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Legal Ads published in this issue may be electronically
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Reporter of Decisions of the Court of
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www.luzernecountybar.com

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Bar Association,
Hon. Max Rosenn Memorial Law Library,
The Luzerne Legal Register and
Luzerne County Lawyer Referral Service.

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**Please e-mail All Legal Ads and
Notices for Publication to
law.library@luzernecounty.org**

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Wilkes-Barre, PA 18711



Mortgage Foreclosure Diversionary Program

The Luzerne County Mortgage Foreclosure Diversionary Program mediations will be held on the Third Floor of the Luzerne County Courthouse, 200 N. River Street, Wilkes-Barre, Pennsylvania.

The **REVISED** 2024 schedule is as follows:

Friday, June 21, 2024
Friday, July 26, 2024
Friday, August 16, 2024
Friday, September 20, 2024
Friday, October 18, 2024
Friday, November 15, 2024
Friday, December 20, 2024

May 24, 31

ADR

Mediation & Arbitration

Thomas B. Helbig, Esq.



- PA Chapter Member, National Academy of Distinguished Neutrals (NADN) - Only peer review selected NADN mediator/arbitrator in Northeastern PA
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- Conducted in excess of 1000 PI, UM/UIM, bad faith, general and professional liability, insurance claims, commercial/business disputes, and contract Mediations and Arbitrations

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 - Corporate Trustee Services (bond trustee and paying agent)
 - Custodial Services
 - Bill Paying Services
 - Estate Administration (executorship services and agent for executor)
 - Special Needs Trusts



Lori A. Barrett, Esq.
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 570-504-2242
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Cathy Mihalick, Esq., CTFA
 VP, Trust Officer
 570-504-2248
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A CHARTERED
BUS

TRIP is being
planned by the

W-BLLA
Travel CLE
Committee



to



On SATURDAY—
OCTOBER 19th

SURVEY

In order to decide what size bus might be needed for the trip, we are interested in seeing how many members might be interested in being part of this trip.

A CLE is being planned to be held on the bus and the cost of the CLE and the chartering of the bus will be subsidized by the association.

Snacks and drinks will also be provided.

If you would be interested in possibly being a part of this trip and would like to receive additional information when it becomes available, please e-mail Joe Burke, at

Joseph.Burke@luzernecounty.org

Thank you.

May 10—June 14



ORPHANS' COURT

SCHEDULE OF ACCOUNTS AND AUDITS AUDIT SCHEDULE—FOR THE YEAR 2024

Accounts Filed by:	Will be Audited on:
March 25, 2024	May 7, 2024
April 26, 2024	June 4, 2024
May 24, 2024	July 2, 2024
June 24, 2024	August 6, 2024
July 22, 2024	September 3, 2024
August 23, 2024	October 1, 2024
September 27, 2024	November 5, 2024
October 25, 2024	December 3, 2024
November 22, 2024	January 7, 2025

Audits will occur on the dates listed above at **9:30 A.M.** in the Orphans' Court Division of the Luzerne County Courthouse, 200 North River Street, Wilkes-Barre, PA 18711.

It is strongly recommended that all attorneys having a matter on an Audit List of the Orphans' Court be present at the call of the Audit List. Any attorney seeking to be excused or to participate by phone for the call of the Audit List must contact the staff in Judge Hughes' or Judge Gartley's Chambers in advance of the call date in order to obtain permission from the Judge to be absent or participate by phone.

Apr. 26—Aug. 30

ATTORNEY DISCIPLINARY / ETHICS MATTERS

Representation, consultation and expert testimony in disciplinary matters and matters involving ethical issues, bar admissions and the Rules of Professional Conduct

James C. Schwartzman, Esq.

Judge, Court of Judicial Discipline (retired) • Former Chairman, Judicial Conduct Board of Pennsylvania • Former Chairman, Disciplinary Board of the Supreme Court of PA • Former Chairman, Continuing Legal Education Board of the Supreme Court of PA • Former Chairman, Supreme Court of PA Interest on Lawyers Trust Account Board • Former Federal Prosecutor • Selected by his peers as one of the top 100 Super Lawyers in PA • Named by his peers as *Best Lawyers in America* 2022 and 2015 Philadelphia “Lawyer of the Year” Ethics and Professional Responsibility Law and Legal Malpractice Law

1460 Wyoming Avenue, Forty Fort, PA 18704
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Join us September 22, 2024 for North Penn Legal Services Designer Purse Bingo.
Holiday Inn, 200 Tighe Street, Dunmore, PA 18512 - (Lackawanna County)

Event: 3:00 PM - 6:30 PM

Doors open at 1:00 PM

Cost: \$30.00 or \$35.00 at the door (limited tickets)

16 Regular games and door prizes entry included with your \$30 admission.
Specials, raffles, food and drink will be available for additional purchase.

North Penn Legal Services is a nonprofit organization providing civil legal aid to low-income residents of Northeastern Pennsylvania.

