

**IN THE COURT OF
COMMON PLEAS OF
MONROE COUNTY
43rd JUDICIAL DISTRICT
COMMONWEALTH OF
PENNSYLVANIA
No. 9723 CV 2017
In Re: Gay Ann Majewski
ORDER**

AND NOW on this 17th day of January 2018, upon consideration of the Motion to Continue Petition for Name Change hearing, it is hereby ORDERED that the Petition for Name Change hearing scheduled for Feb. 16, 2018 at 1:30 p.m. is hereby continued to the 18th day of April 2018 at 2:30 p.m. in Courtroom No. 6, Monroe County Courthouse, 7th and Monroe Streets, Stroudsburg, PA.
PR - Feb. 23

**PUBLIC NOTICE
CIVIL ACTION LAW
COURT OF COMMON PLEAS
MONROE COUNTY
Number 1415 CV 2017**

BANK OF AMERICA, N.A.

v.
Christopher Grace

**NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY**

TO: Christopher Grace

Your house (real estate) at 108 Woods Way, Stroudsburg, Pennsylvania 18360 is scheduled to be sold at Sheriff's Sale on May 31, 2018 at 10:00 a.m. at Monroe County Courthouse, Stroudsburg, Pennsylvania 18360 to enforce the court judgment of \$264,011.57 obtained by BANK OF AMERICA, N.A. against the above premises.

NOTICE OF OWNER'S RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

To prevent this Sheriff's Sale you must take immediate action:

1. The sale will be canceled if you pay to BANK OF AMERICA, N.A. the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, LLC, Esquire at (215) 790-1010.

2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See the following notice on how to obtain an attorney.)

YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling McCabe, Weisberg and Conway, LLC, Esquire at (215) 790-1010.

2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.

3. The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, LLC, at (215) 790-1010.

4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.

5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may

bring legal proceedings to evict you.

6. You may be entitled to a share of the money which was paid for your real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.

7. You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

**LAWYER REFERRAL SERVICE
ASSOCIATION DE LICENCIADOS**

**Monroe County Bar Assoc.
Find a Lawyer Program**

913 Main Street

Stroudsburg, PA 18360

(570) 424-7288

McCABE, WEISBERG & CONWAY, LLC

Attorneys for Plaintiff

123 S. Broad St., Ste. 1400

Phila., PA 19109, 215-790-1010

PR - Feb. 23

**PUBLIC NOTICE
CIVIL ACTION LAW
COURT OF COMMON PLEAS
MONROE COUNTY
Number 7495-cv-16**

Federal National Mortgage Association ("Fannie Mae"), a Corporation organized and existing under the laws of the United States of America
v.

Robert F. Fratangelo, III, Mortgagor and Real Owner, Robert F. Fratangelo, Jr., Mortgagor and Real Owner in His Capacity as Known Surviving Heir of Geraldine Fratangelo, and Unknown Surviving Heirs of Geraldine Fratangelo

**NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY**

TO: Robert F. Fratangelo, III, Mortgagor and Real Owner

Your house (real estate) at 36 Carnation Road n/k/a 340 Carnation Road, East Stroudsburg, Pennsylvania 18301 is scheduled to be sold at Sheriff's Sale on March 29, 2018 at 10:00 a.m. at Monroe County Courthouse, 610 Monroe St, Stroudsburg, Pennsylvania 18360 to enforce the court judgment of \$104,218.17 obtained by Federal National Mortgage Association ("Fannie Mae") against the above premises.

NOTICE OF OWNER'S RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

To prevent this Sheriff's Sale you must take immediate action:

1. The sale will be canceled if you pay to Federal National Mortgage Association ("Fannie Mae") the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, LLC, Esquire at (215) 790-1010.

2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See the following notice on how to obtain an attorney.)

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3. The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, LLC, at (215) 790-1010.

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5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.

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LAWYER REFERRAL SERVICE

ASSOCIATION DE LICENCIADOS

Monroe County Bar Assoc.

Find a Lawyer Program

913 Main Street

Stroudsburg, PA 18360

(570) 424-7288

McCABE, WEISBERG & CONWAY, LLC

Attorneys for Plaintiff

123 S. Broad St., Ste. 1400

Phila., PA 19109, 215-790-1010

PR - Feb. 23

**PUBLIC NOTICE
COURT OF COMMON PLEAS
OF MONROE COUNTY
FORTY-THIRD
JUDICIAL DISTRICT
COMMONWEALTH OF
PENNSYLVANIA
NO. 4036 CV 2017
ACTION TO QUIET TITLE**

DAVID J. LEE and LISA K. LEE,

Plaintiffs,

vs.

KOREA FIRST BANK OF NEW YORK, ITS SUCCESSOR, BANK OF HOPE, and ANY AND ALL UNKNOWN SUCCESSORS AND ASSIGNS
Defendants.

NOTICE TO KOREA FIRST BANK OF NEW YORK, ITS SUCCESSOR, BANK OF HOPE, and ANY AND ALL UNKNOWN SUCCESSORS AND ASSIGNS

You are hereby notified that Plaintiffs, David J. Lee and Lisa K. Lee, have filed a Complaint to Quiet Title endorsed with a Notice to Defend against you in this Court, docketed to No. 4036 CV 2017. Plaintiffs allege in the Complaint that you held a mortgage for David J. Lee for the real property known as Unit 37E, Skyview Drive, Shawnee-on-Delaware, situate in Smithfield Township, Monroe County, Pennsylvania, bearing Monroe County Tax Code #16/117930, and PIN #16733201490790, which mortgage was never satisfied of record. Plaintiffs seek an Order of Court declaring Plaintiffs, David J. Lee and Lisa K. Lee, the legal and equitable owners of the property with good and valid title, free and clear of all interest you may assert in the property; declare the mortgage satisfied; and, direct the Prothonotary to sign a satisfaction for recording. You are hereby notified to plead to the Complaint in this case within twenty (20) days from the date of this publication.

If you wish to defend you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the Court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

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Monroe County Bar Association

Find a Lawyer Program

913 Main Street

Stroudsburg, PA 18360

Telephone (570) 424-7288

Fax (570) 424-8234

WEITZMANN, WEITZMANN & HUFFMAN, LLC

By: Deborah L. Huffman, Esquire

700 Monroe Street

Stroudsburg, PA 18360

(570) 421-8550

(Attorney for Plaintiffs)

PR - Feb. 23

**PUBLIC NOTICE
COURT OF COMMON PLEAS
OF MONROE COUNTY
FORTY-THIRD
JUDICIAL DISTRICT
COMMONWEALTH OF
PENNSYLVANIA
NO. 568 CV 2018
ACTION TO QUIET TITLE and
FOR JUDGMENT BY
ADVERSE POSSESSION**

LLOYD L. PLUMMER and CAROL ANN PLUMMER,
husband and wife,
Plaintiffs,

vs.

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM OR THROUGH CLARENCE W. WALZ, DECEASED, ROBERT FRANKENFIELD, DECEASED and H.H. FRANKENFIELD, DECEASED
Defendants.

NOTICE TO UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR AS-

SOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM OR THROUGH CLARENCE W. WALZ, DECEASED, ROBERT FRANKENFIELD, DECEASED and H.H. FRANKENFIELD, DECEASED

ments of Proposed Distribution must be filed with the Clerk of Court of the Orphans' Court Division before the above specified time.

GEORGE J. WARDEN
Clerk of Orphans' Court

You are hereby notified that Plaintiffs, Lloyd L. Plummer and Carol Ann Plummer, have filed a Complaint to Quiet Title and For Judgment by Adverse Possession, endorsed with a Notice to Defend against you in this Court, docketed to No. 568 CV 2018. Plaintiffs allege in the Complaint that you were the prior owner of an interest in the property located in the Borough of Stroudsburg, Monroe County, Pennsylvania, bearing Tax Code # 18-1/17/37-1 and PIN 18-7301-19-62-9189. Plaintiffs, Lloyd L. Plummer and Carol Ann Plummer, seek an Order of Court declaring that Plaintiffs are the legal and equitable owners of the referenced property with good and valid title, free and clear of all interest you may assert in the property. You are hereby notified to plead to the Complaint in this case within twenty (20) days from the date of this publication.

If you wish to defend you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the Court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

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Monroe County Bar Association
Find a Lawyer Program
913 Main Street
Stroudsburg, PA 18360
Telephone (570) 424-7288
Fax (570) 424-8234

WEITZMANN, WEITZMANN & HUFFMAN, LLC
By: Todd W. Weitzmann, Esquire
700 Monroe Street
Stroudsburg, PA 18360
(570) 421-8550
(Attorney for Plaintiffs)

PR - Feb. 23

**PUBLIC NOTICE
COURT OF COMMON PLEAS
OF MONROE COUNTY,
PENNSYLVANIA,
FORTY-THIRD
JUDICIAL DISTRICT
ORPHANS' COURT DIVISION**

The following Executors, Administrators, Trustees, or Guardians have filed Accounts and Statements of Proposed Distribution in the Office of the Clerk of the Orphans' Court Division:

In Re: TRUST UNDER WILL OF CHARLES E. PETERS, DECEASED, DATED DECEMBER 14, 1949

Twenty First and Final Account Stated by PNC Bank (formerly First Stroudsburg National Bank) and Linda Pipher (who died 11/26/02) Trustees

NOTICE

All parties interested are notified that the above Accounts and Statements of Proposed Distribution will be presented for Confirmation to a Judge of the Orphan's Court on 5th day of March, 2018, at 9:30 A.M.

All objections to the above Account and/or State-

PR - February 16, 23

**PUBLIC NOTICE
DISSOLUTION**

NOTICE IS HEREBY GIVEN to all persons interested or who may be effected by the dissolution of JOE NOWAKOWSKI AGENCY INC., a business corporation, that it has filed with the Department of State, Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, on or about 02/02/2018, Articles of Dissolution to dissolve the aforesaid corporation by the shareholders, and that the Board of Directors are now engaged in winding up and settling the affairs of said corporation so that its corporation existence shall be ended by the issuance of a Certificate of Dissolution by the Department of State, Commonwealth of Pennsylvania, in compliance with the requirements of 15 Pa.C.S / §1905 or 5905.

PR - Feb. 23

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Alfonso Boston, late of Tunkhannock Township, Monroe County, Commonwealth of Pennsylvania, deceased.

Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

Nora W. Young
1257 Glade Drive
Long Pond, PA 18334
PR - Feb. 23, March 2, March 9

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF Anders A. Holmberg, MD, late of Middle Smithfield Township, Monroe County, Pennsylvania.

Letters of Administration in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or her attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.

Administrator:
Stella Holmberg
3437 Frontier Road
P.O. Box 180
Marshalls Creek, PA 18335

Elizabeth M. Field, Esquire
Powlette & Field, LLC
508 Park Avenue
Stroudsburg, PA 18360

PR - Feb. 23, March 2, March 9

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF **BEVERLY GAGLIONE**, late of Smithfield Township, Monroe County, Pennsylvania, deceased.

Letters Testamentary in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or his attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-third Judicial District, a particular statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to claimant.

Brian Scott Gaglione
605 Thomas Street
Stroudsburg, PA 18360

Lori J. Cerato, Esq.
Kelly L. Lombardo, Esq.
729 Sarah Street
Stroudsburg, PA 18360
570-424-3506

PR - Feb. 9, Feb. 16, Feb. 23

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Earl R. Burch, a/k/a Earl Burch, late of 2216 Pioneer Road, Stroudsburg, Monroe County, Pennsylvania, deceased.

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or their attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

PR - Feb. 23, March 2, March 9

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Frieda A. Tice, late of Jackson Township, Monroe County, Commonwealth of Pennsylvania, deceased.

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

Sheila A. Tice
2503 Route 209
Sciota, PA 18354

PR - Feb. 16, Feb. 23, March 2

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF **HERBERT A. YOST**, late of Stroud Township, Monroe County, Pennsylvania, deceased.

Letters Testamentary in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-third Judicial District, a particular statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to claimant.

Diane B. Price

610 Mill Creek Road
Cresco, PA 18326

Lori J. Cerato, Esq.
Kelly L. Lombardo, Esq.
729 Sarah Street
Stroudsburg, PA 18360
570-424-3506

PR - Feb. 23, March 2, March 9

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF **JANET HERLIHY**, late of Coolbaugh Township, Monroe County, PA, deceased.

Letters of Administration, in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.

Kathleen E. Walters, Esq.
Higgins & Walters, LLC
26 North Sixth Street
Stroudsburg, PA 18360

PR - Feb. 23, March 2, March 9

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Javier Jorge Gallo a/k/a Javier J. Gallo, a/k/a Javier Gallo, late of 2327 S. Ridge Drive, East Stroudsburg, Monroe County, Pennsylvania, deceased.

LETTERS OF ADMINISTRATION in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or her attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.

Juana Gallo, Administratrix
c/o
David L. Horvath, Esquire
712 Monroe Street
P.O. Box 511
Stroudsburg, PA 18360

NEWMAN, WILLIAMS, MISHKIN,
CORVELEYN, WOLFE & FARERI, P.C.
By: David L. Horvath, Esq.
712 Monroe Street
Stroudsburg, PA 18360-0511

PR - Feb. 16, Feb. 23, March 2

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **JOHN F. VALINOTE SR.**, a/k/a **JOHN F. VALINOTE**, a/k/a **JOHN VALINOTE**, late of Hamilton Township, Monroe County, Commonwealth of Pennsylvania, deceased.

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

JOYCE WALLACE, Executor
c/o Matergia and Dunn

919 Main Street
Stroudsburg, PA 18360

Ralph A. Matergia, Esquire
MATERGIA and DUNN
919 Main Street
Stroudsburg, PA 18360

CORVELEYN, WOLFE & FARERI, P.C.
By: Daniel M. Corveleyn, Esq.
712 Monroe Street
PO Box 511
Stroudsburg, PA 18360-0511

PR - Feb. 23, March 2, March 9

PR - Feb. 9, Feb. 16, Feb. 23

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF **JOHN W. BACHMAN, a/k/a John William Bachman, a/k/a John Bachman**, late of Stroud Township, Monroe County, Pennsylvania, deceased.

Letters of Testamentary in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment, and those having claims are directed to present the same, without delay, to the undersigned, or to her attorney within four (4) months from the date hereof, and to file with the Clerk of Court of Common Pleas of Monroe County, Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by affidavit, setting forth an address within the County where notice may be given to claimant.

Carole E. Bachman, Executrix
c/o Daniel P. Lyons, Esquire
11 North Eighth Street
Stroudsburg, PA 18360

PR - Feb. 23, March 2, March 9

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF **Rebecca Pandolfelli**
Late of Tobyhanna Township, Monroe County, Commonwealth of Pennsylvania, deceased.

Letters of Administration in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the Court where notice may be given to Claimant.

Miguel Pandolfelli, Administrator
123 Sir Lyonesse Court
Blakeslee, PA 18610
and to:

Patrick J. Best, Esq.
ARM Lawyers
18 North Eighth Street
Stroudsburg, PA 18360

P - Feb. 23, March 2, March 9

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Rosemary A. Getz a/k/a Rosemary Getz**, late of Scotrun, Monroe County, Pennsylvania, deceased.

LETTERS TESTAMENTARY in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or his attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.

Darrell R. Miller, Executor
101 Ticonderoga Drive
Warwick, RI 02889

NEWMAN, WILLIAMS, MISHKIN,

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF **SUSAN D. PETERS**, late of Pocono Township, Monroe County, Pennsylvania, deceased.

Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Pennsylvania, Orphans' Court Division, a particular statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to claimant.

Christina Mansor, Administratrix
1078 Wyoming Avenue, Box #124
Wyoming, PA 18644

Richard E. Deetz, Esq.
1222 North Fifth Street
Stroudsburg, PA 18360

PR - Feb. 9, Feb. 16, Feb. 23

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **William F. Betz, a/k/a William Farr Betz**, deceased, late of the Township of Eldred, County of Monroe and Commonwealth of Pennsylvania.

Letters of Administration C.T.A. have been granted to the undersigned, who requests all persons having claims or demands against the Estate of the Decedent to make known the same, and all persons indebted to the Decedent to make payments without delay to:

Deborah L. Betz-Harleman
P.O. Box 271
Kresgeville, PA 18333

or to her Attorney:

Jenny Y.C. Cheng, Esquire
Cheng Law Offices, P.C.
314 Delaware Avenue
P.O. Box 195
Palmerton, PA 18071

PR - Feb. 23, March 2, March 9

**PUBLIC NOTICE
ESTATE NOTICE**

Letters of Administration have been granted on the Estate of **Jennifer Dobeck**, Deceased, late of Monroe County, who died on Nov. 22, 2017, to **Edward Dobeck Sr.**, Administrator.

