

Pike County LEGAL JOURNAL

The Pike County Legal Journal contains decisions of the Pike County Court, legal notices, advertisements and other matters of legal interest.

VOL. IX ♦ MILFORD PA ♦ MAY 19, 2017 ♦ NO. 21



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UPCOMING EVENTS:

Wills for Heroes

SUNDAY, NOVEMBER 18, 2017

8:30am Registration • 9:00am-11:00am Training

11:00am-4:00pm • Volunteers needed

Hampton Inn

122 Westfall Town Drive, Matamoras, PA

Saturday, November 18, 2017

 PA LEGAL ADS



COURT OF COMMON PLEAS 60TH JUDICIAL DISTRICT:
Joseph F. Kameen, *President Judge*; Gregory H. Chelak, *Judge*;
Harold A. Thomson, Jr., *Senior Judge retired*

PIKE COUNTY LEGAL JOURNAL

is published every Friday by the Pike County Bar Association

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By requirement of Law and Order of Court *The Pike County Legal Journal* is made the medium for the publication of all Legal Advertisements required to be made in Pike County, and contains all Notices of the Sheriff, Register, Clerk of the Courts, Prothonotary and all other Public Officers, Assignees, Administrators and Executors, Auditors, Examiners, Trustees, Insolvents, the formation and dissolution of Partnerships, Divorces &c., affording indispensable protection against loss resulting from want of notice. It also contains the Trial and Argument Lists of all the Courts in Pike County, and selected Opinions and Decisions of the Courts of Pike County.

All legal notices must be submitted in typewritten form and are published exactly as submitted by the advertiser. The Legal Journal assumes no responsibility to edit, make spelling corrections, eliminate errors in grammar or make any changes in context.

Legal notices must be received before 10:00 am on the Monday preceding publication or, in the event of a holiday, on the preceding work day.

We reserve the right to reject any advertisements or matters, whether non-legal or otherwise, submitted for publication. Advertisements and Services printed in *The Pike County Legal Journal* are not endorsed by the Pike County Bar Association

*Cover illustration by Bruce Frank, a renowned local artist commissioned by the United States Military Academy at West Point. He has achieved success for his pen and ink illustrations of local and historic structures. See Bruce Frank's ad on page 4 for more details.

**MESSAGE FROM THE PIKE COUNTY BAR ASSOCIATION
PRESIDENT, ELIZABETH A. ERICKSON KAMEEN**



Please check our calendar on page 4 for upcoming events and meetings, includes Wills for Heroes on Sunday, November 18th.

PRICING & RATES

Notice Pricing

One time Insertions

Incorporation Notices	\$45
Fictitious Name Registration	\$45
Petition for Change of Name	\$45

All other notices will be billed at \$1.90 per line. Minimum insertion fees apply. A fee of \$5 will be added to all legal notices for the Notarized Proof of Publication.

Subscription Rates

Per year

Mailed Copy	\$100
Emailed Copy	\$75
Mailed & Emailed	\$125

PIKE COUNTY OFFICIALS

Judge of the Court of Common Pleas

Joseph F. Kameen, *President Judge*
Gregory H. Chelak, *Judge*
Harold A. Thomson, Jr., *Senior Judge, Retired*

Magisterial District Judges

Alan B. Cooper, *Esq.*
Deborah Fischer
Paul Menditto
Shannon Muir, *Esq.*
Stephen A. McBride, *Esq., Retired*
Jay Rose, *Esq., Senior Judge, Retired* ✕
Charles F. Lieberman, *Esq., Senior Judge, Retired*

Sheriff

Phil Bueki

District Attorney

Raymond Tonkin, *Esq.*

**Prothonotary, Clerk of the Court,
Clerk of the Orphans' Court**

Denise Fitzpatrick

Court Administrator

Samantha Venditti, *Esq.*

Chief Public Defender

Robert Bernathy, *Esq.*
D. Benjamin vanSteenburgh III, *Esq. Retired*

Commissioners

Matthew M. Osterberg, *Chairman*
Richard A. Caridi, *Vice-Chairman*
Steve Guccini, *Esq.*

Treasurer

John Gilpin

Recorder of Deeds, Register of Wills

Sharon Schroeder

Coroner

Christopher Brighton

Auditors

Thomas Foran
Gail Sebring
Missi Strub

PEMA

Tim Knapp

EVENTS

Wills For Heroes

Saturday, November 18, 2017
8:30am Registration
9:00am-11:00am Training
11:00am-4:00pm Volunteers needed
Hampton Inn,
122 Westfall Town Drive
Matamoras, PA

Pike County Bar Association Meeting

Monday, June 26, 2017
Noon
Apple Valley Restaurant
Milford, PA 18337



ALL
Framed Prints
\$20
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Bruce Frank's
Pike County Mini Prints
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Milford, PA 18337

Pike County Mini Prints

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Available in black & white or full color, prints are double matted and framed in either hardwood or gold in an 8"x10" frame. Hang a group of them together in your office or study for under \$100 – priced during these hard times at below wholesale to Pike County residents. *Collect all of the scenes of local historical subjects or local picturesque landscapes!*

COURT CALENDAR

The court calendar for next week is below. Changes can occur at any time, for up-to-date information, access the county's court calendar at: <http://cjab.pikepa.org/asp/calendar.asp>

MONDAY, MAY 22, 2017

- 09:00 AM Docket #: 17-2017
Drita Fitzgerald vs. Rosalind Ebert
Argument on Preliminary
Objections - Plant PO to Def New
Matter
Plaintiff Attorney: Jason R. Obliger, Esq.
Defense Attorney: Michael A. Giannetta, Esq.
- 09:00 AM Docket #: 44-2017
**U.S. Bank National Association,
as Successor in Interest to Bank
of America, National Association,
As Trustee, Successor by Merger
to LaSalle Bank National
Association, as Trustee for Bear
Stearns Asset Backed Securities
I Trust 2007-HE7, Asset Backed
Certificates, Series 2007-HE7 vs.
Edward J. Ferro and/or Occupants**
Argument on Motion for Summary
Judgment -
Plaintiff Attorney: Stephen M. Hladik, Esq.
Defense Attorney: Tullio DeLuca, Esq.
- 09:00 AM Docket #: 17-2017
Drita Fitzgerald vs. Rosalind Ebert
Argument on Preliminary
Objections - Defendant PO to
Plaint PO to New Matter
Plaintiff Attorney: Jason R. Obliger, Esq.
Defense Attorney: Michael A. Giannetta, Esq.
- 09:00 AM Docket #: 1838-2014
Lara Stigler vs. Louis V. Stigler
Argument on Exceptions - Plaintiff
Exceptions to DM Report
Plaintiff Attorney: Thomas Mincer, Esq.
Defense Attorney: Robert Bernathy, Esq.
- 09:00 AM Docket #: 260-2017
**The Falls Community Association
vs. Jorge Coelho**
Argument on Preliminary
Objections - Def PO to Complaint
in Ejectment
Plaintiff Attorney: Gregory Malaska, Esq.
Defense Attorney: Amanda Chesar, Esq.
- 09:00 AM Docket #: 194-2016
John R. Fisher vs.

- **Dorothy Hoover, James H. Binkle
and Mary "Sue" Binkle**
Argument on Preliminary
Objections - Def Hoover PO to
Plaint 2nd Amended Complaint
Plaintiff Attorney: James J. Scanlon, Esq.
Defense Attorney: Melvin H. Hess, Esq.
and Angelo J. Fiorentino, Esq.
- 09:00 AM Docket #: 194-2016
John R. Fisher vs.
**Dorothy Hoover, James H. Binkle
and Mary "Sue" Binkle**
Argument on Preliminary
Objections - Def J. & M. Binkle PO
to Plaintiff 2nd Amend Compl
Plaintiff Attorney: James J. Scanlon, Esq.
Defense Attorney: Melvin H. Hess, Esq.
and Angelo J. Fiorentino, Esq.
- 09:00 AM Docket #: 845-2016
**Nationstar Mortgage, LLC vs.
Robert Scotti**
Argument - Plaintiff Mtn to Reassess
Damages
Plaintiff Attorney: Mario J. Hanyon, Esq.
Defense Attorney:
- 09:00 AM Docket #: 280-2017
Michael Decker vs. Amber Alfieri
Argument on Preliminary
Objections - Def PO to Custody
Complaint
Plaintiff Attorney: Thomas Mincer, Esq.
Defense Attorney: Kelly A. Gaughan, Esq.
- 09:00 AM Docket #: 342-2016
**Estate of Richard Jumper vs.
Tristate Business Authority,
Tristate Franchise Authority and
Carl Pallini, Individually and
as Shareholder, Director, and/
or Officer of Tristate Business
Authority, LLC, and Tristate
Franchise Authority, LLC**
Argument on Motion for Judgment
on the Pleadings - Defendants
Motion
Plaintiff Attorney: Robert D. Schaub, Esq.
Defense Attorney: James P. Baron, Esq.
- 09:00 AM Docket #: 753-2016

**Asa Boyd vs. Mark Magalski,
Pioneer Construction Co. and
Government Employees Insurance
Company**

Argument - Def Praecept for
Argument

*Plaintiff Attorney: Charles Kannebecker, Esq.
Defense Attorney: Gregory M. Moran, Esq.,
Edward S. Neyhart, Esq.*

- 09:00 AM Docket #: 123-2017

**Chris Irwin-Dudek and
Paul Irwin-Dudek vs. Erie
Insurance Company and American
Water Works Co., Inc.**

Argument on Preliminary
Objections - Erie Ins. Co. PO to
Plaintiff Amended Complaint

*Plaintiff Attorney: Jonathan D. Rosenau, Esq.
Defense Attorney: Mark T. Sheridan, Esq.*

- 09:00 AM Docket #: 669-2014

Commonwealth of PA vs.

Jonathan Stollmeyer

Parole Hearing -

*Plaintiff Attorney: District Attorney
Defense Attorney: Michael Weinstein, Esq.*

- 09:00 AM Docket #: 638-2014

Commonwealth of PA vs.

Eliahu Eli

Parole Hearing -

*Plaintiff Attorney: District Attorney
Defense Attorney: Thomas Mincer, Esq.*

- 09:00 AM Docket #: 468-2012

Commonwealth of PA vs.