*No outside Food or Drink will be allowed.

How to purchase tickets:

<https://www.tickettailor.com/events/ncm/1718358>

Scan the QR Code below:



Or call:

Jessica Volkov - 570-299-4103 or John Huff - 570-299-4090



North Penn LEGAL SERVICES

Designer Purse Bingo September 22, 2024

Bingo will be held at The Holiday Inn on Tighe Street in Dunmore. We are asking local businesses, friends, and family to sponsor games, door prizes or a Basket for our Basket Raffle. All proceeds directly supporting North Penn Legal Service.

Sponsorship has numerous benefits, including recognition on all signage & programs, we will add a Hot-Link on the event page, and announcements during the game.

Our Event page will reach thousands with hundreds in attendance, so your small donation will benefit your business and NPLS. We appreciate your support!

SPONSORSHIP FORM

Name of the person completing this form: _____

Mailing Address: _____

Contact Phone #: _____

Email Address: _____

Please print the name of the sponsor as you would like it to appear on the signage.

SPONSORSHIP LEVELS:

Game Sponsorship will consist of a Hot-Link post in our event page, signage during the event, listed on the program & an announcement during the games. **\$250** _____

(1 avail) 50/50 Sponsorship will include all above and 5 mentions during the event, along with multiple signs throughout the event. **\$500** _____

Basket Raffle donation will include your name on the Raffle donation sign along with a tag on your donated item. ***** _____

Contacts: Jessica Volkov - 570-299-4103
John Hurt - 570-299-4090

Checks payable to North Penn Legal Services, Inc.
THANK YOU FOR YOUR SUPPORT!

May 17, 24, 31



**PA Superior Court Ceremony at the
Luzerne County Courthouse
Tuesday, May 21, 2024**

Remarks & Program Introduced by
Romilda P. Crocamo, Esq.—County Manager.

Program	
Pledge of Allegiance	
National Anthem.....	Christine Leandri <i>Christine Leandri Music Studio</i>
Invocation.....	Rabbi Larry Kaplan <i>Temple Israel</i>
Welcome.....	President Judge Michael Vough
Remarks.....	Cheryl Reedy, Esq. <i>Wilkes Barre Law Library Association</i>
Remarks.....	P.J.E. Jack Panella Judge Megan King P.J.E. Correale Stevens
Benediction.....	Father Thomas Lonney <i>President, Kings College</i>

The following photos were taken by Bar Photographer,
Andy Molitoris:









Our Many Thanks

to the Superior Court Panel and to their Staff.



Thanks to

The Program Participants

and to

Our Bar Officers and YLD Officers.

Also, thanks to our President Judge, Judges,
Retired Judges and Magisterial District Judges
who participated.

May 31



2024 Law School Scholarship Finalists

(Listed Alphabetically)

Cassidy Crawford

Emily Dreyfus

Marissa Jason

Sarah McCormick

Addison Orzel

The winner will be selected and announced shortly.

The first-year check to the winner will then be presented at the Summer Outing Cocktail Party.

May 31

Guardianship Tracking System Online Workshops: Summer 2024

> Overview

The Administrative Office of the Pennsylvania Courts (AOPC) is offering a series of online workshops that show court-appointed guardians how to use the new Guardianship Tracking System (GTS). The GTS makes it possible for guardians of adult incapacitated persons to file inventory and annual reports online from any internet-accessible computer.

These online workshops are conducted through WebEx. Registration is required. You are welcome to attend any session that fits your schedule.

> Workshop Topics

- Overview of the GTS
- How to log in to the GTS
- How to navigate the GTS Dashboard
- How to submit guardianship reports online
- How to determine if a report was accepted by the court
- Discuss additional support for GTS submissions

**This is the same subject matter covered in all past workshops.*

> Online Workshop Schedule

July 9	8am
July 25	2pm
August 7	10am
August 20	5pm
September 6	9am
September 23	1pm


Both registration and the workshop are completed through WebEx. Attending a session requires a computer or laptop with an internet connection.

Registration instructions appear on the next page.

GTS workshop Registration Instructions

Any person planning on attending a workshop must register for their preferred session through WebEx.

Registration can be completed using the following steps:

1. Go to the registration webpage: <https://pacourts.webex.com>
2. On this webpage, click on the three horizontal lines  appearing to the left and select **WebEx Training** from the menu. *Note:* The WebEx Training page may try to open in a new browser page or tab. If you have popup blockers enabled, the page may not open. You may need to disable popup blockers, or authorize one-time access if prompted, and then try opening the page again.
3. A full list of training classes offered by the AOPC display – Look for classes with a topic name starting with the acronym **GTS**. If needed, hover your mouse pointer over any of these topic names to see the full name of the class.
4. Click on the **Register** link for the preferred training class.
5. Complete the registration page. All fields are required. Please provide as much registration information as possible. If there are items that do not apply to the person registering, enter **NONE** in the field.
6. Click the **Register** button at the bottom of the screen. You will receive an e-mail confirming your registration and a reminder e-mail will be sent a few days prior to training.

