
LEGAL NOTICES

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

ESTATE NOTICES

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

EXECUTOR NOTICE

ESTATE OF NANCY K. HANSEN, late of Milford Township, Pike County, Pennsylvania, deceased. Letters testamentary on the above estate having been granted to the undersigned, all persons indebted to the said estate are requested to make payment and those having claims to present same, without delay to PETER IGNERI, 275 Owl Hollow Drive, Tannersville, PA 18372, or to his attorneys, FARLEY & BERNATHY, LLC, 406 Broad Street, Milford, PA 18428.
10/12/18 • 10/19/18 • **10/26/18**

EXECUTRIX NOTICE

Estate of Peter F. Goldmark, deceased, late of 152 Fawn Lake Dr., Dingmans Ferry, PA 18328. Letters Testamentary on the above Estate having been granted to the undersigned, all

persons indebted to the said Estate are requested to make payment, and those having claims to present the same, without delay to: Cassandra K. Goldmark, 152 Fawn Lake Dr., Dingmans Ferry, PA 18328, Executrix.
10/12/18 • 10/19/18 • **10/26/18**

EXECUTRIX NOTICE

ESTATE OF STEPHEN J. FUCHYLO, JR., late of Westfall Township, Pike County, Pennsylvania, deceased. Letters testamentary on the above estate having been granted to the undersigned, all persons indebted to the said estate are requested to make payment and those having claims to present same, without delay to JOYCE FUCHYLO, 116 Riverview Terrace, Milford, PA 18337, or to her attorneys, FARLEY & BERNATHY, LLC, 2523 Route 6, Suite 1, Hawley, PA 18428.
10/12/18 • 10/19/18 • **10/26/18**

ESTATE NOTICE

Estate of Thomas M. Halley, late of Blooming Grove, Pike County, Pennsylvania. Letters Testamentary on the above estate having been granted to Edward A. Pfuhrer, all persons indebted to the said estate are requested to make payment, and those having claims to present the same

without delay to their attorney,
Joseph Kosierowski of Ridley,
Chuff, Kosierowski & Scanlon,
P.C., 400 Broad Street, 2nd
Floor, Milford, PA 18337.

10/12/18 • 10/19/18 • **10/26/18**

**ADMINISTRATOR'S
NOTICE**

ESTATE OF Valorie A.
Zachry, late of Matamoras
Borough, Pike County,
Pennsylvania, deceased.
Letters Testamentary on the
above estate having been granted
to the undersigned. All persons
indebted to the said estate are
requested to make payment, and
those having claims to present
same, without delay, to:
Steven M. Hess, Administrator
100 Old Pond Drive
Matamoras, PA 18336

10/12/18 • 10/19/18 • **10/26/18**

EXECUTOR'S NOTICE

Estate of Vadim Barshai,
Deceased, late of Lackawaxen
Township, Pike County,
Pennsylvania.
Letters Testamentary on the
above estate have been granted
to the undersigned. All persons
indebted to the said estate are
requested to make payment,
and those having claims should
present the same without delay
to: Galina Barshai, Executor, of
118 Delia Drive, Beach Lake,
Pa 18405, or to the Attorneys
for the Estate, Levy, Stieh &
Gaughan, P.C., P.O. Box D,
Milford, PA 18337.
By: John T. Stieh, Esquire
Attorney for Administrator/
Executor

10/12/18 • 10/19/18 • **10/26/18**

ESTATE NOTICE
NOTICE IS HEREBY
GIVEN, that Letters
Testamentary have been issued
in the Estate of Arthur Lizziero
Settembrino, who died on
August 30, 2018, late resident
of Lackawaxen Township,
Pike County, to Joyce Anne
Settembrino, Executrix of the
Estate. All persons indebted
to said estate are required
to make payment and those
having claims or demands are to
present the same without delay
to Joyce Anne Settembrino c/o
Law Offices of HOWELL &
HOWELL, ATTN: ALFRED
J. HOWELL, ESQUIRE,
Attorney for the Estate, at 109
Ninth Street, Honesdale, PA
18431.
ALFRED J. HOWELL,
ESQUIRE
ATTORNEY FOR THE
ESTATE
10/19/18 • **10/26/18** • 11/02/18

ESTATE NOTICE
ESTATE OF PETER
KOMIAK, late of Bushkill, Pike
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 in writing without delay,
to the undersigned, or to his
attorney, within four (4) months
from the date hereof, and to file
with the Clerk of the Court of

Common Pleas of the Sixtieth Judicial District, 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.

Michael P. Komiak,
Administrator

81 Schmitz Terrace

Mount Arlington, NJ 07856

KEVIN A. HARDY

ATTORNEY AT LAW, P.C.

P.O. Box 818

Stroudsburg, PA 18360

10/19/18 • 10/26/18 • 11/02/18

ESTATE NOTICE

ESTATE OF CATHERINE

WALDRON, late of Blooming

Grove Township, Pike

County, Pennsylvania. Letters

Testamentary on the above

estate having been granted

to Laura Ann Drake of 842

Macopin Road West Milford,

NJ 07421, all persons indebted

to the said estate are requested

to make payment and those having

claims to present same, without

delay, to him or to his attorneys,

MOULTON & MOULTON,

P.C., 693 Route 739, St. 1,

Lords Valley, PA 18428.

10/26/18 • 11/02/18 • 11/09/18

EXECUTOR'S NOTICE

ESTATE OF Marian Edith

Nistad, late of Lackawaxen

Township, Pike County,

Pennsylvania, deceased.