Stephen Martini

Parole Hearing -

*Plaintiff Attorney: District Attorney
Defense Attorney: Michael Weinstein, Esq.*

- 09:00 AM Docket #: 415-2013

Commonwealth of PA vs.

Tammie A. Baker

Parole Hearing -

*Plaintiff Attorney: District Attorney
Defense Attorney: Thomas Mincer, Esq.*

TUESDAY, MAY 23, 2017

- 09:00 AM Docket #: 195-2016

Commonwealth of PA vs.

Albert Haase

Non-Jury Trial -

*Plaintiff Attorney: District Attorney
Defense Attorney: Michael Weinstein, Esq.*

- 09:00 AM Docket #: 258-2017

**In Re: Certificate of Title for
Sunwood Modular Home: Serial
Number 3111-1357YBA**

Hearing - Pet for Issuance of Title
*Plaintiff Attorney: John W. Jones, Esq.
Defense Attorney:*

- 09:00 AM Docket #: 238-2017

**In Re: Change of name of
Redemptor Julien Florant a/k/a
Julian Florent a/k/a Julien Florant**
Name Change Hearing -

Plaintiff Attorney:

Defense Attorney:

- 09:00 AM Docket #: 1563-2013

**Susan J. Downing and
Richard Downing, Her Husband
vs. Joseph Mitrani and Fedex
Corporation, Fedex Ground
Corporation, Budget Truck Rental
LLC, and Avis Budget Group, Inc.**

Hearing - Def Obj & Mtn Strike
Plaint Praecept Civ Trial Lis

*Plaintiff Attorney: Vincent S. Cimini, Esq.
Defense Attorney: Nigel A. Greene, Esq.*

- 09:00 AM Docket #: 636-2013

**Lisa Iribarren vs. Joseph Mitrani
and Fedex Corporation, Fedex
Ground Corporation, Fedex
Ground, Fedex Ground LTD,
Fedex Ground Package System
Inc., Fedex Ground Package
Systems, Fedex Ground A Corp,
and Budget Truck Rental LLC**

Hearing - Def Obj & Mtn Strike
Plaint Praecept Civ Trial Lis

*Plaintiff Attorney: Charles Kannebecker, Esq.
Defense Attorney: James E. Egbert, Esq.,
Nigel A. Green, Esq.*

- 09:00 AM Docket #: 1426-2012

Leonard Glamann vs.

Fran Stoveken

Hearing - Def Obj to Plaint
Praecept for Civil Trial Listing

*Plaintiff Attorney: Charles Kannebecker, Esq.
Defense Attorney: Sean P. Buggy, Esq.*

- 09:00 AM Docket #: 45743-2016

**Pocono Mountain Lake Forest
Community Association vs.**

Chris Wanamaker

Hearing - PI Mtn Discovery
Sanctions

Plaintiff Attorney: Kevin A. Hardy, Esq.

- *Defense Attorney:*
09:30 AM Docket #: 1476-2012
Chris Howe vs. Elizabeth Howe
Custody Hearing -
Plaintiff Attorney: Tammy Clause, Esq.
Defense Attorney:
- 10:15 AM Docket #: 12-2017 OA
In Re: Adoption of LV
Adoption Hearing -
Plaintiff Attorney: James P. Baron, Esq.
Defense Attorney:
- 10:15 AM Docket #: 11-2016 OA
In Re: Adoption of W.E.A.O
Adoption Hearing -
Plaintiff Attorney: Thomas Mincer, Esq.
Defense Attorney:
- 01:30 PM Docket #: 1556-2014
Philip Polizzotto vs. Wells Fargo Bank, N.A. as Turstee for, Option One Mortgage Loan Trust 2007-2 Asset-Backed Certificates. Series 2007-2 c/o Ocwen Loan Servicing LLC Altisource and Field Connections, LLC
Other - Case Management Conference
Plaintiff Attorney: James P. Baron, Esq.
Defense Attorney: Stuart I. Seiden, Esq., Mark T. Sheridan, Esq.
- 01:30 PM Docket #: 612-2016
Commonwealth of PA vs. Vincent Fantasia
Omnibus Pre-Trial Hearing -
Plaintiff Attorney: District Attorney
Defense Attorney: Robert Reno, Esq.
- 02:30 PM Docket #: 599-2016
Commonwealth of PA vs. Ashley Torres
Omnibus Pre-Trial Hearing -
Plaintiff Attorney: District Attorney
Defense Attorney: Robert Reno, Esq.

WEDNESDAY, MAY 24, 2017

- 09:00 AM Docket #: 716-2016
Commonwealth of PA vs. Deborah Falcone
Omnibus Pre-Trial Hearing -
Plaintiff Attorney: District Attorney
Defense Attorney: Robert Reno, Esq.
- 09:30 AM Docket #: 1615-2016
Kaitlyn Farina vs. Bradley Powell
Custody Hearing -

- *Plaintiff Attorney: Matthew Galasso, Esq.*
Defense Attorney:
10:30 AM Docket #: 699-2016
Commonwealth of PA vs. Thomas Skala
Omnibus Pre-Trial Hearing -
Plaintiff Attorney: District Attorney
Defense Attorney: Robert Reno, Esq.
- 01:30 PM Docket #: 190-2013
Maria Lubischer vs. Stephen Martini
Custody Conference -
Plaintiff Attorney: James Butz, Esq.
Defense Attorney:

THURSDAY, MAY 25, 2017

- 09:00 AM Docket #: 236-2016
Commonwealth of PA vs. John Hughes
Sentencing -
Plaintiff Attorney: District Attorney
Defense Attorney: Robert Reno, Esq.
- 09:00 AM Docket #: 388-2016
Commonwealth of PA vs. Ana Cruz
Competency Hearing -
Plaintiff Attorney: District Attorney
Defense Attorney: Michael Weinstein, Esq.
- 09:00 AM Docket #: 324-2016
Commonwealth of PA vs. Anthony Suarez
Sentencing -
Plaintiff Attorney: District Attorney
Defense Attorney: Michael Weinstein, Esq.
- 09:00 AM Docket #: 520-2016
Commonwealth of PA vs. Daniel Rizzi
Sentencing -
Plaintiff Attorney: District Attorney
Defense Attorney: Robert Bernathy, Esq.
- 10:00 AM Docket #: 255-2011
Commonwealth of PA vs. Tariq Dustin Peterson
Competency Hearing - Expedited Review Hearing
Plaintiff Attorney: District Attorney
Defense Attorney: Amanda Chesar, Esq.
- 01:30 PM Docket #: 98-2017
Commonwealth of PA vs. Michael Podell
Arraignment -
Plaintiff Attorney: District Attorney

- *Defense Attorney:*
01:30 PM Docket #: 501-2015
**Commonwealth of PA vs.
Christina McBride**
Parole Hearing -
*Plaintiff Attorney: District Attorney
Defense Attorney: Christian E. Weed, Esq.*
 - 01:30 PM Docket #: 5-2012
**Commonwealth of PA vs.
Brian Duffy**
Violation of Parole -
*Plaintiff Attorney: District Attorney
Defense Attorney: Lindsey Collins, Esq.*
 - 01:30 PM Docket #: 333-2015
**Commonwealth of PA vs.
Dochelle Devonte Cruz**
Violation of Parole -
*Plaintiff Attorney: District Attorney
Defense Attorney: Lindsey Collins, Esq.*
 - 01:30 PM Docket #: 97 & 98-2016
**Commonwealth of PA vs.
William Edward Phillips, III**
Violation of Parole -
*Plaintiff Attorney: District Attorney
Defense Attorney: Lindsey Collins, Esq.*
 - 01:30 PM Docket #: 574-2014
**Commonwealth of PA vs.
Jessica Lillian Whitehead**
Violation of Probation -
*Plaintiff Attorney: District Attorney
Defense Attorney: Lindsey Collins, Esq.*
 - 01:30 PM Docket #: 130-2014
**Commonwealth of PA vs.
Kendall Cathcart**
Violation of Parole -
*Plaintiff Attorney: District Attorney
Defense Attorney: Thomas Mincer, Esq.*
 - 01:30 PM Docket #: 480-2014
**Commonwealth of PA vs.
Michael Thomas Aikens**
Violation of Parole -
*Plaintiff Attorney: District Attorney
Defense Attorney: Jason Obliger, Esq.*
 - 01:30 PM Docket #: 682-2014
**Commonwealth of PA vs.
Stuart Thomas Dooley**
Violation of Parole -
*Plaintiff Attorney: District Attorney
Defense Attorney: James Baron, Esq.*
 - 01:30 PM Docket #: 433-2015
**Commonwealth of PA vs.
John Robert Stoll**
Violation of Parole -
*Plaintiff Attorney: District Attorney
Defense Attorney: Michael Weinstein, Esq.*
 - 01:30 PM Docket #: 438-2015
**Commonwealth of PA vs.
Nichelle Annette Hinton**
Violation of Parole -
*Plaintiff Attorney: District Attorney
Defense Attorney: Lindsey Collins, Esq.*
 - 01:30 PM Docket #: 448-2015
**Commonwealth of PA vs.
Jason Kupiec**
Violation Hearing - Probation & Parole
*Plaintiff Attorney: District Attorney
Defense Attorney: James Baron, Esq.*
 - 01:30 PM Docket #: 222-2015
**Commonwealth of PA vs.
Oliver Bourke Cronin**
Violation of Probation -
*Plaintiff Attorney: District Attorney
Defense Attorney:*
 - 01:30 PM Docket #: 292-2015
**Commonwealth of PA vs.
Mashiya Townsend**
Violation of Probation -
*Plaintiff Attorney: District Attorney
Defense Attorney: Christian E. Weed, Esq.*
 - 01:30 PM Docket #: 665-2015
**Commonwealth of PA vs.
Lucas Beau Brown**
Violation of Probation -
*Plaintiff Attorney: District Attorney
Defense Attorney: Jason Obliger, Esq.*
- FRIDAY, MAY 26, 2017**
- 09:00 AM Docket #: 40247-2014
**Tiffany Ferguson vs.
Michael E. Coleman, III**
Support Contempt Hearing -
*Plaintiff Attorney:
Defense Attorney:*
 - 09:00 AM Docket #: 40307-2015
**Melissa Jean Devito vs.
Michael Devito**
Support Contempt Hearing -
*Plaintiff Attorney:
Defense Attorney:*
 - 09:00 AM Docket #: 40326-2014
Jennifer Smith vs. Craig Dick
Support Contempt Hearing -
Plaintiff Attorney:

- *Defense Attorney:*
09:00 AM Docket #: 40048-2016
Kelly Edsall vs. Derik F. Edsall
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40172-2016
John Seibert vs. Erica C. Eginton
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40329-2014
Robert S. Elliot vs. Lauren Elliot
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40420-2011
Sunshine Overturf vs. William L. Elswick
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40399-2009
Jennifer Hulsen vs. Dominic J. Fatigati
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40356-2005
Megan Worzel vs. Timothy S. Gardsy
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40146-2007
Carmen Patti vs. Julie Genovesi
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40141-2014
Leslie T. Garrera vs. Joshua Gutierrez
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40300-2015
Pike County Children & Youth vs. John R. Herdman
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40017-2016

- **Luckia Jeanlouis vs. Jean Jeanlouis**
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40059-2017
Beth Bedisky vs. Steven P. Keiper
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40026-2015
Debora Kudingo vs. Steven A. Kudingo
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40145-2016
Pike County Children & Youth vs. Tracy M. Kulp
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40139-2012
Dana MacDonald vs. Lesley E. MacDonald
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40187-2012
Dolores Albanese vs. Emil Malone
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40075-2013
Samantha K. Deleon vs. Marc T. Meglio
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40213-2010
Olivia L. Trudeau vs. Nicholas Olpp
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- **09:00 AM Docket #: 40171-2016**
Gary Swartz vs. Tanya S. Polega
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40170-2012
Berks County C and Y vs. Jeffrey M. Shire

- Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40098-2012
Elaine Barrow vs. Todd J. Smith
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40068-2017
Patricia O'Neill vs. John Sugrue
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40127-2008
Theresa Williams vs. Christopher W. Tinney
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40218-2012
Lee-Ann Novak vs. Kenneth M. Vandermark
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 828-1998
Nancy Sanders vs. Howard Vobis
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40325-2016
Colleen Weis vs. Scott V. Weis
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40248-2011
Arthur T. Skelenger III vs. Veronica Welch
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40022-2016
Ashley Wolak vs. Eric J. Wolak
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40296-2016
James R. Bacchiocchi vs. Michelle A. Zoltak
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40039-2016
Holly L. Dickison vs. William E. Alleyne III
Violation of Probation -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40232-2014
Amanda Joblonski vs. Christopher Reilly
Violation of Probation -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40076-2012
Tracy L. Conklin vs. Michael E. Conklin
Violation of Probation -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40077-2015
Kali F. Christ vs. Anthony Demeo
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40264-2016
Aneesah Lattimore vs. Richard Deverson, III
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40016-2017
Jerry P. Nelson vs. Stephanie S. Harris
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40269-2007
Carrie Hiemenz vs. Michael Kelly
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40348-2012
Lauren A. Innella vs. Michael Kelly
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40070-2012
Christina Cangas vs. John M. Polenga, Jr.
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:

- 09:00 AM Docket #: 40113-2015
Autumn DeLong vs. Steven Schaal
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40012-2013
Therese Sierra vs. Jose A. Sierra
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40118-2009
Angela M. Martucci vs. Gregory J. Martucci
Support Contempt Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 200-2016
Commonwealth of PA vs. Jeffrey Hugh ODonnell
Omnibus Pre-Trial Hearing -
Plaintiff Attorney: District Attorney
Defense Attorney: Brian C. Jordan, Esq.
- 09:00 AM Docket #: 40237-2011
Catherine T. Stellato vs. John C. Fox
Violation Hearing -
Plaintiff Attorney:
Defense Attorney:
- 09:00 AM Docket #: 40309-2016
Carissa Belgio vs. Adam A. Donald
Violation Hearing -
Plaintiff Attorney:
Defense Attorney:
- 01:30 PM Docket #: 472-2016
Commonwealth of PA vs. Richard Gary Krawiec
Omnibus Pre-Trial Hearing -
Plaintiff Attorney: District Attorney
Defense Attorney: Amanda Chesar, Esq.
- 01:30 PM Docket #: 40357-2014
Amelia Battipaglia vs. Robert A. Ramos
De Novo Support Hearing -
Plaintiff Attorney: Matthew J. Galasso, Esq.
Defense Attorney: Jason Leon, Esq.
- 01:30 PM Docket #: 40031-2017
Nivea Perez vs. Arndray Gay
De Novo Support Hearing -
Plaintiff Attorney:
Defense Attorney:
- 01:30 PM Docket #: 40032-2017
Joyce Ann Aponte vs. Heriberto Aponte, Jr.
De Novo Support Hearing -
Plaintiff Attorney:
Defense Attorney:

LEGAL NOTICES

In The Court Of Common Pleas Of Pike County Commonwealth Of Pennsylvania

ESTATE NOTICES

Notice is hereby given that, in the Estate of the decedents set forth below, the Register of Wills, has granted letters testamentary or of administration to the persons named. All persons having claims or demands against said Estates are requested to present the same without delay and all persons indebted to said Estates are requested to make immediate payment to the executors or administrators or their attorneys named below.

ESTATE NOTICE

Estate of Sheila Hodges, late of Shohola, Pike County, Pennsylvania.
Letters Testamentary on the above estate having been granted to Isabel Smith, all persons indebted to the said estate are requested to make payment, and those having claims to present the same without delay to her c/o Joseph Kosierowski, Esq. 400 Broad Street, Milford, Pennsylvania 18337.

05/05/17 • 05/12/17 • **05/19/17**

ESTATE NOTICE

Estate of Marie DeSole, late of Blooming Grove Township, Pike County, Pennsylvania. Letters Testamentary on the above estate having been granted to Dante DeSole, all persons indebted to the said estate are requested to make payment, and those having claims to present the same without delay to Dante DeSole
394 11th Street
Brooklyn, NY 11215
Executor
05/05/17 • 05/12/17 • **05/19/17**

ESTATE NOTICE

Estate of Harold G. Mirth, deceased, late of Palmyra Township, Pike County, Pennsylvania. Letters of Administration have been granted to William E. Mirth. All persons having claims or demands are to present same, and all persons indebted to the estate are requested to make payment, without delay to JAMES C. OMDAHL, ESQUIRE, 54 South Commerce Way, Suite 172, Bethlehem, PA 18017.
05/05/17 • 05/12/17 • **05/19/17**

EXECUTOR NOTICE

Estate of Euphemia D. Kotcher, deceased, late of 4099 Milford Landing Dr., Milford, PA 18337. Letters Testamentary on the above Estate having been granted to the undersigned, all persons indebted to the said

Estate are requested to make payment, and those having claims to present the same, without delay to:
Stephen Kotcher
101 White Oak Way
Jefferson Twp, PA
18436, Executor
05/12/17 • **05/19/17** • 05/26/17

EXECUTOR'S NOTICE

Estate of Dorothy H. Ricciardi, deceased, late of 131 Fairview Dr., Wild Acres, Dingmans Ferry, PA 18328. Letters Testamentary on the above Estate having been granted to the undersigned, all persons indebted to the said Estate are requested to make payment, and those having claims to present the same, without delay to: James Ricciardi, Jr., 39 Durol Dr., Montague, NJ 07827, Executor.
05/19/17 • 05/26/17 • 06/02/17

NOTICE

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, for the purpose of obtaining a Certificate of Incorporation pursuant to the provisions of the Business Corporation Law of the Commonwealth of Pennsylvania Act of December 21, 1988, (P.L. 1444, No. 177), by the following corporation.
The name of the corporation is: Advanced Data International Corp.
Robert V. Littner, Esq.

512 North New Street
Bethlehem, PA 18018

**NOTICE OF FILING
CERTIFICATE OF
ORGANIZATION**

Pursuant to the requirements of 15 Pa. C.S. Sec. 8913, notice is hereby given that on April 24, 2017, a Certificate of Organization – Domestic Limited Liability Company for Pocono Mountain Sporting Goods, LLC was filed with the Department of State, Harrisburg, Pennsylvania. The purpose of the limited liability company is for retail sales of sporting goods and related businesses.
BUGAJ/FISCHER, PC
308 NINTH ST.,
P.O. BOX 390
HONESDALE, PA 18431
(570) 253-3021

**NOTICE OF FILING
CERTIFICATE OF
ORGANIZATION**

Pursuant to the requirements of 15 Pa. C.S. Sec. 8913, notice is hereby given that on April 24, 2017, a Certificate of Organization – Domestic Limited Liability Company for Egypt Valley Farms, LLC was filed with the Department of State, Harrisburg, Pennsylvania. The purpose of the limited liability company is for farming operations and related businesses.
BUGAJ/FISCHER, PC
308 NINTH ST.,
P.O. BOX 390
HONESDALE, PA 18431

(570) 253-3021

SHERIFF SALES

Individual Sheriff Sales can be cancelled for a variety of reasons. The notices enclosed were accurate as of the publish date. Sheriff Sale notices are posted on the public bulletin board of the Sheriff's office in Milford, located at 500 Broad Street.

SHERIFF SALE

June 14, 2017

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 95-2017r SUR JUDGEMENT NO. 95-2017 AT THE SUIT OF U.S. Bank National Association, as trustee for the Pennsylvania Housing Finance Agency vs Shawn R. Stewart aka Shawn Stewart DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY June 14, 2017 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT LEGAL FOR ADVERTISING:

ALL that certain lot in the Township of Dingman, County of Pike, Pennsylvania, being Lot No. 34, Block No. 8, Section

No. 5 of Sunrise Lake, Pike County in Plat Book 7, page 223. HAVING THEREON ERECTED A DWELLING KNOWN AS: 101 BUCK RUN DRIVE, MILFORD, PA 18337.

MAP# 122.01-07-34.

CONTROL# 03-0-020756.

Pike County Deed Book 1895, page 1373.