You will receive instructions for logging into the online classroom and printable training documents will be e-mailed to you prior to your scheduled session.

Cancellations: If you register for a class and later decide not to attend, instructions for cancelling a registration are included in the confirmation and reminder emails.



AOPC
Administrative Office of
the Pennsylvania Courts

May 31—June 28

Law Day

Dinner Dance Photos 2024



Honoring for 50 Years of Membership:
Conrad A. Falvello, Esquire



Connie with Bar President Cheryl Sobeski-Reedy, Esquire.

Honoring for 50 Years of Membership:
David W. Saba, Esquire



Cheryl with Dave.

Recognizing for 25 Years of Membership:
Debra Ann Bolus, Esquire



Debbie and Cheryl.

Recognizing for 25 Years of Membership:
Philip Gelso, Esquire



Phil and Cheryl.

Recognizing for 5 Years of Membership:
Frederick J. Lokuta, Esquire



Fred and Cheryl.

Recognizing for 5 Years of Membership:
Zachary J.C. Watkins, Esquire



Zach with Cheryl.



Congratulations, Zach and Fred!



Congratulations, Deb and Phil!

And

CONGRATULATIONS

to



Connie and David with the Bar Officers:

(Left): Vice President, Qiana Murphy Lehman, Esq.;

(Middle): President, Cheryl Sobeski-Reedy, Esq., and

(Right): Treasurer & Secretary, Joseph P.J. Burke, III, Esq.

Connie and David!

**The 2024
Law Day Dinner Dance
was a big success and
a lot of fun!**

These photos were taken by Sarah of
Photography by Andy, our Bar Photographer.

To view more photos and to download and to print
your couple photos taken at the Law Day Dinner
Dance, please click on the following link:

[*https://photographybyandy.smugmug.com/W-B-Law-Library-/Law-Day-Dinner-2024/n-TFLTm6*](https://photographybyandy.smugmug.com/W-B-Law-Library-/Law-Day-Dinner-2024/n-TFLTm6)

To view these photos and to access the link above
you may also visit the Bar Website at

[*luzernecountybar.com*](https://luzernecountybar.com).

May 31

Our Many Thanks to
our **Law Day Dinner Dance**
Committee:

CHAIRPERSONS:

Melissa A. Scartelli, Esquire
Qiana Murphy Lehman, Esquire

MEMBERS:

Jane M. Acri, Esquire
Stacey F. Acri, Esquire
Debra Ann Bolus, Esquire
Shelley L. Centini, Esquire
Kelly M. Ciravolo, Esquire
Elaine Cook, Esquire
Patrick E. Dougherty, Esquire
Kristyn R. Giarratano Jeckell, Esquire
Girard J. Mecadon, Esquire
Shana R. Messinger, Esquire
Theron J. Soloman, Esquire
Lee Ann White, Esquire

May 31

THE LUZERNE LEGAL REGISTER

DECEDENTS' ESTATES

Notice is hereby given that letters testamentary or of administration have been granted in the following estates. All persons indebted to said estates are required to make payment and those having claims or demands to present the same without delay to the administrators or executors named or their attorneys

FIRST PUBLICATION

ESTATE OF PATRICIA A. CREMER
a/k/a Patricia Anne Cremer
a/k/a Patricia Cremer, late of Shickshinny (died March 25, 2024), Taite A. Merriman, Executor; Stephen B. Killian, Esquire, 575 Pierce Street, Suite 303, Kingston, PA 18704

ESTATE OF JACK H. DANKO, SR.
a/k/a Jack H. Danko a/k/a Jack Danko, late of Laurel Run Borough (died March 18, 2024), Lawrence E. Danko, Administrator; Angela F. Stevens, Esquire, 400 Third Avenue, Suite 101, Kingston, PA 18704

ESTATE OF GERALDINE GEORGE
a/k/a Geraldine C. George, late of Wilkes-Barre Township (died May 5, 2024), Anthony George, Executor; Law Office of Thomas A. O'Connor, P.C., 601 Wyoming Avenue, Kingston, PA 18704

ESTATE OF JAMES LILLIS a/k/a James J. Lillis, late of Duryea (died October 21, 2023), Nancy Nawrocki, Administratrix; John J. Gill, Jr., Esquire, Gallagher, Brennan & Gill, 220 Pierce Street, Kingston, PA 18704-4655

ESTATE OF GERALDINE LUCARELLI, late of Hughestown (died May 12, 2023), Leonard J. Ferlick, Administrator; Caputo & Mariotti, P.C., 730 Main St., Moosic, PA 18507

ESTATE OF LORETTA M. MALSKY, late of Courtdale (died March 27, 2024), Leo G. Malsky, Administrator; Raymond A. Hassey, Esquire, 304 Wilkes Barre Twp. Blvd., Wilkes-Barre, PA 18702