Letters Testamentary on the

above estate having been granted

to the undersigned, all persons

indebted to the said estate are

requested to make payment and

those having claims to present

same, without delay to

Kristian E. Nistad

192 Fawn Lake Drive

Hawley, PA 18428

Executor

10/26/18 • 11/02/18 • 11/09/18

ESTATE NOTICE

Notice is hereby given that

Letters of Testamentary

have been granted in the

ESTATE OF RAYMOND

FITZGERALD a/k/a

RAYMOND J. FITZGERALD

late of 133 Cranberry Ridge

Drive, Milford, Pike County,

Pennsylvania (died August 8,

2018), to Tara Fitzgerald, as

Executrix. All persons indebted

to the said Estate are required

to make payment and those having

claims to present the same

without delay to the Executrix

named above in c/o Tammy Lee

Clause, Esquire, P.O. Box 241,

Newfoundland, PA 18445.

10/26/18 • 11/02/18 • 11/09/18

ESTATE NOTICE

Notice is hereby given that

Letters Testamentary have been

granted in the ESTATE OF

THOMAS K. KONTIZAS,

late of Delaware Township,

Pike County, Pennsylvania. All

persons indebted to the Estate

are requested to make payment,

and those having claims are to

present same, without delay, to

the Executrix, Karen Kontizas,

c/o Eric L. Hamill, Esquire,

Attorney for the Estate, 501

Broad Street, Suite 3, Milford,

PA 18337.

Eric L. Hamill, Esquire

10/26/18 • 11/02/18 • 11/09/18

ESTATE NOTICE

ESTATE OF WILLIAM J. TIGUE, late of Hawley, Pike County, Pennsylvania.

Letters Testamentary on the above estate having been granted to HILDA HERNANDEZ of 581 Grant Boulevard PH, Syracuse, NY 13203, all persons indebted to the said estate are requested to make payment and those having claims to present same, without delay, to her or to her attorneys, MOULTON & MOULTON, P.C., 693 Route 739, St. 1, Lords Valley, PA 18428.

10/26/18 • 11/02/18 • 11/09/18

ESTATE NOTICE

Notice is hereby given that Letters of Testamentary have been granted in the ESTATE OF ZANE A. GUMBLE late of 662 Route 507, Paupack, Pike County, Pennsylvania (died August 23, 2018), to Julie Dearing, as Executrix. All persons indebted to the said Estate are required to make payment and those having claims to present the same without delay to the Executrix named above in c/o Tammy Lee Clause, Esquire, P.O. Box 241, Newfoundland, PA 18445.

10/26/18 • 11/02/18 • 11/09/18

EXECUTOR'S NOTICE

Estate of Judith A. Haney a/k/a Judith Ann Haney, deceased, late of Lackawaxen Township, Pike County, Pennsylvania. Letters Testamentary have been granted

to the undersigned, all persons having any claims against or indebted to said estate, present same, without delay to: Kim M. Christie, 2 Albert Court, Hawley, PA 18428, Executrix, or to her attorneys, Bugaj/Fischer, PC, P.O. Box 390, 308 Ninth Street, Honesdale, Pennsylvania 18431.

10/26/18 • 11/02/18 • 11/09/18

ESTATE NOTICE

Estate of Julia O'Brien, late of Millrift, Pike County, Pennsylvania.

Letters Testamentary on the above estate having been granted to James O'Brien, all persons indebted to the said estate are requested to make payment, and those having claims to present the same without delay to his attorney, Joseph Kosierowski, Esq. of Ridley, Chuff, Kosierowski & Scanlon, P.C., 400 Broad Street, Milford, PA 18337.

10/26/18 • 11/02/18 • 11/09/18

LEGAL NOTICE

TO: JOHN M. CASERTANO, Defendant, you are hereby notified that the following Judgment and Order have been entered against you in action by Roger Altemier and Ruth Altemier, Plaintiffs, in Action to Quiet Title Pike County No. 842-2018 CV. The following is a summary of the Order entered by the Court on October 16, 2018:

AND NOW, to wit, this 16th day of October 2018 upon consideration of Plaintiffs'

Motion for Judgment in Quiet Title, and the fact that the Defendants have not answered the Complaint or taken any action to defend this matter, said Motion is hereby GRANTED and it is DECREED that the Defendants and any and all of them shall have thirty (30) days from the date of said Order in which to contest the entering of Judgment in this matter; If said action is not taken within the 30-day period, Defendants will forever be barred from asserting any right, title, lien or interest in or claim against the lands set forth and described in the Plaintiffs' Complaint, (Lot 7 Saw Mill Hill, Greene Twp., Pike Co., PA) ; if such action is not taken within said thirty (30) day period by the Defendants or any of them, the Prothonotary shall upon Praeceptum of the Plaintiffs, enter judgment upon the expiration of said period and record said final judgment as a conveyance from the Defendants to Plaintiffs.