TO BE SOLD AS THE PROPERTY OF SHAWN R. STEWART A/K/A SHAWN STEWART UNDER PIKE COUNTY JUDGMENT NO. 2017-00095.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Shawn R. Stewart aka Shawn Stewart DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$36,876.63, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF

ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Shawn R. Stewart aka Shawn Stewart DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$36,876.63 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Purcell Krug & Haller
1719 North Front Street
Harrisburg, PA 17102
05/19/17 · 05/26/17 · 06/02/17

SHERIFF SALE

June 14, 2017

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 124-2014r SUR JUDGEMENT NO. 124-2014 AT THE SUIT OF Wayne Bank vs Wag Mar Francois and Anne Marie Francois DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA

18337 ON WEDNESDAY
June 14, 2017 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ALL THAT CERTAIN
lot, parcel or piece of ground
situate in the Township of
Lehman, County of Pike and
Commonwealth of Pennsylvania,
being Lot Number 77, Stage 7,
Pine Ridge as shown on map
of Pine Ridge, Inc., on file in
the Recorder of Deeds Office at
Milford, Pennsylvania in Plat
Book No. 10 at Page 26.
UNDER AND SUBJECT
to restrictions, conditions and
covenants as more fully set forth
in the chain of title.
Land is improved
Pike Co. Tax Parcel Number:
168.04-04-05

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Wag Mar Francois
and Anne Marie Francois
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$113,620.07,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE

ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Wag Mar
Francois and Anne Marie
Francois DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$113,620.07 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Kimberly D. Martin, Esq.
1022 Court Street
Honesdale, PA 18431
05/19/17 · 05/26/17 · 06/02/17

SHERIFF SALE
June 14, 2017
BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
151-2017r SUR JUDGEMENT
NO. 151-2017 AT THE
SUIT OF ESSA Bank &

Trust f/k/a East Stroudsburg Savings Association vs Johnson R. Gary DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY June 14, 2017 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION
ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Lehman, County of Pike, and Commonwealth of Pennsylvania, being Lot 3290, Section 34, The Mill Pond Townhouses at Saw Creek, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Pike, in Plot Book Volume 26, Page 167.
BEING the same premises which Clifford E. Stiebeck, by Deed dated September 22, 2003 and recorded on September 26, 2003 in the Office of the Recorder of Deeds in and for the County of Pike, Commonwealth of Pennsylvania in Record Book 2008, Page 2432, granted and conveyed unto Johnson Roger Gary.
Property is improved.
Tax ID/Assessment No.: 06-0-197.03-04-24
Pin/Control No.: 06-107601

THE SALE IS MADE BY

VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Johnson R. Gary DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$82,486.43, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Johnson R. Gary DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$82,486.43 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF

PIKE COUNTY,
PENNSYLVANIA
Newman Williams Mishkin
Corveleyn, Wolfe & Fareri
712 Monroe Street
PO Box 500
Stroudsburg, PA 18360-0511
05/19/17 · 05/26/17 · 06/02/17

SHERIFF SALE

June 14, 2017

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
162-2016r SUR JUDGEMENT
NO. 162-2016 AT THE
SUIT OF Federal National
Mortgage Association vs
Salvatore M. Amore and Lucille
A. Amore DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
June 14, 2017 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION
DOCKET NO: 162-2016
ALL THAT CERTAIN lot
or piece of ground situate in
Lehman Township, County of
Pike, and Commonwealth of
Pennsylvania
TAX PARCEL NO:
196-01-01-21
PROPERTY ADDRESS 3221

Cherry Ridge Road a/k/a 641
Sawcreek Estates, Bushkill, PA
18324
IMPROVEMENTS: a
Residential Dwelling
SOLD AS THE PROPERTY
OF: Lucille A. Amore and
Salvatore M. Amore
ATTORNEY'S NAME: Roger
Fay, Esquire
SHERIFF'S NAME: Pike
County Sheriff

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Salvatore M. Amore
and Lucille A. Amore
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$78,399.97,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE

SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Salvatore M. Amore and Lucille A. Amore DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$78,399.97 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Milstead & Associates
1 E. Stow Road
Marlton, NJ 08053
05/19/17 · 05/26/17 · 06/02/17

SHERIFF SALE

June 14, 2017

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 888-2010r SUR JUDGEMENT NO. 888-2010 AT THE SUIT OF Nationstar Mortgage LLC vs Ekaterina Alkvist DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY June 14, 2017 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID

DATE:

SHORT DESCRIPTION

All that certain piece or parcel or Tract of land situate in Dingman Township, Pike County, Pennsylvania, and being known as 101 Meadow New Circle, Milford, Pennsylvania 18337. Map Number 092.00-01-12.031 Control Number: 03-0-110207 THE IMPROVEMENTS THEREON ARE: Residential Dwelling
REAL DEBT: \$459,113.39
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: Ekaterina Alkvist

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Ekaterina Alkvist DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$459,113.39, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF

DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Ekaterina Alkvist DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$459,113.39 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street
Philadelphia, PA 19109
05/19/17 · 05/26/17 · 06/02/17

SHERIFF SALE

June 14, 2017

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 900-2014r SUR JUDGEMENT NO. 900-2014 AT THE SUIT OF U.S. Bank National Association vs Barbara A. Denardo, personal representative of the Estate of Dennis Denardo, deceased DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY

IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY June 14, 2017 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 900-2014

U.S. Bank National Association v.

Barbara A. Denardo, Personal Representative of The Estate of Dennis Denardo, Deceased owner(s) of property situate in the PALMYRA TOWNSHIP, PIKE County, Pennsylvania, being 102 Raccoon Circle, Greentown, PA 18426-2531 Parcel No. 070.04-01-88 - (Acreage or street address)

Improvements thereon:

RESIDENTIAL DWELLING

Judgment Amount: \$161,326.52

Attorneys for Plaintiff

Phelan Hallinan Diamond & Jones, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Barbara A. Denardo, personal representative of the Estate of Dennis Denardo, deceased DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A

JUDGMENT ON THE
AMOUNT OF \$161,326.52,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS
THE PROPERTY OF
Barbara A. Denardo, personal
representative of the Estate
of Dennis Denardo, deceased
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$161,326.52 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond &
Jones
1617 JFK Blvd., ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
05/19/17 · 05/26/17 · 06/02/17

SHERIFF SALE

June 14, 2017

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION 900-2016r
SUR JUDGEMENT NO.
900-2016 AT THE SUIT
OF Nationwide Advantage
Mortgage Company vs Helen
Webb, in her capacity as heir
at law of Donna L. Webb,
deceased and unknown heirs,
successors, assigns and all
persona, firms or associations
claiming right, title or interest
from or under Donna I. Webb,
Deceased DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
June 14, 2017 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT PROPERTY
DESCRIPTION
BY VIRTUE OF A WRIT OF
EXECUTION TO CASE NO.
2016-00900
ISSUED TO PLAINTIFF:
NATIONWIDE
ADVANTAGE MORTGAGE
COMPANY
PROPERTY BEING
KNOWN AS:
ALL THAT CERTAIN piece,
parcel and tract of land situate,

lying and being in the Township of Dingman, County of Pike and Commonwealth of Pennsylvania BEING KNOWN AS: 3527 Sunrise Lake a/k/a 128 Sunset Drive Milford, PA 18337 IMPROVEMENTS THEREON CONSIST OF: Residential Dwelling SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Helen Webb, in her capacity as Heir at Law of Donna L. Webb, Deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or Under Donna L. Webb, Deceased
PARCEL IDENTIFICATION NO: 122.01-07-22, CONTROL #: 03-0-019843
ATTORNEY ON WRIT: MARTHA E. VON ROSENSTIEL, P.C.
Martha E. Von Rosenstiel, Esq/ No 52634
Heather Riloff, Esq/ No 309906
Jeniece D. Davis, Esq/ No 208967
Tyler J. Wilk, Esq/ No 322247
649 South Ave, Ste 7
Secane, PA 19018
(610) 328-2887
Attorneys for Plaintiff

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Helen Webb, in her capacity as heir at law of Donna L. Webb, deceased and unknown

heirs, successors, assigns and all persona, firms or associations claiming right, title or interest from or under Donna I. Webb, Deceased DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$41,621.04, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Helen Webb, in her capacity as heir at law of Donna L. Webb, deceased and unknown heirs, successors, assigns and all persona, firms or associations claiming right, title or interest from or under Donna I. Webb, Deceased DEFENDANTS, OWNERS REPUTED OWNERS TO

COLLECT \$41,621.04 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA

Martha E. Von Rosenstiel
649 South Avenue, Ste. 7
Secane, PA 19018

05/19/17 · 05/26/17 · 06/02/17

SHERIFF SALE

June 14, 2017

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 967-2016r SUR JUDGEMENT NO. 967-2016 AT THE SUIT OF Wells Fargo Bank, NA s/b/m to Wells Fargo Home Mortgage, Inc. vs Shane A. Dittsworth DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY June 14, 2017 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 2016-00967 Wells Fargo Bank, N.A., s/b/m to Wells Fargo Home Mortgage, Inc.
v.