Connie J. Merwine, Esquire, 501 New Brodheadsville Blvd. N., Brodheadsville, PA 18322 is counsel.

All persons having claims against the estate are requested to present them in writing within four (4) months and all persons indebted to the estate to make payment to it in care of the Attorney noted.

Connie J. Merwine, Esquire
501 New Brodheadsville Blvd. N.
Brodheadsville, PA 18322

PR - Feb. 9, Feb. 16, Feb. 23

**PUBLIC NOTICE
ESTATE NOTICE**

Letters Testamentary have been granted on the ESTATE OF **ALI M. ZADEH**, DECEASED, late of Tobyhanna, Pennsylvania, who died on December 19, 2017, to **Saroya M. Zadeh**, Personal Representative.

Kirby G. Upright, Esquire, One West Broad Street, Suite 700, Bethlehem, PA 18018, is counsel.

All persons having claims against the estate are requested to present them in writing and all persons indebted to the estate to make payment to it in care of the Attorney noted above.

KING SPRY HERMAN FREUND & FAUL LLC
By: Kirby G. Upright, Esquire
One West Broad Street, Suite 700
Bethlehem, PA 18018
610-332-0390

PR - Feb. 23, March 2, March 9

**PUBLIC NOTICE
ESTATE NOTICE**

LETTERS TESTAMENTARY have been granted to Philip D. Pope, Executor of the estate of **Mary Ann Armillei**, deceased, who died on August 18, 2017.

Jeffrey A. Durney, Attorney, P.O. Box 536, Merchants Plaza, Tannersville, PA 18372-0536 is counsel.

All persons having claims against the estate are requested to present them in writing within four (4) months from the date hereof and all persons indebted to the estate are requested to make payment to it in care of the attorney noted above.

Philip D. Pope - Executor

Jeffrey A. Durney, Esquire
P.O. Box 536, Merchants Plaza
Tannersville, PA 18372-0536

PR - Feb. 9, Feb. 16, Feb. 23

**PUBLIC NOTICE
ESTATE NOTICE**

NOTICE IS HEREBY GIVEN that Letters Testamentary have been granted by the Register of Wills of Monroe County, PA, on January 16, 2018, in the Estate of **Dolores P. McFarland**, late, of Polk Township, who died October 30, 2017, to George Recceck, IV, Executor.

All persons indebted to said Estate are requested to make payment and those having claims to present them immediately to:

SENAPE & ASSOCIATES
James V. Senape, Jr., Esquire
Catherine A. McGovern, Esquire
Michael B. Senape, Esquire
612-614 Main Street, P. O. Box 179
Freeland, PA 18224-0179
570-636-3133

R - Feb. 9, Feb. 16, Feb. 23

**PUBLIC NOTICE
FICTITIOUS NOTICE**

Notice is hereby given that an application was filed with the Department of State of the Commonwealth of Pennsylvania in Harrisburg under the Fictitious Name Act on Jan. 29, 2018 to register the fictitious name "**Pocono Mountains Magazine**," in relation to the conduct of a business with a principal office at 1929 North Fifth St., Stroudsburg, Pennsylvania 18360.

The name and address of the limited liability company owning or interested in said business is Pocono Mts. Publications, LLC, 1929 North Fifth St., Stroudsburg, PA 18360.

CRAMER, SWETZ, McMANUS & JORDAN, P.C.

By: William B. Cramer, Esquire
711 Sarah Street
Stroudsburg, PA 18360

PR - Feb. 23

**PUBLIC NOTICE
INCORPORATION NOTICE
Not-For-Profit Corporation**

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania on 2/7/2018 for the purpose of obtaining a Certificate of Incorporation for a not-for-profit business corporation organized under the Non-Profit Business Corporation Law of 1988, as amended.

The name of the corporation is
**Pocono Mountain Villas
Owners Association, Inc.**

PR - Feb. 23

**PUBLIC NOTICE
INCORPORATION 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:

Elliot Trucking Inc.

PR - Feb. 23

**PUBLIC NOTICE
INCORPORATION 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:

Supreme Tire & Autoworks Inc.

PR - Feb. 23

**PUBLIC NOTICE
In the Court of Common Pleas
Monroe County
Civil Action - Law
Notice of Ejectment
No. 7195 CV 2017**

Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, not individually but as Trustee for Pretium Mortgage Acquisition Trust, Plaintiff vs. Arleen M. Stewart a/k/a Arleen Stewart, Ronald B. Stewart a/k/a Ronald Stewart and/or Any and All Current Occupant(s), Defendants

To: **Arleen M. Stewart a/k/a Arleen Stewart, Ronald B. Stewart a/k/a Ronald Stewart and/or Any and All Current Occupant(s)**, Defendants, whose last known address is 454 Maple Court, Tannersville, PA 18372. This firm is a debt collector and we are attempting to collect a debt owed to our client. Any information obtained from you will be used for the purpose of collecting the debt. You are hereby notified that Plaintiff, Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, not individually but as Trustee for Pretium Mortgage Acquisition Trust has filed a Complaint in Ejectment endorsed with a notice to defend against you in the Court of Common Pleas of Monroe County, PA, wherein Plaintiff seeks possession of the property located, 454 Maple Court, Tannersville, PA 18372. **Notice:** You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after the Complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, go to or telephone the office set forth below. This office can provide you with information about hiring a lawyer. If you cannot afford to hire a Lawyer, this office may be able to provide you with information about agencies that may offer legal services to eligible persons at a reduced fee or no fee. Lawyers Referral Service, Monroe County Bar Assn., Find a Lawyer Program, 913 Main St., Stroudsburg, PA 18360, 570.424.7288. KML Law Group, P.C., Attys. for Plaintiff, Ste. 5000, 701 Market St., Phila., PA 19106, 215-627-1322.

PR - Feb. 23

**PUBLIC NOTICE
In The Court of
Common Pleas
Monroe County,
Pennsylvania
Civil Action-Law
No. 2017-07417**

**Notice of Action in
Mortgage Foreclosure**

Nationstar Mortgage LLC d/b/a Mr. Cooper, Plaintiff vs. William Hubbs a/k/a Bill Hubbs, Known Heir of Ellen Hubbs, deceased, Stephen Hubbs, Known Heir of Ellen Hubbs, deceased, Linda Hoefler, Known Heir of Ellen Hubbs, deceased, April Pollack, Known Heir of Ellen Hubbs, deceased, Kerri Chamberlain, Known Heir of Ellen Hubbs, deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Ellen Hubbs, deceased, Defendants

**NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY**

To: Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or Under Ellen Hubbs, deceased, Defendant(s), whose last known address is 3210 Evergreen Circle f/k/a 214 Evergreen Circle, Tobyhanna, PA 18466.

Your house (real estate) at: 3210 Evergreen Circle f/k/a 214 Evergreen Circle, Tobyhanna, PA 18466, 03/4A/3/37 (Pin #03635602951405), is scheduled to be sold at Sheriff's Sale on 7/26/18, at 10:00 AM, at Monroe County Courthouse, at the Steps of the Monroe County Courthouse, 7th & Monroe Streets, Courthouse Sq., Stroudsburg, PA 18360, to enforce the court judgment of \$155,278.57, obtained by Nationstar Mortgage LLC d/b/a Mr. Cooper (the mortgagee) against you. - NOTICE OF OWNER'S RIGHTS - YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE - To prevent this Sheriff's Sale you must take immediate action: 1. The sale will be cancelled if you pay back to Nationstar Mortgage LLC d/b/a Mr. Cooper, the amount of the judgment plus costs or the back payments, late charges, costs, and reasonable attorneys fees due. To find out how much you must pay, you may call: (610)278-6800. 2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause. 3. You may be able to stop the sale through other legal proceedings. 4. You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See notice below on how to obtain an attorney.) - YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE - 5. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling (610)278-6800. 6. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property. 7. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened you may call 570.517.3309. 8. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened. 9. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you. 10. You may be entitled to a share of the money, which was paid for your house. A schedule of distribution of the money bid for your house will be filed by the Sheriff no later than thirty days after the Sheriff Sale. This schedule will state who will be receiving the money. The money will be paid out in accordance with this schedule unless exceptions (reasons why

the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the date of filing of said schedule. 11. You may also have other rights and defenses or ways of getting your house back, if you act immediately after the sale. YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE LISTED BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP. Monroe County Bar Assn., Find a Lawyer Program, 913 Main St., Stroudsburg, PA 18360; 570.424.7288 . PURSUANT TO THE FAIR DEBT COLLECTION PRACTICES ACT YOU ARE ADVISED THAT THIS LAW FIRM IS DEEMED TO BE A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Christopher A. DeNardo, Kristen D. Little, Kevin S. Frankel, Samantha Gable, Daniel T. Lutz, Leslie J. Rase, Alison H. Tulio & Katherine M. Wolf, Attys. for Plaintiff

Shapiro & DeNardo, LLC
3600 Horizon Dr., Ste. 150
King of Prussia, PA 19406

PR - Feb. 23

**PUBLIC NOTICE
IN THE COURT OF
COMMON PLEAS OF
MONROE COUNTY
CIVIL ACTION - LAW
Civil Action No. 7857 CV 2017**

U.S. Bank National Association, as Trustee for C-BASS Mortgage Loan Asset-Backed Certificates, Series 2007-CB4, c/o Ocwen Loan Servicing, LLC, Plaintiff vs. Braulio J. Serrano, Defendant

To: Braulio J. Serrano, Defendant, whose last known address is 1656 Marjorie Court a/k/a 105 Marjorie Court, East Stroudsburg, PA 18302.

You have been sued in mortgage foreclosure on premises: 1656 Marjorie Court a/k/a 105 Marjorie Court, East Stroudsburg, PA 18302 based on defaults since 03/01/2017. You owe \$324,582.15 plus interest.

NOTICE

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in the notice above, you must take action within twenty (20) days after this Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you. YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH THE INFORMATION ABOUT HIRING A LAWYER. IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

**Monroe County Bar Assn.
Find A Lawyer Program
913 Main St.,
Stroudsburg, PA 18360
570.424.7288**

Steven K. Eisenberg, M. Troy Freedman, Edward J. McKee & Andrew J. Marley, Attys. for Plaintiff

STERN & EISENBERG, PC
The Shops at Valley Sq.
1581 Main St., Ste. 200
Warrington, PA 18976
(215) 572-8111

PR - Feb. 23

**PUBLIC NOTICE
IN THE COURT OF
COMMON PLEAS OF
MONROE COUNTY
FORTY THIRD
JUDICIAL DISTRICT
COMMONWEALTH OF
PENNSYLVANIA
CIVIL ACTION
NO. 7732-CV-2017**

Deutsche Bank National Trust Company, as Trustee for ABFC 2004-HE1 Trust, ABFC Asset-Backed Certificates, Series 2004-HE1, Plaintiff vs. Calmen A. Stewart, Known Heir of Vera Stewart and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or Under Vera Stewart, Defendant(s)

**NOTICE OF SALE OF
REAL PROPERTY**

To: Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or Under Vera Stewart, Defendant(s), whose last known addresses are 3 Helen Drive, Stroudsburg, PA 18360 a/k/a 430 Emery Wheel Road, Stroudsburg, PA 18360 and 18731 Sullivan Road, Saint Albans, NY 11412.

Your house (real estate) at 3 Helen Drive, Stroudsburg, PA 18360 a/k/a 430 Emery Wheel Road, Stroudsburg, PA 18360, is scheduled to be sold at the Sheriff's Sale on 7/26/18 at 10:00 a.m. in the Monroe County Courthouse, Stroudsburg, PA, to enforce the court judgment of \$135,094.83, obtained by Plaintiff above (the mortgagee) against you. If the sale is postponed, the property will be relisted for the Next Available Sale. Property Description: ALL THAT CERTAIN LOT OF LAND SITUATE IN TOWNSHIP OF STROUD, MONROE COUNTY, PENNSYLVANIA: BEING KNOWN AS: 3 Helen Drive, Stroudsburg, PA 18360 a/k/a 430 Emery Wheel Road, Stroudsburg, PA 18360. PROPERTY ID NO.: 17/11B/1/40. PIN NUMBER: 17639001374848. IMPROVEMENTS: Residential Property. TITLE TO SAID PREMISES IS VESTED IN VERA STEWART BY DEED FROM LAWRENCE L. WILLIAMS, SR., unmarried DATED 04/22/2004, RECORDED 04/30/2004, IN DEED BOOK 2188, PAGE 5821 HAVING BEEN ERECTED THERON A SINGLE FAMILY DWELLING. UDREN LAW OFFICES, P.C. IS A DEBT COLLECTOR AND THIS IS AN ATTEMPT TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. IF YOU ARE NOT OBLIGATED UNDER THE NOTE OR YOU ARE IN BANKRUPTCY OR YOU RECEIVED A DISCHARGE OF YOUR PERSONAL LIABILITY UNDER THE NOTE IN BANKRUPTCY, THIS COMMUNICATION IS NOT SENT TO COLLECT THE DEBT; RATHER, IT IS SENT ONLY TO PROVIDE INFORMATION WITH REGARD TO THE LENDER'S RIGHT TO ENFORCE THE LIEN OF MORTGAGE. Udren Law Offices, P.C., Attorneys for Plaintiff, 111 Woodcrest Rd., Ste. 200, Cherry Hill, NJ 08003, 856.669.5400.

PR - Feb. 23

PUBLIC NOTICE

Non-Profit Business Corporation

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation were filed with and approved by the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania on February 2, 2018 for the purpose of obtaining a Certificate of Incorporation for a non-profit business corporation organized under the Non-Profit Business Corporation Law of 1988, as amended.

The name of the corporation is

EAA Chapter 839

PR - Feb. 23

**PUBLIC NOTICE
NOTICE OF EXECUTRIX**

Letters Testamentary in the Estate of Helen K. Comstock, a/k/a Helen Comstock, Late of Coolbaugh Township, Monroe County, Pennsylvania, deceased, have been granted to the undersigned, who requests all persons having claims or demands against the estate of said decedent to make known the same, and all persons indebted to the decedent to make payments, without delay to:

Amy Comstock
213 Middle Street
Mill Hall, PA 17751

Larry E. Coploff, Esquire
Coploff, Ryan, Welch & Houser
136 East Water Street
Lock Haven, PA 17745

PR - Feb. 23, March 2, March 9

**PUBLIC NOTICE
NOTICE OF SHERIFF'S SALE
IN THE COURT OF
COMMON PLEAS
OF MONROE COUNTY,
PENNSYLVANIA
NO. 3336-CV-2017**

WELLS FARGO BANK, NA

v.

ANDREW J. MOGITZ

**NOTICE TO: ANDREW J. MOGITZ
NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY**

Being Premises: 310 ROCKY ROAD, EAST STROUDSBURG, PA 18301-8369

Being in STROUD TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,
TAX CODE: 17/11/27-12

TAX PIN: 17-7303-03-02-0970

Improvements consist of residential property.

Sold as the property of ANDREW J. MOGITZ

Your house (real estate) at 310 ROCKY ROAD, EAST STROUDSBURG, PA 18301-8369 is scheduled to be sold at the Sheriff's Sale on 6/28/2018 at 10:00 AM at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115 to enforce the Court Judgment of \$135,517.53 obtained by WELLS FARGO BANK, NA (the mortgagee) against the above premises.

PHELAN HALLINAN DIAMOND & JONES, LLP

Attorney for Plaintiff

PR - Feb. 23

**PUBLIC NOTICE
NOTICE OF SHERIFF'S SALE
IN THE COURT OF
COMMON PLEAS
OF MONROE COUNTY,
PENNSYLVANIA
NO. 7011-CV-2017**

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK

v.

MAUREEN E. KENT a/k/a MAUREEN E. CAMPBELL

a/k/a MAUREEN KENT

NOTICE TO: MAUREEN E. KENT a/k/a MAUREEN

E. CAMPBELL a/k/a MAUREEN KENT

**NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY**

Being Premises: 33 LAKE DRIVE a/k/a 7258 MOSS DRIVE, SWIFTWATER, PA 18370-7731

Being in POCONO TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,
TAX CODE: 12/12A/2/61

TAX PIN: 12-6364-02-76-2409

Improvements consist of residential property.

Sold as the property of MAUREEN E. KENT

Your house (real estate) at 33 LAKE DRIVE A/K/A 7258 MOSS DRIVE, SWIFTWATER, PA 18370-7731 is scheduled to be sold at the Sheriff's Sale on

5/31/2018 at 10:00 AM at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115 to enforce the Court Judgment of \$110,087.89 obtained by, PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK (the mortgagee) against the above premises.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorney for Plaintiff

PR - Feb. 23

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9402 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 38 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 80, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Ronald F. Kelley and Julie A. Kelley, his wife, by deed dated June 7, 2012 and recorded on July 30, 2012 in Record Book Volume 2405 at Page 9417 granted and conveyed unto Larry's Family Holdings, LLC.

