Italia was filed in the above-named Court, requesting an order to change the name of **Kristina Rae Italia** to **Balthazar Judas Italia**.

The Court has fixed the day of May 11, 2022 at 9:00 AM in Courtroom No. 4 at the Lawrence County Government Center as the time and place for the hearing on said petition, when and where all interested parties may appear and show cause, if any, why the request of the petitioner should not be granted.

L.C.L.J. - February 14, 2022

**IN THE COURT OF COMMON PLEAS OF LAWRENCE COUNTY, PENNSYLVANIA**

FAMILY REAL ESTATE LP, Plaintiff,  
vs.  
EQUITY ONE, INCORPORATED,  
Defendant.

CIVIL DIVISION Case No.: 2021 - 10847

ORDER OF COURT

AND NOW, this 31st day of January, 2022, an Affidavit of Service of the Complaint with Notice to Defend having been filed and no Answer having been made by the Defendant for a period in excess of twenty-five (25) days, upon consideration of the Motion by Plaintiff and pursuant to Pa. R.C.P. 1066, IT IS HEREBY ORDERED that a judgment by default be entered against the Defendant, Equity One, Incorporated, directing that the Defendant be permanently enjoined and restrained from asserting any claim or interest in or to the following described real property or any part thereof:

Permanent I.D. No. 02-280200

ALL that certain piece, parcel or lot of land situate, lying and being in the Second Ward of the City of New Castle, County of Lawrence, Commonwealth of Pennsylvania, being known as Lot No. 286 on Section 29 of the Official Survey of the City of New Castle, and being more particularly bounded and described as follows, to-wit:

BEGINNING at a point on the North line of East Wallace Avenue, said point being 50 feet East of the intersection of the North line of East Wallace Avenue with the East line of Logan Street; thence North along lands now or formerly Irvine A. Balph, a distance of 130 feet to a point; thence East along lands now or formerly Joseph F. Porada, a distance of 40 feet to a point; thence South along lands now or formerly Joseph F. Porada, a distance of 130 feet to a point on the north line of East Wallace Avenue; thence West along the north line of East Wallace Avenue, a distance of 40 feet to a point, the place of beginning.

SUBJECT, however, to a common driveway situated partly on the east side of said premises and more fully set forth in Deed Book Volume 128, Page 272.

Unless the Defendant shall file an Action in Ejectment against the Plaintiff, or otherwise take legal action to protect their interests within thirty (30) days of the date of publication of this Order once in the New Castle News and once in the Lawrence Law Journal, the Prothonotary shall, upon Praecipe of the Plaintiff, enter a final judgment against the Defendant.

BY THE COURT:  
J. Craig Cox, Judge

L.C.L.J. - February 14, 2022

**IN THE UNITED STATES BANKRUPTCY COURT FOR THE WESTERN DISTRICT OF PENNSYLVANIA**

IN RE: Daniel L. Mitteff

BANKRUPTCY NUMBER: 18-21125 GLT

**NOTICE OF SALE TO CREDITORS AND OTHER PARTIES IN INTEREST**

Notice is hereby given that Julie Frazee Steidl, Attorney for the Debtor, has filed a Motion to Sell Real Property Free and Clear of all Liens, Judgments and Encumbrances.

The Debtor, Daniel L. Mitteff, has received an offer of \$195,000.00 for the Debtor's real property being known as 2771 Mercer Road, New Castle, PA 16105 in Lawrence County free and clear of all liens and encumbrances.

A hearing will be held in Courtroom A, 54th Floor, U.S. Steel Tower, 600 Grant Street, Pittsburgh, PA 15219 on March 9, 2022 at 9:30 am for the purpose of passing on said Motion when and where all objections will be heard, when and where the public is invited; and when and where higher and better offers will be accepted.

Additional information is available at the office of the Debtor's attorney, Julie Frazee Steidl, Esquire, Steidl and Steinberg, Suite 2830 – Gulf Tower, 707 Grant Street, Pittsburgh, PA 15219, (412) 391-8000.

