

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2012-366 filed in COMMON PLEAS of Washington County. There will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at **10:00 A.M.** on **MAY 6, 2022**:

WASHINGTON SCHOOL DISTRICT

vs

ROBERT H. DONSON

JUDGEMENT: \$3,993.49

LOCATION: Commonwealth of Pennsylvania, Washington County, City of Washington;

ADDRESS: 25 HALL AVENUE, WASHINGTON, PA 15301

EQT 760-017-0004-0007-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: FORTNOFF LAW ASSOCIATES, LTD, (866) 720-9748

A schedule of distribution will be filed by the Sheriff not more than thirty days after the sale, and distribution will be made in accordance with the schedule unless exceptions are filed within ten days after the filing of the schedule.

Anthony E. Andronas

Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2016-433 filed in COMMON PLEAS of Washington County. There will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at **10:00 A.M.** on **MAY 6, 2022**:

CITIBANK, N.A.

vs

LORETTA GREENE AKA LORETTA B. GREENE

JUDGEMENT: \$67,768.34

LOCATION: Commonwealth of Pennsylvania, Washington County, City of Washington;

ADDRESS: 930 FAYETTE STREET, WASHINGTON, PA 15301

EQT 780-017-00-02-0011-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: KML LAW GROUP, P.C., (215) 627-1322

A schedule of distribution will be filed by the Sheriff not more than thirty days after the sale, and distribution will be made in accordance with the schedule unless exceptions are filed within ten days after the filing of the schedule.

Anthony E. Andronas

Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2019-439 filed in COMMON PLEAS of Washington County. There will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at **10:00 A.M.** on **MAY 6, 2022**:

PNC BANK, NATIONAL ASSOCIATION

vs

CAROL A. DEAN

JUDGEMENT: \$54,096.18

LOCATION: Commonwealth of Pennsylvania, Washington County, South Strabane Twp;

ADDRESS: 605 MANIFOLD ROAD, WASHINGTON, PA 15301

ECT: 600-001-02-02-0001-00 & 600-001-02-02-0010-00 (2)

IMPROVEMENTS: Residential Dwelling

ATTORNEY: KML LAW GROUP, P.C., (215) 627-1322

A schedule of distribution will be filed by the Sheriff not more than thirty days after the sale, and distribution will be made in accordance with the schedule unless exceptions are filed within ten days after the filing of the schedule.

Anthony E. Andronas

Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2020-2071 filed in COMMON PLEAS of Washington County. There will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at **10:00 A.M.** on **MAY 6, 2022:**

NORTHWEST BANK

VS

FIRST LOVE CHRISTIAN ACADEMY INC.

JUDGEMENT: \$508,725.70

LOCATION: Commonwealth of Pennsylvania, Washington County, Speers Borough;

ADDRESS: 1530 HILLCREST AVENUE, WASHINGTON, PA 15301

LOT: 600-004-14-02-0009-00

IMPROVEMENTS: Commercial

ATTORNEY: BUCHANAN INGERSOLL & ROONEY PC, (412) 562-8800

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Anthony E. Andronas

Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2019-2967 filed in COMMON PLEAS of Washington County. There will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at **10:00 A.M.** on **MAY 6, 2022**:

NATIONSTAR MORTGAGE, LLC d/b/a CHAMPION MORTGAGE COMPANY

vs

LOUANN G. PETRUCCI, In Her Capacity as Known Heir, Devisee, and/or Distributee of THE ESTATE OF LOUIS A. PETRUCCI, DECEASED, ET AL

JUDGEMENT: \$57,506.58

LOCATION: Commonwealth of Pennsylvania, Washington County, California Borough;

ADDRESS: 1022 GREEN STREET, CALIFORNIA, PA 15419

LOT: 080-019-00-04-0002-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: PINCUS LAW GROUP PLLC, (484) 575-2201

A schedule of distribution will be filed by the Sheriff not more than thirty days after the sale, and distribution will be made in accordance with the schedule unless exceptions are filed within ten days after the filing of the schedule.

Anthony E. Andronas

Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2018-3014 filed in COMMON PLEAS of Washington County. There will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at **10:00 A.M.** on **MAY 6, 2022**:

CITY OF WASHINGTON

vs

PATRICIA A. SMITH AND JOSEPH DENMAN

JUDGEMENT: \$1,743.17

LOCATION: Commonwealth of Pennsylvania, Washington County, City of Washington;

ADDRESS: 466 BROAD STREET, WASHINGTON, PA 15301

LOT: 780-005-00-02-0006-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: FORTNOFF LAW ASSOCIATES, LTD, (866) 720-9748

A schedule of distribution will be filed by the Sheriff not more than thirty days after the sale, and distribution will be made in accordance with the schedule unless exceptions are filed within ten days after the filing of the schedule.

Anthony E. Andronas

Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2019-3006 filed in COMMON PLEAS of Washington County. There will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at **10:00 A.M.** on **MAY 6, 2022:**

LAKEVIEW LOAN SERVICING LLC

VS

DAWNA E. MOZES

JUDGEMENT: \$160,129.54

LOCATION: Commonwealth of Pennsylvania, Washington County, Union Township;

ADDRESS: 6714 HIGHLAND AVENUE, FINLEYVILLE, PA 15332

LOT: 640-003-03-02-0008-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: KML LAW GROUP, P.C., (215) 627-1322

A schedule of distribution will be filed by the Sheriff not more than thirty days after the sale, and distribution will be made in accordance with the schedule unless exceptions are filed within ten days after the filing of the schedule.