BEING part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 44 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, show and designated as Unit No. R 84, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which John F. Sieller and Laura M. Sieller, his wife, by deed dated February 26, 2013 and recorded on May 3, 2013 in Record Book Volume 2419 at Page 5558 granted and conveyed unto Larry's Family Holdings, LLC.

BEING part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354

An undivided (1/52) co-tenancy interest being designated as Time Period(s) 20 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 94, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording

of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Edward A. McBride, by deed dated July 7, 2012 and recorded on August 10, 2012 in Record Book Volume 2406 at Page 4884 granted and conveyed unto Larry's Family Holdings, LLC.

Being part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**LARRY'S FAMILY HOLDINGS, LLC
TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

JEFFREY A DURNEY, ESQUIRE

Sheriff's Office
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 471 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 18 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 42C on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.

BEING THE SAME premises which Scott Rickard and Theonimfi Richard, his wife, by deed dated April 7, 2010 and recorded on December 23, 2010 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2380, at page 8023, granted and conveyed unto Thomas Biddix.

Being part of Parcel No. 16/4/1/48-42C and Pin No. 16732102885192B42C

And

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 19 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the Township of Smithfield, County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 42C on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.

BEING THE SAME premises which Scott Rickard and Theonimfi Rickard, his wife, by deed dated April 7, 2010 and recorded on 2380, at Page 8036, granted and conveyed unto Thomas Biddix.

Being part of Parcel No. 16/4/1/48-42C and Pin No. 16732102885192B42C

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

THOMAS BIDDIX

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

JEFFREY A DURNEY, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3355 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday, March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time period(s) 5 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 128, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Roger M. Reso, Jr.

and Alison Striffler as Co-Administrators of the Estate of Roger Martin Reso, Sr. a/k/a Roger M. Reso and Diane L. Reso, n/k/a Diane L. Bogart, by deed dated August 1, 2003 and recorded on September 9, 2033 in Record Book Volume 2166 at Page 6324 granted and conveyed unto Joyce Iannaccone, Anthony Iannaccone, Debra Bell and Laurie Robledo. Being part of Parcel No. 16/2/1/1-10 and Pin No. 16732101450770

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**JOYCE IANNACONE
ANTHONY IANNACONE
DEBRA BELL**

LAURIE ROBLEDLO

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

JEFFREY A DURNEY, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7888 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday, March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: JORGE PAIZ

EMMA PAIZ
RUFINO GONZALEZ
TEODORA RODRIGUEZ
CONTRACT NO.: 100105709
FILE NO.: PA-RT-1-045

SMITHFIELD TOWNSHIP, Monroe County, Pennsylvania, known as Interval No. 41 of Unit No. RT-55, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded July 8, 2010, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2373, Page 686 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/2/28-55
 PIN NO.: 16732102688912
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
JORGE PAIZ
EMMA PAIZ
RUFINO GONZALEZ
TEODORA RODRIGUEZ

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
 JOEL D JOHNSON, ESQUIRE

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
 SHERIFF'S SALE
 OF VALUABLE
 REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 852 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
 AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH
ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 14 of Unit No. RT-150 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust company, Trustee, by deed dated June 22, 2005 and recorded on June 30, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2230 at Page 9989 granted and conveyed unto Cindy G. Campbell and Hinton J. Campbell. The said Hinton J. Campbell died May 30, 2012, sole title thereby vesting in Cindy G. Campbell as surviving tenant by the entireties.

Being part of Parcel No. 16/110428 and Pin No. 16732101498029U150

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
CINDY G. CAMPBELL
HINTON J. CAMPBELL,
DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
 JEFFREY A DURNEY, ESQUIRE

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
 SHERIFF'S SALE
 OF VALUABLE
 REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6208 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
 AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH
AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Time Period No. 17 in that certain piece or parcel of land, situate in the **Township of Smithfield**, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. DV-109 on a certain "Declaration Plan Phase II of Stage 1", of DePuy House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Frank Kozero and Linda Kozero, husband and wife, by deed dated August 17, 2009 and recorded on August 19, 2009 in Record Book Volume 2358 at Page 5778 granted and conveyed unto Brian K. Schultes and Cynthia A. Schultes.

Being part of Parcel No. 16/3/3/3-1-109 and Pin No. 16733101091730B109

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

BRIAN K. SCHULTES
CYNTHIA A. SCHULTES

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale on-

ly." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JEFFREY A DURNEY, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7841 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS:

GUILLERMO CHAVARRIA
ADELE CHAVARRIA
CONTRACT NO.: 1100007749
FILE NO.: PA-RT-1-054

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 46 of Unit No. RT-61, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded September 20, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2084, Page 4482 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/2/28-61
PIN NO.: 16732102699098

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

GUILLERMO CHAVARRIA
ADELE CHAVARRIA

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin

Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8677 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: CARLOS A ZULUAGA

FABIOLA ZULUAGA
CONTRACT NO.: 1109904383
FILE NO.: PA-RT-2-034

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 15 of Unit No. RT-75, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded September 8, 2010, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2375, Page 5459 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88074/U75
PIN NO.: 16732102697319

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

CARLOS A ZULUAGA
FABIOLA ZULUAGA

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8583 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: CARLENE F YOUNG LARRY YOUNG CONTRACT NO.: 1109903690 FILE NO.: PA-RT-2-006

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 45 of Unit No. RT-186, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded May 8, 2002, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2121, Page 4544 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/110477
PIN NO.: 16732102593684U186**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
CARLENE F. YOUNG
LARRY YOUNG**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9**

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7856 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: NEEDHAM WILLIAMS TONYA L SHIVERS CONTRACT NO.: 1100103035 FILE NO.: PA-RT-1-046

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 45 of Unit No. RT-55, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded September 28, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2241, Page 6609 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/3/2/28-55
PIN NO.: 16732102688912**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
NEEDHAM WILLIAMS
TONYA L SHIVERS**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9**

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8503 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: BOVELL WHITE

**VIRGINIA WHITE
CONTRACT NO.: 1109805879
FILE NO.: PA-RT-2-065**

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 32 of Unit No. RT-47, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded August 15, 2002, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2129, Page 946 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/3/2/28-47
PIN NO.: 16732102780751**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
BOVELL WHITE
VIRGINIA WHITE**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9**

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7811 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: MARIA A. VILLADA

**LUBIAN VILLADA
CONTRACT NO.: 1100008861
FILE NO.: PA-RT-1-052**

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 18 of Unit No. RT-60, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded June 22, 2010, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2372, Page 2804 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/3/2/28-60
PIN NO.: 16732102699073**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
MARIA A. VILLADA
LUBIAN VILLADA**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9**

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7809 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: DAVID H THORNTON SR TONYA R THORNTON CONTRACT NO.: 1109911016 FILE NO.: PA-RT-1-049

SMITHFIELD TOWNSHIP, Monroe County, Pennsylvania, known as Interval No. 48 of Unit No. RT-59, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded January 15, 2014, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2433, Page 449 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/3/2/28-59
PIN NO.: 16732102699051**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
DAVID H THORNTON, SR
TONYA R THORNTON**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9**

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7834 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: CONNELL SPADY DIANE E SPADY CONTRACT NO.: 1100004522 FILE NO.: PA-RT-1-060

SMITHFIELD TOWNSHIP, Monroe County, Pennsylvania, known as Interval No. 14 of Unit No. RT-62, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded June 6, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2227, Page 8370 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/3/2/28-62
PIN NO.: 16732102699180**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
CONNELL SPADY
DIANE SPADY**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9**

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7889 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

OWNERS: LEONID SHMERLIS

ALLA SHMERLIS

CONTRACT NO.: 1109910091

FILE NO.: PA-RT-1-042

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 7 of Unit No. RT-54 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded June 13, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2228, Page 6318 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/2/28-54

PIN NO.: 16732102780924

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

LEONID SHMERLIS

ALLA SHMERLIS

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania**

JOEL D JOHNSON, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7840 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

OWNERS: ROBERTO RODRIGUEZ

JULISSA P RODRIGUEZ

CONTRACT NO.: 1109910141

FILE NO.: PA-RT-1-041

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 23 of Unit No. RT-54, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded January 15, 2014, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2433, Page 434 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/2/28-54

PIN NO.: 16732102780924

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ROBERTO RODRIGUEZ

JULISSA P RODRIGUEZ

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania**

JOEL D JOHNSON, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8678 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: MAGGIE MUNOZ HARBY MUNOZ CONTRACT NO.: 1109807206 FILE NO.: PA-RT-2-023

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 48 of Unit No. RT-117, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded April 13, 2006, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2264, Page 88 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/88118/U117
PIN NO.: 16732101399041U117**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
MAGGIE MUNOZ
HARBY MUNOZ**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9**

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8544 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: KEVIN MULLARKEY MARIE A MULLARKEY CONTRACT NO.: 1109903948 FILE NO.: PA-RT-2-052

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 21 of Unit No. RT-50, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded June 29, 2001, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2099, Page 4023 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/3/2/28-50
PIN NO.: 167321026889789**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
KEVIN MULLARKEY
MARIE A. MULLARKEY**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9**

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7922 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: MARILYN MOLLOY

**KEVIN MARSAR
CONTRACT NO.: 1100010552
FILE NO.: PA-RT-1-134**

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 13 of Unit No. RT-164, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded June 22, 2010, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe Deed Book Volume 2372, Page 2840 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/110454
PIN NO.: 16732102590391U164**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
MARILYN MOLLOY
KEVIN MARSAR**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9**

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8429 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: WALTER R LOCKWOOD

**COLEEN M LOCKWOOD
CONTRACT NO.: 1109903062
FILE NO.: PA-RT-2-070**

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 52 of Unit No. RT-38, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded September 14, 2001, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2104, Page 4524 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/3/2/28-38
PIN NO.: 16732102689563**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
WALTER R. LOCKWOOD
COLEEN M. LOCKWOOD**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9**

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8500 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

OWNERS: JI LI

YING BING

CONTRACT NO.: 1109807479

FILE NO.: PA-RT-2-064

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 51 of Unit No. RT-47, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded May 8, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2078, Page 3748 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/2/28-47

PIN NO.: 16732102780751

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JI LI

YING BING

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8381 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

OWNERS: GUY ITALIANO

DENISE ITALIANO

CONTRACT NO.: 1109901603

FILE NO.: PA-RT-2-079

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 3 of Unit No. RT-16, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded May 12, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2225, Page 2230 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88015/U16

PIN NO.: 16732102588036

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

GUY ITALIANO

DENISE ITALIANO

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8592 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

**OWNERS: WILLIAM HARRIS
TARYN L WORRELL**

**CONTRACT NO.: 1109902395
FILE NO.: PA-RT-2-012**

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 44 of Unit No. RT-152, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded December 16, 2004, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2210, Page 8623 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/110430
PIN NO.: 16732101498162U152**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**WILLIAM HARRIS
TARYN L WORRELL**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8382 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

**OWNERS: AEYSHA HARRIS
MUSA ANSARI**

**CONTRACT NO.: 1109808691
FILE NO.: PA-RT-2-074**

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 37 of Unit No. RT-34, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded May 23, 2002, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2122, Page 6882 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/3/2/28-34
PIN NO.: 16732102689423**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**AEYSHA HARRIS
MUSA ANSARI**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8506 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: ROBERT A GRANT DEBORAH M GRANT CONTRACT NO.: 1109906719 FILE NO.: PA-RT-2-069

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 13 of Unit No. RT-36, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded May 11, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2225, Page 672 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/3/2/28-38
PIN NO.: 16732102689563**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ROBERT A. GRANT
DEBORAH M. GRANT**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9**

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8550 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: JAMES M GILRONAN MARY C GILRONAN CONTRACT NO.: 1109901173 FILE NO.: PA-RT-2-050

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 11 of Unit No. RT-51, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded October 3, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2085, Page 1495 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/3/2/28-51
PIN NO.: 16732102689895**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**JAMES M GILRONAN
MARY C GILRONAN**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9**

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8722 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

OWNERS: PATRICK A GIBBS

GENEWAVE A GIBBS

CONTRACT NO.: 1109903179

FILE NO.: PA-RT-2-016

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 10 of Unit No. RT-134, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at page 20.

BEING the same premises conveyed by deed recorded March 7, 2007, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2298, Page 5412 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88135/U134

PIN NO.: 16732101491126U134

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

PATRICK A. GIBBS

GENEWAVE A. GIBBS

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania**

JOEL D JOHNSON, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8509 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

OWNERS: ANDREW JOHN DILKES

KATHERINE ELLEN DILKES

CONTRACT NO.: 1109805556

FILE NO.: PA-RT-2-067

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 4 of Unit No. RT-41, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded October 4, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2242, Page 4649 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/2/28-41

PIN NO.: 16732102689650

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANDREW JOHN DILKES

KATHERINE ELLEN DILKES

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania**

JOEL D JOHNSON, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8634 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: DAVID DIAZ MARYJANE ALAMAR DIAZ CONTRACT NO.: 1109903286 FILE NO.: PA-RT-2-036

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 40 of Unit No. RT-65, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by the deed recorded February 18, 2011, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2383, Page 2775 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/88064/U65
PIN NO.: 16732102696149**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**DAVID DIAZ
MARYJANE ALAMAR DIAZ**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9**

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8566 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: LUCY E DAVID EDDIE DAVID CONTRACT NO.: 1109806117 FILE NO.: PA-RT-2-055

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 17 of Unit No. RT-50, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded November 14, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2087, Page 998 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/3/2/28-50
PIN NO.: 16732102689789**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**EDDIE DAVID
LUCY E DAVID**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9**

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1135 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 3 of Unit No. RT-151 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to United Penn Bank, pursuant to that certain Trust Agreement between United Penn Bank and The Oxford Finance Companies, Inc., said Agreement dated November 14, 1991, by deed dated February 12, 1997 and recorded on June 24, 1997, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2037 at Page 3239 granted and conveyed unto Flora W. Brown.

Being part of Parcel No. 16/110429 and Pin No. 16732101498140U151

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

FLORA W BROWN

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania**

JEFFREY A DURNEY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8584 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

**OWNERS: LUIS G CUZZO
BLANCA PIGGEONOUTT
CONTRACT NO.: 1109806554
FILE NO.: PA-RT-2-011**

SMITHFIELD TOWNSHIP, Monroe County, Pennsylvania, known as Interval No. 40 of Unit No. RT-165, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1084, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded March 15, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2076, Page 2788 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/110455

PIN NO.: 16732102590394U165

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

BLANCA PIGGEONOUTT

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

JOEL D JOHNSON, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1159 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN interest in land situate in **Smithfield Township , Monroe County, Pennsylvania,** known as Interval No. 45 of Unit No. RT-148 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe county, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated June 1, 2004 and recorded on June 16, 2004, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2193 at page 3202 granted and conveyed unto Roxanne N. Brady and Lawrence Brady.

Being part of Parcel No. 16/110426 and Pin No. 16732101497197U148

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ROXANNE N BRADY
LAWRENCE BRADY**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 330 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN interest in land situate in **Smithfield Township , Monroe County, Pennsylvania,** known as Interval No. 19 of Unit No. RT-100 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated November 27, 2000 and recorded on December 22, 2000, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2088 at Page 9942 granted and conveyed unto Dexter F. Benefield and Makeda G. Hogan.