BY THE COURT

Hon. Gregory H. Chelak, PJ

NOTICE

Notice is hereby given that on October 16, 2018, the Pike County Tax Claim Bureau did present to the Court of Common Pleas of Pike County a Consolidated Return for Upset tax sales held on September 19, 2018 and October 15, 2018, which return lists the properties sold for delinquent taxes situated in Townships of Blooming Grove, Delaware, Dingman,

Greene, Lackawaxen, Lehman, Palmyra Township, Porter Township, Shohola Township, & Westfall Township, all in the County of Pike and State of Pennsylvania. That Return is entered at No. 1215, 2018 Civil. Objections or exceptions thereto may be filed by any owner or lien creditor within thirty (30) days after the date of the Return; otherwise the Return will be confirmed absolutely.
CYNTHIA A. GEHRIS,
DIRECTOR
Pike County Tax Claim Bureau
County Administration Building
506 Broad Street
Milford, PA. 18337

SHERIFF SALES

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

SHERIFF SALE

November 14, 2018

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 140-2018r SUR JUDGEMENT NO. 140-2018 AT THE SUIT OF Commercial Funding Group, LLC vs John T. Christmann and Denise Christmann DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY

IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
November 14, 2018 at 11:00
AM PREVAILING TIME
IN THE AFORENOON OF
SAID DATE:

LEGAL DESCRIPTION
ALL THAT CERTAIN
piece, parcel and tract of land
situate in the Township of
Delaware, County of Pike, and
Commonwealth of Pennsylvania,
described as follows:

BEGINNING in the middle
of the road (known as the State
Road), thence South 62 ½
degrees East three hundred six
(306) feet following line now
or formerly of Mary Czomba,
to an iron pin; thence South 40
½ degrees West two hundred
eighty-six (286) feet; thence
North 62 ½ degrees West three
hundred six (306) feet to said
road; thence North 40 ½ degrees
East two hundred eighty-six
(286) feet to the place of
beginning.

CONTAINING two acres (2
Acs); the said 2 acres located
opposite now or formerly Anson
Heather. The above courses and
distance being as per survey
made September 21, 1927, by
F.L. Layton, Surveyor.

EXCEPTING THEREFROM
AND THEREOUT: 0.88 acres
conveyed now or formerly to
August Greening, as recorded in
Pike County Deed Book Volume
176, Page 432, as follows, to wit:
ALL THAT CERTAIN lot,

tract, piece or parcel of land,
situate in Delaware Township,
Pike County, Pennsylvania,
described as follows to wit:
BEGINNING at a set iron
pipe for a comer in the center
of State Highway Route No.
51001 which leads from Bushkill
to Milford, Pike County,
Pennsylvania, and being the
Northwesterly corner of lands
of the Grantor herein and being
also a corner of lands now or
formerly of Mary Czombe;
thence along the center of said
State Highway South 40 degrees
30 minutes West 72 feet to
point for corner; thence cutting
through the lands of the grantor
herein and through a pipe set on
line at fence South 54 degrees
23 minutes East 302 feet to a set
iron pipe; thence cutting through
a line tree North 40 degrees
30 minutes East 118 feet to a
corner of fence; thence along the
line now or formerly of Mary
Czomba North 62 degrees 30
minutes West 308.5 feet to set
iron pipe and place of beginning.
CONTAINING 0.88 acres of
land, more or less.

BEING Parcel Number
02-0-169.00-02-26 and Control
Number 02-0-031340
Map No.: 169.00-02-26
Property address: 1226 Milford
Road, Dingmans Ferry, PA
18328

Improved with a single family
dwelling.

BEING the same premises
which Daniel E. McCole, Jr. and
Domenica McCole, husband
and wife, by their Deed dated
July 25, 2008 and recorded on

August 1, 2008 in and for Pike County in Deed Book 2285, Page 807, granted and conveyed unto John T. Christmann and Denise Christmann, husband and wife.
Exhibit "A"

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO John T. Christmann and Denise Christmann DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$146,314.45, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

IN EXECUTION AS THE PROPERTY OF John T. Christmann and Denise Christmann DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$146,314.45 PLUS COSTS AND INTEREST AS AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
JSDC Law Offices
PO Box 650
Hershey, PA 17033
10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE
November 14, 2018
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 144-2018r SUR JUDGEMENT NO. 144-2018 AT THE SUIT OF Selene Finance LP vs Unknown Heirs, Successors, Assigns and all persons, firms, or Associations Claiming Right, Title or Interest from or Under Carmelo G. Rosa, Jr., deceased Unknown Heirs, Successors, Assigns, and All Persons, Firms, Or Associations Claiming Right, Title or Interest from or Under Ronald A. Potocnik, deceased and Austin Rosa, know Heir of Carmelo G. Rosa, Jr., deceased and Darlene Potocniki, Individually and as Known Heir of Ronald Potocnik, deceased DEFENDANTS, I WILL EXPOSE TO

SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
November 14, 2018 at 11:00
AM PREVAILING TIME
IN THE AFORENOON OF
SAID DATE:

ALL THAT CERTAIN lot or
parcel situate in the Township
of Lehman, County of Pike, and
Commonwealth of Pennsylvania,
being Lot 761, Section 1,
Subdivision of Lands of
Benjamin Foster, a/k/a Pocono
Ranchlands as shown on a Plan
of Lots recorded in the office of
the Recorder of Deeds in and for
the County of Pike, in Plot Book
Volume 7, page 155.
BEING Parcel ID 182.04-08-24
(Control: 06-0-037631)
BEING known for
informational purposes as 2121
Mallard Court, Bushkill, PA
BEING THE SAME
PREMISES which was
conveyed to Ronald A. Potocnik
and Darlene A. Potocnik and
Carmelo G. Rosa, Jr. by Deed
of Bargain Properties, Inc.
dated 09.26.2008 and recorded
09.30.2008 as Instrument
200800011939 Book 2290 Page
891 in the Pike County Recorder
of Deeds Office.

