

CARBON COUNTY LAW JOURNAL

2:00 PM			
21	Pet. to Appl. Lic. Susp.	Semmel, A.M. (Yurchak) v. Commonwealth of Pennsylvania D. (Watters)	17-0688
22	Pet. to Appl. Lic. Susp.	Myers, P. (Lieberman) v. Commonwealth of Pennsylvania D. (Watters)	17-2298
Chairman Diehl, Eileen M., Esq.			
8:30 AM			
23	Complnt./Pet. for Cust.	DeLuca, T. (Pro Se) v. Dunbar, K. (Pro Se)	17-2275
24	Pet./Comp. to Mod. Cust.	Robins, R. (Walbert) v. Conzoneri, S. (Yurchak)	15-0701
9:30 AM			
25	Complnt./Pet. for Cust.	Briggeman, P. (Walbert) v. Pollard, C.H. (Pro Se)	17-2351
26	Pet./Comp. to Mod. Cust.	Burke, N. (Pro Se) v. Hrebin, E. (Unrep.)	09-1057
10:30 AM			
27	Pet./Comp. to Mod. Cust.	Stepien, C.E. (Gordon) v. Stepien, S.M. (Pro Se)	15-1186
28	Pet./Comp. to Mod. Cust.	Brock, V.J., III (Pro Se) v. Brock, B. (Baldo)	17-1356
11:30 AM			
29	Pre-Tr. Conf.	Quinn, N.M. (Iacobelli) v. Quinn, S.A. (Gordon)	17-0345
30	Pet./Comp. to Mod. Cust.	Sparacino, V. (Pro Se) v. DeLooze, R.D. (Pro Se)	17-2392
1:00 PM			
31	Pre-Tr. Conf.	Bloom, J.M. (Frycklund) v. Bloom, R.P. (Pavlack)	16-0025

ESTATE AND TRUST NOTICES

Notice is hereby given that, in the estates of the decedents set forth below, the Register of Wills has granted letters testamentary or of administration to the persons named. Notice is also hereby given of the existence of the trusts of the deceased settlors set forth below for whom no personal representatives have been appointed within 90 days of death. All persons having claims or demands against said estates or trusts are requested to make known the same, and all persons indebted to said estates or trusts are requested to make payment, without delay, to the executors or administrators or trustees or to their attorneys named below.

FIRST PUBLICATION NAGLE, ANNA M. a/k/a ANNA MAE NAGLE a/k/a ANNA NAGLE, Dec'd.

Late of 800 Sixth Street,
Weatherly.

Co-Executrices: Donna Miscavige and Denise Bailey c/o 639 N. Lehigh Gorge Drive, Weatherly, PA 18255.

Attorneys: Daniel A. Miscavige, Esquire, Gillespie, Miscavige & Ferdinand LLC, 67 North Church Street, Hazleton, PA 18201.

PFAFF, JEANNE M., Dec'd.

Late of Albrightsville.

Executor: Brian D. Ziegler c/o Richard L. Campbell, Esquire, 628 W. Broad St., Bethlehem, PA 18018.

Attorney: Richard L. Campbell, Esquire, 628 W. Broad St., Bethlehem, PA 18018, (610) 691-6373.

SECOND PUBLICATION

CIFONE, ANTHONY V., JR.,
Dec'd.

Late of Albrightsville.

Executrix: Sharon DeLaCruz, 70 Meckesville Rd., Albrightsville, PA 18210.

Attorney: Michael J. Garfield, Esquire, 2588 State Route 903, Suite 5, P.O. Box 609, Albrightsville, PA 18210.

SUSANIN, FRANCIS P., Dec'd.

Late of the Borough of Palmyra.

Executor: Roger D. Susanin, 650 South Warren Avenue, Malvern, PA 19355.

Attorney: Joseph J. Velitsky, Esquire, 49 East Ludlow Street, Summit Hill, PA 18250.

TRINKLE, STEPHEN A. a/k/a
STEPHEN TRINKLE, Dec'd.

Late of 795 Main Road, Lehigh.

Executrix: Bonnie Trinkle, 795 Main Road, Lehigh, PA 18235.

Attorneys: Matthew G. Schnell, Esquire, Strubinger Law, P.C., 505 Delaware Avenue, P.O. Box 158, Palmyra, PA 18071-0158.

THIRD PUBLICATION

BURNS, ANN C., Dec'd.

Late of Lehigh Borough.

Executrix: Diane Szwajkowski, 160 Tar Run Rd., Lehigh, PA 18235-6245.