ESTATE OF JAMES J. MAZEITIS
a/k/a James Mazeitis a/k/a Jim Mazeitis, late of Courtdale (died April 19, 2024), Amy Dougan, Executrix; Stephen B. Killian, Esquire, 575 Pierce Street, Suite 303, Kingston, PA 18704

ESTATE OF MARYANN REILLY, late of Nescopeck Borough (died December 4, 2023), Robert J. Reilly, Administrator; Job Stepanski, Esquire, Fellerman & Ciarimboli, 183 Market Street, Suite 200, Kingston, PA 18704

ESTATE OF ESTATE OF ALICE JEANNE RYNKIEWICZ a/k/a Alice Jean Rynkiewicz a/k/a Jeanne Coslosky Burnside, late of Pringle (died February 11, 2023), Alice Burnside Keller, Administratrix c.t.a.; Robert A. Anders, Esquire, 1170 Highway 315, Suite 2, Plains, PA 18702

ESTATE OF AUDREY A. SIMONOVICH a/k/a Audrey Ann Simonovich a/k/a Audrey Simonovich, late of Luzerne (died December 23, 2023), Bernard M. Simonovich, Executor; David W. Saba, Esquire, 345 Market St., Kingston, PA 18704

ESTATE OF JAMES SWEENEY a/k/a James P. Sweeney, late of Hazle Twp. (died October 10, 2023), Kimberly D. Jackson and Jennifer L. Mahon, Executrices; Stacey F. Acri, Esquire, Steinbacher, Goodall & Yurchak, 273 East Northampton Street, Wilkes-Barre, PA 18702

THE LUZERNE LEGAL REGISTER

ESTATE OF PATRICIA A. SWEENEY a/k/a Patricia Sweeney a/k/a Patricia A. Cimino a/k/a Patricia Cimino, late of Shavertown (died December 11, 2022), Lily Elizabeth Cimino, Executrix; Angela F. Stevens, Esquire, 400 Third Avenue, Suite 101, Kingston, PA 18704

ESTATE OF GEORGE W. VOLPETTI, JR. a/k/a George W. Volpetti a/k/a George Volpetti, late of Lehman Township (died October 14, 2023), Madalaine Volpetti, Executrix; Hourigan, Kluger & Quinn, P.C., 600 Third Avenue, Kingston, PA 18704

SECOND PUBLICATION

ESTATE OF ROBERT E. AKERS, late of Dallas Twp. (died April 14, 2024), Erin Heffron, Executrix; Rosenn, Jenkins & Greenwald, LLP, 1065 Highway 315, Suite 200, Wilkes-Barre, PA 18702

ESTATE OF SHARON ARONOVITZ a/k/a Sharon A. Aronovitz, late of Fairview Township (died October 17, 2023), Robert P. Brown, Jr., Executor; Stacey F. Acri, Esquire, Steinbacher, Goodall & Yurchak, 273 E. Northampton Street, Wilkes-Barre, PA 18702

ESTATE OF SHIRLEY A. BRAZIELL a/k/a Shirley Ann Braziell a/k/a Shirley Braziell, late of Hazleton (died March 27, 2024), Pamela J. Ferrence and Renee E. Kokinda, Executrices; The Seach Law Offices, 466 State Route 93, Sugarloaf, PA 18249

ESTATE OF ANNA MARIE DeLEONARDIS, late of Hazleton (died March 16, 2024), Michelle DeLeonardis, Executrix; Louis J. Mattioli, III, Esquire, 4285 Hollywood Blvd., Hazle Township, PA 18202

ESTATE OF MICHAEL D. DONAHUE, late of Black Creek Township (died April 12, 2024), Steven Donahue, Executor; Louis J. Mattioli, III, Esquire, 4285 Hollywood Blvd., Hazle Township, PA 18202

ESTATE OF JAMES T. FISHER a/k/a James T. Fisher, Sr., late of Hazle Township (died February 24, 2024), Leanne M. Fisher, Executrix; Joseph D. Ustynoski, Esquire, Ustynoski & Marusak, LLC, 101 West Broad St., Suite 205, Hazleton, PA 18201

ESTATE OF EUGENE F. GALLAGHER a/k/a Eugene Gallagher, late of Sugarloaf Township (died April 26, 2024), John M. Gallagher, Executor; Robert S. Sensky, Esquire, Laputka, Bayless, Ecker & Cohn, P.C., One South Church Street, Suite 301, Hazleton, PA 18201

ESTATE OF CAROL E. HUTCHISON a/k/a Carol Hutchison, late of Drums (died May 25, 2023), David Hutchison, Administrator CTA; William J. Schneider, Esquire and James A. Schneider, Esquire, 439 West Broad Street, Hazleton, PA 18201-6106

