

# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2023-1020 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024:**

**FEDERAL HOME LOAN MORTGAGE CORPORATION**

**vs**

**DEBORAH PAINTER, In Her Capacity as Administratrix and Heir to the ESTATE OF KENNETH PAINTER, DECEASED**

JUDGEMENT: \$33,424.94

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

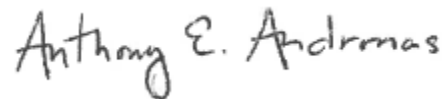
ADDRESS: 54 VAN VOORHIS LANE, VAN VOORHIS, PA 15366

TAX #: 320-005-01-04-0020-00 & 320-005-01-04-0019-00 (2)

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  
Sheriff, Washington County

# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2024-1638 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024**:

**FREEDOM MORTGAGE CORPORATION**

**vs**

**SHERRY L MIZWA, KNOWN HEIR OF LINDA L MIZWA, DECEASED, ET AL**

JUDGEMENT: \$32,352.03

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

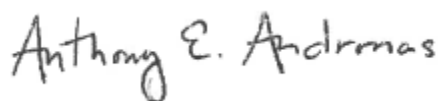
ADDRESS: 614 E MAIN STREET, MONONGAHELA, PA 15063

TAX #: 420-011-00-02-0010-00

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  
Sheriff, Washington County

# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2024-2619 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024:**

**M&T BANK**

**vs**

**THE UNKNOWN HEIRS OF EDWARD CHILDS AKA EDWARD W. CHILDS,  
DECEASED, ET AL**

JUDGEMENT: \$28,884.14

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

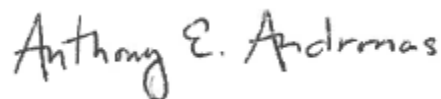
ADDRESS: 606 CREST AVENUE, CHARLEROI, PA 15022

TAX #: 160-013-00-03-0027-00

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  
Sheriff, Washington County

# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2024-2727 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024:**

**PENNSYLVANIA HOUSING FINANCE AGENCY**

**vs**

**DARYL L. LITZINGER**

JUDGEMENT: \$142,335.46

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

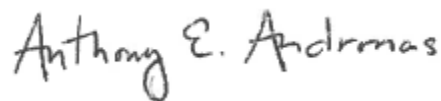
ADDRESS: 436 CHARTIERS AVENUE, CANONSBURG, PA 15317

TAX #: 090-014-00-02-0014-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: VITTI LAW GROUP, INC., (412) 281-1725

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

# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2024-2822 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024:**

**MEB LOAN TRUST VI**

**vs**

**RICHARD M. McPEEK**

JUDGEMENT: \$84,565.29

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

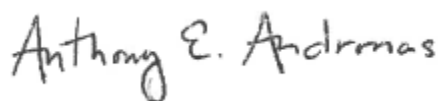
ADDRESS: 357 EAST McMURRAY ROAD, McMURRAY, PA 15317

TAX #: 540-010-09-03-0027-00 & 540-010-09-03-0028-00 (2)

IMPROVEMENTS: Residential Dwelling

ATTORNEY: PARKER MCCAY P.A., (856) 810-5815

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

# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2017-2991 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M. on NOV 1, 2024:**

**WASHINGTON SCHOOL DISTRICT**

**VS**

**LANCE VALLEE**

JUDGEMENT: \$2,510.67

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

ADDRESS: 820 DUNCAN AVENUE, WASHINGTON, PA 15301

TAX #: 770-016-00-01-0012-01

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 2024-3265 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024:**

**TOWD POINT MORTGAGE TRUST 2020-4, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE**

**vs**

**DELORES D. COPPI A/K/A DOLORES D. COPPI AND FRANK A. COPPI**

JUDGEMENT: \$54,601.63

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

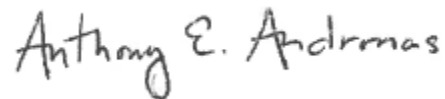
ADDRESS: 722 WASHINGTON AVENUE, CHARLEROI, PA 15022

TAX #: 160-012-00-05-0029-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: HLADIK ONORATO AND FEDERMAN, LLP, (215) 855-9521

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

# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2024-3370 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024:**

**JPMORGAN CHASE BANK, NATIONAL ASSOCIATION**

**vs**

**ELIZABETH A. ABBOTT**

JUDGEMENT: \$61,068.07

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

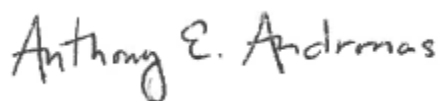
ADDRESS: 5146 HAZEL STREET, FINLEYVILLE, PA 15332

TAX #: 640-004-02-02-0003-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: RAS CITRON LLC, (855) 225-6906

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



# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2024-3413 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024:**