Attorney: Jeffrey M. Medaglio, Esquire, 4032 Diane Way, Doylestown, PA 18902.

GERHART, DORIS M., Dec'd.

Late of the Borough of Weatherly.

Administrator: Matthew J. Gerhart, 908 West Cherry Street, Palmyra, PA 17078.

Attorney: Cynthia S. Yurchak, Esquire, 121 Carbon Street, P.O. Box 49, Weatherly, PA 18255.

KURDILLA, ARDITH ROSE
a/k/a ARDITH R. KURDILLA, Dec'd.

Late of East Penn Twp.

Executor: Daniel Kurdilla, Jr., 7703 Orchard Way, Wyndmoor, PA 19038.

Attorney: None.

RIDNICK, ANTHONY, Dec'd.

Late of the Borough of Nesquehoning.

Executors: David Setar, 3030 South Birch Street, Whitehall, PA 18052 and Mark Hayick, 417 South West Street, Allentown, PA 18102.

Attorney: Robert T. Yurchak, Esquire, 1 East Catawissa Street, Nesquehoning, PA 18240.

TUMMINELLO, THOMAS
a/k/a THOMAS M. TUMMINELLO, Dec'd.

Late of Lake Harmony, Kidder Township.

Executor: Guy Tumminello.

Attorneys: Anthony J. Luc-

adamo, Esquire, Kennedy and Lucadamo, P.C., 200 West Chapel Street, Hazleton, PA 18201.

TURNER, HAROLD R.; Lehigh-ton, PA; Will; Jason M. Rapa, Esquire.

Nov. 24

WEBB, STEPHEN C., Dec'd.

Late of the City of Weatherly. Executor: Matthew Webb c/o Bradford D. Wagner, Esquire, 662 Main Street, Hellertown, PA 18055-1726.

Attorney: Bradford D. Wagner, Esquire, 662 Main Street, Hellertown, PA 18055-1726, (610) 838-6563.

REGISTER OF WILLS

HOFFMAN, EDWARD a/k/a EDWARD M. HOFFMAN; Weatherly, PA; Admn.; Casey A. Gillespie, Esquire (Luzerne County).

HOFFMAN, WALLACE F.; Lehigh-ton, PA; Will; Richard N. Beltzner, Esquire (Berks County).

KIBLER, MARY C.; Palmerton, PA; Will; Matthew G. Schnell, Esquire.

NAGLE, ANNA M. a/k/a ANNA MAE NAGLE a/k/a ANNA NAGLE; Weatherly, PA; Will; Daniel A. Miscavige, Esquire.

OLENIAK, ANDRE M.; Lehigh-ton, PA; Will; Robert J. Gillespie, Jr., Esquire.

STENACK, DORIS M.; Lehigh-ton, PA; Will; T. Benjamin Traud, Esquire (Lehigh County).

SUSANIN, FRANCIS P.; Palmerton, PA; Will; Joseph J. Velitsky, Esquire.

SUITS BEGUN

The plaintiff's name appears first, followed by the name of the defendant, the case number, the nature of the suit, the name of the plaintiff's attorney, and the date the suit was filed.

BALDINI, DEBRA; Michael Glennon; 17-2558; Civil Action; Joseph J. Velitsky, Esquire; 11/14/17.

BANK OF AMERICA N.A.; Linda Green; 17-2542; Mortgage Foreclosure; Katherine M. Wolf, Esquire; 11/13/17.

BANK OF AMERICA N.A.; Louis Mitchalk; 17-2527; Mortgage Foreclosure; Sarah K. McCaffery, Esquire; 11/09/17.

BANKS TOWNSHIP; William Arthur; 17-2556; DJ Appeal; Pro Se; 11/14/17.

BARILE, SAMANTHA; Fabian Torres; 17-2546; Protect/Abuse; Pro Se; 11/13/17.

BAUDER, DAWN L.; Robert Shumack, Jr.; 17-2529; Protect/Abuse; Victoria Opthof, Esquire; 11/09/17.

CHARBONNIER, REBECCA S.; Gary Hertzog; 17-2559; Protect/Abuse; Pro Se; 11/14/17.

DIAZ, HEATHER; Kenneth Diaz; 17-2532; Protect/Abuse; Pro Se; 11/09/17.