L.C.L.J. - February 14, 2022

**SHERIFF SALES**

**WEDNESDAY, MARCH 9, 2022  
10:00 A.M.**

By virtue of various Writs of Execution issued out of the Court of Common Pleas of Lawrence County, Pennsylvania, there will be exposed to sale by public auction at the Lawrence County Government Center, Commissioners Meeting Room, First Floor, 430 Court St., New Castle, PA 16101 at the above date and time, the following described real estate, subject to the following TERMS OF SALE:

The following terms shall be complied with for each sale or continuation thereof:

1. All bidders must identify themselves prior to submitting a bid. Attorneys of record shall be presumed to be bidding for their client(s). No

bid may be withdrawn.

2. If the defendant intends to bid, prior to the bidding they must submit to the Sheriff satisfactory proof that they will be able to comply with the bid. No bids will be accepted in excess of the submitted proof.

3. At the request of the plaintiff, any sale may be continued, postponed or cancelled.

4. All bids must be paid in full. The successful bidder shall pay unto the Sheriff, by cash, certified or cashiers' check, 10% within one hour after the sale and the balance within 7 days thereafter. If terms of sale are not met within the required time period, the property will be resold at 12:00 noon on the Third business day following the payment deadline at the Lawrence County Sheriff's Office, Government Center, 430 Court Street, New Castle, PA at the expense and risk of the person to whom it was struck off, who in case of deficiency on such sale shall make good the same.

5. Prior to the delivery of the Sheriff's deed, a successful bidder may assign their bid to a third party, in which case the realty transfer taxes shall be paid as if the assignee were the original successful bidder.

6. If a Third Party is the successful bidder, a Schedule of Distribution will be filed by the Sheriff in the Prothonotary's Office on the Wednesday following the date of sale and that distribution will be made in accordance with the Schedule unless exceptions are filed within TEN days thereafter.

7. Anyone placing a bid should check with an attorney for legal advice. The property you are bidding upon may be subject to unpaid taxes, liens or mortgages.

8. Any current & delinquent real estate taxes will be paid as part of the costs and before distribution to the plaintiff or any other party.

**Sale No. 1**

No. 50669-2016. City of New Castle, Plaintiff vs. Katrina V. Frank, Defendant, owner (s) of property situate in the Second Ward, New Castle, Lawrence County, Pennsylvania, being: 806 Neshannock Boulevard, New Castle, Pennsylvania 16101. Improvements thereon: Residential property. Parcel No. 02-299800 Debt: \$4,745.38 plus interest, costs and attorney fees. Attorney: Portnoff Law Associates, Ltd.

**Sale No. 2**

No. 10598-2019. PNC Bank, National

Association, Plaintiff vs. Anthony J. Nerti & Anita Nerti (deceased), Defendants. All that certain piece or of land situate in the City of New Castle, Lawrence County, Commonwealth of Pennsylvania, bounded and described as follows to wit: Being the Same property conveyed to Anthony J. Nerti and Anita Nerti, husband and wife who acquired title by virtue of a deed from James Barkett, Deborah Rose Kaleel, formerly Deborah Rose Barkett and Carolyn Barkett, t/d/b/a Barkett Partnership, dated September 17, 1985, recorded October 9, 1985, at Official Records Volume 724, Page 85, Office of the Recorder of Deeds, Lawrence County, Pennsylvania. Informational Note: Anita Nerti died August 4, 2019, and pursuant to the survivorship language in the above-mentioned deed, all his rights and interest pass to Anthony J. Nerti. Property address: 1205 Barkett Avenue, New Castle PA 16101. Parcel ID: #04-186600 & 04-186500 (City of New Castle, 4th Ward). Judgment amount: \$27,433.53 plus interest, costs and attorney fees. Attorney: Manley Deas Kochalski, LLC.