**WEST-AIRCOMM FEDERAL CREDIT UNION**

**vs**

**DUSTIN E. JONES AND MELISSA M. JONES**

JUDGEMENT: \$454,600.05

LOCATION: Commonwealth of Pennsylvania, Washington County, Peters Township

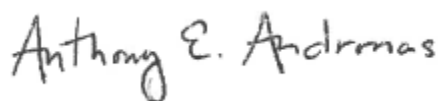
ADDRESS: 112 MOUNT BLAINE DRIVE, CANONSBURG, PA 15317

TAX #: 540-011-07-03-0001-03

IMPROVEMENTS: Residential Dwelling

ATTORNEY: WELTMAN WEINBERG & REIS CO., LPA, (412) 434-7955

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

# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2014-3426 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024:**

**CITY OF WASHINGTON**

**vs**

**RICHARD I. CLEMENS AND MARCY L. CLEMENS**

JUDGEMENT: \$1,992.75

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

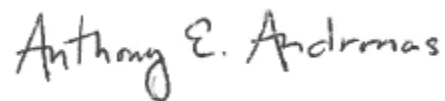
ADDRESS: 250 E PROSPECT AVENUE, WASHINGTON, PA 15301

TAX #: 750-019-00-01-0002-00

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  
Sheriff, Washington County

# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2018-3486 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024:**

**WASHINGTON SCHOOL DISTRICT**

**vs**

**SHAWN NAJOWICZ**

JUDGEMENT: \$1,094.23

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

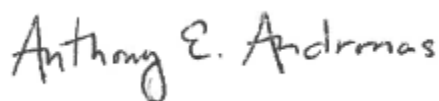
ADDRESS: 1010 E MAIDEN STREET, WASHINGTON, PA 15301

TAX #: 750-035-00-00-0005-00

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  
Sheriff, Washington County

# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2021-3678 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M. on NOV 1, 2024:**

**WASHINGTON SCHOOL DISTRICT**

**vs**

**KENNETH W. WHITE, JR.**

JUDGEMENT: \$3,072.56

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

ADDRESS: 387 W CHESTNUT STREET, WASHINGTON, PA 15301

TAX #: 780-002-00-00-0021-00

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 2018-3718 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M. on NOV 1, 2024:**

**WASHINGTON SCHOOL DISTRICT**

vs

**ROBERT L. BERESH AND TAMMY L. BERESH**

JUDGEMENT: \$2,637.16

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

ADDRESS: 1020 ALLISON AVENUE, WASHINGTON, PA 15301

TAX #: 770-027-00-03-0004-00

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 2019-3991 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realestate.com> unless otherwise published. This public sale will be held at **10:00 A.M. on NOV 1, 2024:**

**WASHINGTON SCHOOL DISTRICT**

vs

**JOHNATHAN FISH AND SHANNON M. FISH**

JUDGEMENT: \$1,647.62

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

ADDRESS: 616 BEECH STREET, WASHINGTON, PA 15301

TAX #: 760-015-00-02-0022-00

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 2018-4038 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024:**

**WASHINGTON SCHOOL DISTRICT**

**vs**

**JAIMEE STUCHELL PHILLIPS**

JUDGEMENT: \$2,627.59

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

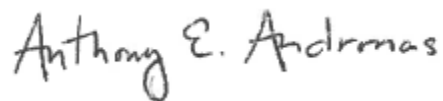
ADDRESS: 380 ALLISON AVENUE, WASHINGTON, PA 15301

TAX #: 770-002-00-03-0021-00

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  
Sheriff, Washington County

# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2020-4404 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024:**

**WASHINGTON SCHOOL DISTRICT**  
**vs**  
**MARK A. LENNOX AND TRACEY LENNOX**

JUDGEMENT: \$1,955.24

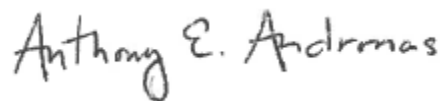
LOCATION: Commonwealth of Pennsylvania, Washington County, City of Washington;

ADDRESS: 345 E PROSPECT AVENUE, WASHINGTON, PA 15301  
TAX #: 750-023-00-02-0023-00

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  
Sheriff, Washington County



# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2023-5792 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024:**

**REAL ESTATE COMMERCIAL LENDER, LLC**

**vs**

**JAHEEL KIMBO, as Sole Member and Sole Manager of KIMBO FAMILY REALTY, LLC, ET AL**

JUDGEMENT: \$42,184.93

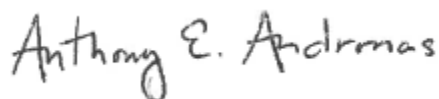
LOCATION: Commonwealth of Pennsylvania, Washington County, North Charleroi Borough;