Being part of Parcel No. 16/88101/U100 and Pin No. 16732101385847U100

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**DEXTER F BENEFIELD
MAKEDA G HOGAN**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7360 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: BRIAN K WEDDLE
CONTRACT NO.: 1109907535
FILE NO.: PA-RT-1-006

SMITHFIELD TOWNSHIP, Monroe County, Pennsylvania, known as Interval No. 9 of Unit No. RT-8, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded March 4, 2013, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 241 6, Page 4361 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88007/U8

PIN NO.: 16732102579982U8

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

BRIAN K WEDDLE

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

JOEL D JOHNSON, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8475 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: MARIA SURIEL
CONTRACT NO.: 1109808030
FILE NO.: PA-RT-2-059

SMITHFIELD TOWNSHIP, Monroe County, Pennsylvania, known as Interval No. 50 of Unit No. RT-49, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are de-

scribed in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded November 14, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2087, Page 990 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/2/28-49

PIN NO.: 16732102780718

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MARIA SURIEL

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

JOEL D JOHNSON, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8399 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: ANGELA M MEGLIO
CONTRACT NO.: 1109805689
FILE NO.: PA-RT-2-075

SMITHFIELD TOWNSHIP, Monroe County, Pennsylvania, known as Interval No. 1 of Unit No. RT-34, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded April 6, 2011, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2385, Page 2127 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/2/28-34

PIN NO.: 16732102689423
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
ANGELA M MEGLIO
TO ALL PARTIES IN INTEREST AND CLAIMANTS:
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
 SHERIFF'S SALE
 OF VALUABLE
 REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8585 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: ANTHONY E LLOYD
 CONTRACT NO.: 1109808360
 FILE NO.: PA-RT-2-001**

SMITHFIELD TOWNSHIP, Monroe County, Pennsylvania, known as Interval No. 13 of Unit No. RT-207, of Ridge Top Village, Shawnee Village PLanned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded September 30, 2008, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2342, Page 7280 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/110788
 PIN NO.: 16732102594704U207

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANTHONY E. LLOYD
TO ALL PARTIES IN INTEREST AND CLAIMANTS:
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is

for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
 SHERIFF'S SALE
 OF VALUABLE
 REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7847 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: ANDRIA J INGRAM
 CONTRACT NO.: 1109907725
 FILE NO.: PA-RT-1-023**

SMITHFIELD TOWNSHIP, Monroe County, Pennsylvania, known as Interval No. 6 of Unit No. RT-33, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded December 16, 2004, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2210, Page 8682 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/2/28-33
 PIN NO.: 16732102689421

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANDRIA J. INGRAM
TO ALL PARTIES IN INTEREST AND CLAIMANTS:
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."
 A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

Pennsylvania
JOEL D JOHNSON, ESQUIRE

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8545 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: CHARLENE HAMPTON CONTRACT NO.: 1109900266 FILE NO.: PA-RT-2-040

SMITHFIELD TOWNSHIP, Monroe County, Pennsylvania, known as Interval No. 23 of Unit No. RT-59, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded September 13, 2006, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2280, Page 8586 granted and conveyed unto the Judgment Debtors.

**PARCEL NO. 16/3/2/28-59
PIN NO.: 16732102699051**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

CHARLENE HAMPTON

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7898 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: CYNTHIA GRIFFIN CONTRACT NO.: 1100009380 FILE NO.: PA-RT-1-048

SMITHFIELD TOWNSHIP, Monroe County, Pennsylvania, known as Interval No. 39 of Unit No. RT-59, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded January 26, 2001, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2090, Page 4668 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/3/2/28-59
PIN NO.: 16732102699051**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

CYNTHIA GRIFFIN

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7872 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: GUILLERMO GARCIA CONTRACT NO.: 1100106996 FILE NO.: PA-RT-1-063

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 31 of Unit No. RT-67, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded April 4, 2006, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2262, Page 8236 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88066/U67 PIN NO.: 16732102696196

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: GUILLERMO GARCIA

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin Sheriff of Monroe County Pennsylvania JOEL D JOHNSON, ESQUIRE

Sheriff's Office Stroudsburg, PA Barry J. Cohen, Sheriff's Solicitor PR - Feb 23; Mar 2, 9

PUBLIC NOTICE SHERIFF'S SALE OF VALUABLE REAL ESTATE

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8510 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018 AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: RAFAEL ESTRADA CONTRACT NO.: 1109905190 FILE NO.: PA-RT-2-062

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 51 of Unit No. RT-48, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are de-

scribed in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at page 20.

BEING the same premises conveyed by deed recorded January 15, 2014, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2433, Page 402 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/2/28-48 PIN NO.: 16732102780744

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: RAFAEL ESTRADA

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin Sheriff of Monroe County Pennsylvania JOEL D JOHNSON, ESQUIRE

Sheriff's Office Stroudsburg, PA Barry J. Cohen, Sheriff's Solicitor PR - Feb 23; Mar 2, 9

PUBLIC NOTICE SHERIFF'S SALE OF VALUABLE REAL ESTATE

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7940 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018 AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: WILLIAM T DALRYMPLE CONTRACT NO.: 1109012625 FILE NO.: PA-RT-1-131

SMITHFIELD TOWNSHIP , Monroe County, Pennsylvania, known as Interval No. 22 of Unit No. RT-163, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded February 7, 2001, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2090, Page 9933 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/110453

PIN NO.: 16732102590216U163

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

WILLIAM T. DALRYMPLE

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1188 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 42 of Unit No. RT-207 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated May 6, 2005 and recorded on May 13, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2225 at Page 3757 granted and conveyed unto Carlito D. Cara and Magdalena P. Cara. Being part of Parcel No. 16/110788 and Pin No. 16732102594704U207

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

CARLITO D. CARA

MAGDALENA P. CARA

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is

for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JEFFREY A DURNEY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 853 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH
ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 19 of Unit No. RT-7 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated May 8, 1996 and recorded on October 7, 1996, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2029 at page 8209 granted and conveyed unto Brian W. Carlson.

Being part of Parcel No. 16/88006/U7 and

Pin No. 16732102579952U7

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

BRIAN W CARLSON

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin

Sheriff of Monroe County
Pennsylvania
JEFFREY A DURNEY, ESQUIRE

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 292 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1603 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 48 of Unit No. RT-5 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 51 of Unit No. RT-62 of Ridge Top Village, Shawnee Village, Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Gunter-Hayes & Associates, LLC, Successor Trustee, by deed dated January 28, 2010 and recorded on March 3, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2367 at Page 4418 granted and conveyed unto Boleslaw Buciaga.

Being part of Parcel No. 16/3/2/28-62 and Pin No. 16732102699180

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
BOLESLAW BUCIAGA**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin

Sheriff of Monroe County
Pennsylvania

JEFFREY A DURNEY, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

BEING THE SAME premises which Samuel Guerrero and Betsy Guerrero, husband and wife, by deed dated May 30, 2012 and recorded on August 8, 2012, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2406 at Page 3984 granted and conveyed unto Thomas Bedoya.

Being part of Parcel No. 16/88004/U5 and Pin No. 167321202579802U5

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
THOMAS BEDOYA**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin

Sheriff of Monroe County
Pennsylvania

JEFFREY A DURNEY, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7445 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 44 of Unit No. RT-111 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated May 12, 1999 and recorded on October 22, 1999, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2070 at Page 7361 granted and conveyed unto Nicole Anderson.

Being part of Parcel No. 16/88112/U111 and Pin No. 16732101397021U111

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

NICOLE ANDERSON

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

JEFFREY A DURNEY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8863 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 51 of Unit No. RT-145 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Mellon Bank, N.A.,

Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated March 30, 1999 and recorded on July 28, 1999, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2067 at page 0242 granted and conveyed unto Patricia A. Adams.

Being part of Parcel No. 16/88146/U145 and Pin No. 16732101497220U145

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

PATRICIA A. ADAMS

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

JEFFREY A DURNEY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 873 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 42 of Unit No. RT-166 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Katherine E. Bruton, by deed dated October 6, 1998 and recorded on October 15, 1998, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2054 at Page 8263 granted and conveyed unto Paul Burrachio.

Being part of Parcel No. 16/110456 and Pin No. 16732102591390U166

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

PAUL BURRACHIO

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform

Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
 JEFFREY A DURNEY, ESQUIRE

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
 SHERIFF'S SALE
 OF VALUABLE
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4007 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
 AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, tract or piece of land situate in the Township of Middle Smithfield , County of Monroe and State of Pennsylvania, bounded and described as follows:

BEGINNING at an old iron on the northerly side of a private road way eighteen feet in width and said road extends from this point along the southerly boundary line of land now or formerly of said Raymond VanWhy in an easterly direction to the public road known as the Coolbaugh Road, said beginning point being also the southeasterly corner of lands conveyed to Ralph B. Walker by said Raymond VanWhy; thence by said lands of Ralph B. Walker North fourteen degrees five minutes West one hundred fifty seven and eight tenths feet to an old stone corner, a corner of lands of Samuel VanWhy; thence by said lands of Samuel VanWhy North fifteen degrees forty six minutes West two hundred seventy one feet to a fence post in a stone row; thence by lands of the same North fifty four degrees thirty six minutes East one hundred fifty one and eight tenths feet to an old stone corner; thence by lands of James H. Carroll, formerly of said Raymond VanWhy South thirty degrees East three hundred eighty feet to a pipe on the northerly side of the aforementioned private roadway eighteen feet in width from which a corner of said lands of James H. Carroll bears South thirty degrees East distant eighteen feet; thence along the northerly edge of the aforesaid private roadway eighteen feet in width the following two courses and distance South fifty nine degrees forth three minutes West eighty seven and twenty six one hundredths feet to a pipe; South forty four degrees thirty minutes West one hundred eighty feet to the PLACE OF BEGINNING. CONTAINING 1.78 acres more or less.

BEING THE SAME PREMISES which Cindy Lou Fortner Executrix under the Last Will and Testament of Edward J. Tweedie a/k/a Edward J. Tweedie, Sr., deceased, by deed dated May 23rd, 2003 and recorded

May 23, 2003 in the Office for the REcording of Deeds, etc., at Stroudsburg, Pennsylvania in and for the County of Monroe, in Record Book Volume 2154, Page 3712, granted and conveyed unto Cindy Lou Fortner, Grantor hereof, in fee.

EXCEPTING AND RESERVING for Samuel VanWhy, his heirs and assigns, the following described right-of-way.

BEGINNING at an iron on the northerly side of a private roadway eighteen feet in width, said beginning point being also the beginning point of the 1.78 acre lot described above; thence by said lands of Ralph B. Walker north fourteen degrees five minutes West one hundred fifty seven and eight tenths feet to an old stone corner, a corner of lands of Samuel VanWhy; thence by said lands of Samuel VanWhy North fifteen degrees forty six minutes West forty feet to a point in the stone row near a marked black oak tree; thence North seventy five degree fifty five minutes East twenty one and eighteen one hundredths feet to a pipe; thence South fourteen degrees five minutes East one hundred eighty five and fifty five one hundredths feet to a pipe on the said northerly side of a private roadway eighteen feet in width; thence along the northerly side of said roadway South forty four degrees thirty minutes West twenty three and forty four one hundredths feet to the place of BEGINNING.

The above described right of way excepted and reserved for Samuel VanWhy, his heirs and assigns, shall be used in common with the said Edward T. Tweedie and Gladys Tweedie, his wife, their heirs and assigns.

BEING THE SAME PROPERTY which Cindy Lou Fortner, single, granted and conveyed unto Rebecca Dawn Fortner, her daughter by deed dated September 2, 2005 and recorded September 9, 2005 in the Recorder's Office of said County 1 Deed Book 2239 Page 4101.

212 Walker Road f/k/a RR 15 Box 1372, East Stroudsburg, PA 18301

Permanent Parcel No.: 09/10/1/72

Pin No. 09732404523408

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

REBECCA D. FORTNER

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
 BRETT A SOLOMON, ESQUIRE

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2757 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN tract or parcel of land and premises, situate, lying and being in the **Township of Hamilton** in the County of Monroe and Commonwealth of Pennsylvania, more particularly described as follows:

BEGINNING at an iron pin three hundred thirty-two feet, more or less, east of the middle of Legislative Route 165, the public road leading from Bossardsville to Saylorburg and from which pin the most southerly corner of lands of Allen D. Hayden bears the two following courses and distances (Bearings from magnetic Meridian of 1955: 1. **SOUTH** eighty degrees twenty-nine minutes East eighty-six and twenty-seven one hundredths feet; 2. **NORTH** eight degrees fifty-eight minutes fifteen seconds East thirty feet; thence by lands of the grantors, of which this tract was formerly a part, South eighty degrees twenty-nine minutes East eighty-six and twenty-seven one hundredths feet to an iron pin; thence by the same South eighty-one degrees thirty-four minutes thirty seconds East two hundred sixty-seven and forty-six one hundredths feet to an iron pin; thence still by the same South no degrees twenty-eight minutes fifty seconds West three hundred forty-nine and twenty-seven one hundredths feet to an iron pin on the line of lands of Russell L. Bittenbender; thence by lands of the said Russell L. Bittenbender North eighty-seven degrees thirty-six minutes thirty seconds West fourteen and four one hundredths feet to an iron pin, thence by the same, and along a stone row, North eighty-nine degrees thirty-one minutes ten seconds West three hundred thirty-six feet to a nail in the base of a six inch wild cherry tree; thence by lands of the grantors North no degrees twenty-eight minutes fifty seconds East (passing an iron pin at nineteen and ninety-four one hundredths feet) three hundred ninety-nine and thirty-one one hundredths feet to the place of **BEGINNING**. **CONTAINING** three and one one-hundredths (3.001) acres, more or less.

TOGETHER with the free and unrestricted right and liberty of ingress, egress and regress to and from the aforesaid Legislative Route 165 of the grantees, their heirs and assigns, on a strip of land thirty feet in width, the center line of which is described as follows, to wit: **BEGINNING** at a point in or near the middle of the said Legislative Route 165, and from which point the most westerly corner of lands of the aforesaid Allen D. Hayden bears North sixty-seven degrees fifty-nine minutes East distant twenty-eight and sixty-eight one hundredths feet; thence over, through and across lands of the grantors, parallel to and at a uniform distance of fifteen feet southerly from the division line between lands of the grantors and lands of the said Allen D. Hayden, and partly parallel to and at a uniform distance of fifteen feet northerly from the first line of the hereinabove tract, South eighty degrees twenty-nine minutes East four hundred ten and eighty-nine one hundredths feet to a point; thence still over, through and across lands of the said grantors, parallel to and at a uniform distance of fifteen feet northerly from the second line of the hereinabove

described tract, South eighty-one degrees thirty-four minutes thirty seconds East two hundred sixty-seven and thirty-two one hundredths feet to a point, and from which point the third corner of the hereinabove described tract bears South eight degrees twenty-five minutes thirty seconds West distant fifteen feet, to be used in common with the Grantors, their heirs and assigns.

TITLE TO SAID PREMISES VESTED IN Ronald A. McCready and Patricia R. McCready, his wife, by Deed from Frank Fusco and Debra A. Fusco, his wife, dated 04/10/1996, recorded 04/15/1996, in Book 2024, Page 335.

TAX CODE: 07/4/1/5-10

TAX PIN: 07628800126246

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**RONALD A. MCCREADY
PATRICIA R. MCCREADY**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

LAUREN L SCHULER, ESQUIRE

Sheriff's Office
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 921 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN tract or parcel of land situate in the **Borough of East Stroudsburg** , County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a set iron pin on the northerly sideline of Secor Avenue at the end of the curved northwest corner of Exchange Street and extending; thence, 1. South 62 degrees 45 minutes West, along the northerly sideline of said Secor Avenue, a distance of 103.31 feet (Deed distance of 104.28 feet as recited in Deed Book 389, Page 839) to a point and corner to lands, now or formerly, Ruth Lillian Jones; thence, 2. North 26 degrees 50 minutes West, along said line of lands, now or formerly, Ruth Lillian Jones, passing over a found iron pipe at 0.41 feet a total distance of 134.35 feet to a found iron pipe and common corner to said lands, and lands, now or formerly, Ramone B.

& Helene Molina; thence,
 3. North 63 degrees 10 minutes East, along said line of lands, now or formerly, Ramone B. & Helene Molina, a distance of 10.00 feet to a found iron pipe and corner to same; thence,
 4. South 26 degrees 50 minutes East, still along said Line of lands, now or formerly, Ramone B. & Helene Molina, a distance of 25.00 feet to a found iron pipe and corner to same; thence,
 5. North 60 degrees 59 minutes East, still along said line of lands, now or formerly, Ramone B. & Helene Molina, and along the line of lands, now or formerly, Harvey V. & M. Elizabeth Bergman, passing over a found iron pipe at 100.00 feet, and a total distance of 180.79 feet to a found iron pipe in the westerly side-line of Exchange Street; thence,
 6. South 04 degrees 40 minutes West, along said westerly side-line of Exchange Street, a distance of 118.65 feet (Deed distance of 117.65 feet as recited in Deed Book 389, Page 839) to a set iron pin at a point of curvature; thence,
 7. On a curve to the right with a radius of 30.00 feet, an arc distance of 30.41 feet to the point and place of BEGINNING.