JONES, FRED W., DURRELL
DeLONG, MAE DeLONG t/a
BEECHWOOD; Lehighon
Area School District; 17-2550;
11/13/17; \$495.48

McMAHON, THOMAS M., AD-
MINISTRATOR OF ESTATE
OF MICHAEL R. McMA-
HON; Lehighon Area School
District; 17-2547; 11/13/17;
\$1,491.50

MILLER, BRUCE A.; Common-
wealth of Pennsylvania De-
partment of Revenue; 17-2524;
11/09/17; \$876.40

VILLALOBOS, BENITO; Pleas-
ant Valley West Club; 17-2539;
11/13/17; \$486.50

Nov. 24

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

COURT OF COMMON PLEAS
CARBON COUNTY
CIVIL ACTION LAW

Number 17-0165

Bank of America, N.A.

v.

Aaron Snyder

TO: Aaron Snyder

Your house (real estate) at 139
West Hazard Street, Summit
Hill, Pennsylvania 18250 is
scheduled to be sold at Sheriff's
Sale on January 12, 2018 at 11:00
a.m. at Sheriff's Office of the
Carbon County Courthouse,
Broadway, Jim Thorpe, Pennsyl-
vania 18229 to enforce the court

judgment of \$90,258.38 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 judg-
ment, if the judgment was im-
properly 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 pro-
ceedings.

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**

North Penn Legal Services

101 West Broad Street

Suite 513

Hazleton, PA 18201

(877) 953-4250

**McCABE, WEISBERG &
CONWAY, LLC**

Attorneys for Plaintiff

123 S. Broad St.

Ste. 1400

Philadelphia, PA 19109

(215) 790-1010

Nov. 24

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COMMON PLEAS OF CARBON COUNTY
SHERIFF'S SALE OF VALUABLE REAL ESTATE
Sheriff's Office, Courthouse Building, Jim Thorpe, PA

SHERIFF'S NOTICE: The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises.

Notice is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff on December 18, 2017 and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter.

ANTHONY C. HARVILLA
Sheriff, County of Carbon
www.carboncountysheriff.com
Nov. 17, 24; Dec. 1

Sale of the real estate described below shall be held on Friday, December 8, 2017 at 11:00 a.m. at the Carbon County Courthouse.

SALE #1

Writ of Execution No.: 15-1400.

Property Address: 105 S. Eighth Street, Lehighton, PA 18235.

Location: Lehighton.

Improvements: Residential dwelling.

Defendants: Ronald A. Piekarski, Nancy D. Piekarski.

SALE #2

Writ of Execution No.: 16-2238.

Property Address: 1665 Penn Forest Trail, Assessed as 286 Penn Forest Trail, Lot# 1665, Albrightsville, PA 18210.

Location: Penn Forest.

Improvements: Residential dwelling.

Defendant: Reginald Fordham.

SALE #3

Writ of Execution No.: 16-3036.

Property Address: 214 2nd Street, Weatherly, PA 18255.

Location: Weatherly.

Improvements: Residential dwelling.

Defendant: Robert J. Decker.

SALE #4

Writ of Execution No.: 17-0548.

Property Address: 780 Mauch Chunk Road, Palmerton, PA 18071.

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Location: Palmerton.

Improvements: Erected thereon a single slate roofed frame dwelling.

Defendant: Joan Gorman.

SALE #5

Writ of Execution No.: 17-1570.

Property Address: 9 Pine Tree Road, Albrightsville, PA 18210.

Location: Penn Forest.

Improvements: Parcel of land, with the buildings and improvements thereon erected.

Defendants: Scott Hagerty and Donna M. Hagerty.

SALE #6

Writ of Execution No.: 17-1430.

Property Address: 8 Larch Lane, Albrightsville, PA 18210-3807.

Location: Penn Forest.

Improvements: Residential dwelling.

Defendant: Mary L. Grimes.

SALE #7

Writ of Execution No.: 17-0597.

Property Address: 160 Patten Circle, Albrightsville, PA 18210.

Location: Penn Forest.

Improvements: Residential dwelling.

Defendants: Katherine V. Lang, in Her Capacity as Administratrix and Heir of the Estate of Matthew D. Lang a/k/a Mat-

thew Lang, Matthew J. Lang, in His Capacity as Heir of the Estate of Matthew D. Lang a/k/a Matthew Lang, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Matthew D. Lang a/k/a Matthew Lang, Deceased.

SALE #8

Writ of Execution No.: 16-1172.

Property Address: 1960 Long Run Road, Lehighton, PA 18235.

Location: Franklin.

Improvements: Residential dwelling.

Defendant: Mary J. Lauer.

SALE #9

Writ of Execution No.: 14-1710.

Property Address: 200 E. Lehigh Street, Summit Hill, PA 18250.

Location: Summit Hill.

Improvements: Residential dwelling.

