

**SHERIFF SALE**  
**APRIL 29, 2008 AT 1:30 P.M.**  
**MAHONING COUNTY COMMISSIONERS' HEARING ROOM**

<b>CASE NO.</b>	<b>LOCATION</b>	<b>APPRAISED</b>	<b>2/3 MINIMUM BID</b>
1. 07CV355 JPMORGAN CHASE BANK VS JOHN C. GREEN	2900 MCGUFFEY RD YOUNGSTOWN OH 44505 53-219-0-408-000	\$12,000.00	<b>\$8,000.00</b> <b>RECALLED</b>
2. 07CV513 WELLS FARGO BANK VS WILLIAM MICHAEL BYUS ET AL	961 BONNIE BRAE AVE YOUNGSTOWN, OH 44509 53-133-0-143-000	\$36,000.00	<b>\$24,000.00</b> <b>RECALLED</b>
3. 07CV708 ABN AMRO MTG GROUP VS STEPHEN E WEEKS	265 S RACCOON RD YOUNGSTOWN, OH 44515 48-012-0-007-000	\$90,000.00	<b>\$60,000.00</b> <b>RECALLED</b>
4. 06CV1626 US BANK NA TRUSTEE VS RHENETTA ROCHFORD	275 EAST JUDSON AVE YOUNGSTOWN, OH 44507 53-117-0-082-000	\$27,000.00	\$18,000.00 <b>NO BIDS</b>
5. 06CV3434 DEUTSCHE BANK VS THERESA WILLIAMS	567 EAST LUCIUS YOUNGSTOWN, OH 44502 53-117-0-444-000	\$45,000.00	<b>\$30,000.00</b> <b>PLAINTIFF</b>
6. 06CV3607 WELLS FARGO BANK VS RAYMOND PRICE ET AL	62 SEXTON ST STRUTHERS, OH 44471 38-007-0-271-000	\$39,000.00	<b>\$26,000.00</b> <b>PLAINTIFF</b>
7. 06CV4301 MTG ELEC REG SYS VS RONALD S SEDLACKO	300 BROAD ST STRUTHERS, OH 44471 38-004-0-225-000 & 38-004-0-158-000	\$48,000.00	\$32,000.00 <b>RECALLED</b>
8. 06CV4680 WELLS FARGO BANK VS JAMES J BEHON ET AL	11897 SILICA RD NORTH JACKSON, OH 44451 50-013-0-010-000	\$87,000.00	<b>\$58,000.00</b> <b>RECALLED</b>
9. 06CV4735 JPMORGAN CHASE BANK VS DONNA D POWELL	516 WEST MIDLOTHIAN BLVD YOUNGSTOWN, OH 44511 53-128-0-007-000	\$60,000.00	<b>\$40,000.00</b> <b>PLAINTIFF</b>
10. 06CV4836 SKY BANK VS LANCE E OWENS ET AL	6284 APPLERIDGE DR BOARDMAN, OH 44512 29-016-0-030-000	\$126,000.00	<b>\$84,000.00</b> <b>PLAINTIFF</b>
11. 07CV48 ABN AMRO MTG GROUP VS TERRENCE G BALSLEY	2176 GREGORY AVE YOUNGSTOWN, OH 44511 53-147-0-081-000	\$78,000.00	<b>\$52,000.00</b> <b>PLAINTIFF</b>
12. 07CV128 CITIFINANCIAL INC VS RICKIE A RAVER SR DEC'D ET AL	1674 DELAWARE AVE LAKE MILTON, OH 44429 33-030-0-002-000 & 33-030-0-003-000	\$63,000.00	\$42,000.00 <b>NO BIDS</b>