UNDER AND SUBJECT to the conditions and restrictions as set forth in a certain Deed from R.C. Cramer Lumber Company to the Borough of East Stroudsburg dated December 29, 1955, and recorded in the Monroe County Recorder's Office in Deed Book Vol. 219, page 131

Premises being: 236 Secor Avenue, East Stroudsburg, PA 18301

TAX ID: 05-4/1/14/12-3

PIN: 05731109161566

BEING the same premises which Marla M. Chesterton, unmarried by Deed dated October 10, 1995 and recorded October 12, 1995 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2019 Page 173, granted and conveyed unto Michael P. Keklak.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MICHAEL P. KEKLAK

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania

ANDREW J MARLEY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
 SHERIFF'S SALE
 OF VALUABLE
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3800 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN piece or parcel of land situate in **The Township of Pocono**, County of Monroe and Commonwealth of Pennsylvania, shown as Lot 18 on a plan titled "Section 2 Subdivision of Lands of Daniel R & Phyllis Y. Wise", dated February 10, 1988, as prepared by Frank J. Smith, Jr., Inc., Professional Land Surveyors of Marshalls Creek, Pa., and recorded in Monroe County Plot Book 63 Page 2178, more fully described as follows, to wit:

BEGINNING at a point on the easterly side of a 60.00 foot wide W.B.&E.R.R. right of way, said point being a common corner of Lot 17 and Lot 18, as shown on the above mentioned plan;

THENCE 1.) Crossing said 60.00 foot wide right of way, and by said Lot 17, and crossing a 50.00 foot wide right of way, north 78 degrees 06 minutes 39 seconds west 1151.58 feet to a point in line of lands of Crescent Lake Club;

THENCE 2.) By said lands of Crescent Lake Club and along the westerly side of said 50.00 foot wide right of way, north 12 degrees 27 minutes 31 seconds east 200.00 feet to a point;

THENCE 3.) Crossing said 50.00 foot wide right of way and by Lot 19, and recrossing said 60.00 foot wide W.R.&E.R.R. right of way, south 78 degrees 06 minutes 39 seconds east 1187.65 feet to a point in line of Lot 8;

THENCE 4.) By said lot 8, and along the easterly side of said 60.00 foot wide right of way, south 23 degrees 30 minutes 00 seconds west 169.53 feet to a point;

THENCE 5.) By Lot 9 and along the same, south 18 degrees 30 minutes 00 seconds west 34.16 feet to the place of BEGINNING.

Containing 5.364 acres.

UNDER AND SUBJECT to a right of way 60 foot in width along the easterly property line (formerly the W.R.&E.R.R.) and a right of way 50 foot in width along the westerly property line as shown on the above mentioned plan;

AND ALSO UNDER AND SUBJECT to all easements and rights of way of record, or as they exist on the ground.

SUBJECT TO an Option Agreement for easement recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2398, Page 1925, as Instrument No. 201203628.

BEING THE SAME PREMISES which Daniel R. Wise and Phyllis Y. Wise, husband and wife, by Deed dated 3/3/2003 and recorded 3/7/2003, in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2146, Page 8378, granted and conveyed unto Randall K. Dietz and Maureen M. Dietz, husband and wife.

AND the said Randall K. Dietz, hereby departed this life on or about 8/18/2008.

Tax ID #: 12/16/1/25-22

PIN #: 12635300497128

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MAUREEN M. DIETZ

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

SAMANTHA GABLE, ESQUIRE

Sheriff's Office
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6596 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH
ADDRESS: 3192 Pine Valley Way, fka 1083 Pine Valley Way, Marshalls Creek, PA 18335
TAX MAP OR PARCEL ID NO.:
09733403137615
TAX CODE NO.: 09/96944

ALL THAT CERTAIN lot or parcel of land situated in the Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania being Lot No. 1083 as shown on a plan entitled, "Final Land Development Plan, Country Club of the Poconos, Phase III, Sections 1, 2 and 3" dated July 10, 2002 last revised May 5, 2003, pages 1 through 9 of 26, prepared by R.K.R. Hess Associates, Inc. East Stroudsburg, Pa. and recorded May 22, 2003 in Plat Book 75 Pages 74 through 81, more particularly described as follows:

Beginning at a common corner of Lots No. 1083 and 1084 on the westerly side of Pine Valley Way (50' R.O.W.); thence

1. Along the westerly side, passing along an arc of a circle curving to the left having a radius of 312.00 feet, an arc distance of 73.15 feet to a corner of Lot No. 1082; thence
2. Along Lot No. 1082, South 76 degrees, 32 minutes, 12 seconds West, a distance of 138.03 feet to a corner of Lot No. 1068; thence
3. Along Lots No. 1068 and No. 1067, North 06 degrees, 20 minutes 14 seconds West, a distance of 105.19 feet to a corner of Lot No. 1084; thence
4. Along Lot No. 1084, North 89 degrees, 58 minutes, 12 seconds East, a distance of 137.28 feet to the first mentioned point and place of beginning. Containing 12,074 square feet or 0.28 acres of land.

Subject to a 30' Wide Drainage Easement as shown on said referenced Final Land Development Plan.

Subject to a Twenty Foot Wide Drainage, Slope and Utility Easements shall be provided along all road

right of ways, except as shown on aforesaid referenced Final Land Development Plan.

Subject to a Ten Foot Wide Drainage and Utility Easement shall be provided adjacent to all side and rear lot lines, except as shown on aforesaid referenced Final Land Development Plan.

CONTAINING 0.28 acres of land.

BEING part of the same premises which Toll Pa IV, L.P. by indenture dated December 23, 2004 and recorded on February 14, 2005 in the Office of the Recorder of Deeds of Monroe County in Record Book Volume 2216, Page 2627, Instrument Number 200506692, granted and conveyed unto Michael A. Brooks and Ellen C. Brooks.

Being Parcel Number: 09/96944

Pin Number: 09733403137615

Property Address: 3192 Pine Valley Way fka 1083 Pine Valley Way, Marshalls Creek, PA 18335.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ELLEN C. BROOKS
MICHAEL A. BROOKS**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

ROBERT W. WILLIAMS, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2723 CIVIL 2005, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot, parcel or tract of land situated in the Township of Pocono, County of Monroe and Commonwealth of Pennsylvania, being bounded and described as follows, to wit:

BEGINNING at an iron pin on the northerly edge of a certain road fifty (50.00) feet in width known as Sycamore Drive, said pin being at the most Southeasterly corner of Lot 70 and the most Southwesterly corner of Lot 71 and shown on a certain map entitled "Final Plan, Parcel 2 phase 2, The Woodlands, Pine Ridge Equities, Inc. Owner/Developer, 400 Lincoln Ave., Rutherford, NJ 07070, Pocono Township, Monroe County, Pennsylvania", as recorded in the Office of

the Recorder of Deeds in and for the County of Monroe at Stroudsburg, Pennsylvania in Plot Book Volume 70 Page 223;

1) thence leaving said road and along Lot 70, North zero degrees fifty minutes forty seconds East (N 00-50-40 E) crossing over a one hundred (100.00) foot wide right of way for Pennsylvania Power and Light Company, four hundred forty six and ninety hundredths (446.90') feet to an iron pin on line with lands of Monroe County Vocational Technical School;

2) thence along the lands of Monroe County VoTech, North sixty five degrees forty three minutes thirty seconds East (N 65-43-30 E) sixty six and ninety six hundredths (66.95) feet to an iron pin, a corner common to Lot 72 and 71;

3) thence along Lot 72, South twenty two degrees twenty one minutes seventeen seconds East (S 22-21-17 E) crossing back over said right of way, four hundred eighty four and fifteen hundredths (484.15') feet to an iron pin in concrete on the northerly side of said Sycamore Drive;

4) thence along said road, on a curve to the right having a radius of three hundred seventy five and zero hundredths (375.00') feet with an arc length of one hundred fifty one and eighty four hundredths (151.84') feet to an iron pin, a point of tangency;

5) thence by the same, North eighty nine degrees nine minutes fifteen seconds West (N 89-09-15 W) one hundred three and sixty two hundredths (103.62') feet to the PLACE OF BEGINNING.

CONTAINING a total of 74705.40 square feet or 1.715 acres, more or less. Bearings are based on a Magnetic Meridian.

BEING Lot 71 as shown on the aforementioned map. BEING THE SAME PREMISES which Pine Ridge Equities, Inc., by deed dated 07/18/1999 and recorded 09/30/1999 in Book 2069 Page 7891 conveyed to David T. Jaeder and Cleo B. Hall.

Pin #: 12638100188716
Tax Code #: 12/90874

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
CLEO B. HALL
DAVID T. JAEDER**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
NORA C VIGGIANO, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1992 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot or piece of land situate in the Township of Chestnuthill , County of Monroe, State of Pennsylvania, bounded and described as follows:

BEGINNING at an iron pipe on the northwesterly end of a turnaround (Hillside Drive), having a radius of 60.00 feet, a common corner of Lot No. 78 and Lot No. 79, as shown on a plan titled "Final Plan - Section 4, Robinwood Country Estates, HBGW, Inc. - Developers, Chestnuthill and Jackson Townships, Monroe County, Pennsylvania," dated 6 March, 1978, and revised 14 April, 1978, prepared by Edward C. Hess Associates, Inc., and recorded May 10, 1978, in Plot Book 36, Page 35; thence by Lot No. 78, North 40 degrees 24 minutes 31 second West 314.34 feet to an iron pipe in line of lands now or late of Paul L. Bond; thence by lands now or late of Paul L. Bond North 82 degrees 17 minutes 44 seconds East 277.09 feet to an iron pipe; thence by Lot No. 80 South 7 degrees 42 minutes 16 seconds East 295.00 feet to an iron pipe on the Northerly line of Hillside Drive; thence along the Northerly line of Hillside Drive on a curve to the right having a radius of 30.00 feet for an arc length of 29.45 feet (chord bearing and distance being North 69 degrees 34 minutes 44 seconds West 28.28 feet to an iron pipe at a point of reverse curvature; thence along the Northerly end of a turnaround (Hillside Drive) on a curve to the left having a radius of 60.00 feet for an arc length of 93.15 feet (chord bearing and distance being North 85 degrees 55 minutes 52 seconds West 84.08 feet) to the place of BEGINNING. CONTAINING 1.176 acres, more or less.

BEING Lot No. 79 as shown on the above-mentioned plan.

BEING the same premises conveyed by Donald Cunningham and Joanne Cunningham, his wife, to Jane Walrond and Dwayne Fyfield, by Deed dated and recorded on July 29, 2008 in Record Book 2339, at page 5413.

UNDER AND SUBJECT to the covenants and restrictions which run with the land as set forth fully in Deed Book Volume 1044, Page 333.

PARCEL NUMBER: 2/5B/1/81

PIN NUMBER: 02635001053202

IMPROVEMENTS THEREON CONSIST OF residence known as 2728 Rising Hill Drive (Lot 79 Hillside Drive) Saylorburg, Chestnuthill Township, Monroe County, Pennsylvania.

SEIZED AND TAKEN into execution at the suit of Citizens Savings Bank against Jane Walrond and Dwayne Fyfield and will be sold by: SHERIFF OF MONROE COUNTY, TODD A. MARTIN

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**JANE WALROND
DWAYNE FYFIELD**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks

before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
DANA MICHELE ZLOTUCHA,
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 167 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH
ALL THAT CERTAIN property situated in the **City of Mount Pocono** , County of Monroe, with the address of 35 Knob Road, Mount Pocono, PA 18344, as more fully described in Exhibit I attached hereto and made part hereof.

Parcel No. 1

All that certain message and lot or piece of land situate in the Borough of Mount Pocono, State of Pennsylvania, bounded and described as follows, viz:

Beginning at a pipe on the southerly side of Barclay Avenue, from which a point at the intersection of the southerly side of Barclay Avenue with the westerly side of Prospect Street bears north eighty one degrees east distant two hundred twelve and seven one hundredths feet; thence through Lot No. 6, Section HH, as shown on "Map of Town Lots of L.T. Smith, Mt. Pocono, Pa.," and by other lands of George Saab, of which this lot was formerly a part, South eight degrees thirty seven minutes east one hundred twenty five feet to a pipe in line of Lot No. 16; thence, by Lot No. 16 and Lot No. 15 South eighty one degrees eighty seven and one tenth to a pipe; thence by Lot No. 4 north nine degrees west one hundred twenty five feet to a pipe; thence, along the southerly side of Barclay Avenue, north eighty one degrees east eighty seven and ninety three one hundred feet to the place of beginning.

Being Lot No. 5 and part of Lot No. 6, Section HH, as shown on said "Map of Town Lots of L.T. Smith."

Under and Subject to the covenants, conditions, restriction and utility easements as appear in the chain of title.

Parcel No. 2

All that certain tract, piece or parcel of land situate in the Borough of Mount Pocono, County of Monroe, State of Pennsylvania, bounded and described as follows, viz:

Beginning at a point on the northerly side of Lee Avenue, a corner of Lot No. 14, Section HH, as shown on map of "Town of Lots of L.T. Smith, Mt. Pocono, Pennsylvania," recorded in the Office for the Record-

ing of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, in Plot Book Volume 1A, page 39, from which a point at the intersection of the northerly side of Lee Avenue with the easterly side of Cleveland Avenue, bears south eighty one degrees west two hundred feet; thence, by Lot No. 16, north nine degrees west one hundred twenty five feet to a point, thence, by Lot No. 5, south eighty one degrees west fifty feet to a point in Lot No. 14, south nine degrees east one hundred twenty five feet to the place of beginning.

Being Lot No. 15 on the hereinabove referred to map

SEIZED AND TAKEN IN EXECUTION AS THE

PROPERTY OF:

DONNA MASON

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JAMES V FARERI, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2365 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH
ALL THAT CERTAIN lot or piece of land situate in the **Borough of East Stroudsburg** , County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a pipe at the intersection of the northerly side of Berwick Heights Road and the easterly side of Cliff Road as shown on map of lots of Stroud Realty Company, Berwick Development, East Stroudsburg, Pa., recorded in the Recorder's Office at Stroudsburg, Pa., in Plot Book Vol. 4, page 93; thence along the easterly side of Cliff Road North thirty five degrees thirty minutes East one hundred thirty feet to a pipe; thence by other lands now or formerly of Delaware Realty Company, of which this lot was formerly a part, South fifty five degrees twenty minutes East one hundred fifteen feet to pipe; thence by the same South twenty degrees forty minutes West one hundred fourteen and two one-hundredths feet to a pipe on the northerly side of said Berwick Heights Road; thence along the northerly side of Berwick Heights Road in a westerly direction on a curve to the right

with a radius of one hundred sixty one and four tenths feet an arc distance of eighty four and three one-hundredths feet (Chord bearing North sixty nine degrees twenty five minutes West distance eight three and nine one-hundredths feet) to a point; thence by the same North fifty four degrees thirty minutes West sixty three and ninety six one-hundredths feet to the place of BEGINNING.

CONTAINING 0.374 acres, more or less. Being parts of Lots Nos. 85, 86 and 87 as shown on said map of Berwick Development.

TAX I.D. #: 05-5/2/5/2

Pin # 05730112775172

Being Known As: 100 Berwick Heights Road, East Stroudsburg, Pennsylvania 18301

Title to said premises is vested in Gloria A. Wyckoff by deed from Jack A. Wyckoff and Gloria A. Wyckoff dated May 20, 1968 and recorded May 31, 1968 in Deed Book 360, Page 782 Instrument Number 196804984. The said Gloria A. Wyckoff died on November 20, 2016 without a will or appointment of an Administrator.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

SUSAN M. WYCKOFF, KNOWN SURVIVING HEIR OF GLORIA A. WYCKOFF

JACK E. WYCKOFF, KNOWN SURVIVING HEIR OF GLORIA A. WYCKOFF

UNKNOWN SURVIVING HEIRS OF GLORIA A. WYCKOFF

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

ANDREW MARKOWITZ, ESQUIRE

Sheriff's Office
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9035 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, March 29, 2018
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN tract or parcel of land situate in the Township of Polk, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the centerline of Township

Road No. 448 (Robin Hood Road), a common corner of Lot No. 5 and Lot No. 6 as shown on a plan titled "Final Plan, Subdivision of Lands of Carol K. Vlearbone and Annexation of lands of Todd and Jennifer Remaley" dated March 6, 2004, and recorded September 22, 2004, in Plot Book Vol. 76, Page 143; thence by said Lot No. 6 north 64 degrees 29 minutes 56 seconds east (at 16.96 feet passing an iron pin) 195.26 feet to an iron pin; thence by the same north 23 degrees 30 minutes 36 seconds west 357.03 feet to an iron pin; thence by the same north 7 degrees 53 minutes 38 seconds west 167.45 feet to an iron pin; thence by the same north 60 degrees 43 minutes 03 seconds east 515.62 feet to an iron pin in line of lands of John Steckel; thence by said lands of John Steckel south 4 degrees 57 minutes 52 seconds east 1207.24 feet to an iron pin; thence by lands of Joseph Kratz north 74 degrees 39 minutes 46 seconds west (at 318.87 feet passing an iron pin) 349.59 feet to a point in the aforementioned centerline of Township Road No. 448; thence in and along said centerline of Township Road No. 448 on a curve to the right having a radius of 1300 feet for an arc length of 63.13 feet (chord bearing and distance being north 40 degrees 13 minutes 02 seconds west 63.13 feet) to a point of tangency; thence by the same north 38 degrees 49 minutes 33 seconds west 298.46 feet to the place of BEGINNING.