### **Sale No. 3**

No. 10313-2021; Rocket Mortgage, LLC, Plaintiff vs. Sharon L. Coulter, Defendant. All that certain piece, parcel or lot of land situate, lying and binging in Neshannock Township, Lawrence County, Pennsylvania, being known and designated as the Westerly one-half (1/2) of Lot No. 79 and all of Lot No. 78 in the J. Clyde Gillfillan Replot of the Boulevard Place Plan Addition as recorded in the Lawrence County Plot Book Vol. 11, Page 35, and being more fully bounded and described as follows: Beginning at a point on the South line of Kenneth Avenue and the West line of North Beaver Street, and which point is at the center thread of said Lot No. 79; thence South 1° 35' West, a distance of 150 feet along the Easterly one-half (1/2) of said Lot No. 79, now of James E. Gesue et ux, to a point on the North line of a 20 foot alley; thence North 88° 49' West, a distance of 17.5 feet by the North line of the alley to a point; thence North 1° 35' East, a distance of 20 feet by the East line of the Alley to a point; thence North 88° 49' West, a distance of 72.5 feet by the North line of the alley to a point; thence North 1° 35' East, a distance of 130 feet along Lot No. 77 in said plan of lots, now of Frank Argiro et ux to a point on the South line of Kenneth Avenue, thence South 88° 49' East, a distance of 90 feet by the South line of Kenneth Avenue to the place of beginning. Being the same premises that Angeline Comparone, single person and Victoria A. Landolfi and Angelo

J. Landolfi, wife and husband by deed dated 10/30/1984 and recorded on 10/31/1984 in the Office of the Recorder of Deeds in the County of Lawrence in the Commonwealth of Pennsylvania in Deed Book 694, Page 67 granted and conveyed to Sharon L. Coulter, single person. The Dwelling premises are known by the street address of 109 Kenneth Avenue, the above real estate is described in accordance with a survey made on February 9, 1965 by M.L. Wilson, Engineer. Property address: 109 Kenneth Avenue, New Castle, PA 16105. Parcel ID: #25-085000. (Neshannock Township) Judgment amount: \$75,366.11 plus interest, costs and attorney fees. Attorney: Richard M. Squire & Associates, LLC

### **Sale No. 4**

No. 10370-2021. Northwest Bank, f/k/a Northwest Savings Bank, Plaintiff vs. Gerald R. Hulick, Defendant. All the right, title, interest and claim of Gerald R. Hulick of in and to the following described real estate situated City of Ellwood City, Lawrence County, Pennsylvania. Having erected thereon a dwelling. Instrument No. 2006-002258. Property address: 304 Rear Park Avenue A & B, Ellwood City, PA 16117. Parcel No. 12-004800 (2nd Ward Ellwood City) Debt: \$34,477.81 plus interest, costs and attorney fees. Attorney: Grenen & Birsic, P.C.

### **Sale No. 5**

No. 10767-2020; Bank of New York Mellon Trust Company, N.A. as Trustee for Mortgage Assets Management Series I Trust, Plaintiff vs. Marlene Ross, Defendant. Property address: 106 Lilac Drive, New Castle, PA 16105. Parcel ID: #25-358400 (Neshannock Township); Improvements consist of a residential dwelling. Judgment amount: \$152,354.58 plus interest, costs and attorney fees. Attorney: KML Law Group P.C.

### **Sale No. 6**

No. 11096-2019; The Huntington National Bank, Plaintiff vs. Jennifer L. Black, AKA Jennifer Lynn Black, Defendant. All that certain piece or parcel of land situate in the Township of Perry, County of Lawrence and Commonwealth of Pennsylvania, bounded and described as follow to wit: Being the same property conveyed to Jennifer L. Black, married, who acquired title by virtue of a deed from Audrey T. Bolam, a single person, dated September 9, 2015, recorded September 14, 2015, at Document Number 2015-007206, Office of the Recorder of



