

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2018-1592 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 **DECEMBER 2, 2022:**

LAKEVIEW LOAN SERVICING LLC

vs
JAMES E. CROSS

JUDGEMENT: \$171,856.61

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

ADDRESS: 1318 BRUSH RUN ROAD, WASHINGTON, PA 15301

LOT: 020-011-00-00-0018-01

IMPROVEMENTS: Residential Dwelling

ATTORNEY: McCABE, WEISBERG & CONWAY, (215) 790-1010

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 2022-1709 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 **DECEMBER 2, 2022:**

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

vs

**ESTATE OF RONNIE DRY, and MILDRED DRY, Known Heir of the Deceased, ET
AL**

JUDGEMENT: \$51,106.58

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

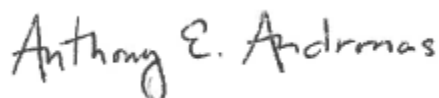
ADDRESS: 116 HOOK STREET, CANONSBURG, PA 15317

LOT: 520-013-04-04-0003-00

IMPROVEMENTS: Residential Dwelling

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

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Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2022-1937 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 **DECEMBER 2, 2022:**

PENNSYLVANIA HOUSING FINANCE AGENCY

vs

CHRISTINA L. GUBANISH a/k/a CHRISTINA L. MAZON AND RAYMOND R. MAZON, JR.

JUDGEMENT: \$44,892.95

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

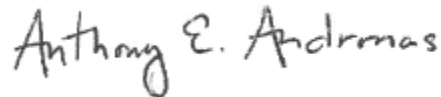
ADDRESS: 29 BUFFALO ROAD N, WASHINGTON, PA 15301

LOT: 350-011-01-01-0003-00

IMPROVEMENTS: Residential Dwelling

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

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Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2018-2496 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 **DECEMBER 2, 2022:**

**US BANK TRUST NATIONAL ASSOCIATION AS TRUSTEE OF THE IGLOO
SERIES IV TRUST**

vs

MARLA KAY WARGO

JUDGEMENT: \$98,409.43

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

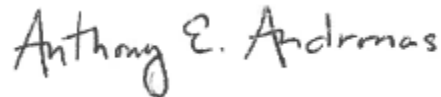
ADDRESS: 748 RIDGE ROAD, BROWNSVILLE, PA 15417

LOT: 151-049-00-00-0003-02

IMPROVEMENTS: Residential Dwelling

ATTORNEY: FRIEDMAN VARTOLO LLP, (212) 471-5100

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Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2022-3180 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 **DECEMBER 2, 2022:**

WILMINGTON SAVINGS FUND SOCIETY, FSB, not in its individual capacity but solely as Owner Trustee of the Aspen G3 Trust a Delaware Statutory Trust

LANA L. BOGO AND RICHARD J. BOGO AND RONDA L. BOGO

JUDGEMENT: \$77,435.60

LOCATION: Commonwealth of Pennsylvania, Washington County, Independence Twp;

ADDRESS: 43 MORNINGSIDE DRIVE, AVELLA, PA 15312-2354

LOT: (2) 370-003-05-02-0017-00 & 370-003-05-02-0005-00

IMPROVEMENTS: Residential Dwelling

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

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Anthony E. Andronas

Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2019-3904 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 **DECEMBER 2, 2022:**

U.S. BANK TRUST NATIONAL ASSOCIATION, ET AL

vs

JUDITH A. KOVALCIK

JUDGEMENT: \$90,068.72

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

ADDRESS: 417 WADDELL AVENUE, DONORA, PA 15033

LOT: 240-020-00-00-0007-00

IMPROVEMENTS: Residential Dwelling

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

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Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2022-4435 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 **DECEMBER 2, 2022:**

SPECIALIZED LOAN SERVICING LLC

vs

GARY MORDACCI

JUDGEMENT: \$167,578.30

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

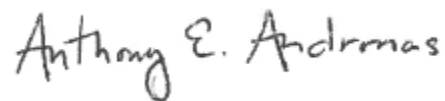
ADDRESS: 4020 CHRISTIE LANE, LAWRENCE, PA 15055

LOT: 140-012-19-00-0001-06B

IMPROVEMENTS: Residential Dwelling

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

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Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2021-5632 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 **DECEMBER 2, 2022:**

TUSCANY ESTATES ASSOCIATION INC.

vs

SAMUEL W. MCPHERSON AND DAWN R. MCPHERSON

JUDGEMENT: \$7,444.23

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

ADDRESS: 114 TUSCANY ESTATES DRIVE, FINLEYVILLE, PA 15332

LOT: 640-009-03-00-0008-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: LISA M. BURKHART, ATTORNEY, (412) 495-5875

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Anthony E. Andronas

Anthony E. Andronas
Sheriff, Washington County

SHERIFF'S SALE

WRIT OF EXECUTION - MORTGAGE FORECLOSURE 2011-7214 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 **DECEMBER 2, 2022:**

BOROUGH OF CANONSBURG

VS

JASON L. MOONEY

JUDGEMENT: \$4,385.37

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

ADDRESS: 413 NORTH JEFFERSON AVENUE, CANONSBURG, PA 15317

LOT: 100-004-00-01-0002-00

IMPROVEMENTS: Residential Dwelling

ATTORNEY: GOEHRING, RUTTER & BOEHM, (412) 835-7317

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Sheriff, Washington County