Anthony E. Andronas

Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2010-3787 filed in COMMON PLEAS of Washington County. There will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at **10:00 A.M.** on **MAY 6, 2022**:

CITY OF WASHINGTON
vs
JOSEPH T. ENCLERT

JUDGEMENT: \$1,652.44

LOCATION: Commonwealth of Pennsylvania, Washington County, City of Washington;

ADDRESS: 1202-1204 JEFFERSON AVENUE, WASHINGTON, PA 15301
LGA: 770-037-00-01-0003-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: FORTNOFF LAW ASSOCIATES, LTD, (866) 720-9748

A schedule of distribution will be filed by the Sheriff not more than thirty days after the sale, and distribution will be made in accordance with the schedule unless exceptions are filed within ten days after the filing of the schedule.

Anthony E. Andronas

Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2019-3854 filed in COMMON PLEAS of Washington County. There will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at **10:00 A.M.** on **MAY 6, 2022:**

CITY OF WASHINGTON
vs
AR HOME RENOVATIONS, L.L.C.

JUDGEMENT: \$2,324.72

LOCATION: Commonwealth of Pennsylvania, Washington County, City of Washington;

ADDRESS: 350 DUNCAN AVENUE, WASHINGTON, PA 15301

LOT: 770-002-00-02-0015-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: PORTNOFF LAW ASSOCIATES, LTD, (866) 720-9748

A schedule of distribution will be filed by the Sheriff not more than thirty days after the sale, and distribution will be made in accordance with the schedule unless exceptions are filed within ten days after the filing of the schedule.

Anthony E. Andronas

Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2017-5072 filed in COMMON PLEAS of Washington County. There will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at **10:00 A.M.** on **MAY 6, 2022**:

WASHINGTON SCHOOL DISTRICT

vs

CONNIE J. STEWART

JUDGEMENT: \$1,377.13

LOCATION: Commonwealth of Pennsylvania, Washington County, City of Washington;

ADDRESS: 135 BROOKSIDE AVENUE, WASHINGTON, PA 15301

EQT. 780-003-00-01-0018-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: PORTNOFF LAW ASSOCIATES, LTD, (866) 720-9748

A schedule of distribution will be filed by the Sheriff not more than thirty days after the sale, and distribution will be made in accordance with the schedule unless exceptions are filed within ten days after the filing of the schedule.

Anthony E. Andronas

Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2014-5525 filed in COMMON PLEAS of Washington County. There will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at **10:00 A.M.** on **MAY 6, 2022**:

U.S. BANK NATIONAL ASSOCIATION as Successor by Merger of U.S. Bank National Association ND

vs
WILLIAM A. RUSSELL

JUDGEMENT: \$274,119.50

LOCATION: Commonwealth of Pennsylvania, Washington County, Nottingham Township;

ADDRESS: 12 WEST HILLCREST ROAD, EIGHTY FOUR, PA 15330

LOT: 530-001-01-02-0005-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: MANLEY DEAS KOCHALSKI LLC, (614) 220-5611

A schedule of distribution will be filed by the Sheriff not more than thirty days after the sale, and distribution will be made in accordance with the schedule unless exceptions are filed within ten days after the filing of the schedule.

Anthony E. Andronas

Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2019-5579 filed in COMMON PLEAS of Washington County. There will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at **10:00 A.M.** on **MAY 6, 2022**:

U.S. BANK TRUST NATIONAL ASSOCIATION, not in its individual capacity but solely as owner trustee for RCF 2 Acquisition Trust

vs
MARYANN CHADWICK

JUDGEMENT: \$162,723.39

LOCATION: Commonwealth of Pennsylvania, Washington County, North Strabane Twp;

ADDRESS: 109 OLD MEADOW ROAD, CANONSBURG, PA 15317

LOT: 520-001-08-01-0015-05

IMPROVEMENTS: Residential Dwelling

ATTORNEY: STERN & EISENBERG PC, (215) 572-8111

A schedule of distribution will be filed by the Sheriff not more than thirty days after the sale, and distribution will be made in accordance with the schedule unless exceptions are filed within ten days after the filing of the schedule.

Anthony E. Andronas

Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2016-6099 filed in COMMON PLEAS of Washington County. There will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at **10:00 A.M.** on **MAY 6, 2022:**

BRANCH BANKING AND TRUST COMPANY

vs

DONALD E. NEWMAN A/K/A DONALD NEWMAN

JUDGEMENT: \$84,023.13

LOCATION: Commonwealth of Pennsylvania, Washington County, City of Washington;

ADDRESS: 270 SHIRLS AVENUE, WASHINGTON, PA 15301

LOT: 720-009-00-03-0007-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: BROCK & SCOTT, PLLC, (844) 856-6646

A schedule of distribution will be filed by the Sheriff not more than thirty days after the sale, and distribution will be made in accordance with the schedule unless exceptions are filed within ten days after the filing of the schedule.

Anthony E. Andronas

Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2021-6908 filed in COMMON PLEAS of Washington County. There will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at **10:00 A.M.** on **MAY 6, 2022:**

DOLLAR BANK, FSB

vs

**KIMBERLY A. FANASE, Executrix of the Estate of KATHY A. BABYAK,
DECEASED**

JUDGEMENT: \$109,990.99

LOCATION: Commonwealth of Pennsylvania, Washington County, Burgettstown Borough;

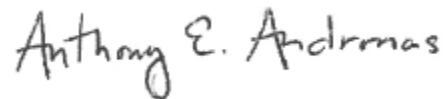
ADDRESS: 22 SHADY AVENUE, BURGETTSTOWN, PA 15021

LOT: 070-021-00-03-0011-02

IMPROVEMENTS: Residential Dwelling

ATTORNEY: LOGS LEGAL GROUP LLP, (610) 278-6800

A schedule of distribution will be filed by the Sheriff not more than thirty days after the sale, and distribution will be made in accordance with the schedule unless exceptions are filed within ten days after the filing of the schedule.



Anthony E. Andronas
Sheriff, Washington County