

**IN THE UNITED STATES BANKRUPTCY COURT
FOR THE WESTERN DISTRICT OF PENNSYLVANIA**

IN RE:	)	Bankruptcy No. 26-22383-GLT
	)	
Donna L. Mathess	)	Chapter 7
	)	
Debtor(s)	)	
	)	
Pamela J. Wilson, Trustee	)	Doc. No. _____
	)	
Movant	)	
	)	
v.	)	
	)	
Donna L. Mathess and	)	
WesBanco Bank, Inc.	)	
	)	
Respondents	)	

**NOTICE OF HEARING AND RESPONSE DEADLINE ON TRUSTEE'S MOTION FOR
PRIVATE SALE OF REAL PROPERTY FREE AND DIVESTED OF LIENS**

TO THE CREDITORS AND PARTIES IN INTEREST OF THE ABOVE NAMED DEBTOR(S):

You are hereby notified that the Movant seeks an Order affecting your rights or property.

NOTICE IS HEREBY GIVEN THAT *Pamela J. Wilson, Trustee* has filed a Motion for Private Sale of Real Property Free and Divested of Liens the following property: **245 Mechanic Street, Mount Morris, PA 15349**, Parcel ID 20-000270, to Emily Luckey for **\$175,000** according to the terms set forth in the *Motion for Private Sale*. ***Anyone wishing to bid on the sale must deposit \$1,000 hand money with the Trustee and provide evidence of ability to pay the balance of the purchase price at the time of closing no later than 72 hours prior to the day and time of the sale hearing. Anyone wishing to bid should review the Trustee's motion for complete terms and conditions of the sale.*** Terms announced at sale will supersede the terms of any prior notice.

Closing shall occur on or before thirty (30) days from the date the Order Confirming Sale becomes final, TIME BEING OF THE ESSENCE, with all such payments to be via certified check, cashier's check, or such other forms of assured and guaranteed payment as may be acceptable to the Trustee's counsel. Possession shall be delivered at closing.

Additional information regarding the sale may be obtained by accessing the Court's website at <http://www.pawb.uscourts.gov/easi.htm> and contacting the Trustee, Pamela J. Wilson, Esquire, 810 Vermont Avenue, Pittsburgh, PA 15234, (412) 341-4323, pwilson@pjwlaw.net.

You should take this Notice to a lawyer at once.

An in person hearing will be held on November 19, 2026, at 2:00 p.m. before before Chief Judge Gregory L. Taddonio in Courtroom A, 54th Floor U.S. Steel Tower, 600 Grant Street, Pittsburgh, PA 15219. In accordance with Judge Taddonio's procedures, parties may appear for non-evidentiary matters remotely by utilizing the Zoom video conference platform. Parties seeking to appear remotely must register for the hearing by submitting a registration form via the link published on Judge Taddonio's website (which can be found at <http://www.pawb.uscourts.gov/judge-taddonios-video-conference->

[hearing-information](#)) no later than **4 p.m. on the business day** prior to a scheduled hearing. All counsel and parties participating by video conference shall comply with Judge Taddonio's General Procedures (which can be found at <http://www.pawb.uscourts.gov/sites/default/files/pdfs/glt-proc.pdf>).

Parties who fail to timely register for remote participation will be expected to attend the hearing in person.

You are further instructed to file with the Clerk and serve upon the undersigned a response to the Motion by **no later than November 9, 2026** (*i.e.*, seventeen (17) days after the date of service below), in accordance with the Federal Rules of Bankruptcy Procedure, the Local Rules of this Court, and the general procedures of the presiding judge as found on the Court's webpage at www.pawb.uscourts.gov. If you fail to timely file and serve a written response, an order granting the relief requested in the Motion may be entered.

Only a limited time of ten (10) minutes is being provided on the calendar. No witnesses will be heard. If there is an issue of fact, an evidentiary hearing will be scheduled by the Court for a later date.

Date of Service: October 23, 2026

BY: /s/ Pamela J. Wilson
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