ADDRESS: 719 FOURTH STREET, CHARLEROI, PA 15022  
TAX #: 500-001-00-01-0019-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: SHNAYDER LAW FIRM LLC, 215-834-3103

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

# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2023-6279 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024:**

**WILMINGTON SAVINGS FUND SOCIETY, FSB, ET AL**

**vs**

**ROBERT J. SCHURR, SOLELY IN HIS CAPACITY AS HEIR OF MILDRED L. SCHURR, DECEASED, ET AL**

JUDGEMENT: \$106,906.42

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

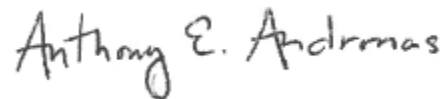
ADDRESS: 40 LAUREL AVENUE, WASHINGTON, PA 15301

TAX #: 760-011-00-02-0012-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: HILL WALLACK LLP, (215) 579-7700

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

# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2023-6613 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M. on NOV 1, 2024:**

**PNC BANK, NATIONAL ASSOCIATION**

**vs**

**ISAIAH Z. GRIMES**

JUDGEMENT: \$55,297.61

LOCATION: Commonwealth of Pennsylvania, Washington County, West Brownsville Borough;

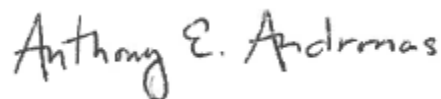
ADDRESS: 536 MIDDLE STREET, BROWNSVILLE, PA 15417

TAX #: 670-007-00-01-0022-00

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  
Sheriff, Washington County

# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2023-6643 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024**:

**HSBC BANK USA, N.A., ET AL**

**vs**

**DAVID W. GRUDI**

JUDGEMENT: \$124,751.22

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

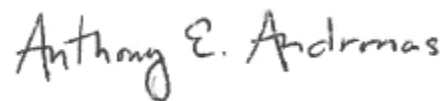
ADDRESS: 113 N MAIN STREET, HOUSTON, PA 15342

TAX #: 360-009-00-04-0016-00

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  
Sheriff, Washington County

# SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2023-7084 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at ~~10:00 A.M.~~ on ~~NOV 1, 2024~~:

PLANET HOME LENDING, LLC  
vs  
ERIC HUFFMAN

JUDGEMENT: \$59,607.79

LOCATION: Commonwealth of Pennsylvania, Washington County, East Bethlehem Twp;

ADDRESS: 111 CENTER STREET, MILLSBORO, PA 15348

TAX # 260-006-00-02-0023-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: HILL WALLACK LLP, (215) 579-7700

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 2022-7128 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024:**

**PENNYMAC LOAN SERVICES LLC**

**vs**

**DENNIS E. JENKINS AND KIMBERLY S. JENKINS**

JUDGEMENT: \$91,777.20

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

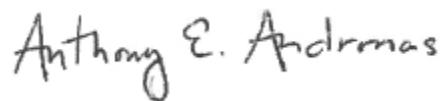
ADDRESS: 405 CHERRY STREET, HOUSTON, PA 15342

TAX #: 170-006-04-14-0011-00

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  
Sheriff, Washington County

# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2023-7207 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024:**

**CITIZENS BANK OF MORGANTOWN**

**vs**

**DANIEL R. GERMAIN, MELISSA M. GERMAIN, AND UNITED STATES OF AMERICA, ET AL**

JUDGEMENT: \$277,154.62

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

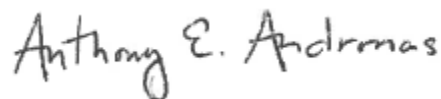
ADDRESS: 102 BOWER HILL ROAD, VENETIA, PA 15367

TAX #: 540-005-00-00-0010-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: BOWLES RICE LLP, 724-514-8938

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

# **SHERIFF'S SALE**

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2023-7550 filed in COMMON PLEAS of Washington County. ALL SALES OF REAL PROPERTY WILL BE HELD ONLINE AT 10:00 A.M. AT <https://washington.pa.realforeclose.com> unless otherwise published. This public sale will be held at **10:00 A.M.** on **NOV 1, 2024**:

**SLOVENIAN SAVINGS AND LOAN ASSOCIATION OF CANONSBURG,  
PENNSYLVANIA**

**vs**

**THE ESTATE OF JANETTA V. LEDBETTER, Georgette Ledbetter, Administratrix**

JUDGEMENT: \$46,803.72

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

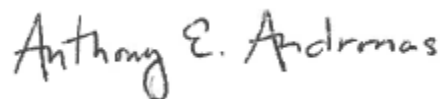
ADDRESS: 464 EAST HALLAM AVENUE, WASHINGTON, PA 15301

TAX #: 760-001-00-03-0021-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: GREENLEE, DERRICO, POSA, LLC, (724) 225-7660

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