Shane A. Dittsworth owner(s) of property situate in the DINGMAN TOWNSHIP, PIKE County, Pennsylvania, being 156 Orange Blossom rd, Milford, PA 18337-5059 Parcel No. 123.03-02-17 - (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$60,232.38 Attorneys for Plaintiff Phelan Hallinan Diamond & Jones, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Shane A. Dittsworth DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$60,232.38, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY

(30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Shane A. Dittsworth DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$60,232.38 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond &
Jones
1617 JFK Blvd., Ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
05/19/17 · 05/26/17 · 06/02/17

SHERIFF SALE

June 14, 2017

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1063-2013r SUR JUDGEMENT NO. 1063-2013 AT THE SUIT OF Bayview Loan Servicing, LLC vs Cynthia N. Reid and Gregory Richardson DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA

18337 ON WEDNESDAY
June 14, 2017 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 1063-2013-CV
Bayview Loan Servicing, LLC
v.
Cynthia N. Reid
Gregory Richardson
owner(s) of property situate in
the LEHMAN TOWNSHIP,
PIKE County, Pennsylvania,
being 23 Wickes Road, Bushkill,
PA 18324-9439
Parcel No. 197.01-03-23-
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$238,115.46
Attorneys for Plaintiff
Phelan Hallinan Diamond &
Jones, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Cynthia N. Reid
and Gregory Richardson
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$238,115.46,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT

REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Cynthia N.
Reid and Gregory Richardson
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$238,115.46 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan, Hallinan Diamond &
Jones
1617 JFK Blvd., ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
05/19/17 · 05/26/17 · 06/02/17

SHERIFF SALE

June 14, 2017

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION

NO 1156-2016r SUR
JUDGEMENT NO. 1156-2016
AT THE SUIT OF Wells
Fargo Bank, NA vs Richard
J. Mendell DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
June 14, 2017 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ALL THAT CERTAIN piece,
parcel and tract of land situate,
lying and being in the Township
of Delaware, County of Pike
and State of Pennsylvania, more
particularly described as follows,
to wit:

Lot 6ABC, Block B-100 as
set forth on a Plan of Lots
- Birchwood Lakes, Section
5, Delaware Township, Pike
County, Pennsylvania, dated
September 1965 by John B.
Aicher, Monroe Engineering,
Inc., Stroudsburg, Pennsylvania
and filed in the Office for the
Recording of deeds in and for
Pike County, Pennsylvania
in Plat Book 4, page 191, on
September 11, 1965.

TOGETHER WITH all rights
of way and UNDER AND
SUBJECT to all the covenants,
reservations, restrictions and
conditions as set forth in the
deed from All American Realty
Co., Inc. to Armand O. Furze
and Elsie Furze, his wife, dated

August 16, 1966 and recorded in the Office of the Recorder of Deeds in and for Pike County, PA. in Deed Book Volume 201, at page 738, on September 6, 1966.

BEING THE SAME PREMISES which Jeanette Mancusi, by Deed Dated 11/29/1996 and Recorded 12/2/1996, in the Office of the Recorder of Deeds in and for the County of Pike, in Deed Book 1290, Page 149, granted and conveyed unto Richard Mendell.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Richard J. Mendell DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$109,222.76, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT

LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Richard J. Mendell DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$109,222.76 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Shapiro & DeNardo
3600 Horizon Drive, ste. 150
King of Prussia, PA 19406
05/19/17 · 05/26/17 · 06/02/17

SHERIFF SALE

June 14, 2017

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1257-2016r SUR JUDGEMENT NO. 1257-2016 AT THE SUIT OF Nationstar Mortgage LLC vs Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Joanna M. Felton, deceased and Christopher Felton, known Heir of the Estate of Joanne M. Felton, deceased Kelly Lowe, Known Heir of the Estate of Joanna M. Felton,

deceased DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
June 14, 2017 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ALL THAT CERTAIN
lot, parcel or piece of land
situate in the Township of
Lehman, County of Pike, and
Commonwealth of Pennsylvania,
being Lot 383, Section 20, Saw
Creek Estates, as shown on
a plan of lots recorded in the
Office of the Recorder of Deeds
in and for the County of Pike, in
Plot Book Volume 13, Page 85.

BEING THE SAME
PREMISES which Ronald
Turner and Sandra M. Turner,
H/W, by Deed Dated 11/1/2002
and Recorded 11/6/2002, in
the Office of the Recorder of
Deeds in and for the County of
Pike, in Deed Book 1952, Page
737, granted and conveyed unto
Joanna M. Felton.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Unknown Heirs, Successors,
Assigns and All Persons, Firms
or Associations Claiming Right,

Title or Interest from or under
Joanna M. Felton, deceased
and Christopher Felton, known
Heir of the Estate of Joanne M.
Felton, deceased Kelly Lowe,
Known Heir of the Estate of
Joanna M. Felton, deceased
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$111,690.49,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Unknown
Heirs, Successors, Assigns
and All Persons, Firms or
Associations Claiming Right,
Title or Interest from or under
Joanna M. Felton, deceased
and Christopher Felton, known
Heir of the Estate of Joanne M.

Felton, deceased Kelly Lowe,
Known Heir of the Estate of
Joanna M. Felton, deceased
**DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$111,690.49 PLUS
COSTS AND INTEREST AS
AFORESAID.**

**PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA**
Shapiro & DeNardo
3600 Horizon Drive, ste. 150
King of Prussia, PA 19406
05/19/17 · 05/26/17 · 06/02/17

SHERIFF SALE

June 14, 2017

**BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1263-2016r SUR
JUDGEMENT NO. 1263-2016
AT THE SUIT OF PHH
Mortgage Corporation, d/b/a
Coldwell Banker Mortgage vs
Emanuel J. Palecek and Monica
A. Shaw DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
June 14, 2017 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:**

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 1263-2016
PHH Mortgage Corporation,
d/b/a Coldwell Banker Mortgage
v.
Emanuel J. Palecek
Monica A. Shaw
owner(s) of property situate in
the LEHMAN TOWNSHIP,
PIKE County, Pennsylvania,
being 311 Goldfinch Road,
A/K/A 881 Gold Finch Road,
Bushkill, PA 18324
Parcel No. 182.04-07-83 -
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$64,906.25
PARCEL IDENTIFICATION
NO: 182.04-07-83
Attorneys for Plaintiff
Phelan Hallinan Diamond &
Jones, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Emanuel J. Palecek
and Monica A. Shaw
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$64,906.25,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Emanuel J. Palecek and Monica A. Shaw DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$64,906.25 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond & Jones
1617 JFK Blvd., Ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
05/19/17 · 05/26/17 · 06/02/17

SHERIFF SALE

June 14, 2017

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1268-2016r SUR JUDGEMENT NO. 1268-2016 AT THE SUIT OF Federal

National Mortgage Association (“Fannie Mae”) vs Bain D. Robinson DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY June 14, 2017 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT PROPERTY DESCRIPTION BY VIRTUE OF A WRIT OF EXECUTION TO CASE NO. 2016-01268 ISSUED TO PLAINTIFF: FEDERAL NATIONAL MORTGAGE ASSOCIATION (“FANNIE MAE”) PROPERTY BEING KNOWN AS: ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in Lehman Township, Pike County, Pennsylvania, being lot or lots Number Eighteen (18), Section Number Twenty-Four (24) as is more particularly set forth on the Plot Map of Lehman-Pike Development Corporation, Saw Creek Estates, as same is dully recorded in the Office for the Recording of Deeds, Milford, Pike County, Pennsylvania in Plot Book Volume Twelve (12), Page One Hundred and Twenty-eight (128).

PARCEL IDENTIFICATION
NO: 192.03-02-68,
CONTROL#: 06-0-061121
BEING KNOWN AS: 892 Saw
Creek F/K/A Saw Creek Lot 18
Sec 24, Bushkill, PA 18324
IMPROVEMENTS
THEREON CONSIST OF:
Residential Dwelling
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Bain D.
Robinson
PIN NUMBER, WHICH IS
THE ASSESSMENT OR
PARCEL NO., MAP, BLOCK
AND LOT): 192.03-
02-68

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Bain D. Robinson
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$159,177.96,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE

FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Bain D.
Robinson DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$159,177.96 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Martha E. Von Rosenstiel
649 South Ave, Ste. 7
Secane, PA 19018
05/19/17 · 05/26/17 · 06/02/17

SHERIFF SALE

June 14, 2017

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1390-2015r SUR
JUDGEMENT NO. 1390-2015
AT THE SUIT OF US
Bank National Association vs
Edward D. Mabel and Mary
M. Mabel DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION

BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY June 14, 2017 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION
DOCKET NO: 1390-2015
ALL THAT CERTAIN lot or piece of ground situate in Delaware Township, County of Pike, and Commonwealth of Pennsylvania
TAX PARCEL NO: 161.02-03-27
PROPERTY ADDRESS HC 67 Box 274
Dingmans Ferry, PA 18328
IMPROVEMENTS: a Residential Dwelling
SOLD AS THE PROPERTY OF: Edward D. Mabel and Mary M. Mabel
ATTORNEY'S NAME: Roger Fay, Esquire
SHERIFF'S NAME: Pike County Sheriff

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Edward D. Mabel and Mary M. Mabel DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$197,052.26, PLUS COSTS & INTEREST.

THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Edward D. Mabel and Mary M. Mabel DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$197,052.26 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Milstead & Associates
1 E. Stow Road
Marlton, NJ 08053
05/19/17 · 05/26/17 · 06/02/17

SHERIFF SALE
June 14, 2017
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY,

CIVIL DIVISION, TO
EXECUTION NO 1725-2015r
SUR JUDGEMENT NO.
1725-2015 AT THE SUIT
OF MTGLQ Investors, LP vs
Jody Lyn Laspisa and Robert
S. Laspisa DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
June 14, 2017 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

Land Situated in the County of
Pike in the State of PA
Land Situated in the Township
of Greene in the County of Pike
in the State of PA
ALL THAT CERTAIN Piece
Or Parcel Of Land, Situate
In Greene Township, County
Of Pike, Commonwealth
Of Pennsylvania, As More
Particularly Laid Out And
Plotted Upon A Certain Map
Entitled "Tranquility Falls,
Section 4, Blocks A And B,
Dated April 16, 1966, Surveyed
By Albert E. Smith, R.S.", And
Being Lot No. 11 Of Block
B, Section 4 As Plotted Upon
The Aforesaid Map, More
Particularly Bounded And
Described As Follows, To Wit:
BEGINNING At An Iron
Pipe On The West Side Of
Smithview Drive, Said Iron
Pipe Also Being The Southeast
Corner Of Lot No. 9., Section

4, Block B; Thence Along The
Western Edge Of Smithview
Drive And Along The Eastern
Line Of Lot No. 11 South 21
Degrees 39 Minutes 10 Seconds
West 100 Feet To An Iron Pipe
For A Corner; Thence Along
The Dividing Line Between Lots
Numbered 11 And 13 North 84
Degrees 31 Minutes 50 Seconds
West 150.55 Feet To An Iron
Pipe For A Corner; Thence
Along The Line Of Lands Now
Or Formerly Of George Ramble
North 4 Degrees 58 Minutes
47 Seconds East 96.04 Feet To
An Iron Pipe For A Corner;
Thence Along The Dividing
Line Between Lots Numbered
9 And 11 South 84 Degrees 31
Minutes 50 Seconds East 179.24
Feet To The Point And Place Of
Beginning.