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

OF PENNSYLVANIA TO
Unknown Heirs, Successors,
Assigns and all persons, firms,
or Associations Claiming Right,
Title or Interest from or Under
Carmelo G. Rosa, Jr., deceased
Unknown Heirs, Successors,
Assigns, and All Persons, Firms,
Or Associations Claiming
Right, Title or Interest from
or Under Ronald A. Potocnik,
deceased and Austin Rosa, know
Heir of Carmelo G. Rosa, Jr.,
deceased and Darlene Potocniki,
Individually and as Known Heir
of Ronald Potocnik, deceased
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$228,669.80,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

IN EXECUTION AS THE PROPERTY OF Unknown Heirs, Successors, Assigns and all persons, firms, or Associations Claiming Right, Title or Interest from or Under Carmelo G. Rosa, Jr., deceased Unknown Heirs, Successors, Assigns, and All Persons, Firms, Or Associations Claiming Right, Title or Interest from or Under Ronald A. Potocnik, deceased and Austin Rosa, know Heir of Carmelo G. Rosa, Jr., deceased and Darlene Potocniki, Individually and as Known Heir of Ronald Potocnik, deceased DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$228,669.80 PLUS COSTS AND INTEREST AS AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Shapiro & DeNardo
3600 Horizon Drive, Ste. 150
King of Prussia, PA 19406
10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE

November 14, 2018

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 192-2016r SUR JUDGEMENT NO. 192-2016 AT THE SUIT OF JPMorgan Chase Bank, National Association vs Frank L. Wydner, Jr. and Deborah S. Wydner DEFENDANTS, I WILL EXPOSE TO

SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY November 14, 2018 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN Lot Parcel Or Piece Of Ground Situate In The Township of Delaware, County of Pike And State Of Pennsylvania, Being Lot No. 32, Section No. 6 As Shown On Map Entitled Subdivision Of Section 6, Pocono Mountain Water Forest Corporation, On File In The Recorder's Office In Milford, Pennsylvania In Plot Book No. 10, Page 87.
TAX ID: 150.01-02-16
Commonly Known As: 109 Woodland Drive Dingmans Ferry PA 18328

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Frank L. Wydner, Jr. and Deborah S. Wydner DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$194,380.70, PLUS COSTS & INTEREST.

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

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Frank L.
Wydner, Jr. and Deborah S.
Wydner DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$194,380.70 PLUS COSTS
AND INTEREST AS
AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, PA 19106-1532
10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE

November 14, 2018

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE

COUNTY, CIVIL DIVISION,
TO EXECUTION NO
269-2018r SUR JUDGEMENT
NO. 269-2018 AT THE
SUIT OF PNC Bank National
Association vs Diana M.
Woitsky DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
November 14, 2018 at 11:00
AM PREVAILING TIME
IN THE AFORENOON OF
SAID DATE:

LEGAL DESCRIPTION

All that certain tract or parcel of
land and premises, situate, lying
and being in the Township of
Lehman in the County of Pike
and State of Pennsylvania, more
particularly described as follows:
Lot No. 27 Stage One, Pine
Ridge, as shown on Plat of Pine
Ridge, Inc., Stage One, recorded
in the Office of the Recorder of
Deeds of Pike County in Plat
Book Volume No. 6 at Page No.
53 on August 11, 1967.
Under and Subject to conditions,
restrictions, etc., as set forth in
Pike County Deed Book Volume
No, 210 at Page No. 1.
Parcel No.: 194.03-01-90
BEING known and numbered as
116 Kittatinny Drive, Bushkill,
PA 18324
BEING the same property
conveyed to Diana M. Woitsky,
single who acquired title by
virtue of a deed from Dennis

McDermott and Diane McDermott, husband and wife, dated January 31, 2003, recorded March 12, 2003, at Deed Book 1971, Page 256, Pike County, Pennsylvania records. Exhibit "A"

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Diana M. Woitsky DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$15,912.74, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

PROPERTY OF Diana M. Woitsky DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$15,912.74 PLUS COSTS AND INTEREST AS AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Manley Deas Kochalski
1500 One PPG Place
Pittsburgh, PA 15222
10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE

November 14, 2018

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 319-2018r SUR JUDGEMENT NO. 319-2018 AT THE SUIT OF Bank of America, NA vs Daniella Ellman aka Daniela Ellman DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY November 14, 2018 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Blooming Grove, County of Pike and

Commonwealth of Pennsylvania,
being more particularly described
as follows, to wit:

LOT 50, BLOCK 12, STAGE
98, HEMLOCK FARMS, as
shown on plan of lots recorded
in the Office of the Recorder of
Deeds in and for Pike County,
at Milford, Pennsylvania, in Plat
Book 9, Page 159.

BEING the same premises
which Ljiljana Doneca and
George Doneca, by Deed dated
October 27, 2005 and recorded
November 02, 2005, in the
Office for the Recorder of Deeds
in and for Pike County, in Deed
Book Volume 2141, Page 2605,
conveyed unto DANIELLA
ELLMAN.

