

**CIVIL ACTION  
COURT OF COMMON  
PLEAS  
ALLEGHENY COUNTY, PA  
CIVIL ACTION-LAW  
NO. MG-23-000293  
NOTICE OF ACTION IN  
MORTGAGE  
FORECLOSURE**

MORTGAGE ASSETS  
MANAGEMENT, LLC, Plaintiff  
v. DEBBIE SAKALA, IN HER  
CAPACITY AS HEIR OF ROSE  
ANN BUTERA; TIMOTHY  
BUTERA, IN HIS CAPACITY AS  
HEIR OF ROSE ANN BUTERA;  
MELISSA RENWICK, IN HER  
CAPACITY AS HEIR OF ROSE  
ANN BUTERA; SAMUEL  
BUTERA, IN HIS CAPACITY AS  
HEIR OF ROSE ANN BUTERA;  
UNKNOWN HEIRS,  
SUCCESSORS, ASSIGNS AND  
ALL PERSONS, FIRMS, OR  
ASSOCIATIONS CLAIMING  
RIGHT, TITLE, OR INTEREST  
FROM OR UNDER ROSE ANN  
BUTERA, Defendants To  
UNKNOWN HEIRS,  
SUCCESSORS, ASSIGNS AND  
ALL PERSONS, FIRMS, OR  
ASSOCIATIONS CLAIMING  
RIGHT, TITLE, OR INTEREST  
FROM OR UNDER ROSE ANN  
BUTERA Defendant(s), 221  
SOUTH ATLANTIC AVENUE  
CHESWICK, PA  
15024 COMPLAINT IN  
MORTGAGE  
FORECLOSURE You are hereby  
notified that Plaintiff,  
MORTGAGE ASSETS  
MANAGEMENT, LLC, has filed  
a Mortgage Foreclosure  
Complaint endorsed with a  
Notice to Defend, against you  
in the Court of Common Pleas  
of ALLEGHENY County, PA  
docketed to No.  
MG-23-000293, seeking to  
foreclose the mortgage  
secured on your property  
located, 221 SOUTH ATLANTIC  
AVENUE CHESWICK, PA  
15024. NOTICE YOU HAVE  
BEEN SUED IN COURT. If you  
wish to defend against the  
claims set forth in this notice  
you must take action within  
twenty (20) days after the  
Complaint and Notice are  
served, by entering a written  
appearance personally or by  
attorney and filing in writing  
with the Court your defenses  
or objections to the claims set  
forth against you. You are  
warned that if you fail to do so,  
the case may proceed without  
you, and a judgment may be  
entered against you by the  
Court without further notice  
for any money claimed in the  
Complaint or for any other  
claim or relief requested by  
the plaintiff. 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 THE  
INFORMATION ABOUT  
AGENCIES THAT MAY OFFER  
LEGAL SERVICES TO ELIGIBLE  
PERSONS AT A REDUCED FEE  
OR NO FEE.

Lawyer Referral Service  
Allegheny County Bar  
Association  
400 Koppers Building  
436 Seventh  
Avenue Pittsburgh PA, 15219  
412-261-5555  
Robertson, Anschutz, Schneid,  
Crane & Partners, PLLC  
A Florida professional limited  
liability company  
ATTORNEYS FOR PLAINTIFF  
Jonathan Etkowicz, Esq. ID No.  
208786  
133 Gaither Drive, Suite F  
Mt. Laurel, NJ 08054  
855-225-6906