Comprising Within Said
Boundaries Lot No. 11 With
Reference To The Aforesaid
Map And Containing 0.363
Acres More Or Less.

NOTE: The Company is
prohibited from insuring
the area or quantity of the
land. The Company does not
represent that any acreage or
footage calculations are correct.
References to quantity are for
identification purposes only.

Commonly known as: 117
Smithview Drive, Greentown,
PA 18426

TAX ID#: 114.02-02-86
(Control # 04-0-014243)

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF

THE COMMONWEALTH
OF PENNSYLVANIA
TO Jody Lyn Laspisa
and Robert S. Laspisa
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$79,917.94,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Jody Lyn
Laspisa and Robert S. Laspisa
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$79,917.94 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA

KML Law Group
701 Market Street
Philadelphia, PA 19106
05/19/17 · 05/26/17 · 06/02/17

SHERIFF SALE

June 14, 2017

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1793-2015r SUR
JUDGEMENT NO. 1793-2015
AT THE SUIT OF U.S.
Bank National Association as
Trustee for The Pennsylvania
Housing Finance Agency vs
Raymond A. Rieder, Jr. aka
Raymond A. Rieder and Rebecca
M. Grillo DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
June 14, 2017 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 1793-2015-CV
U.S Bank National Association
as Trustee for The Pennsylvania
Housing Finance Agency
v.
Raymond A. Rieder, Jr a/k/a
Raymond A. Rieder
Rebecca M. Grillo
owner(s) of property situate, in

the BLOOMING GROVE
TOWNSHIP, PIKE County,
Pennsylvania, being 106
Horseshoe Lane, Lords Valley,
PA 18428
Parcel No. 133.01-02-37 -
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$110,326.02
Attorneys for Plaintiff
Phelan Hallinan Diamond &
Jones, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Raymond A. Rieder,
Jr. aka Raymond A. Rieder
and Rebecca M. Grillo
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$110,326.02,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT

LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Raymond
A. Rieder, Jr. aka Raymond A.
Rieder and Rebecca M. Grillo
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$110,326.02 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond &
Jones
1 Penn Center Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
05/19/17 · 05/26/17 · 06/02/17

SHERIFF SALE

June 14, 2017

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1825-2015r SUR
JUDGEMENT NO. 1825-2015
AT THE SUIT OF U.S.
Bank, National Association vs
Kevin Pearston aka Kevin A.
Pearston DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION

BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY June 14, 2017 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 1825-2015

U.S. Bank National Association v.

Kevin Pearston a/k/a Kevin A. Pearston

owner(s) of property situate in the BLOOMING GROVE TOWNSHIP, PIKE County, Pennsylvania, being 223 Forest Drive, Hawley, PA 18428 Parcel No. 107.04-05-97- (Acreage or street address)

Improvements thereon:

RESIDENTIAL DWELLING

Judgment Amount: \$168,961.39

Attorneys for Plaintiff

Phelan Hallinan Diamond & Jones, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA

TO Kevin Pearston

aka Kevin A. Pearston

DEFENDANTS, OWNER, OR REPUTED OWNERS

OF THE AFORESAID

REAL PROPERTY FOR

EXECUTION UPON A

JUDGMENT ON THE

AMOUNT OF \$168,961.39, PLUS COSTS & INTEREST.

THE SALE MADE

SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS

HEREBY GIVEN THAT

A SCHEDULE OF

DISTRIBUTION WILL BE

FILED BY THE SHERIFF

ON A DATE SPECIFIED

BY THE SHERIFF NOT

LATER THAN THIRTY

(30) DAYS AFTER THE

SALE AND THAT

DISTRIBUTION WILL BE

MADE IN ACCORDANCE

WITH THAT SCHEDULE,

SEIZED AND TAKEN

IN EXECUTION AS THE

PROPERTY OF Kevin

Pearston aka Kevin A. Pearston

DEFENDANTS, OWNERS

REPUTED OWNERS TO

COLLECT \$168,961.39 PLUS

COSTS AND INTEREST AS

AFORESAID.

PHILIP BUEKI, SHERIFF

PIKE COUNTY,

PENNSYLVANIA

Phelan, Hallinan Diamond &

Jones

1617 JFK Blvd., Ste. 1400

1 Penn Center Plaza

Philadelphia, PA 19103

05/19/17 · 05/26/17 · 06/02/17

SHERIFF SALE

June 14, 2017

BY VIRTUE OF WRIT

OF EXECUTION

ISSUED OUT OF THE

COURT OF COMMON

PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1834-2015r
SUR JUDGEMENT NO.
1834-2015 AT THE SUIT
OF Wilmington Savings Fund
Society, FS B, d/b/a Christiana
Trust, Not Individually but as
Trustee for Pretium Mortgage
Acquisition Trust vs Donald
McLean a/k/a Donald McLean
and Agnus Brooks a/k/a Agnes
Brooks DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
June 14, 2017 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION
DOCKET NO:
1834-2015-CIVIL
ALL THAT CERTAIN lot
or piece of ground situate in
Lehman Township, County of
Pike, and Commonwealth of
Pennsylvania
TAX PARCEL NO:
199.02-02-40
PROPERTY ADDRESS 185
Stoney Hollow Circle
Bushkill, PA 18324
IMPROVEMENTS: a
Residential Dwelling
SOLD AS THE PROPERTY
OF: Agnus Brooks, a/k/a Agnes

Brooks
Donald McLean, a/k/a Donald
T. McLean
ATTORNEY'S NAME: Roger
Fay, Esquire
SHERIFF'S NAME: Pike
County Sheriff

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Donald McLean a/k/a
Donald McLean and Agnus
Brooks a/k/a Agnes Brooks
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$58,805.28,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED BY
THE SHERIFF NOT LATER
THAN THIRTY (30) DAYS
AFTER THE SALE AND
THAT DISTRIBUTION
WILL BE MADE IN
ACCORDANCE WITH
THAT SCHEDULE, SEIZED

AND TAKEN IN EXECUTION
AS THE PROPERTY OF Donald
McLean a/k/a Donald McLean and
Agnus Brooks a/k/a Agnes Brooks
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$58,805.28 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Milstead & Associates
1 E. Stow Road
Marlton, NJ 08053
05/19/17 · 05/26/17 · 06/02/17

CIVIL ACTIONS FILED

*From May 04, 2017 to May 10, 2017
Accuracy of the entries is not guaranteed.*

CONTRACT – DEBT COLLECTION: CREDIT CARD

Bank of America NA v. Max Brinson	No. 00586-2017	05/08/17
American Express Centruion Bank v. Steven McDonough	No. 00587-2017	05/08/17
American Express Centruion Bank v. Alfred Brown and Alfred N. Brown	No. 00598-2017	05/10/17

CONTRACT – OTHER

William Smith and Allyson Smith v. Clauss Construction LLC	No. 00600-2017	05/10/17
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REAL PROPERTY – MORTGAGE FORCLOSURE: RESIDENTIAL

US Bank National Association v. Robert Degrau	No. 00579-2017	05/04/17
Pennsylvania State Employees Credit Union v. Donna R. McKean and Harvey I. McKean, Jr.	No. 00584-2017	05/08/17
Bank of America NA v. Lynda Wyatt	No. 00595-2017	05/09/17
Bank of New York Mellon and Bank of New York v. Adam E. Frye and Melissa Frye	No. 00596-2017	05/09/17
Deutsche Bank National Trust Company v. Linda Condrillo, Gail B. Beaudry, Glenn B. Beaudry, Le Ann Wisniewski and Estate of Carl S. Beadry	No. 00599-2017	05/10/17
Wells Fargo Bank NA v. Michele Aviles and Michele L. Aviles	No. 00601-2017	05/10/17

REAL PROPERTY – QUIET TITLE

104 Pennsylvania Avenue LLC v. Estate of

John M. Dziak and Estate of Susan M. Dziak 104 Pennsylvania Avenue LLC v. Estate of Eugene E. Wassmer and Estate of Arietta M. Wassmer	No. 00589-2017	05/08/17
104 Pennsylvania Avenue LLC v. James Allen Muller and Terry M. Muller	No. 00590-2017	05/08/17
	No. 00591-2017	05/08/17

MISCELLANEOUS – REPLEVIN

Ally Financial, Inc. v. M&S Sanitation, Inc. and Ronald McManus	No. 00592-2017	05/08/17
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MISCELLANEOUS – OTHER

Fulton Bank NA and Fulton Bank v. Lynn A. Easparro	No. 45380-2017	05/05/17
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MARRIAGE LICENSE FILINGS

Michael Francis Sherry and Robyn Beverly Eldred	No. 00063-2017	05/05/17
Joseph Louis Demarco and Amanda Rae Leibensperger	No. 00064-2017	05/05/17
William Henry Dougherty and Elizabeth Irene Thomas	No. 00065-2017	05/08/17
John Anderson Haelen and Christina Margaret Scialabba	No. 00066-2017	05/08/17
Joseph Dambrozio and Dolores Marie Knoeller	No. 00067-2017	05/09/17
Barry Robert Bernathy and Jody Marie Welsh	No. 00068-2017	05/09/17
Jose Martinez Amaya and Michele Elizabeth Morales	No. 00069-2017	05/10/17
Rodney Casillas and Anita Beatrice Torres	No. 00070-2017	05/10/17
Vincent Michael Caponero and Roseli Victoria Russo	No. 00071-2017	05/10/17
Christian David Greco and Tracy Ann Nelsen	No. 00072-2017	05/10/17

CUSTODY

Gaige Derossi v. Destrienne Snow	No. 00597-2017	05/10/17
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DIVORCES FILED

Santo Chessari, Jr. v. Katrina L. Chessari	No. 00583-2017	05/05/17
Robert Louis Perry v. Victoria Regina Perry	No. 00593-2017	05/08/17