SUBJECT TO MORTGAGE
BEING KNOWN AS: 202
COMSTOCK DRIVE,
HAWLEY, PA 18428
TAX PARCEL #120-01-01-10
IMPROVEMENTS:
Residential property.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Daniella Ellman
aka Daniela Ellman
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$55,708.59,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST

DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Daniella
Ellman aka Daniela Ellman
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$55,708.59 PLUS
COSTS AND INTEREST AS
AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Powers Kirm & Assoc.
Eight Neshaminy Interplex, Ste.
215
Trevose, PA 19053
10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE
November 14, 2018
BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO

344-2018r SUR JUDGEMENT
NO. 344-2018 AT THE SUIT
OF JP Morgan Mortgage
Acquisition Corp. vs Christopher
Lambert aka Christopher
M. Lambert and Reginald
Lambert DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
November 14, 2018 at 11:00
AM PREVAILING TIME
IN THE AFORENOON OF
SAID DATE:

LEGAL DESCRIPTION
ALL THAT CERTAIN parcel,
piece or tract of land situate
in the Township of Dingman,
County of Pike and State of
Pennsylvania, being more
particularly described as Lot No.
30, Section No. 9, of Sunrise
Lake, as shown on the map
of said section recorded in the
Office of the Recorder of Deeds
of Pike County in Plat Book 21,
Page 9.
PARCEL NO.
109.04-01-31.002
BEING KNOWN AS 105
South Shore, Milford, PA 18337
BEING THE SAME
PREMISES which Jane L.
Myers by deed dated October
31, 2008 and recorded in the
Office of Recorder of Deeds in
and for Pike County on October
31, 2008 at Book 2292, Pages
2304-2306 and Instrument
#200800013092, conveyed unto

Christopher M. Lambert and
Reginald Lambert, as tenants in
common.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Christopher Lambert aka
Christopher M. Lambert
and Reginald Lambert
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$408,345.18,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

Lambert and Reginald Lambert
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$408,345.18 PLUS
COSTS AND INTEREST AS
AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Richard M. Squire & Assoc.
1 Jenkintown Station, Ste. 104
115 West Avenue
Jenkintown, PA 19046
10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE
November 14, 2018

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
517-2018r SUR JUDGEMENT
NO. 517-2018 AT THE
SUIT OF Nationstar Mortgage
LLC d/b/a Mr. Cooper vs
Peter J. Guiry and Veronica
C. Guiry DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
November 14, 2018 at 11:00
AM PREVAILING TIME
IN THE AFORENOON OF
SAID DATE:

ALL THAT CERTAIN lot,
piece or parcel of land situate,
lying and being in the Township

of Blooming Grove, County of
Pike and Commonwealth of
Pennsylvania, more particularly
described as Lot 4, Block XXX,
Hemlock Farms Community,
Stage XIX, as shown on plat of
Hemlock Farms Community,
Hemlock Hills, Stage XIX,
recorded in the Office of the
Recorder of Deeds, Pike County,
in Plat Book 6, Page 140, on the
26th day of April, 1968.
BEING TAX PARCEL NO.
107.03-07-04, Control No.
033915
BEING KNOWN AS: 107
Mountain View Drive, Lords
Valley, PA 18428
BEING the same premises in
which Frank J. Ciringione, Jr.,
by deed dated 06/30/2009 and
recorded 08/13/2009 in the
Office of the Recorder of Deeds
in and for the County of Pike,
Commonwealth of Pennsylvania,
in Deed Book 2316, Page
2045, and at Instrument No.
200900008331, granted and
conveyed unto Peter J. Guiry and
Veronica C. Guiry, husband and
wife

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Peter J. Guiry and Veronica
C. Guiry DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE

AMOUNT OF \$186,827.99,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Peter J.
Guiry and Veronica C. Guiry
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$186,827.99 PLUS
COSTS AND INTEREST AS
AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Shapiro & DeNardo
3600 Horizon Drive, Ste. 150
King of Prussia, PA 19406
10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE
November 14, 2018
BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF

COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
615-2018r SUR JUDGEMENT
NO. 615-2018 AT THE
SUIT OF The Money Source,
Inc. vs Luis M. Silva and
Jhana Silva DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
November 14, 2018 at 11:00
AM PREVAILING TIME
IN THE AFORENOON OF
SAID DATE:

SHORT DESCRIPTION
By virtue of a Writ of Execution
No. 615-2018
The Money Source, Inc.
v.
Luis M. Silva
Jhana Silva
owner(s) of property situate in
the DINGMAN TOWNSHIP,
PIKE County, Pennsylvania,
being 101 Van Buren Court,
Milford, PA 18337-4354
Parcel No. 122.03-02-72 -
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$187,715.77
Attorneys for Plaintiff
Phelan Hallinan Diamond &
Jones, LLP

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

THE COMMONWEALTH OF PENNSYLVANIA TO Luis M. Silva and Jhana Silva DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$187,715.77, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Luis M. Silva and Jhana Silva DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$187,715.77 PLUS COSTS AND INTEREST AS AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond &

Jones
1 Penn Center Plaza
1617 JFK Blvd., ste. 1400
Philadelphia, PA 19103
10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE
November 14, 2018

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 708-2018r SUR JUDGEMENT NO. 708-2018 AT THE SUIT OF The Bank of New York Mellon fka The Bank of New York, as Trustee for the Certificateholders CWALT, Inc. Alternative Loan Trust 2006-4Cb, Mortgage Pass-Through Certificates, Series 2006-4CB vs Avran Aronov, Robert Aronov and Aronov Living Trust DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY November 14, 2018 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION
By virtue of a Writ of Execution No. 708-2018
The Bank of New York Mellon fka The Bank of New York, as Trustee for The Certificateholders Cwalt, Inc., Alternative

Loan Trust 2006-4Cb,
Mortgage Pass-Through
Certificates, Series 2006-4Cb
v.