CONTAINING 10.179 acres of land.

BEING lot No. 5 as shown on the above described plan.

UNDER AND SUBJECT to the rights covenants, conditions and restrictions in the above recited deed.

TAX I.D. #: 13/11/1-2

Pin #13621900461464

Being Known As: 672 Steckel Road, Kunkletown, Pennsylvania 18058.

Title to said premises is vested in Charles P. Kaufmann III and Rachelle Kaufmann by deed from Charles P. Kaufmann, 111 dated March 28, 2006 and recorded April 4, 2006 in Deed Book 2262, Page 9819.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**CHARLES P. KAUFMANN, III
RACHELLE KAUFMANN**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

JOSEPH I FOLEY, ESQUIRE

Sheriff's Office
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3789 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

PARCEL NO.: 09/6C/1/55

PIN NO.: 09733402956900

ALL THAT CERTAIN lot or piece of land situate in the Township of Middle Smithfield , County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows:

BEING shown and designated as Lot 716 on a certain map or plan of lots entitled "Subdivision of Winona Lakes, Section 7, Alpine Village, American Landmark Corporation. Owner & Developer, Middle Smithfield Township, Monroe County, Pennsylvania, dated March 17, 1972 and revised March 30, 1972, prepare by Edward C. Hess Associates, Scale being 1"=100', recorded April 19, 1972 in the Recorder's Office at Stroudsburg, Monroe County, Pennsylvania in Plot Book Vol 16, Page 87.

CONTAINING: 27,396 square feet, more or less.

BEING LOT NO. 716 on the above mentioned plan.

Fee Simple Title Vested in Anthony Zrillo and Geraldine Zrillo, husband and wife, as Tenants by Entireties, by deed from, Peter F. Adamo and Angela Adamo, husband and wife, dated 4/15/2003, recorded 4/15/2003, in the Monroe County Recorder of Deeds in Deed Book 2150, Page 3900, as Instrument No. 200317160.

... and the said Anthony Zrillo, died 8/20/2015, whereupon title to premises in question became vested in Geraldine Zrillo, by right of survivorship.

... and the said Geraldine Zrillo died 6/23/2016 intestate leaving as her only surviving heirs at law and next of kin the following: (Subject to the Estate of Geraldine Zrillo). The said (Subject to the Estate of Geraldine Zrillo) was duly granted Letter of Administration on (Subject to the Estate of Geraldine Zrillo) by the Surrogated Office of the County of (Subject to the Estate of Geraldine Zrillo) under Record and Docket Number (Subject to the Estate of Geraldine Zrillo).

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

THE UNKNOWN HEIRS, EXECUTORS, ADMINISTRATORS AND DEVISEES OF THE ESTATE OF GERALDINE ZRILLO, DECEASED

FRANK ZRILLO, SOLELY AS HEIR OF THE ESTATE OF GERALDINE ZRILLO, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter un-

less exceptions are filed within said time.

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

M TROY FREEDMAN, ESQUIRE

Sheriff's Office
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4678 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN Unit designated as Unit 1021, being a Unit in the Foxfire Condominium, situated in the Borough of Mt. Pocono , County of Monroe and Commonwealth of Pennsylvania, as dedicated in the Declaration of Condominium of Foxfire Condominium, dated the 28th day of February 1984 and recorded in the Office for the Recording of Deeds, in and for the County of Monroe on the 8th day of March, 1984, in Deed Book Volume 1431, Page 91; First Amendment to the Declaration dated July 14, 1984, recorded in Plot Book 55, Page 43; Second Amendment to the Declaration dated July 1, 1986, recorded in Deed Book Volume 1496, page 1580; Third Amendment to the Declaration dated September 29, 1987, recorded in Deed Book Volume 1580, Page 1262; Correction to First Amendment dated January 8, 1988, recorded in Deed Book Volume 1599, page 336; Fourth Amendment to the Declaration dated January 29, 1988, recorded in Deed Book Volume 1601, page 1159, and Plats and Plans for Foxfire Condominium in Plot Book Volume 60, page 16.

Together with all rights, title and interest being a 1.1712% percentage undivided interest of, in the Common Elements as set forth in the Declaration of Condominium.

BEING known and numbered as 200 Oak Street #1021, aka 130 Fox Fire Drive #306, Mount Pocono, PA 18344.

Being the same property conveyed to Allison V. Justice, no marital status shown who acquired title by virtue of a deed from Robert L. McGraw and Diane L. McGraw, husband and wife and Eric S. McGraw, single, dated October 2, 2006, recorded October 2, 2006, as Instrument Number 200643477, and recorded in Book 2283, Page 8740, Office of the Recorder of Deeds, Monroe County, Pennsylvania.

TAX CODE: 10/13/2/23-21

PIN NO: 10635510469324

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ALLISON V. JUSTICE

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
JUSTIN F KOBESKI, ESQUIRE

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
 SHERIFF'S SALE
 OF VALUABLE
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7302 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN Unit in the property know, named and identified as Country Club of the Poconos, Phase III, a Condominium, situated in the Township of Middle Smithfield , County of Monroe and Commonwealth of Pennsylvania as shown on a plan entitled, "Final Land Development Plan, Country Club of the Poconos, Phase III, Sections 4 and 8" dated January 15, 2004 last revised March 3, 2004, prepared by R.K.R. Hess Associates, Inc. Scranton, Pa. and recorded August 3, 2005 in Plat Book 77 Pages 189 through 195, which has heretofore been submitted to the provisions of the Uniform Condominium Act 68 PA., C.S.A. §3101, et seq. by the Recording of a Declaration of Condominium recorded in the Office of the Recorder of Deeds in and for the County of Monroe on July 17, 2006, in Record Book No. 2274, Page 3752.

Being designated as Unit No. 1170A
 Address: 751 Big Ridge Drive, Unit A f/k/a 1170A Big Ridge Drive

Being Parcel Number 09-98276/A
 Together with a proportionate undivided interest in the Common Elements (as defined in such Declaration).

Subject to a Twenty Foot Wide Drainage, Slope and Utility Easements shall be provided along all road right of ways, except as shown on aforesaid referenced Final Land Development Plan.

Subject to restrictions, covenants and/or easements of record, if any. As may be amended from time to time.

BEING THE SAME PREMISES which Toll PA IV, L.P., by Deed dated 7/27/2007 and recorded 8/7/2007, in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2312, Page 90496, granted and conveyed unto Suet K. Chung.

Tax ID #: 09/98276/UA
 PIN #: 09733401257566A

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

SUET K. CHUNG

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks

before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
SAMANTHA GABLE, ESQUIRE

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
 SHERIFF'S SALE
 OF VALUABLE
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3924 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or piece of ground situate in the Township of Chestnuthill , County of Monroe and Commonwealth of Pennsylvania, being shown and designated as Lot No. 606 on a Plan of Lots entitled The Highlands III made by Achterman Associates, Consulting Engineers, East Stroudsburg, PA, and recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe at Stroudsburg, Pennsylvania, in Plot Book Volume 62 page 459, and further bounded and described as follows, to wit:

Beginning at a set monument in the westerly side of Saturn Drive; thence South 4 degrees 29 minutes 00 seconds East 245.89 feet to a point, a corner of Lot 605 on the aforementioned plan; thence along the northerly side of Lot 605 South 85 degrees 31 minutes 00 seconds West 265.00 feet to a point in the easterly line of Lot 603 on the aforementioned plan; thence along Lot 603 and 602 North 4 degrees 29 minutes 00 seconds West 239.97 feet to a point, a corner of Lot 601; thence along the easterly side of Lot 601 North 10 degrees 43 minutes 12 seconds East 76.58 feet to a point in the southerly side of S.R. 3016, Jonas Road; thence along the southerly side of Jonas Road on a curve to the right having a radius of 800 feet the arc length of 207.63 feet to a point; thence along the same, on a curve to the left having a radius of 40.00 feet the arc length of 62.60 feet to the place of beginning.

TITLE TO SAID PREMISES VESTED IN Scott J. Weiner and Michelle A. Weiner, h/w, by Deed from Scott Weiner and Michelle Lanier, n/b/m Michelle Weiner, h/w, dated 07/05/2007, recorded 07/13/2007, in Book 2310, Page 6731.

TAX CODE: 02/87978

TAX PIN: 02633000315513

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

SCOTT J. WEINER

MICHELLE A. WEINER

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JENNIE C TSAI, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2973 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot parcel or piece of land situate in the Township of Price, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron on the southerly line of Rock Ledge Drive, said iron being the northwesterly corner of Lot No 236 as shown on Map entitled, 'Plotting II, Rock Ledge Manor Estates, 2 September 1969'; Thence along Lot No. 236 as shown on said map, south seven degrees fifty-four minutes forty seconds West six hundred twenty-nine and twenty one-hundredths feet to a point in line of lands of R. Xubiak and J.O. Gregerson, North eighty-two degrees five minutes twenty seconds west thirty-three and seventy-four degrees fifty-five minutes twenty seconds West two hundred seventeen and thirty-three one-hundredths feet to a point, said point being the southeasterly corner of Lot No. 234 as shown on said map; Thence along Lot No. 234 a radial line to the hereinafter described curve, north eleven degrees twenty-two minutes fifty-five seconds east six hundred eight and eight-seven one hundredths feet to an iron on the southerly line of Rock Ledge Drive; Thence along the southerly line of Rock Ledge Drive and on a curve to the left having a radius of one thousand forty feet an arc length of sixty-three feet to a point of tangency; thence along the same, South eighty-two degrees five minutes twenty seconds east one hundred fifty feet to the place of beginning. Containing 3.30 acres, more or less. Being Lot No. 235 as shown on said map.

TITLE TO SAID PREMISES IS VESTED IN Jeffrey T. Bodnar, unmarried, by Deed from Juan Bentancourt and Caridad Bentancourt, h/w, dated 11/04/2003, recorded 12/02/2003 in Book 2175, Page 6045.

TAX CODE: 14/9A/1/30
TAX PIN: 14639602595116

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JEFFREY T. BODNAR

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
PETER WAPNER, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3055 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN tract, piece or lot of land situate in the Township of Chestnuthill, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 235, Birch Brier Estates, Section Seven, as shown on a plan of lots recorded in the Office of the Recording of Deeds in and for the County of Monroe at Stroudsburg, Pennsylvania in Plot Book Volume 59, Page 146, being described as follows:
BEGINNING at an iron on the westerly side of Poplar Creek Lane, being also a corner of Lot No. 234, Birch Brier Estates, Section Seven, thence along Lot No. 234, S 47 degrees 00 minute 00 second W (Magnetic Meridian) for 290.00 feet to an iron in line of lands of Marketing Technology, Inc., thence along lands of Marketing Technology, Inc., N 48 degrees 46 minutes 20 seconds W for 150.76 feet to an iron, being also a corner of Lot No. 238, Birch Brier Estates, Section Seven, thence along Lot No. 238, N 47 degrees 00 minute 00 second E for 305.16 feet to an iron being a corner of Lot No. 238 and the westerly side of Poplar Creek Lane, thence along the westerly side of Poplar Creek Lane, S 43 degrees 00 minute 00 second E for 150.00 feet to the place of BEGINNING.

UNDER AND SUBJECT to any and all reservations, restrictions, conditions, covenants, etc., that are contained in that chain of title.

TITLE TO SAID PREMISES VESTED IN Marvin Leonard, Jr. and Diana Y. Roman, joint tenants with right of survivorship, by Deed from Marvin Leonard, Jr. and Diana Y. Roman, joint tenants with right of survivorship, dated 10/20/2003, recorded 10/24/2003, in Book 2171, Page 7514.

TAX CODE: 02/14H/1/35

TAX PIN: 02633001373160
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
MARVIN LEONARD, JR
DIANA Y. ROMAN A/K/A
DIANA LEONARD

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
JENNIE C TSAI, ESQUIRE

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
 SHERIFF'S SALE
 OF VALUABLE
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6281 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
 AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

Lot 1:
 ALL THAT CERTAIN lot, parcel or piece of land situate in **Middle Smithfield Township**, County of Monroe, and Commonwealth of Pennsylvania, being Lot 86, Section 3, Lake of the Pines, as shown on a plan of lots recorded in the Office of Recorder of Deeds in and for Monroe County, in Plot Book Volume 17, Page 57.

BEING THE SAME PREMISES which Bruce Baron and Eileen Baron, husband and wife, by deed dated August 6, 1999 and recorded in the Office of Recorder of Deeds in and for Monroe County on August 12, 1999 at Book 2067 and Page 7385 and Instrument #199929568, conveyed unto Vladimir Ossipov and Galina K. Ossipov.

Parcel No. 9/4C/3/86
 Pin No. 09734403429865
 Lot 2:

ALL THAT CERTAIN lot, parcel or piece of land situate in **Middle Smithfield Township**, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 87, Section 3, Lake of the Pines, as shown on plan of lots recorded in the Office of Recorder of Deeds in and for Monroe, in Plot Book Volume 18, Page 19.

BEING THE SAME PREMISES which Bruce Baron and Eileen Baron, husband and wife, by deed dated August 6, 1999 and recorded in the Office of Recorder of Deeds in and for Monroe County on August 12, 1999

at Book 2067 and Page 7385 and Instrument #199929568, conveyed unto Vladimir Ossipov and Galina K. Ossipov.
 Parcel No. 9/4C/3/87
 Pin No. 09734403428789

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
GALINA OSSIPOV
VLADIMIR OSSIPOV

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
BRADLEY J OSBORNE, ESQUIRE

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
 SHERIFF'S SALE
 OF VALUABLE
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5052 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
 AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot or parcel of land situate in the **township of Coolbaugh**, County of Monroe, Commonwealth of Pennsylvania, marked and designated as Lot Number 180, Section III, as shown on plotting of 'Summit Pointe, Section III,' prepared by Edward C. Hess Associates, Inc., Registered Engineers, and dated May 15, 1979, said plot map having been recorded on March 2, 1979, in the Office for the Recording of Deeds, &c., for Monroe County, Pennsylvania, in Plot Book Volume 39, Page 77.

TITLE TO SAID PREMISES VESTED IN Floyd U. Bailey and Pearl A. Bailey, his wife, by Deed from LandMark International, Ltd., dated 08/07/1979, in Book 970, Page 1.

Pearl A. Bailey was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of Pearl A. Bailey's death on or about 01/01/1984, her ownership interest was automatically vested in the surviving tenant by the entirety.

Mortgagor Floyd U. Bailey died on 09/09/2008, leaving a Last Will and Testament dated 03/01/1993. Letters Testamentary were granted to Sandra Lenore Anderson on 11/04/2008 in, No. 2008-4712. The Decedent's surviving devisees are Sandra Lenore Anderson, Floyd Ukelyn Bailey, Jr., and Kevin Bernard Bailey.

TAX CODE: 03/5B/1/48

TAX PIN: 03635503333504

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

SANDRA LENORE ANDERSON, IN HER CAPACITY AS EXECUTRIX AND DEVISEE OF THE ESTATE OF FLOYD U. BAILEY

FLOYD UKELYN BAILEY JR, IN HIS CAPACITY AS DEVISEE OF THE ESTATE OF FLOYD U. BAILEY

KEVIN BERNARD BAILEY, IN HIS CAPACITY AS DEVISEE OF THE ESTATE OF FLOYD U. BAILEY

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ABIGAIL BRUNNER, ESQUIRE

Sheriff's Office
Stroudsburg, PABarry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7267 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN piece, parcel and tract of land, situate, lying and being in the Township of Coolbaugh, County of Monroe, and Commonwealth of Pennsylvania, more particularly described as follows:

Lot 2, Block 2109, Section 21, Arrowhead lake Development, which is set forth and described on the subdivision plan for the above section as filed in the Office of the Recorder of Deeds in and for Monroe County, Pennsylvania, in Map Book 21, Page 79, on January 2, 1974, which was recorded in Map Book 25, Page 31, and January 17, 1975.

UNDER AND SUBJECT to covenants, easements, restrictions and reservations appearing in the chain of title or otherwise visible upon the land.