DIVORCES GRANTED

Carrie C. Betsch v. Christopher G. Betsch	No. 01421-2016	05/04/17
Judy Mary Cooper v. Randall James Cooper	No. 00063-2017	05/04/17
Lizette Taxis v. Luis Alberto Taxis-Taxis	No. 00828-2016	05/08/17
Christopher J. Goyette v. Brianna M. Goyette	No. 00132-2017	05/09/17
Samuel Buchanan v. Ashley Buchanan	No. 01107-2016	05/09/17
Candace Jean Henry v. Douglas Wayne Henry	No. 01205-2016	05/10/17
Joseph Russo v. Karen Mahn	No. 00226-2017	05/11/17

CERTIFIED COPY OF LIEN

PA Dept. of Revenue Bureau of Compliance v. Neil Poulo	No. 45363-2017	05/04/17
PA Dept. of Revenue Bureau of Compliance v. Clauss Construction LLC	No. 45364-2017	05/04/17
PA Dept. of Revenue Bureau of Compliance v. AAF Landscaping, Inc.	No. 45365-2017	05/04/17
PA Dept. of Revenue Bureau of Compliance v. Mark O'Bara	No. 45366-2017	05/04/17
PA Dept. of Revenue Bureau of Compliance v. John Rossy	No. 45367-2017	05/04/17

PA Dept. of Revenue Bureau of Compliance v. Ian Gonzales	No. 45368-2017	05/04/17
PA Dept. of Revenue Bureau of Compliance v. Lance T. Scarano	No. 45369-2017	05/04/17
PA Dept. of Revenue Bureau of Compliance v. Gennadiy I. Tenenbaum	No. 45370-2017	05/04/17
PA Dept. of Revenue Bureau of Compliance v. Paul J. Kelleher and Elena G. Kelleher	No. 45371-2017	05/04/17
PA Dept. of Revenue Bureau of Compliance v. Elena G. Kelleher	No. 45372-2017	05/04/17
PA Dept. of Revenue Bureau of Compliance v. Esther Clayton and Greentown Day Care Center, Inc.	No. 45373-2017	05/04/17
PA Dept. of Revenue Bureau of Compliance v. Robert J. Clayton and Greentown Day Care Center, Inc.	No. 45374-2017	05/04/17
PA Dept. of Revenue Bureau of Compliance v. Edwin Vasquez	No. 45375-2017	05/04/17
PA Dept. of Revenue Bureau of Compliance v. Ian W. Ritchie	No. 45376-2017	05/04/17
PA Dept. of Revenue Bureau of Compliance v. Leandro J. Ruiz, Jr. and Mary A. Ruiz	No. 45377-2017	05/04/17
PA Dept. of Revenue Bureau of Compliance v. S&T Auto Services, Inc.	No. 45378-2017	05/04/17
PA Dept. of Revenue Bureau of Compliance v. Queens Park Oval Asset and Newlands Asset Holdings	No. 45379-2017	05/04/17

JUDGMENT CERT DKT ENTR

Heintzelman Funeral Home, Inc. v. Robert Rudolph, Sr., Kristin Lakics-Seidler, and Louis J. Lakics	No. 45384-2017	05/08/17
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JUDGMENT – TAX LIEN

Department of Justice v. Wang Chuanpin	No. 45387-2017	05/08/17
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MECHANICS LIEN CLAIM

Jim Mellon General Contracting, Inc. and Mellon Certified Restoration v. Kathy Yackanin	No. 00585-2017	05/08/17
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MORTGAGES AND DEEDS

*Recorded from May 04, 2017 to May 10, 2017
Accuracy of the entries is not guaranteed.*

MORTGAGES

BORROWER	LENDER	AMOUNT	LOCATION
Doyle, Zachary	MERS Mortgage Electronic Registration System, Inc. ARK-LA-TEX Financial Services LLC Benchmark Mortgage	81,400	Gold Key Estates Dingman Township

Vellecca, Stephen	MERS Mortgage Electronic Registration System, Inc. Stifel Bank & Trust	65,250	Hemlock Farms Blooming Grove Township
Watson, John Henry Hellman, John Steven	MERS Mortgage Electronic Registration System, Inc. Guaranteed Rate, Inc.	84,700	Gold Key Estates Dingman Township
Hughson, Dennis G. Hughson, Donna	MERS Mortgage Electronic Registration System, Inc. Quicken Loans, Inc.	153,082	Matamoras Borough
Ilan, Yoav Ilan, Yana	MERS Mortgage Electronic Registration System, Inc. Guaranteed Rate, Inc.	414,000	Hemlock Farms Blooming Grove Township
Maddox, Kevin Maddox, Henny H.	MERS Mortgage Electronic Registration System, Inc. Guaranteed Rate, Inc.	74,400	Hemlock Farms Blooming Grove Township
Deweese, Johanna M. Deweese, Bryan G.	Citizens Bank of Pennsylvania	66,800	Birchwood Lakes Delaware Township
Zavurov, Arkady Borukhov, Khanna	JPMorgan Chase Bank NA	105,212	Blooming Grove Township
Lang, Richard E.	JPMorgan Chase Bank NA	39,000	Wehingers Addition Matamoras Borough
Xavisean LLC	Dime Bank	215,000	Milford Borough
Oliver, Melanie Guest, Roger	Pennsylvania Housing Finance Agency	14,500	PMWF Dingman Township
Guerrieri, Gregory S. Guerrieri, Sally	Citizens Bank of Pennsylvania	245,000	Obert/Others Lands Greene Township
Burger, Shaun R.	NBT Bank NA	150,000	Westfall Township
Wilhide, Terry L. Wilhide, Rebecca H.	MERS Mortgage Electronic Registration System, Inc. First National Bank of Pennsylvania	440,000	Razny Lands Greene Township
Sawford, Kyra	Citizens Bank NA	121,125	Gold Key Estates Dingman Township
Olyneec, Catherine A. Olyneec, Alexander	MERS Mortgage Electronic Registration System, Inc. Quicken Loans, Inc.	94,440	Shohola Township

Djiya, Serge Guy	MERS Mortgage Electronic Registration System, Inc. Cityworth Mortgage LLC	412,392	Hidden Estates Map Blooming Grove Township
Ivans, Jonathan P. Ivans, William J. Jr.	NBT Bank NA	170,000	PMWL Dingman Township
Doolittle, Donita Doolittle, Michael L.	PNC Bank NA	26,000	Lackawaxen Township
Marrero, Jorge L. Marrero, George L.	Honesdale National Bank	56,500	Tink-Wig Mountain Lake Forest Lackawaxen Township
Forest Homes of Lake Wallenpaupack, Inc.	Honesdale National Bank	200,000	Masthope Rapids Lackawaxen Township
Fedash, John A.	Honesdale National Bank	111,000	Masthope Rapids Lackawaxen Township
Malouf, Robert P.	MERS Mortgage Electronic Registration System, Inc. Ditech Financial LLC	84,800	Saw Creek Estates Lehman Township
Kravitz, Young Eve Young, Eve Kravitz Kravitz, Murray	MERS Mortgage Electronic Registration System, Inc. Quicken Loans, Inc.	128,627	Saw Creek Estates Lehman Township
Smith, John A. Smith, Christopher J. Smith, John A. Agent	First Northern Bank & Trust Company	124,000	Smith Lands Palmyra Township
Gallagher, Jacqueline Gallagher-Kutscher, Jacqueline Kutscher, Jacqueline Gallagher	Dime Bank	72,000	Birchwood Lakes Delaware Township
Davis, Janet Lynne	Dime Bank	40,000	Masthope Rapids Lackawaxen Township
Just, Anthony Just, Joann	Wayne Bank	70,000	Hemlock Farms Blooming Grove Township
Pencab Re Holdings LLC	Halliman, Tameika	60,000	Maple Park Shohola Township
Melville, Matthew Melville, Karana	MERS Mortgage Electronic Registration System, Inc. USAA Federal Savings Bank	162,000	Conashaugh Lakes Dingman Township

Lacey, Garry M. Lacey, Debbie M.	MERS Mortgage Electronic Registration System, Inc. Bank of America NA	180,000	Falling Waters at Masthope Lackawaxen Township
Gamer, Jessica	MERS Mortgage Electronic Registration System, Inc. American Financial Resources, Inc.	275,500	Coda Map Milford Township
King, Thomas P. King, Lori S.	Dime Bank	100,000	Ledgeview Division Lackawaxen Township
Saydah, Harold Sayden, Harold M. III Saydah, Diane	MERS Mortgage Electronic Registration System, Inc. Quicken Loans, Inc.	201,424	Hinkel Estates Shohola Township
Telfer, Claire E.	MERS Mortgage Electronic Registration System, Inc. Quicken Loans, Inc.	88,827	Masthope Rapids Lackawaxen Township
Capobianco, Carlo Frank	Louis & Diana R. Degiorgis Rev Trust 11/3/14	155,790	Hemlock Farms Blooming Grove Township
Dailey, Bruce Pinto, Kriney Valerie Kriney, Valerie Pinto Kriney, Valerie P.	Wells Fargo Bank NA	125,001	Tanglwood Lakes Palmyra Township
Jones, Martin C. Dixon-Jones, Sarah L. Jones, Sarah L. Dixon	MERS Mortgage Electronic Registration System, Inc. Mortgage America, Inc.	116,400	Birchwood Lakes Delaware Township
McFeely, Sean McFreely, Amy	Citizens Bank NA	99,800	Birchwood Lakes Delaware Township
Cooper, Kenneth D.	MERS Mortgage Electronic Registration System, Inc. First Guaranty Mortgage Corporation	104,395	Pine Ridge Lehman Township
Linardo, Mario J.	MERS Mortgage Electronic Registration System, Inc. Univest Bank & Trust Company	95,959	Saw Creek Estates Lehman Township
Linardo, Mario J.	Univest Bank & Trust Company	4,631	Saw Creek Estates Lehman Township

Gadue, Robert Gadue, Madeline I.	MERS Mortgage Electronic Registration System, Inc. American Advisors Group	393,000	Walker Lake Shohola Township
Gadue, Robert Gadue, Madeline I.	Secretary of Housing &Urban Development	393,000	Walker Lake Shohola Township