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13. 07CV163 NOVASTAR MTG VS MICHAEL E ALLINOS	229 PENHALE AVE CAMPBELL, OH 44405 46-003-0-280-000	\$24,000.00	<b>\$16,000.00</b> <b>PLAINTIFF</b>
14. 07CV227 FIRST PLAGE BANK VS JUAN CARLOS IRIZARRY	871 CAMBRIDGE AVE YOUNGSTOWN, OH 44502 53-110-0-224-000 & 53-110-0-225-000	\$33,000.00	<b>\$22,000.00</b> <b>PLAINTIFF</b>
15. 07CV239 GMAC MTG LLC VS ROBERT D RHOADS JR ET AL	486 6TH STREET STRUTHERS, OH 44471 38-018-0-159-000	\$48,000.00	<b>\$32,000.00</b> <b>PLAINTIFF</b>
16. 07CV396 NETBANK VS JOHN F BIRATH III ET AL	1624 HIMROD AVE YOUNGSTOWN, OH 44506 53-029-0-242-000	\$12,000.00	<b>\$8,000.00</b> <b>PLAINTIFF</b>
17. 07CV409 WELLS FARGO BANK VS ROBERTA M HILEMAN	972 EAST BOSTON AVE YOUNGSTOWN, OH 44502 53-111-0-040-000	\$30,000.00	<b>\$20,000.00</b> <b>PLAINTIFF</b>
18. 07CV450 MTG ELE REG SYS VS JAMES L BOWERS ET AL	3965 SOUTH SCHENLEY AVE YOUNGSTOWN, OH 44512 29-084-0-182-000	\$96,000.00	<b>\$64,000.00</b> <b>PLAINTIFF</b>
19. 07CV456 NATIONSTAR MTG VS DAVID A JOHNSON ET AL	619 PARKWOOD AVE YOUNGSTOWN, OH 44502 53-049-0-138-000	\$9,000.00	<b>\$6,000.00</b> <b>PLAINTIFF</b>
20. 07CV458 CHARTER ONE BANK VS SUZANNE J KIRCHNER	2609 SAN PEDRO DR YOUNGSTOWN, OH 44511 53-150-0-068-000	\$75,000.00	<b>\$50,000.00</b> <b>PLAINTIFF</b>
21. 07CV501 WELLS FARGO BANK VS JOHN H COTTRELL JR ET AL	102 LEIGHTON AVE YOUNGSTOWN, OH 44512 29-003-0-375-000	\$72,000.00	<b>\$48,000.00</b> <b>PLAINTIFF</b>
22. 07CV503 BANK OF NEW YORK VS PHILLIP COOKE	115 SOUTH KIMBERLY AVE YOUNGSTOWN, OH 44515 48-065-0-185-000	\$63,000.00	<b>\$42,000.00</b> <b>PLAINTIFF</b>
23. 07CV510 COUNTRYWIDE HOME LOANS VS JOANN VIVO	27 WESLEY AVE YOUNGSTOWN, OH 44509 53-170-0-037-000	\$45,000.00	<b>\$30,000.00</b> <b>PLAINTIFF</b>
24. 07CV537 CHASE HOME FINANCE VS REGINA RAKARICH	301 WEST WOOD ST LOWELLVILLE, OH 44436 40-006-0-048-000	\$54,000.00	\$36,000.00 <b>\$50,000.00</b> <b>PLAINTIFF</b>