BEING THE SAME PREMISES which Larry Hawkins, single, by Deed dated 10/28/2004, recorded 11/5/2004 in Book 2206, Page 9561 conveyed unto Frank Verona, Jr.

The said Frank Verona, Jr. departed this life on 9/15/2014.

PARCEL IDENTIFICATION NO: 3/19C/1/617

MAP #: 03-6307-14-44-0772

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JOSEPH VERONA

JAMES VERONA

AND REBEKAH VERONA IN THEIR CAPACITIES AS HEIRS OF LAW OF FRANK VERONA, JR., DECEASED

UNKNOWN HEIRS SUCCESSORS AND ASSIGNS, REPRESENTATIVES, DEVISEES, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER FRANK VERONA, JR. DECEASED TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
MARTHA E VON ROSENSTIEL,
ESQUIRE

Sheriff's Office
Stroudsburg, PABarry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5824 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot or tract of land located in the Borough of Mount Pocono, Monroe County, Pennsylvania, bounded and described, as follows, to wit:

Beginning at a point on the northerly side of Hemlock Road, said point being also the southwesterly corner of Lot 10, section E, on the hereinafter mentioned map; thence along the northerly side of Hemlock Road, south seventy-three degrees zero minutes west one hundred feet, more or less, to a point said point being also the southeasterly corner of Lot 12, section E, on the said map; thence along the easterly line of said lot 12, section E, north seventeen degrees west two hundred feet to a point in the southerly line of lot 4, section E; thence north seventy-three degrees zero minutes east one hundred feet to a point in the southerly line of lot 5, section E; thence along the westerly line of lot 9, section E, and lot 10, section E, south seventeen degrees East two hundred feet to the place of beginning.

it being intended to convey lot 11, section E, as shown on map of the Pine Hill Park (formerly Pocono Forest Park), located at Mount Pocono, Pennsylvania dated January 1927.

Tax map no. 10/5/1/29-14

Being the same premises which Teada Family, by

Deed dated 4/30/2010 and recorded 5/4/2010, in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2370, Page 1672, granted and conveyed unto Derek C. Suarez.

Tax ID #: 10/51/29-14
(PIN: 10636617001298)
PIN #: 10636617001298

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

DEREK C. SUAREZ

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
SAMANTHA GABLE, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

#200902503, granted and conveyed unto Jamie M. Laury and Jason M. Laury, wife and husband.

Improvements: Residential property
Parcel Number 03/7G/1/52
Pin Number 03635703131740

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**JAMIE M. LAURY
JASON M. LAURY**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JILL MANUEL-COUGHLIN, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5610 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in the Township of Coolbaugh and County of Monroe and State of Pennsylvania, marked and designated as Lot No. 5019, Section I, as shown on "Plotting of Pocono Farms, Inc, Coolbaugh Township, Monroe County, Pennsylvania, made by Bellante and Clauss" and recorded in Monroe County, Pennsylvania in Plot Book No. 14, page 39.

BEING THE SAME PREMISES which Jamie M. La-Dolce now by marriage Jamie M. Laury and Jason M. Laury, wife and husband by their deed dated January 26, 2009 and recorded February 3, 2009 in the Office for the Recording of Deeds in and for Monroe County at Stroudsburg, Pennsylvania in Deed Book 2348, page 2183 granted and conveyed unto Jamie M. Laury and Jason M. Laury, wife and husband.

UNDER AND SUBJECT to the covenants, conditions and restrictions as appear in the chain of title.

BEING THE SAME PREMISES WHICH Jamie M. La-Dolce, known by marriage, Jamie M. Laury and Jason M. Laury, wife and husband, by Deed dated January 26, 2009 and recorded February 3, 2009 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2348, Page 2183, Instrument

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7325 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

PARCEL #1
ALL THAT CERTAIN lot, parcel or piece of ground situate in the Township of Coolbaugh , County of Monroe, and Commonwealth of Pennsylvania, being Lot Number 661, Section J, as shown on map of A Pocono Country Place, Inc., on file in the Recorder of Deeds Office at Stroudsburg, Pennsylvania in Plat Book No. 11, at Page(s) 11, 13, 15 and 17.

PARCEL #2
ALL THAT CERTAIN lot, parcel or piece of ground situate in the Township of Coolbaugh , County of Monroe, and Commonwealth of Pennsylvania, being Lot Number 662, Section J, as shown on map of A Pocono Country Place, Inc., on file in the Recorder of Deeds Office at Stroudsburg, Pennsylvania in Plat Book No. 22, at Page(s) 11, 13, 15 and 17.

Title to said Premises vested in Mac Ramdat by Deed from John F. Ryan, Trustee of the John Ryan Trust, under Agreement dated January 8, 1997, and Eileen M. Ryan, Trustee of the Eileen Ryan Trust, under Agreement dated January 8, 1997 (the "Trust Agreement") dated August 31, 2005 and recorded on September 15, 2005 in the Monroe County Recorder of Deeds in Book 2240, Page 383 as Instrument No. 200541844.

Being known as: J661 Meadow Lane aka 9733 Meadow Lane aka 9733 Cardinal Lane, Tobyhanna, PA 18466

Tax Parcel Number: 3/9C/1/90

Tax Pin Number: 03635918327402

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MAC RAMDAT

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ROGER FAY, ESQUIRE

Sheriff's Office
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7495 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THOSE CERTAIN lots, parcels or pieces of land situate in the Township of Middle Smithfield , County of Monroe, and Commonwealth of Pennsylvania, being Lots 36, 38 and 40, Block 4, Unit 5, Monroe Lake Shores, as shows on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 8C, Page 118.

TAX I.D. #: 09/14C/5-4/36/

Pin # 09732501169049

Being Known As: 36 Carnation Road, East Stroudsburg, Pennsylvania 18301

Title to said premises is vested in Geraldine Fratangelo and Robert F. Fratangelo, Jr. and Robert F. Fratangelo, III by deed from Geraldine Fratangelo dated October 15, 2008 and recorded March 6, 2009 in Deed Book 2349, Page 6224. The said Geraldine Fratangelo died on April 13, 2013, without a will or appointment of an Administrator.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ROBERT F. FRATANGELO, III, MORTGAGOR AND

REAL OWNER

ROBERT F. FRATANGELO JR., MORTGAGOR AND REAL OWNER IN HIS CAPACITY AS KNOWN SURVIVING HEIR OF GERALDINE FRA-

TANGELO

UNKNOWN SURVIVING HEIRS OF GERALDINE FRATANGELO

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOSEPH I FOLEY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6609 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THOSE CERTAIN lots, parcels or pieces of ground situate in the Township of Coolbaugh , County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 567 and Lot No. 568, Section K (ext), as shown map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book No. 24, Pages 51, 53 and 55.

TOGETHER with the right to use the private roadways as shown on said recorded map, together with such other rights of way over lands of a prior Grantor as the prior Grantor may designate from time to time, for the purpose of ingress, egress and regress in common with a prior Grantor, its successors and assigns.

Being Parcel 03/9F/1/264

Pin: 03636913137174

BEING known for informational purposes as 1269 Winding Way, Tobyhanna, PA

BEING THE SAME PREMISES which was conveyed to Keith M. Archer and Angela E. Archer, husband and wife, by Deed of martha E. Berglie, widow, dated 11.30.2007 and recorded 12.04.2007 as Instrument 200744421 BK 2322 PG 4367 in the Monroe County Recorder of Deeds Office.

Tax ID #: 03/9F/1/264

PIN: 03636913137174

PIN #: 03636913137174

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

KEITH M. ARCHER

ANGELA E. ARCHER

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in ac-

cordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
SAMANTHA GABLE, ESQUIRE

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
 SHERIFF'S SALE
 OF VALUABLE
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3903 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
 AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN condominium Unit situate, lying and being the **Borough of Mount Pocono**, County of Monroe, and Commonwealth of Pennsylvania, including the improvements and appurtenances thereto belonging, subject to the provisions of the Pennsylvania Condominium Act (68PA C.S. 3103 et seq.) the amendments and supplements thereto, and to the provisions of that certain declaration of Oak View Terrace Condominium, recorded on May 9, 1994 in Record Book Volume 1951, Page 692, and as amended in the First Amendment to Declaration dated October 10, 1994 and recorded October 17, 1994 in County Record Book Volume 1976, page 1445, more particularly described as Unit 46F in the Declaration aforesaid, and which Unit is herewith conveyed in conformity with the Condominium Act aforesaid and includes the fee in an undivided 2.0833 percent interest in the common Elements of this Condominium.

Said Unit #46F is shown on a map recorded in Plat Book Volume 66, Page 62.

BEING THE SAME PREMISES which Lauren Molinaro, a single woman, by deed dated 6/29/2007 and recorded 7/2/2007 in Book 2309 Page 5990 conveyed to Araina L. Maynard.

Pin #: 10635511578201F
 Tax Code #: 10/113151/46F

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ARAINA L. MAYNARD

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification

from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
REBECCA A SOLARZ, ESQUIRE

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
 SHERIFF'S SALE
 OF VALUABLE
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8034 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
 AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN piece, parcel or tract of land known as Lot no. 4212, situate in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, known as Section H-IV of Stillwater Lake Estates, Sun Dance Stillwater Corp., dated May 25, 1973, approved by the Monroe County Planning and Zoning Commission of August 28, 1973 and filed and recorded in the office for the Recording of Plats, Monroe County on October 3, 1973 in plat book Volume 20, page 109.

Under and Subject, nevertheless, to the Declaration of Covenants, Conditions and Restrictions for Stillwater Lake Estates, Section H-IV, as recorded in deed book volume 1121, page 213.

**BEING Parcel No. 03/14F/2/253
 PIN: 03634604711954**

Also Known As 1167 Trapper Lane f/k/a 4212 Hunter Dr., Pocono Summit, PA 18346

BEING the same premises Paul Hurlburt, a single man by deed dated March 15, 2006 and recorded March 17, 2006 Deed Book REC 2261 Page 1743 in the Office of the Recorder of Deeds in Monroe County, granted and conveyed unto Wilfredo Antonio Sanchez and Patricia Gomez, husband and wife, as tenants by the entirety.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANTONIO SANCHEZ

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless

less exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JESSICA MANIS, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1792 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot of land situate in **Paradise Township** , Monroe County, Pennsylvania:
Being Known As 3468 Devils Hole Road a/k/a 279 Devils Hole Road, Cresco, PA 18326
Parcel Number: 11/8A/1/3
Pin Number: 11636604728948

Improvements: Residential property
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ADOBI NWAPA, KNOWN HEIR OF EVELYN NWAPA A/K/A EVELYN OBEAGELI NWAPA EFURU NWAPA-OBUA, KNOWN HEIR OF EVELYN NWAPA A/K/A EVELYN OBEAGELI NWAPA ESTATE OF EVELYN NWAPA A/K/A EVELYN OBEAGELI NWAPA NJIDEKA KELLEY, PERSONAL REPRESENTATIVE OF THE ESTATE OF EVELYN NWAPA A/K/A EVELYN OBEAGELI NWAPA NKECHI OWO, KNOWN HEIR OF EVELYN NWAPA A/K/A EVELYN OBEAGELI NWAPA OBIORA NWAPA, KNOWN HEIR OF EVELYN NWAPA A/K/A EVELYN OBEAGELI NWAPA UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER EVELYN NWAPA A/K/A EVELYN OBEAGELI NWAPA

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOHN ERIC KISHBAUGH, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4116 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH
ALL THE FOLLOWING lot situate, in the **Township of Tunkhannock**, County of Monroe and State of Pennsylvania, and being more particularly described as follows:

Being all of Lot 320, Section C as shown and designated on Plan of Indian Mountain Lakes, Section C, made by Leo Achterman, Jr., Civil Engineer and Surveyor, dated March 22, 1963; revised April 1, 1964; and recorded May 19, 1965, at the Recorder of Deeds of Monroe County Map Book 9, Page 193
BEING Parcel No. 20/8C/2/22
PIN: 20631115730685

Also Known As 49 Linden Drive a/k/a 320 Linden Drive, Albrightsville, PA 18210

BEING the same premises Robert A. Fanaro, single, Robert B. Rudolph, single and Robert S. Russell, single by deed dated October 6, 2005 and recorded October 7, 2005 Deed Book 2277 Page 5896 in the Office of the Recorder of Deeds in Monroe County, granted and conveyed unto Anthony Lillo, III and Deborah Addas-Lillo, his wife as tenants by the entireties.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
**DEBORAH ADDAS-LILLO
ANTHONY LILLO, III A/K/A
ANTHONY LILLO**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ANDREW J MARLEY, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5507 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or lots, parcel or piece of land situate in the **Township of Tunkhannock** , County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 2705, Section B-IV, according to Plan of Emerald Lakes, prepared by Leo Achterman, Jr. P.E. and recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, Pa. in Plot Book Volume 14, page 83, bounded and described as follows to wit:
In Plot Book Volume and Page Number according to the aforementioned Plan on Record.

UNDER AND SUBJECT TO covenants, conditions and restrictions, which shall run with the land as appear in the chain of title.

BEING THE SAME PREMISES WHICH Christopher English and Josefina Garcia, by Deed dated 2/27/2002 and recorded 3/20/2002 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2117, Page 8710, granted and conveyed unto Cassandra J. English.

Improvements: Residential property
Tax Code No. 20/1B/1/35
Pin #20-6344-04-50-0972

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
CASSANDRA J ENGLISH**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
GREGORY JAVARDIAN, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2088 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot/lots, parcel or piece of ground situate in the **Township of Coolbaugh** , County of Monroe and State of Pennsylvania being Lot/Lots No. 246, Section G, as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plat Book No. 19, Pages 11, 17 and 19.

The improvements thereon being known as 8564 Hillcrest Drive, Tobyhanna, Pennsylvania 18466 f/k/a 7003 Hillcrest Drive, Tobyhanna, Pennsylvania 18466 **BEING THE SAME PREMISES WHICH** Wendy Tevenal and Rafael Tevenal, her husband, by Deed dated November 23, 2005 and recorded December 1, 2005 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2250, Page 562, granted and conveyed unto Maria R. Acuna and Jose A. Acuna, husband and wife.

Improvements: Residential property
Tax Code No. 03/8D/1/417
Pin #03635810372049

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
MARIA R ACUNA
JOSE A ACUNA
THE UNITED STATES
OF AMERICA**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
MATTHEW MCDONNELL, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4734 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in the **Township of Stroud**, Monroe County, Commonwealth of Pennsylvania, being Lot or Lots No. 233, Section F, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania, in Plot Book Volume 33, page(s) 101, 103 and 105.

BEING the same premises which Alex C. Romeo and Michele Romeo, by their deed dated September 14, 2000, and recorded in the Office for the Recording of Deeds in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Record Book Volume 2084, page 5551, granted and conveyed unto Ian Seaman, Grantor hereof, in fee.

UNDER AND SUBJECT to covenants, conditions and restrictions of record.

TAX PARCEL NO.: 17/15F/1/233

PIN NO.: 17639203123975

Commonly Known as: 1704 Winona Terrace f/k/a 233F Belaire Drive, East Stroudsburg, PA 18301

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MARKEITH STRICKLAND

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

PATRICK J WESNER, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1354 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN tract or parcel of land located in Stroud Township, Monroe County, Pennsylvania, and known as Estate Lot Site Number 347 located on Escoll Drive, as shown on the Final Plans Phase 7, Blue Mountain Lake, a Planned Unit Development, approved by the Stroud Township Board of Supervisors as of April 14, 1997 and filed of record in the Office of the Recorder of Deeds of Monroe County, Pennsylvania on April 22, 1997 in Plot Book 69 at Page 71.

The said Estate Lot is assessed to Property I.D. No. 17/90436.

TITLE TO SAID PREMISES VESTED in Carlos Jackson and Gloria Jackson, husband and wife, by Deed from Helmut Tucholski and Anneliese Tucholski, husband and wife and Michael Tucholski, married, dated 12/07/2005, recorded 12/27/2005, in Book 2252, Page 8735.

by virtue of Gloria Jackson's death on or about 11/17/2012, her ownership interest was automatically vested in the surviving tenant by the entirety.

TAX CODE: 17/90436

TAX PIN: 17730202590446

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

CARLOS JACKSON

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

PETER WAPNER, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4327 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot, parcel or piece of ground situated in the **Township of Coolbaugh** , County of Monroe and State of Pennsylvania, being Lot No. 20, Section No. B, as shown on map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 19, Pages 77 and 79.

TOGETHER WITH all rights and privileges and **UNDER AND SUBJECT** to the covenants, exceptions, conditions, reservations and restrictions as appear of record and set forth in said Recorder's Office in Record Book 1457, Page 864 and Record Book 1482, Page 699.