Avram Aronov
Robert Aronov
Aronov Living Trust
owner(s) of property situate in
the HAWLEY BOROUGH,
PIKE County, Pennsylvania,
being 214 Hillside Drive,
Hawley, PA 18428
Parcel No. 120.03-04-89
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$181,575.59
Attorneys for Plaintiff
Phelan Hallinan Diamond &
Jones, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Avram Aronov, Robert Aronov
and Aronov Living Trust
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$182,262.14,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS

HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Avram
Aronov, Robert Aronov
and Aronov Living Trust
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$182,262.14 PLUS
COSTS AND INTEREST AS
AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond &
Jones
1 Penn Center Plaza
1617 JFK Blvd., ste. 1400
Philadelphia, PA 19103
10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE
November 14, 2018
BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
771-2018r SUR JUDGEMENT
NO. 771-2018 AT THE
SUIT OF Village Capital &
Investment, LLC vs Barbara
L. Miron DEFENDANTS,

I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
November 14, 2018 at 11:00
AM PREVAILING TIME
IN THE AFORENOON OF
SAID DATE:

LEGAL DESCRIPTION

ALL that certain lot or piece of ground situate in the Township of Palmyra, County of Pike and State of Pennsylvania as more particularly laid out and plotted upon a certain "Map showing part of lands of Johnny Apple Palmrya Twp., Pike Co., Pa. August 1962, Rev. Sept. 1964, Scale 1" = 50' - Harry F. Schoenagel, R.S.", more particularly bounded and described as follows, to wit: BEGINNING at a point for a corner, said point of beginning being in the center of a thirty-three (33) foot wide private right of way and being also the common corner of lots numbered 21, 20, 13 and 14, with reference to the aforementioned map; thence along the center of the aforesaid thirty-three (33) foot wide private right of way North fifty-eight (58) degrees twelve (12) minutes East one hundred twenty-two and four-tenths (122.4) feet to a point at an intersection of a second thirty-three (33) foot wide private right of way;

thence along the center of the second mentioned thirty-three (33) foot wide private right of way South fifty-five (55) degrees forty-two (42) minutes East one hundred sixteen and five-tenths (116.5) feet to a point for a corner; thence along the common dividing line separating lots numbered 20 and 19 South fifty-five (55) degrees twenty-seven (27) minutes West one hundred twenty-five and six-tenths (125.6) feet to a point for a corner; thence along the common dividing line separating lots numbered 20 and 13 North fifty-three (53) degrees twelve (12) minutes West one hundred twenty and nine-tenths (120.9) feet to the point and place of BEGINNING.

COMPRISING within said boundaries Lot Number 20 with reference to the aforementioned map and containing thirty-two hundredths (0.32) acres, more or less.

Together with all and singular the buildings improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in anywise appertaining, and the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of the said Grantor, as well at law as in equity, of, in and to the same.

Map and Parcel ID:

070.02-02-53-

Being known as: 107 Juniper Drive, Greentown, Pennsylvania 18426.

Title to said premises is vested in Barbara L. Miron by deed from Barbara L. Miron and Christopher M. Landon dated October 26, 2012 and recorded November 28, 2012 in Deed Book 2404, Page 1548

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

TO Barbara L. Miron DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$133,525.55, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Barbara L. Miron DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$133,525.55 PLUS COSTS AND INTEREST AS AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street, Ste.
1400
Philadelphia, PA 19109
10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE
November 14, 2018
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 789-2013r SUR JUDGEMENT NO. 789-2013 AT THE SUIT OF Wells Fargo Bank, NA as Trustee for Option One Mortgage Loan Trust 2007-FXD1 vs Jose Mercado and Jasmine Mercado DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY November 14, 2018 at 11:00

AM PREVAILING TIME
IN THE AFORENOON OF
SAID DATE:

LEGAL DESCRIPTION
ALL THAT CERTAIN lot or
lots, parcels or piece of ground
situate in Lehman Township,
Pike County, Pennsylvania,
being lot or lots No. 1022,
Section No. 15 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, Milford,
Pike County, Pennsylvania in
Plot Book Volume 15, Page 14.
BEING the same premises
which One Stop Realty, Inc.
PA Corporation by Deed dated
September 8, 2006 and recorded
on September 14, 2006, in
the Pike County Recorder of
Deeds Office at Deed Book
Volume 2194 at Page 1630, as
Instrument No. 2006000016388,
granted and conveyed unto Jose
Mercado.
ALSO BEING the same
premises which Jose Mercado
by deed dated December 22,
2012 and recorded in the Office
of Deed on March 6, 2013
in Deed Book Volume 2413,
page 1128, as Instrument No.
201300002191 granted and
conveyed to Ecclesiastical Trust
and family member, Jasmine
Mercado. Being Known as 4132
Winchester Way f/k/a 952
Saw Creek Estates, Lot 1022
Winchester Way, Bushkill, PA
18324

Parcel I.D. No. 192.02-02-40

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO Jose
Mercado and Jasmine Mercado
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$232,379.97,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS
THE PROPERTY OF Jose
Mercado and Jasmine Mercado
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$232,379.97 PLUS
COSTS AND INTEREST AS

AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA

Hladik Onorato & Federman
298 Wissahickon Avenue
North Wales, PA 19454
10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE

November 14, 2018

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
791-2018r SUR JUDGEMENT
NO. 791-2018 AT THE
SUIT OF Wells Fargo Bank,
NA vs Charyn Koppelson
Clearly DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
November 14, 2018 at 11:00
AM PREVAILING TIME
IN THE AFORENOON OF
SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 791-2018
Wells Fargo Bank, NA
v.
Charyn Koppelson Cleary
owner(s) of property situate
in the LACKAWAXEN
TOWNSHIP, PIKE County,
Pennsylvania, being 270

Rowland Road, Greeley, PA
18425-9783

Parcel No. 025.00-01-44-,
025.00-01-45-

(Acreage or street address)