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25. 07CV599 JPMORGAN CHASE BANK VS CHAD D WARE ET AL	2001 MILTON NEWTON RD NEWTON FALLS, OH 44444 51-027-0-001-05-0	\$102,000.00	<b>\$68,000.00</b> <b>PLAINTIFF</b>
26. 07CV617 CHASE HOME FINANCE VS PETER M ROZENBERG ET AL	52 ATLANTA AVE YOUNGSTOWN, OH 44515 48-027-0-163-050	\$90,000.00	<b>\$60,000.00</b> <b>PLAINTIFF</b>
27. 07CV626 HOME SAVINGS & LOAN OF YGN VS CHRISTINA M MENICHINI	3307 SHERIDAN RD YOUNGSTOWN, OH 44502 53-060-0-279-000	\$27,000.00	<b>\$18,000.00</b> <b>PLAINTIFF</b>
28. 07CV640 DEUTSCHE BANK VS MICHAEL C HURL	60 SCIOTA AVE BOARDMAN, OH 44512 29-004-0-016-000	\$66,000.00	\$44,000.00 <b>NO BIDS</b>
29. 07CV674 GREENPOINT MTG FUNDING VS MICHAEL HELSCHER ET AL	539 MISTLETOE AVE YOUNGSTOWN, OH 44511 53-128-0-020-000	\$39,000.00	\$26,000.00 <b>\$39,000.00</b> <b>PLAINTIFF</b>
30. 07CV675 CITIMORTGAGE INC VS CYNTHIA T ITALIANO	7025 LOCKWOOD BLVD YOUNGSTOWN, OH 44512 32-090-0-019-040	\$147,000.00	\$98,000.00 <b>RECALLED</b>
31. 07CV709 CHASE HOME FINANCE VS KENT L WALLACE ET AL	625 WEST RAVENWOOD AVE YOUNGSTOWN, OH 44511 53-128-0-158-000	\$15,000.00	<b>\$10,000.00</b> <b>PLAINTIFF</b>
32. 07CV811 SKY BANK VS KAY D FADELL ET AL	2909 IDLEWOOD RD YOUNGSTOWN, OH 44501 53-127-0-039-000	\$30,000.00	<b>\$20,000.00</b> <b>PLAINTIFF</b>
33. 07CV817 COUNTRYWIDE HOME LOANS VS THOMAS PATTERSON ET AL	414 WEST JUDSON AVE YOUNGSTOWN, OH 44511 53-125-0-186-000	\$21,000.00	\$14,000.00 <b>RECALLED</b>
34. 07CV856 MTG ELE REG SYS VS KEVIN BOYLE ET AL	270 HILTON AVE YOUNGSTOWN, OH 44502 53-117-0-176-000	\$27,000.00	<b>\$18,000.00</b> <b>PLAINTIFF</b>
35. 07CV858 CHARTER ONE BANK VS ROY W MIKOLAJ	6911 GLENDALE AVE BOARDMAN, OH 44512 29-066-0-377-000	\$87,000.00	\$58,000.00 <b>\$70,082.00</b> <b>PLAINTIFF</b>
36. 07CV870 HUNTINGTON NATL BANK VS KENT L WALLACE ET AL	406-410 BOSTON AVE YOUNGSTOWN, OH 44512 53-126-0-167-000	\$33,000.00	<b>\$22,000.00</b> <b>PLAINTIFF</b>

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37. 07CV882 DEUTSCHE BANK VS THOMAS GREEN III	518 CAMBRIDGE AVE YOUNGSTOWN, OH 44502 53-117-0-493-000	\$21,000.00	<b>\$14,000.00</b> <b>PLAINTIFF</b>
38. 07CV885 WASHINGTON MUTUAL BANK VS DALE E POSTERLI	20 BROOKLINE AVE YOUNGSTOWN, OH 44505 53-013-0-048-000	\$48,000.00	\$32,000.00 <b>RECALLED</b>
39. 07CV893 SKY BANK VS ANGELA P PANCALLO	7398 EISENHOWER DR #6 BOARDMAN, OH 44512 29-043-0-055-490	\$66,000.00	<b>\$44,000.00</b> <b>PLAINTIFF</b>
40. 07CV926 WELLS FARGO BANK VS JOHN N URICHICH	136 LUCIUS AVE YOUNGSTOWN, OH 44502 53-119-0-140-000	\$30,000.00	<b>\$20,000.00</b> <b>PLAINTIFF</b>
41. 07CV998 BAYVIEW LOAN SERVICING VS GEORGE E ROBERTS JR ET AL	142 LEMANS DR BOARDMAN, OH 44512 29-063-0-129-000	\$144,000.00	\$96,000.00 <b>\$97,100.00</b> <b>SARAC LLC</b>
42. 07CV1029 LASALLE BANK VS JEAN CIALELLA ET AL	2059 LYON BLVD POLAND, OH 44514 39-003-0-210-000 & 39-003-0-211-000	\$138,000.00	\$92,000.00 <b>\$100,000.00</b> <b>PLAINTIFF</b>
43. 07CV1049 NET BANK VS JOHN F BIRATH III ET AL	347-349 INDIANOLA RD YOUNGSTOWN, OH 44511 53-127-0-056-000	\$18,000.00	<b>\$12,000.00</b> <b>PLAINTIFF</b>
44. 07CV1085 US BANK VS JOSEPH S PARKS	1357 MCGUFFEY RD YOUNGSTOWN, OH 44505 53-027-0-084-000 & 53-027-0-085-010	\$15,000.00	<b>\$10,000.00</b> <b>PLAINTIFF</b>
45. 07CV1098 NATIONSTAR MTG VS VALERIE JOHNSON	1609 HIMROD AVE YOUNGSTOWN, OH 44506 53-029-0-092-000	\$12,900.00	\$8,600.00 <b>RECALLED</b>
46. 07CV1125 CHASE HOME FINANCE VS JOYCE A BELL	4111 HELENA AVE YOUNGSTOWN, OH 44512 53-190-0-253-000	\$45,000.00	<b>\$30,000.00</b> <b>PLAINTIFF</b>
47. 07CV1207 DEUTSCHE BANK VS THEODORE OSTAVITZ JR	355 MELROSE AVE YOUNGSTOWN, OH 44512 29-009-0-203-000	\$51,000.00	\$34,000.00 <b>RECALLED</b>
48. 07CV1209 MERRILL LYNCH VS NATAN M ROLLE	1645 MAYFIELD AVE YOUNGSTOWN, OH 44509 53-068-0-274-000	\$27,000.00	\$18,000.00 <b>RECALLED</b>