**TAX I.D. #: Parcel #03/3B/2/56/
PIN: 03635820916391**

Being Known As: 703 Edgewood Road, Tobyhanna, Pennsylvania 18466

Title to said premises is vested in Jesus F. Guardia and Santina Morales Guardia by deed from Jesus F. Guardia dated September 25, 2009 and recorded October 6, 2009 in Deed Book 2360, Page 5493.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**JESUS F. GUARDIA
SANTINA MORALES GUARDIA**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JACOB M OTTLEY, ESQUIRE**

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5684 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot, parcel or piece of ground situated in the **Township of Coolbaugh** , County of Monroe and State of Pennsylvania, being Lot No. 10, Section No. D as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book 18, pages 101, 103 and 105.

UNDER AND SUBJECT to the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the chain of title.

TITLE TO SAID PREMISES VESTED IN Luis Sierra and Zary Sierra, husband and wife, by Deed from Russell M. Hoover a/k/a Russell A. Hoover and Regina W. Hoover, his wife, dated 01/30/2003, recorded 02/26/2003, in Book 2145, Page 7678.

Property Address: 4783 Inwood Road, Tobyhanna, PA 18466-3077

**TAX CODE: 03/8B/2/232
TAX PIN: 03635820820382**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**LUIS SIERRA
ZARY SIERRA**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
PETER WAPNER, ESQUIRE**

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2075 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THE FOLLOWING lot situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 50, as shown on Section A, Stillwater Lake Estates, Inc., Coolbaugh and Tobyhanna Townships, Monroe County, Pennsylvania, made by Leo A. Achterman, Jr. and recorded in Monroe County, Pennsylvania, in Plot Book No. 8, Page 121.

The improvements thereon being known as 4145 Sylvan Lane, Coolbaugh, Pennsylvania 18346.

BEING THE SAME PREMISES WHICH Charles J. Conley, Co-Executor and Lillian C. Co-Executrix of the Estate of Anna J. Conley, aka Anne J. Conley, aka Anne J. Conley, aka Anna Julia Conley, by Deed dated October 15, 2014 and recorded October 30, 2014 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2445, Page 6172 granted and conveyed unto Kyle J. McNamara.

Improvements: Residential property

Tax Code No. 03/14A/1/15

Pin #03634502558509

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

KYLE J MCNAMARA

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

MATTHEW MCDONNELL, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7994 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: JUAN GARCIA

IRENE GARCIA

CONTRACT NO.: 1100104082

FILE NO.: PA-RT-1-066

SMITHFIELD TOWNSHIP, Monroe County, Pennsylvania, known as Interval No. 28 of Unit No. RT-69, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded November 30, 2009, in the Office of the Recorder of Deeds, etc., at Stroudsburg, in and for the County of Monroe, Deed Book Volume 2363, Page 3229 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88068/U69

PIN NO.: 16732102696274

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JUAN GARCIA

IRENE GARCIA

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

JOEL D JOHNSON, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4629 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Chestnuthill , County of Monroe and State of Pennsylvania, being Lot No. 138, The Birches West, Section Three and recorded in Map Book Volume 39, Page 49, being further bounded and described as follows, to wit:

BEING Lot No. 138, Section Three, The Birches West UNDER AND SUBJECT to Declaration of Protective Covenants as recorded in Deed Book Volume 879, Page 194 and amended in Deed Book Volume 882, Page 169.

TAX I.D. #: 02/14F/1/31

PIN #: 02633002754890

Being Known As: 1345 Brian Lane, Effort, Pennsylvania 18330

Title to said premises is vested in Alyce H. Tombs and William R. Tombs by deed from David H. Rine and Patrice S. Rine dated June 6, 2003 and recorded June 6, 2003 in Deed Book 2155, Page 8428.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ALYCE H. TOMBS
WILLIAM R. TOMBS**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania**

JACOB M OTTLEY, ESQUIRE

**Sheriff's Office
Stroudsburg, PA**

**Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9**

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 379 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot/lots, parcel or piece of ground situate in the Township of Coolbaugh , County of Monroe and Commonwealth of Pennsylvania, being Lot/Lots No. 135, Section No. C, as shown on map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book No. 18, Page 63 & 65.

BEING THE SAME PREMISES which Elisa Rossi, Executrix of the Estate of Andrew Rossi, deceased, by Deed dated 4/28/1989 and recorded 5/9/1989, in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 1680, Page 30, granted and conveyed unto Elisa Rossi.

AND the said Elisa Rossi, hereby departed this life on or about August 18, 2016.

Tax ID #: 03/8B/1/169

PIN #: 03635819519881

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE INTEREST FROM OR UNDER ELISA ROSSI, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania**

SAMANTHA GABLE, ESQUIRE

**Sheriff's Office
Stroudsburg, PA**

**Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9**

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1171 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THE FOLLOWING lot situate in the Township of Tunkhannock, County of Monroe and State of Pennsylvania, and being more particularly as follows:

BEING all of Lot 3004 in Section LL-1 as shown and designated as plan of Indian Mountain Lakes, Section LL-2, made by Leo Achterman, Jr., Civil Engineer and Surveyor, dated November 7, 1980 and recorded September 16, 1983 at the Recorder of Deeds for Monroe County, in Map Book 52, page 113.

Being Lot No. 3004, Section LL-2, as shown on Plotting of Indian Mountain Lake Development Corp., made by Leo A. Achterman, Jr. dated November 7, 1980.

BEING the same premises which Indian Mountain Lake Development Corp., a Pennsylvania Corporation dated 7/16/1984, recorded 4/1/1985 conveyed unto Bruce Jenkins and Nancy Jenkins, his wife, in fee.

Being known as Tax Parcel #20/8J/2/38

Map #: 20-6320-01-38-3003

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**BRUCE JENKINS****NANCY JENKINS****TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
HEATHER RILOFF, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6614 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Tobyhanna** , County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 4304, Section CIIA, according to Plan of Emerald Lakes, prepared by Thomas Tyler Moore and recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe at Stroudsburg, PA in Plot Book Volume 16, Page 91.

UNDER AND SUBJECT to all conditions, covenants and restrictions as of record.

TAX I.D. #: 19/3G/1/34

Pin # 19634404637917

Being Known As: 1598 Clover Road, f/k/a 4304 Clover Road, Long Pond, Pennsylvania 18334.

Title to said premises is vested in Stephanie Walton, a/k/a Stephanie M. Walton by deed from Robert E. Plank dated July 14, 2003 and recorded July 21, 2003 in Deed Book 2160, Page 4595.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**STEPHANIE WALTON****TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification

from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

ANDREW MARKOWITZ, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1621 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH
By virtue of Writ of Execution No. 1621-2017

U.S. Bank National Association, not in its Individual Capacity but Solely as Trustee for the RMAC Trust, Series 2016-CTT v. Oleg Mishutkin, Monroe County Court of Common Pleas Docket

o. 1621-2017, 10 Fern Ridge Road n/k/a 120 Fern Ridge Road, Blakeslee, PA 18610, Tax Parcel No. 20-13A/1/148;

PIN No. 206302027961. Improvements thereon consisting of a Residential Dwelling, sold to satisfy judgment in the amount of \$178,898.86.

Attorneys for Plaintiff:

Edward J. McKee, Esquire

Stern & Eisenberg, PC

1581 Main Street, Suite 200

The Shops at Valley Square

Warrington, PA 18976

Phone: (215) 572-8111

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**OLEG MISHUTKIN****TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County

Pennsylvania
EDWARD MCKEE, ESQUIRE

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
 SHERIFF'S SALE
 OF VALUABLE
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3735 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
 AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in the **Township of Coolbaugh** , County of Monroe and State of Pennsylvania, being Lot no. 223, section K, as shown on a map of a Pocono Country Place, on file at the recorder's office at Stroudsburg PA in plat Book Volume 22, pages 11, 13, 15, 17.

TITLE TO SAID PREMISES VESTED in Jose Ortiz and Juana Agosto, as Joint Tenants in Common, by Deed from Raintree Homes, Inc, a Pennsylvania Corp., dated 08/14/1998, recorded 09/04/1998, in Book 2053, Page 891.

Property Address: 1648 Sunny Side Drive a/k/a Lot 223 Section K A Pocono Country, Tobyhanna, PA 18466

TAX CODE: 03/9E/1/128
TAX PIN: 03635920906690

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
 JUANA AGOSTO
 JOSE ORTIZ**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
JENNIE C TSAI, ESQUIRE

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
 SHERIFF'S SALE
 OF VALUABLE
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4679 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
 AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN tract or parcel of land in **Stroud Township, Monroe County, Pennsylvania** and known as Estate Lot Site Number 85 located on Eastshore Drive as shown on the Final Plans Phase 1, Blue Mountain Lake, a Planned Unit Development, approved by the Stroud Township Board of Supervisors on March 17, 1993 and filed of record in the Office of the Recorder of Deeds of Monroe County, Pennsylvania on May 11, 1993 in Plot Book 65, Page 80, 81 and 82.

TITLE TO SAID PREMISES VESTED in Dure B. Thomas and Kimesha M. Thomas, by Deed from James Dotta, dated 07/01/2009, recorded 07/06/2009, in Book 2356, Page 1544.

TAX CODE: 17/12396
TAX PIN: 17730303427092

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
 KIMESHA M THOMAS
 DURE B THOMAS**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
PETER WAPNER, ESQUIRE

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
 SHERIFF'S SALE
 OF VALUABLE
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 802 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , March 29, 2018
 AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER

ER IS HIGHER BY CASHIERS CHECK OR CASH
ALL THAT CERTAIN lot or lots, parcel or piece of ground situated in Middle Smithfield Township, Monroe County, Pennsylvania, being lot or lots Nos. 2077, Section No. 27 as is more particularly set forth on the Plot Map of Lehman-Pike Development Corporation, Saw Creek Estates, as same is duly recorded in the Office for the Recording of Deeds, Stroudsburg, Monroe County, Pennsylvania in Plot Book Volume 47, Page 19.

TITLE TO SAID PREMISES VESTED IN Carmen Murcia, by Deed from John Tuminaro, Arlene Tuminaro and Audrey Brown, dated 07/25/2009, recorded 08/31/2009, in Book 2359, Page 479.

TAX CODE: 9/5A/1/57

TAX PIN: 09734501082997

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

CARMEN G. MURCIA A/K/A

CARMEN G. MERCADO A/K/A

CARMEN MURCIA

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JENNIE C TSAI, ESQUIRE

Sheriff's Office
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2610 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH
THE FOLLOWING described real property located in County of Monroe, State of Pennsylvania, being more particularly described as follows:

ALL THAT CERTAIN lot, parcel or piece of ground situate in the Township of Stroud, Monroe County, Pennsylvania, being Lot No. 277, Section C, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania in Plot Book Volume 32, Pages 105 thru 107.

TITLE TO SAID PREMISES VESTED IN Jeffrey S. Houston, by Deed from Dean Cerf and Carole M. Cerf, his wife, dated 10/31/2007, recorded 11/02/2007, in Book 2320, Page 1655.

TAX CODE: 17/15B/2/54

TAX PIN: 17639201354445

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JEFFREY S. HOUSTON

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JENNIE C TSAI, ESQUIRE

Sheriff's Office
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1639 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, March 29, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH
ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Middle Smithfield, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 412, Plotting 1, Wooddale Country Acres, as shown on a plan of lots recorded in the Office of the Recorder of Deeds, in and for the County of Monroe, in Plot Book Volume 21, Page 19.

PARCEL NO. 9/17B/1/37

BEING THE SAME PREMISES which Albert Hager and Donna Hager, husband and wife, by Deed dated 8/22/2007 and recorded 9/11/2007, in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2315, Page 8690, granted and conveyed unto Melissa A. Hanson.

Tax ID #: 9/18B/1/37

PIN #: 09731401073126

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MELISSA A HANSON

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
SAMANTHA GABLE, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7342 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot, parcel or piece of ground situate in the Township of Coolbaugh , County of Monroe and Commonwealth of Pennsylvania, being Lot No. 538, Section H as shown on map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book 19, Pages 21, 23 25.

PIN No. 03635805181671
TAX ID No. 03/8E/1/487

BEING the same premises which Federal National Mortgage Corporation aka Fannie Mae, A Corporation, by Deed dated January 9, 2004 and recorded January 15, 2004 in the Monroe County Recorder of Deeds Office in Deed Book 2179, Page 5122, granted and conveyed unto Maximilian Lassacher.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
MAXIMILIAN LASSACHER**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
SAMANTHA GABLE, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6378 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH
ALL THE FOLLOWING lot, situate in the Township of Tobyhanna, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 101, Section A, as shown on 'Plotting of Stillwater Lake Estates, Inc., Coolbaugh and Tobyhanna Townships, Monroe County, Pennsylvania, made by Leo A. Achterman, Jr.' and recorded in Monroe County, Pennsylvania, in Plot Book No. 8, page 121.

TITLE TO SAID PREMISES VESTED IN Luis A. Blass, a married man, by Deed from Sal Graci and Nancy Graci, his wife and Anthony Graci and Ann T. Graci, his wife, dated 09/02/2003, recorded 09/11/2003, in Book 2166, Page 9656.

TAX CODE: 19/4A/1/55

TAX PIN: 19634501452313

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

LUIS A. BLASS

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
PETER WAPNER, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2549 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , March 29, 2018
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH
ALL THAT CERTAIN lot, parcel or piece of land sit-

uate in the Township of Coolbaugh, County of Monroe, and Commonwealth of Pennsylvania, being Lot 4140, Section 8, Pocono Farms Estate, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 20, Page 33.

TITLE TO SAID PREMISES VESTED IN Steve A. Joseph, by Deed from Joann Roman, single and Marvin O. Leonard, Jr., single, dated 11/09/2011, in Book 2394, Page 5212.

TAX CODE: 03/4B/2/182

TAX PIN: 03636703026502

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JOANN ROMAN

MARVIN O. LEONARD, JR

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
PETER WAPNER, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4767 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, March 29, 2018
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot situate in the Township of Middle Smithfield, County of Monroe and State of Pennsylvania, marked and designated as Lot Number 47, as shown on Plotting of Wilderness Acres, recorded in Monroe County Plot Book 20, page 17.

TITLE TO SAID PREMISES VESTED IN Shridat Prasad and Sitawatie Prasad, as tenants by the entirety, by Deed from Shridat Prasad, Sitawatie Prasad and Deowlall Sukhai, dated 02/15/2006, recorded 03/02/2006, in Book 2259, Page 5610.

TAX CODE: 09/14E/1/46

TAX PIN: 09731504811977

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

SHRIDAT PRASAD A/K/A

SHRIDAT R. PRASAD

SITAWATIE PRASAD

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to

collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
PETER WAPNER, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9565 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, March 29, 2018
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Coolbaugh, County of Monroe, and Commonwealth of Pennsylvania, being Lot 1914, Section G-IV, Stillwater Lake Estates, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 13, Page 11.

Being The Same Premises which Patrick D. Ellis and Sylvia E. Ellis, husband and wife, by Deed dated 10/26/2002 and recorded 11/12/2002 in Book 2136 Page 6046 conveyed to Yvette Russell.

PIN #: 03634502991115

TAX CODE #: 03/14E/1/145

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

YVETTE RUSSELL

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin

Sheriff of Monroe County
Pennsylvania
NORA C VIGGIANO, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2524 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, March 29, 2018
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THE RIGHT, title, interest and claim of Brian Wilson aka Brian K. Wilson and Rosane Cassella of, in and to:

ALL THE FOLLOWING described real estate situated in the Township of Tunkhannock, County of Monroe, Commonwealth of Pennsylvania. Having erected thereon a dwelling known and numbered as 311 Richard Drive, Long Pond, PA 18334. Deed Book 2240, Page 5423, Parcel Number 20/5B/1/1, Pin 20633303242830

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**BRIAN WILSON AKA
BRIAN K. WILSON
ROSANE CASSELLA**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KERI EBECK, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9

**PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4466 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, March 29, 2018
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN piece or parcel of land situate, lying and being in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 17, as shown on Final P.R.D. Plan, Water Gap Watch - East recorded in Monroe County, Pennsylvania in Plot Book No. 71, Page 232.

BEING THE SAME PREMISES which Fannie Mae a/k/a Federal National Mortgage Association, by deed dated 8/18/2014 and recorded 9/29/2014 in Book 2444 Page 590 conveyed to Gregory J. Myers.

Pin #: 16731102981338
Tax Code #: 16/90947

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

GREGORY J MYERS

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
NORA C VIGGIANO, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Feb 23; Mar 2, 9