Deeds, Lawrence County, Pennsylvania. Property address: 552 Heinz Camp Road, Portersville, PA 16051. Parcel ID: #27-007500 (Perry Township). Judgment amount: \$116,742.55 plus interest, costs and attorney fees. Attorney: Manley Deas Kochalski

## **Sale No. 7**

No. 10971-2019. Select Portfolio Servicing, Inc., Plaintiff vs. Andrew Donald Priest, Executor for the Estate of Eugene D. Garrett a/k/a Eugene Douglas Garrett a/k/a Eugene Garrett, Deceased and Bruce D. Garrett, known heir of Eugene D. Garrett a/k/a Eugene Douglas Garrett a/k/a Eugene Garrett, Deceased and Frank J. Garrett, Jr known heir of Eugene D. Garrett a/k/a Eugene Douglas Garrett a/k/a Eugene Garrett, Deceased. All that certain piece, parcel or lot of land situate in Shenango Township, Lawrence County, Pennsylvania. Tax Parcel Nos. 31-131600, 31-132000, 31-131900, 31-131800, 31-131700, 31-132100. Property Address: 202 Alborn Street a/k/a 202 Alborn Avenue, New Castle, PA 16101. Improvements: Erected Thereon. Debt: \$115,809.59 plus costs, interest & attorney fees. Attorney: Lorraine Gazzara Doyle.

## **Sale No. 9**

No. 10565-2021; The Huntington National Bank, Plaintiff vs. Dale Cartwright, as Believed Heir and/or Administrator of the Estate of Dale C. Lynch; Alicia Lewis, as Believed Heir and/or Administrator of the Estate of Dale C. Lynch; Shawn Cartwright, as Believed Heir and/or Administrator of the Estate of Dale C. Lynch; Unknown Heirs and/or Administrators of the Estate of Dale C. Lynch (if any), Defendants. All that certain piece or parcel of land situate in the Borough of South New Castle, County of Lawrence and Commonwealth of Pennsylvania, bounded and described as follow to wit: Being the same property conveyed to Dale C. Lynch, a single individual who acquired title by virtue of a deed from Eric K. Gerstnecker and Carolyn Gerstnecker, his wife, dated June 7, 2010, recorded June 11, 2010, at Document Number 2010-004477, Office of the Recorder of Deeds, Lawrence County, Pennsylvania. Property address: 2410 South Jefferson Street, New Castle, PA 16102. Parcel ID: #19-047200, 19-047100, 19-047300 & 19-047400 (South New Castle Borough). Judgment amount: \$75,654.37 plus interest, costs and attorney fees. Attorney: Manley Deas Kochalski LLC

## **Sale No. 10**

No. 10715-2021. S&T Bank, Plaintiff vs. J.R. Warren Electrical Contracting, Inc. and John J. Warren, Jr., Defendants. All the right, title, interest and claim of J.R. Warren Electrical Contracting, Inc. and John J. Warren, Jr. of and into the following described property. Real Estate situated in the City of New Castle, Lawrence County, Pennsylvania. Having erected thereon a dwelling. Document No. 2017-001900. Property address: 831 S. Cascade Street, New Castle, PA 16101. Parcel No. 04-178400 (New Castle 4th Ward) Debt: \$79,730.62 plus interest, costs and attorney fees. Attorney: Grenen & Birsic, P.C.

## **Sale No. 11**

No. 10462-2018; Prof-2013-S3 Legal Title Trust IV, by U.S. Bank National Association, as Legal Title Trustee c/o Fay Servicing, LLC, Plaintiff vs. Rosemary Huddleston, Defendant. Property address: 615 Raymond Street, New Castle, PA 16101. Parcel ID: #04-239200 (New Castle 4th Ward); Improvements consist of a residential dwelling. Judgment amount: \$33,147.22 plus interest, costs and attorney fees. Attorney: KML Law Group P.C.

Sworn to and subscribed before me this 26th day of January 2022.

Perry L. Quahliero, Sheriff

L.C.L.J.: February 7, 14 and 21 of 2022