ESTATE OF EMMA S. JONES, late of Pittston (died October 18, 2023), Mary Ellen and Robert M. Bankus, Co-Executors; Patrick J. Aregood, Esquire, 1218 South Main St., Wilkes-Barre, PA 18706

ESTATE OF JAMES R. KUKOL a/k/a James R. Kukol, Sr., late of Conyngham Borough (died March 30, 2024), Kathleen T. Boris, Executrix; Frank J. Skokoski, Esquire, Skokoski & DeCosmo, P.C., 165 Susquehanna Boulevard, West Hazleton, PA 18202

ESTATE OF MARLENE LEWIS a/k/a Marlene A. Lewis, late of Edwardsville (died April 7, 2024), Terri Lewis, Executrix; David W. Saba,

THE LUZERNE LEGAL REGISTER

- Esquire, 345 Market St., Kingston, PA 18704
- ESTATE OF LEONARD S. MAGDA, late of Dupont (died August 30, 2022), Christopher B. Rogers, Executor; Biagio V. Musto, II, Esquire, 171 William Street, Pittston, PA 18640-1719
- ESTATE OF SYLVIA A. MAGDA a/k/a Sylvia Magda a/k/a Sylvia Ann Magda, late of Dupont (died April 10, 2024), Judith C. Rogers, Executrix; Biagio V. Musto, II, Esquire, 171 William Street, Pittston, PA 18640-1719
- ESTATE OF ELIZABETH H. SMITH, late of Nuangola (died May 2, 2024), Coady Leib Skelley, Executrix; Rosenn, Jenkins & Greenwald, LLP, 1065 Highway 315, Suite 200, Wilkes-Barre, PA 18702
- ESTATE OF CINDY VINCENT a/k/a Cindy L. Vincent a/k/a Cindy Lucia Vincent a/k/a Cindy L. Schumacher a/k/a Cindy Schumacher, late of Harveys Lake (died March 20, 2024), Mark Symons, Executor; Alicia C. Marinos, Esquire, Marinos & McDonald, LLP, 106 W. Front Street, Bewick, PA 18603
- ESTATE OF JOHN W. WEBER a/k/a John Weber, late of Hazleton (died April 10, 2024), Justin Weber, Administrator; Joseph D. Ustynoski, Esquire, Ustynoski & Marusak, LLC, 101 West Broad St., Suite 205, Hazleton, PA 18201
- THIRD PUBLICATION**
- ESTATE of JOSEPH VINCENT BARAN a/k/a Joseph V. Baran, late of Hazleton, Vincent Joseph Baran, Administrator; Anthony James Urban, Esquire, 474 North Centre Street, P.O. Box 890, Pottsville, PA 17901-0890
- ESTATE OF ANTHONY JOSEPH BIAGO, SR. a/k/a Anthony Biago, Sr., late of Wright Township (died June 28, 2022), Barbara E. Biago, Executrix; Hiscox & Musto, 400 Third Ave., Suite 201, Kingston, PA 18704
- ESTATE OF KEITH BURTON, late of Sugarloaf Township (died December 7, 2023), Tammy L. Burton, Administratrix; Lorine Angelo Ogurkis, Esquire, Ogurkis Law, LLC, 21 North Locust Street, Hazleton, PA 18201
- ESTATE OF PATRICIA A. DONAHUE a/k/a Patricia Donahue, late of Mountain Top (died March 28, 2024), Veronica Donahue Sabol, Executrix; The Seach Law Offices, 466 State Route 93, Sugarloaf, PA 18249
- ESTATE OF JAMES E. FINO a/k/a James Edward Fino, late of Exeter Borough (died March 23, 2024), Jeffrey Fino, Executor; Francis J. Hoegen, Esquire, 152 South Franklin Street, Wilkes-Barre, PA 18701
- ESTATE OF JOAN FURTAK a/k/a Joan M. Furtak, late of Slocum Township (died October 29, 2021), Susan Prushinski, Executrix; James M. O'Connor, Esquire, O'Connor Law, 608 West Oak Street, P.O. Box 201, Frackville, PA 17931
- ESTATE OF MITCHELL FURTAK a/k/a Mitchell Michael Furtak, late of Slocum Township (died March 6, 2024), Susan Prushinski, Executrix; James M. O'Connor, Esquire, O'Connor Law, 608 West Oak Street, P.O. Box 201, Frackville, PA 17931
- ESTATE OF CARMEN GUIDO a/k/a Carmen A. Guido, late of Hazle Township (died April 4, 2024), Jeffrey C. Guido, Executor; Joseph D. Ustynoski, Esquire,

THE LUZERNE LEGAL REGISTER

Ustynoski & Marusak, LLC, 101 West Broad St., Suite 205, Hazleton, PA 18201

ESTATE OF FRANCIS HADY a/k/a Francis J. Hady, late of Wright Township (died February 28, 2021), Joseph Hady, Executor; Job T. Stepanski, Esquire, Fellerman & Ciarimboli, 183 Market Street, Suite 200, Kingston, PA 18704

