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LLG FILE NO. 23-068711

U.S. Bank Trust Company,
National Association not in its

individual capacity but solely
as Trustee for the CIM TRUST

2023-NR1 Mortgage-Backed
Notes, Series 2023-NR1

PLAINTIFF

VS.

Adam L. Magyar, known Heir

of Melvina June Magyar,
deceased; Andrew C. Magyar,

known Heir of Melvina June
Magyar, deceased; Aubrey R.

Sanutelli, known Heir of
Melvina June Magyar,

deceased; and Unknown
Heirs, Successors, Assigns and

All Persons, Firms or
Associations Claiming Right,

Title or Interest from or under
Melvina June Magyar,

deceased

DEFENDANTS COURT OF
COMMON PLEAS

CIVIL DIVISION

ALLEGHENY COUNTY

NO: MG-24-000215

To the Defendants, Unknown

Heirs, Successors, Assigns and

All Persons, Firms or

Associations Claiming Right,
Title or Interest from or under

Melvina June Magyar,
deceased: TAKE NOTICE THAT

THE Plaintiff, U.S. Bank Trust
Company, National

Association not in its individual
capacity but solely as Trustee

for the CIM TRUST 2023-NR1
Mortgage-Backed Notes,

Series 2023-NR1 has filed an
action Mortgage Foreclosure,

as captioned above.

NOTICE

IF YOU WISH TO DEFEND, YOU
MUST ENTER A WRITTEN

APPEARANCE PERSONALLY
OR BY ATTORNEY AND FILE

YOUR DEFENSE OR
OBJECTIONS 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 PLAINTIFF. YOU MAY

LOSE MONEY OR PROPERTY
OR OTHER RIGHTS

IMPORTANT TO YOU. YOU
SHOULD TAKE THIS NOTICE 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 PERSONS AT A

REDUCED FEE OR NO FEE.

Allegheny County Bar
Association

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