Improvements thereon:

RESIDENTIAL DWELLING

Judgment Amount: \$309,711.93

Attorneys for Plaintiff

Phelan Hallinan Diamond &
Jones, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Charyn Koppelson Clearly
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$309,711.93,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Charyn Koppelson Clearly DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$309,711.93 PLUS COSTS AND INTEREST AS AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond & Jones
1 Penn Center Plaza
1617 JFK Blvd., ste. 1400
Philadelphia, PA 19103
10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE

November 14, 2018

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 811-2018r SUR JUDGEMENT NO. 811-2018 AT THE SUIT OF Wells Fargo Bank, NA vs Jennifer J. Vargas DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY November 14, 2018 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF

SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 811-2018
Wells Fargo Bank, N.A.
v.
Jennifer J. Vargas
owner(s) of property situate in the LEHMAN TOWNSHIP, PIKE County, Pennsylvania, being 1200 Mink Trail, Bushkill, PA 18324-8317
Parcel No. 189.04-07-10 -
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$55,171.73
Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Jennifer J. Vargas DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$55,171.73, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS

HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Jennifer J. Vargas DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$55,171.73 PLUS COSTS AND INTEREST AS AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond & Jones
1 Penn Center Plaza
1617 JFK Blvd., ste. 1400
Philadelphia, PA 19103
10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE
November 14, 2018
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 838-2018r SUR JUDGEMENT NO. 838-2018 AT THE SUIT OF HSBC Bank, USA, National Association for the benefit for ACE Securities Corp. Home Equity Loan

Trust, Series 2006-NC3, Asset Backed Pass-Through Certificates vs Jeannette Garcia DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY November 14, 2018 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

Legal Description
ALL THAT CERTAIN lot, parcel, or piece of ground, situate in the Township of Lehman, County of Pike and Commonwealth of Pennsylvania, being Lot Number 78, Section 4, Pine Ridge, as shown on map of Pine Ridge, Inc., on file in the Recorder of Deeds Office at Milford, Pennsylvania, in Plat Book No. 10, at Page 74. HAVING ERECTED THEREON a Residential Dwelling,
BEING THE SAME PREMISES AS Federal National Mortgage Association a/k/a Fannie Mae, by Deed dated June 4, 2002, and recorded on June 13, 2002, by the Pike County Recorder of Deeds in Book 1931, at Page 742, as Instrument No. 200200009073, granted and conveyed unto Jeannette Garcia, an Individual. BEING KNOWN AND NUMBERED AS 4284 Pine Ridge Drive, Bushkill, PA

18324.
ALSO BEING KNOWN
AND NUMBERED AS 1949
Pine Ridge Drive, Bushkill, PA
18324.
ALSO BEING KNOWN
AND NUMBERED AS 1661
Pine Ridge Drive, Bushkill, PA
18324.
ALSO BEING KNOWN
AND NUMBERED AS Lot
78, Section 6, Pine Ridge Drive,
Bushkill, PA 18324.
BEING Control No. 040536.
BEING Map No. 183.03-01-26.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Jeannette Garcia
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$269,888.35,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Jeannette
Garcia DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$269,888.35 PLUS COSTS
AND INTEREST AS
AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Stern & Eisenberg, PC
1581 Main Street, STe. 200
Warrington, PA 18976
10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE

November 14, 2018

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
872-2018r SUR JUDGEMENT
NO. 872-2018 AT THE
SUIT OF Wells Fargo Bank,
NA vs Bryan G. Deweese,
JR DEFENDANTS, I
WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
November 14, 2018 at 11:00

AM PREVAILING TIME
IN THE AFORENOON OF
SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 872-2018

Wells Fargo Bank, NA

v.

Bryan G. Deweese, Jr
owner(s) of property situate in
the DINGMAN TOWNSHIP,
PIKE County, Pennsylvania,
being 167 Conashaugh Road,
Milford, PA 18337-9715

Parcel No. 137.00-01-48

(Acreage or street address)

Improvements thereon:

RESIDENTIAL DWELLING

Judgment Amount: \$153,563.50

Attorneys for Plaintiff

Phelan Hallinan Diamond &
Jones, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Bryan G. Deweese, JR
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$153,563.50,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Bryan G.
Deweese, JR DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$153,563.50 PLUS COSTS
AND INTEREST AS
AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA

Phelan Hallinan Diamond &
Jones

1 Penn Center Plaza

1617 JFK Blvd., ste. 1400

Philadelphia, PA 19103

10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE

November 14, 2018

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 888-2010r SUR
JUDGEMENT NO. 888-2010
AT THE SUIT OF Nationstar
Mortgage LLC vs Ekaterina

Alkvist DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
November 14, 2018 at 11:00
AM PREVAILING TIME
IN THE AFORENOON OF
SAID DATE:

SHORT DESCRIPTION

All that certain piece or parcel
or Tract of land situate in the
Township of Dingman, Pike
County, Pennsylvania, and being
known as 101 Meadow View
Court A/K/A 101 Meadow New
Circle, Milford, Pennsylvania
18337.