ESTATE OF FRANCIS ROBERT KLUG a/k/a Frank R. Klug, late of Dallas Township (died January 4, 2024), Ryan Klug a/k/a Ryan Matthew Klug, Administrator; Rosenn, Jenkins & Greenwald, LLP, 1065 Highway 315, Suite 200, Wilkes-Barre, PA 18702

ESTATE OF DOROTHY M. KUNETZ a/k/a Dorothy Kunetz, late of Hazle Township (died April 16, 2024), Brian G. Kunetz, Executor; Joseph R. Baranko, Jr., Esquire, Slusser Law Firm, 1620 North Church Street, Suite 1, Hazleton, PA 18202

ESTATE OF JOHN JOSEPH MINNICK, late of Plymouth (died March 28, 2024), Susan A. Minnick, Executrix; Hourigan, Kluger & Quinn, P.C., 600 Third Avenue, Kingston, PA 18704

ESTATE OF RAYMOND J. NIEDZ-WIECKI a/k/a Raymond Niedz-wiecki, late of Butler Township (died March 23, 2024), Nancy C. Moku, Executrix; Carlo A. LaMonica, Esquire, LaMonica Law Firm LLC, 3218 Pittston Avenue, Scranton, PA 18505

ESTATE OF RONALD F. OWAZANY, late of Nanticoke (died March 26, 2024), Kristen Shamaski, Executrix; Hiscox & Musto, 400 Third Ave., Suite 201, Kingston, PA 18704

ESTATE OF MICHAEL ALAN PECORA a/k/a ALAN PECORA, late of Drums (died July 16, 2020), Sachiko Matsuo Pecora, Administratrix; Lorine Angelo Ogurkis, Esquire, Ogurkis Law, LLC, 21 North Locust Street, Hazleton, PA 18201

ESTATE OF CYNTHIA JEAN SHANNON, late of Newport Township (died March 21, 2024), Edward Milen Shannon, Administrator; Hourigan, Kluger & Quinn, P.C., 600 Third Avenue, Kingston, PA 18704

ESTATE OF FLORENCE STELLA, late of Dallas (died April 29, 2024), Brenda Stella, Personal Representative; Law Offices of Bernard Walter, 1674 Memorial Highway, Shavertown, PA 18708

ESTATE OF JUDITH VIDA a/k/a Judith A. Vida, late of Edwardsville (died March 29, 2024), Andrea Vida, Executrix; Megan P. Maguire, Esquire, 590 Rutter Avenue, Kingston, PA 18704

ESTATE OF CATHERINE M. VOCE a/k/a Catherine Voce, late of Plains Township (died July 30, 2020), Orlando D. Voce, Administrator; Laura C. Dennis, Esquire or William P. Opeil, Esquire, 843 Exeter Avenue, West Pittston, PA 18643

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 March 29, 2024, for:

FIN N CLAW SEAFOOD with a principal place of business located at: 36 East Broad St., Hazleton, PA 18202 in Luzerne County. The individual interested

THE LUZERNE LEGAL REGISTER

in this business is Brian Cosgrove, also located at 36 East Broad St., Hazleton, PA 18202. This is filed in compliance with 54 Pa. C.S. 311.

May 31

NOTICE

MacDonald Law Offices, P.C., will voluntarily dissolve upon the issuance of a Certificate of Dissolution by the Department of State of the Commonwealth of Pennsylvania and is now engaged in winding up and settling the affairs of the Corporation under the provisions of §1975 of the Pennsylvania Business Corporation Law of 1988, as amended.

Notice of any and all claims of creditors should be sent c/o Law Office of Thomas A. O'Connor, P.C. 601 Wyoming Avenue, P.O. Box 1829, Kingston, PA 18704.

May 31; June 7, 14

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 March 25, 2024, for:

J. NEWBURGH
CONSTRUCTION

with a principal place of business located at: 33 Dennis Rd., Berwick, PA 18603 in Luzerne County. The individual interested in this business is Jeffery Newburgh, also located at 33 Dennis Rd., Berwick, PA 18603. This is filed in compliance with 54 Pa. C.S. 311.

May 31

NOTICE

IN THE COURT OF COMMON
PLEAS OF LUZERNE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW

NO. 2024-00573

PHILIP JAMES SCAGGS and
SIERRA NOEL SCAGGS
Plaintiffs

vs.

LYNN VINCENT, in her capacity
as ADMINISTRATOR OF THE
ESTATE OF JOHN M.