DEEDS

BUYER	SELLER	AMOUNT	LOCATION
Fandler, Dennis	Ayers, Lori Tr. Lori Ayers Living Trust 11/28/2008	70,186	Ayers/Ogden/ Hoffman Lands Shohola Township
Klikus, Joseph M. Klikus, Nicole	Klikus, Joseph L. Klikus, Carol A. Est.	1.00	Lackawaxen Township
Rivera, Matthew Rivera, Genevieve	Marhefka, Joseph M. Tr. Marhefka, Janet E. Tr. Marhefka Living Trust 05/18/1998 Marhefka, Joseph M. Marhefka, Janet E.	40,500	Saw Creek Estates Lehman Township
Prof-2013-S3 Legal Title Trust 2 US Bank NA Tr.	Federal National Mortgage Association	54,189	The Falls at Saw Creek Lehman Township
Iaboni, Celinda	Iaboni, Peter Iaboni, Celinda	1.00	Greene Township
Doyle, Zachary	Meisenhelder, Donald K.	95,000	Gold Key Estates Dingman Township
Burovov, Georgiy Shifrina, Tatyana	Natale, Annette J. Natale, Joseph E. Est.	5,000	Wild Acres Delware Township
Readmond, Charles M. III	Leitner, Robert	20,000	Birchwood Lakes Delaware Township
Dikarev, Alexey Dikareva, Nadezda	M&T Bank	51,000	Wild Acres Delaware Township
Scanlon, Cynthia	Cynthia Prichard Scanlon Family Trust Prichard, Scanlon Cynthia Tr. Scanlon, Cynthia Prichard Tr.	1.00	Lake Wallenpaupack Estates Greene Township
Vellecca, Stephen	Schumacher, Edwin J. Schumacher, Catherine	87,000	Hemlock Farms Blooming Grove Township

Watson, John Henry Hellman, John Steven	Clark, Patrick J. Martin, Katherine T.	121,000	Gold Key Estates Dingman Township
Ilan, Yoav Ilan, Yana	Sdao, Joseph Sdao, Josephine	460,000	Hemlock Farms Blooming Grove Township
Maddox, Kevin F. Maddox, Henny H.	Lashkov, Aleksandr Lashkov, Victoria	93,000	Hemlock Farms Blooming Grove Township
Zieba, Marek Zieba, Anna	Zieba, Marek Zieba, Anna	1.00	Hemlock Coves Division Lackawaxen Township
Trails End Land Company, Inc.	Carlucci, Frances Carlucci, Joseph Est.	6,075	Shohola Falls Trails End Shohola Township
Rader, Nancy K. Kopsco, Douglas A.	Otteson, Doris Est. Otteson, Doris D. Est. Otteson, Nannete Kopsco, Elizabeth O. Otteson, Nannete Exrx. Kopsco, Elizabeth O. Exrx.	1.00	Lackawaxen Township
Lawless, Daniel A. Dodsworth, Michelle	Lawless, Daniel A. Lawless, Linda M. Est.	1.00	Westfall Township
Megarisi, Georgia	Klig, Yanina Elfond, Elaine Kilg, Zinovy Est.	145,000	Wild Acres Delaware Township
Berleth, John	Bank of New York Mellon Tr. Bank of New York Tr. CWABS, Inc. Asset Backed Certs Series 2007-1 Specialized Loan Servicing LLC Agent	22,500	Birchwood Lakes Delaware Township
Xavisean LLC	Kosierowski, Joseph Admr. Ruber, Michael H. Est.	95,000	Milford Borough
Rauch, Barbara	Rauch, Frank Admr. Clerici, John E. Est.	1.00	Oak Hills Division Lackawaxen Township
Brown, Adam	Shestopalov, Vladyslav	138,000	Marcel Lake Estates Delaware Township
Foss, Jeffrey Lee Foss, Katherine	Schultz, Cathleen A.	1.00	St. John Map Matamoras Borough
Hilsmann, Karleen	Hilsmann, Karleen Exrx. Forman, Irma Est.	3,000	PMLE Lehman Township

Paolucci, Frank V. Jr.	Fannie Mae Federal National Mortgage Association KML Law Group PC Agent	24,000	Birchwood Lakes Delaware Township
Wilhide, Terry L.	Wert, Jeffrey Wert, Gail A. Wilhide, Rebecca H.	550,000	Razny Lands Greene Township
Sawford, Kyra	Stubenvoll, Edward J.	127,500	Gold Key Estates Dingman Township
Dittmar, Matthew Dittmar, Susan	Riske, Patricia Riske, Paul K. Est.	40,000	Lennon Lands Palmyra Township
Djiya, Serge Guy	Afraim, Alan	420,000	Hidden Estates Map Blooming Grove Township
Irish, Sandra K.	Irish, George Treat, Jeffrey S. Guard Irish, Sandra	1.00	White Sands Spring Palmyra Township
Koellner, William Koellner, James	Koellner, William Koellner, James Koellner, John	1.00	Cortese Map Lackawaxen Township
Serio, Thomas Salvatore Tr. Serio, Denise Ann Tr. Serio Family Revocable Trust 01/27/2017	Serio, Thomas S. Serio, Denise A.	1.00	Tanglwood Lakes Palmyra Township
Beltre, Rafael Gonzalez, Marela	Rojas, Luis Rojas, Hilda	5,000	Lake Adventure Dingman Township
Foster, Edley Tr. Edley Foster Revocable Living Trust 7/15/14	Foster, Edley	1.00	Emery Subdivision Milford Township
VP Diamond Homes LLC	US Bank NA Tr. Pennsylvania Housing Finance Agency Trust Indenture 04/01/1982 Pennsylvania Housing Finance Agency Agent	11,000	Birchwood Lakes Delaware Township
Montanez, Michael	Zu, Wei	20,000	Happy Hollow Shohola Township
Liberatore, David	Liberatore, David Exr. Liberatore, Joseph Est. Liberatore, Edyth Est. Liberatore, Edyth C. Est.	1.00	Greene Township

White, Dorothonn M. White, Joseph K.	US Bank NA Tr. Wachovia Bank NA Tr. JPMorgan Mortgage Trust 2004-A3 Mortgage Pass Thru Certs Nationstar Mortgage LLC Agent	183,225	Dingman Township
Lillys Allure Shop LLC	Maniscalco, Frank Maniscalco, Liliana	58,500	Saw Creek Estates Lehman Township
Edwards, Earl C. Edwards, Vivian	Edwards, Douglas C. Edwards, Daniel J.	1.00	Milford Township
Kravitz, Young Eve Young, Eve Kravitz Kravitz, Murray	Our Royal REI Services LLC	131,000	Saw Creek Estates Lehman Township
Smith, John A. Smith, Christopher J.	Fairway Properties LLC	130,000	Smith Lands Palmyra Township
Miller, Michael	Bank of New York Mellon Tr. Bank of New York Tr. CWABS, Inc. Asset Backed Certs Series 2007-5 New Penn Financial LLC Agent Shellpoint Mortgage Servicing Agent	21,000	The Falls at Saw Creek Lehman Township
Melville, Matthew Melville, Karana	Valla, Anthony Valla, Yolene	272,000	Conashaugh Lakes Dingman Township
Lacey, Garry M. Lacey, Debbie M.	Wnek, Stanley Wnek, Martha	240,000	Falling Waters at Masthope Lackawaxen Township
Spence, Warren Spence, Linda	Mikhlyn, Vadim Mikhlyn, Inga	1,760	Masthope Rapids Lackawaxen Township
Gamer, Jessica	Ayers, Deborah M. Coda, Deborah Coda, William	290,000	Coda Map Milford Township
King, Thomas P. King, Lori S.	Vinogradov, Lana Vinogradov, David Povar, Edward Povar, Tanya	140,000	Ledgeview Division Lackawaxen Township
Scott, Alan Scott, Fiona	Derstine, Vernon L. Derstine, Miriam	650,000	Kuzmik Lands Palmyra Township
Meehan, James Salerno, Meehan Mary Meehan, Mary Salerno	Meehan, James Salerno, Meehan Mary Meehan, Mary Salerno Salerno, John A.	1.00	Palmyra Township

Ionic Properties LLC	Glenn, Thomas A. Exr. Glenn, Allan T. Est. Glenn, Patricia T. Est.	5,000	Falling Waters at Masthope Lackawaxen Township
Dailey, Bruce Kriney, Valerie P.	Stelletell, Richard J. Stelletell, Helen D.	230,000	Tanglwood Lakes Palmyra Township
Jones, Martin C. Dixon-Jones, Sarah L. Jones, Sarah L. Dixon	Giummo, Marie Burns, Susan	145,500	Birchwood Lakes Delaware Township
Hannigan, Elizabeth	Hannigan, Thomas F. Est. Hannigan, Elizabeth	1.00	Gold Key Estates Dingman Township
Cerbone, Benito Cerbone, Donna	Tracy, Robert Tracy, Danielle	12,000	Shohola Falls Trails End Shohola Township
Deleeuw, Bronson	Sprenger, Edwin S. Sprenger, Patricia	12,000	Lackawaxen Township
Three Bags Full LLC	DJS Builders, Inc. D J S Builders, Inc. Holland Enterprises, Inc. Green Valley Associates	18,994	Porter Township
Cooper, Kenneth	Gambino, Audrey T Exrx. Gambino, Steven Exr. Gambino, Charles Est. Gambino, Charles D. Est.	114,000	Pine Ridge Lehman Township
Linardo, Mario J.	Bonanno, Joseph Bonanno, Marina Urena, Julio Casperson, Margherita	95,000	Saw Creek Estates Lehman Township
Bash-Flowers, Verna Flowers, Verna Bash Flowers, Bryan A.	Bash-Flowers, Verna Flowers, Verna Bash Flowers, Bryan A.	1.00	Hemlock Farms Blooming Grove Township
Gadue, Robert Gadue, Madeline I.	Gadue, Robert Gadue, Madeline I. Boyle, Jeanne M.	1.00	Walker Lake Shohola Township
Pigford, Cheryl	Pigford, Cheryl Admrx. Pigford, Allen B. Est. Pigford, Konate Toya Konate, Toya Pigford Pigford, Monica	1.00	Sunrise Lake Dingman Township
Johnston, Michael P. Johnston, Nancy Lynn	Johnston, Michael P.	1.00	PMWL Dingman Township

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