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49. 07CV1247 CITIMORTGAGE INC VS JAMIE F DIEMERT	320 W JUDSON AVE YOUNGSTOWN, OH 44511 53-125-0-207-000	\$21,000.00	\$14,000.00 <b>RECALLED</b>
50. 07CV1311 WASHINGTON MUTUAL BANK VS MARK A GRIFFIN	327 DEVITT AVE CAMPBELL, OH 44405 46-008-0-138-000	\$24,000.00	<b>\$16,000.00</b> <b>PLAINTIFF</b>
51. 07CV1372 FRANKLIN BANK VS KEVIN N BOYLE ET AL	3820 HUDSON AVE YOUNGSTOWN, OH 53-125-0-023-000	\$45,000.00	<b>\$30,000.00</b> <b>PLAINTIFF</b>
52. 07CV1419 BAYVIEW LOAN SERVICING VS GEORGE E ROBERTS JR ET AL	5061 ARAVESTA AVE YOUNGSTOWN, OH 44512 29-063-0-159-000	\$168,000.00	\$112,000.00 <b>\$112,100.00</b> <b>SARAC LLC</b>
53. 07CV1478 BANK OF NEW YORK VS ANDREW P BICANOVSKY ET AL	98 GLADSTONE ST CAMPBELL, OH 44405 46-014-0-157-000 & 46-014-0-156-000	\$36,000.00	\$24,000.00 <b>RECALLED</b>
54. 07CV1549 DEUTSCHE BANK VS ANTHONY CERVONE III	508 SOUTH SCHENLEY AVE YOUNGSTOWN, OH 44509 53-116-0-007-000 & 53-116-0-008-000	\$72,000.00	\$48,000.00 <b>\$61,000.00</b> <b>PLAINTIFF</b>
55. 07CV1577 FEDERAL HOME LOAN MTG VS DAVID A LANCASHIRE	4287 WOODLEIGH LANE YOUNGSTOWN, OH 44511 48-104-0-264-000	\$93,000.00	<b>\$62,000.00</b> <b>PLAINTIFF</b>
56. 07CV1740 COUNTRYWIDE HOME LOANS VS TIM GUSTAFSON ET AL	14305 SOUTH AVE COLUMBIANA, OH 44408 43-119-0-010-000	\$78,000.00	<b>\$52,000.00</b> <b>PLAINTIFF</b>

*All successful bidders other than the plaintiff must have a minimum of a 10% deposit in the form of a bank/cashiers check made payable to the Sheriff of Mahoning County, brought to the sheriff's office no later than 3:30pm the day of the sale. The balance is due within thirty (30) days from the day of the sale, also in the form of a bank/cashiers check made payable to the Sheriff of Mahoning County.*

*If you are the successful bidder, other than the plaintiff, please remain after the sale to complete your information form.*

**NEXT AVAILABLE SHERIFF SALE LIST: MAY 6, 2008**

**NEXT SCHEDULED SHERIFF SALE: MAY 13, 2008**