PARTINGTON, DECEASED, and
her heirs, personal

representatives, successors,
and/or assigns, if any, ERIC
GROHOWSKI, in his capacity
as ADMINISTRATOR OF THE

ESTATE OF JOHN
GROHOWSKI, DECEASED, and
his heirs, personal

representatives, successors,
and/or assigns, if any, and
NEAL FORTE, his heirs
personal representatives,

successors, and/or assigns, if
any, and VICTOR A. DIMERLI
and ALLA DIMERLI, h/w, their
heirs, personal representatives,
successors, and/or assigns, if
any, and STATEWIDE

INVESTMENTS, LLC a/k/a
STATEWIDE INVESTMENTS,
LTD, its successors and/or
assigns, if any, and HBR BORG

POST, INC., its successors
and/or assigns, if any, and
JOHN HARTMAN and LEAH M.
HARTMAN, h/w, their heirs,
personal representatives,

successors and/or assigns, if
any, and ALL OTHERS WHO
MAY HAVE A RIGHT, CLAIM,
TITLE, OR INTEREST IN THE

THE LUZERNE LEGAL REGISTER

PROPERTY SUBJECT TO THIS
ACTION TO QUIET TITLE
Defendants

ACTION TO QUIET TITLE

NOTICE IS HEREBY GIVEN to the Defendants, LEAH HARTMAN, VICTOR A. DIMERLI and ALLA DIMERLI, h/w, and ALL OTHERS WHO MAY HAVE A RIGHT, CLAIM, TITLE, OR INTEREST IN THE PROPERTY SUBJECT TO THIS ACTION TO QUIET TITLE. that Plaintiffs PHILIP JAMES SCAGGS AND SIERRA NOEL SCAGGS, by and through their counsel, filed an Action Quiet Title against the Defendants on January 18, 2024, subsequently reinstated, in the Court of Common Pleas of Luzerne County, No. 2024-00573.

The nature of this action is as such that the Plaintiffs have set forth that they are the owners and claim title in fee simple to the following parcel of land they purchased from the Estate of John Partington, said property which was subjected to tax sale numerous times in the past decades, located at 10 Culver Road, Shickshinny, Parcel No. 54-H3-00A-13C-000, more fully described as follows:

ALL that certain piece, parcel or tract of land lying and being in the Township of Ross, County of Luzerne, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a "PK" nail found in the centerline of Township Route No. 656, leading from a Luzerne County Road to Pennsylvania State Route 4023, said nail being at the centerline intersection of said Township Route

and a 50-foot-wide private right of way;

THENCE along the centerline of said Township Route No. 656, North 15 degrees 09 minutes 02 seconds West 26.84 feet to a "MAG" nail set at the Southwest-erly corner of Lot No. 1 of the "Seeley-Hartman Subdivision";

THENCE along the Southerly line of said Lot No. 1 and being along the Northerly line of said 50-foot-wide private right-of-way the following courses and distances:

- 1) South 83 degrees 47 minutes 25 seconds East 122.86 feet to a point;
- 2) South 89 degrees 51 minutes 20 seconds East 62.62 feet to a point;
- 3) North 86 degrees 52 minutes 16 seconds East 117.79 feet to a point;
- 4) South 84 degrees 56 minutes 06 seconds East 41.58 feet to a point;
- 5) South 71 degrees 02 minutes 55 seconds East 41.43 feet to a point;
- 6) South 60 degrees 09 minutes 45 seconds East 40.00 feet to a rebar set at the Southeast-erly corner of said Lot No. 1;

THENCE along the Easterly line of said Lot No. 1, North 27 degrees 37 minutes 24 seconds East 120.00 feet to a rebar set;

THENCE along the same, North 80 degrees 43 minutes 01 seconds East 213.18 feet to a rebar set;

THENCE along the same, North 27 degrees 37 minutes 24 seconds East 40.82 feet to a rebar found on the Southerly line of lands now or formerly of Wil- liam R. and Teresa S. Culver;

THE LUZERNE LEGAL REGISTER

THENCE along the Southerly line of lands now or formerly of said Culver, South 60 degrees 22 minutes 36 seconds East 165.00 feet to a rebar found at the North-westerly corner of other lands now or formerly of William R. and Teresa S. Culver;

THENCE along the Westerly line of lands now or formerly of said Culver, South 27 degrees 37 minutes 24 seconds West 297.00 feet to a rebar found on the Northerly line of lands of Larry E. and Joyce Wolfe, being also the centerline of a 50-foot-wide private right-of-way;

THENCE along the Northerly line of lands of said Wolfe and running through said right-of-way, North 65 degrees 22 minutes 36 seconds West 165.13 feet to a rebar found; thence along and through the same, South 27 degrees 37 minutes 24 seconds West 4.19 feet to a rebar found on the Northerly line of lands of said Wolfe, being the centerline of said 50-foot-wide private right-of-way;

THENCE along the Northerly line of lands of said Wolfe and being along the centerline of said 50-foot-wide private right-of-way the following courses and distances:

- 1) North 59 degrees 26 minutes 44 seconds West 17.75 feet to a point;
- 2) North 63 degrees 06 minutes 00 seconds West 98.99 to a point;
- 3) North 60 degrees 09 minutes 45 seconds West 92.88 feet to a point;
- 4) North 71 degrees 02 minutes 55 seconds West 36.00 to a point;

5) North 84 degrees 56 minutes 06 seconds West 36.75 feet to a point;

6) South 86 degrees 52 minutes 16 seconds West 116.71 feet to a point;

7) North 89 degrees 51 minutes 20 seconds West 64.66 feet to a point;

8) North 83 degrees 47 minutes 25 seconds West 114.41 feet to the PLACE OF BEGINNING.