TAX MAP AND PARCEL
NUMBER: 092.00-01-12.031-
THE IMPROVEMENTS
THEREON ARE: Residential
Dwelling

REAL DEBT: \$459,113.39

SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF: Ekaterina
Alkvist

McCabe, Weisberg & Conway,
LLC

123 South Broad Street, Suite
1400

Philadelphia, PA 19109

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

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

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

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street, Ste.
1400
Philadelphia, PA 19109

10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE

November 14, 2018

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1278-2017r SUR
JUDGEMENT NO. 1278-2017
AT THE SUIT OF Ocwen
Loan Servicing, LLC vs
Rhonda S. Petersen aka Rhonda
Petersen DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
November 14, 2018 at 11:00
AM PREVAILING TIME
IN THE AFORENOON OF
SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 1278-2017-CIVIL
OCWEN Loan Servicing, LLC
v.
Rhonda S. Petersen a/k/a
Rhonda Petersen
owner(s) of property situate in
the WESTFALL TOWNSHIP,
PIKE County, Pennsylvania,
being 1016 Cuddeback Street,
Matamoras, PA 18336-2036
Parcel No.
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$136,076.45

Attorneys for Plaintiff
Phelan Hallinan Diamond &
Jones, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Rhonda S. Petersen
aka Rhonda Petersen
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$136,076.45,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Rhonda S.
Petersen aka Rhonda Petersen
DEFENDANTS, OWNERS

REPUTED OWNERS TO COLLECT \$136,076.45 PLUS COSTS AND INTEREST AS AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond &
Jones
1 Penn Center Plaza
1617 JFK Blvd., ste. 1400
Philadelphia, PA 19103
10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE

November 14, 2018

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1406-2016r SUR
JUDGEMENT NO. 1406-2016
AT THE SUIT OF U.S.

Bank National Association, as
trustee for the Pennsylvania
Housing Finance Agency vs
Jonah M. Mazzucco and the
Secretary of Housing and Urban
Development DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
November 14, 2018 at 11:00
AM PREVAILING TIME
IN THE AFORENOON OF
SAID DATE:

SHORT LEGAL FOR

ADVERTISING:

ALL that certain tract of
land being in the Township
of Dingman, County of
Pike, Pennsylvania, being
approximately 920 x 100,
and containing 2 acres and
20 perches. HAVING
THEREON ERECTED A
DWELLING KNOWN AS:
214 SPRINGBROOK ROAD,
SHOHOLA, PA 18458.
MAP #077.00-01-11
CONTROL# 03-0-068337
Pike County Deed Book 2153,
page 1674.
TO BE SOLD AS THE
PROPERTY OF JONAH M.
MAZZUCCO UNDER PIKE
COUNTY JUDGMENT NO.
2016-01406.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Jonah M. Mazzucco and
the Secretary of Housing
and Urban Development
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$154,067.56,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Jonah M. Mazzucco and the Secretary of Housing and Urban Development DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$154,067.56 PLUS COSTS AND INTEREST AS AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Purcell, Krug & Haller
1719 N. Front Street
Harrisburg, PA 17102-2392
10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE
November 14, 2018
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1463-2015r SUR JUDGEMENT NO. 1463-2015 AT THE SUIT OF LSF10 Master Participation Trust

vs Thomas Engel and Luray Engel and United States of America DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY November 14, 2018 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION
All that certain piece or parcel or Tract of land situate in the Township of Dingman, Pike County, Pennsylvania, and being known as 103 Sunset Drive f/k/a 3190 Sunrise Lake, Milford, PA 18337.
TAX MAP AND PARCEL NUMBER: 122-01-07-37
Control No. 060902
THE IMPROVEMENTS THEREON ARE: Residential Dwelling
REAL DEBT: \$214,868.77
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: Thomas Engel and Luray Engel
McCabe, Weisberg & Conway, LLC
123 South Broad Street, Suite 1400
Philadelphia, PA 19109

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

OF PENNSYLVANIA TO
Thomas Engel and Luray Engel
and United States of America
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$214,868.77,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Thomas
Engel and Luray Engel and
United States of America
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$214,868.77 PLUS
COSTS AND INTEREST AS
AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA

McCabe, Weisbergg & Conway
123 South Broad Street, Ste.
1400
Philadelphia, PA 19109
10/19/18 · 10/26/18 · 11/02/18

SHERIFF SALE

November 14, 2018

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1517-2016r SUR
JUDGEMENT NO. 1517-2016
AT THE SUIT OF Carrington
Mortgage Services, LLC vs
Shana Mapsee and Maureen
Grant DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
November 14, 2018 at 11:00
AM PREVAILING TIME
IN THE AFORENOON OF
SAID DATE:

ALL THAT CERTAIN lot,
parcel or piece of land situate
in Lehman Township, County
of Pike and Commonwealth of
Pennsylvania, being Lot 164,
Section 23, Saw Creek Estates,
as shown on a Plan of Lots
recorded in the Office of the
Recorder of Deeds in and for
the County of Pike in Plot Book
Volume 13, Page 63.
UNDER AND SUBJECT
to all exceptions, reservations,

restrictions, conditions, easements, rights and rights-of-way as contained in prior deeds and instruments of record.

BEING THE SAME PREMISES which Fannie Mae a/k/a Federal National Mortgage Association organized and existing under the laws of the United States of America, by Deed Dated 5/6/2010 and Recorded 5/28/2010, in the Office of the Recorder of Deeds in and for the County of Pike, in Deed Book 2337, Page 1922, granted and conveyed unto Shana Mapsee and Maureen Grant.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Shana Mapsee and Maureen Grant DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$93,658.14, PLUS COSTS & INTEREST. THE SALE MADE

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

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Shana Mapsee and Maureen Grant DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$93,658.14 PLUS COSTS AND INTEREST AS AFORESAID.

KERRY WELSH, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Shapiro & DeNardo
3600 Horizon Drive, Ste. 150
King of Prussia, PA 19406
10/19/18 · 10/26/18 · 11/02/18