Containing 2.214 acres of land in all.

Parcel ID No. 54-H3-00A-13C-000.

NOTICE

By Motion filed on April 3, 2024 and an Order pursuant to said Motion, dated April 4, 2024, the Plaintiffs were authorized to serve the above-named Defendants by publication. If you wish to defend, you must enter a written appearance personally or by an attorney and file your defenses or objections in writing with the Court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the Plaintiffs. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE

THE LUZERNE LEGAL REGISTER

PERSONS AT A REDUCED FEE
OR NO FEE.

North Penn Legal Services, Inc.

33 N. Main Street
Suite 200
Pittston, PA 18640
(570) 299-4100
(855) 236-6405 Toll free
(570) 824-0001 Fax

- or -

101 West Broad Street
Suite 713
Hazleton, PA 18201
(570) 455-9512
(877) 515-7628 Toll free
(570) 455-3625 Fax

Servicios Legales de

North Penn, Inc.

33 la Calle Main del Norte
Oficina 200
Pittston, PA 18640
(570) 299-4100
(855) 236-6405
Llamada gratuita
(570) 824-0001 Fax

- or -

101 la Calle Broad del Oeste
Oficina 713
Hazleton, PA 18201
(570) 455-9512
(877) 515-7628
Llamada gratuita
(570) 455-3625 Fax

Further inquiry can be di-
rected to counsel for Plaintiffs as
follows:

SEAN W. LOGSDON,
ESQUIRE
PA ID No. 93096
DONALD G. KARPOWICH,
ATTORNEY-AT-LAW, P.C.
85 Drasher Road
Drums, PA 18222
(570) 788-6647

May 31

NOTICE

NOTICE IS HEREBY GIVEN
that:

HOME BY ASRA, INC.
has filed Articles of Incorporation
with the Department of State of
the Commonwealth of Pennsyl-
vania, at Harrisburg, PA and has
been incorporated under the
provisions of the Pennsylvania
Business Corporation Law of
1988.

DAVID L. GLASSBERG,
ESQUIRE
GLASSBERG LAW
466 State Route 93
Sugarloaf, PA 18249

May 31

NOTICE

NOTICE IS HEREBY GIVEN
that Articles of Incorporation—for
Profit were filed with the Com-
monwealth of Pennsylvania, Cor-
porations Bureau, on or about
May 13, 2024, for the organiza-
tion of a corporation pursuant to
15 Pa. C.S.A. Section 1306. The
name of the corporation is:

LEHMAN CRAB CAKE, INC.

The corporation is organized
for the purpose of engaging in
and doing any lawful act con-
cerning any or all lawful business
for which limited liability com-
pany may be organized, includ-
ing but not limited to, operation
of a gas station/convenience
store/deli.

JOHN P. RODGERS,
ESQUIRE
CAVERLY, SHEA, PHILLIPS
& RODGERS LLC
1170 Highway 315
Suite 1
Plains, PA 18702

May 31



HOURS

Daily

8:30 A.M. – 4:00 P.M.

**The Law Library is OPEN to
W-BLLA Members 24/7.**

To be Vetted by the Sheriff's Office for
specific After hours Courthouse
Building Access, submit the Form on
the next page whenever access is
necessary.

THE LUZERNE LEGAL REGISTER



**W-BLLA MEMBERS REQUEST TO BE VETTED FOR
AFTER HOURS COURTHOUSE BUILDING ACCESS
FOR USE OF THE LAW LIBRARY**

**SUBMIT THIS REQUEST TO THE
LUZERNE COUNTY SHERIFF'S DEPARTMENT
SEND TO: eugene.gurnari@luzernecounty.org**

YOUR NAME: _____

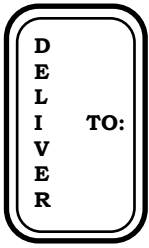
SUPREME COURT I.D. #: _____ TEL # _____

EMAIL ADDRESS: _____

OFFICE ADDRESS: _____

**PLEASE STATE SPECIFICALLY THE DATES FOR THE
NIGHT TIME OR WEEKEND
AFTER HOUR ACCESS BEING REQUESTED:**

**(The Sheriff's Department will let you know if your request
for After Hours Access to the Building is granted and for the time period
it has been granted for. Your Library Access Card will then be
programmed to let you into the building for this period of time so that you
may have After Hours Access).**



PERIODICAL PUBLICATION

* Dated Material. Do Not Delay. Please Deliver Before Monday, June 3, 2024