Defendants: Larry M. Scotto, United States of America.

SALE #10

Writ of Execution No.: 16-1212.

Property Address: 120 Dutch Road, Lehighton, PA 18235.

Location: Mahoning.

Improvements: Residential dwelling.

Defendant: Aimee Marie West.

SALE #11

Writ of Execution No.: 16-2036.

Property Address: 45 Smale Lane, Lehighton, PA 18235.

Location: East Penn.

Improvements: 2.17 acres of woodland.

Defendant: Ernest C. Smale.

SALE #14

Writ of Execution No.: 15-1377.

Property Address: 146 Church Street, Lehighton, PA 18235.

Location: Franklin.

Improvements: Residential dwelling.

Defendant: Timothy Zimmerman, Administrator of the Estate of Elaine Zimmerman.

SALE #15

Writ of Execution No.: 15-1711.

Property Address: 43 Holiday Road, Lehighton, PA 18235.

Location: East Penn.

Improvements: Commercial property.

Defendant: Clyde Rendell Shoop.

SALE #16

Writ of Execution No.: 12-1315.

Property Address: 5 Oneida Trail a/k/a 2584 Tall Trees, Albrightsville, PA 18210.

Location: Penn Forest.

Improvements: Residential dwelling.

Defendants: Robert Suarez, Jr. a/k/a Robert Suarez, Mary Tomassetti a/k/a Mary Margaret Tomassetti, in her capacity as Executrix of the Estate of Patricia A. Cunningham, Erica Suarez, in her capacity as Devisee of the Estate of Patricia A. Cunningham, Amanda Suarez, in her capacity as Devisee of the Estate of Patricia A. Cunningham.

SALE #17

Writ of Execution No.: 15-1508.

Property Address: 770 Blue Mountain Road, Lehighton, PA 18235.

Location: East Penn.

Improvements: Commercial property.

Defendants: Ronald L. Smith, Mickey M. Smith, Mike T. Smith.

SALE #19

Writ of Execution No.: 15-2405.

Property Address: 3153 Fairyland Road, Lehighton, PA 18235.

Location: Franklin.

Improvements: Residential property.

Defendants: Crystal M. Rakowski, James C. Simmons, IV, Joseph T. Simmons, Sherri A. Simmons.

SALE #20

Writ of Execution No.: 16-3445.

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Property Address: 77 Bayberry Road, Jim Thorpe, PA 18229.

Location: Penn Forest.

Improvements: Residential dwelling.

Defendants: George W. Wolfinger a/k/a George W. Wolfinger, IV, Melanie A. Nelson.

SALE #21

Writ of Execution No.: 17-1600.

Property Address: 807 North 1st Street, Leighton, PA 18235.

Location: Mahoning.

Improvements: Residential dwelling.

Defendants: Linda M. Snyder a/k/a Linda M. Henning, James A. Henning.

SALE #23

Writ of Execution No.: 17-1559.

Property Address: 136 B Pocono Road a/k/a 17 Pocono Road, Albrightsville, PA 18210.

Location: Kidder.

Improvements: Residential dwelling.

Defendant: Joan L. Peters.

SALE #25

Writ of Execution No.: 16-3138.

Property Address: 627 Center Street, Jim Thorpe, PA 18229-2115.

Location: Jim Thorpe.

Improvements: Residential dwelling.

Defendants: Caleb J. Herman, Allison M. Herman.

SALE #26

Writ of Execution No.: 14-2257.

Property Address: 117 Caedman Drive, Albrightsville, PA 18210.

Location: Penn Forest.

Improvements: Residential property.

Defendants: Paul Wheeler, Sharon Wheeler.

MORTGAGES

The name of the mortgagor appears first, followed by mortgagee, location of property, amount of the mortgage, and date of recording.

BEHAN, DARREN F., Mauch Chunk Trust Co., J. Thorpe, \$112,000.00, 06/08/17

BEHAN, DARREN F., Mauch Chunk Trust Co., J. Thorpe, \$18,000.00, 06/08/17

HAWK, KRISTIN M., Stearns Bk. Ntl. Assn., Leighton, \$150,000.00, 06/08/17

PARLIMAN, WILLIAM E., JR., Mortgage Electronic Registration Systems Inc., Frankl., \$216,000.00, 06/08/17

DAVIS, ROBERT, Branch Banking and Trust Co., Weathrly., \$40,000.00, 06/08/17

SCHOENEGER, CODY G., Mortgage Electronic Registration Systems Inc., Tow. Twp., \$176,739.00, 06/08/17

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ARGOTT, SUSAN B., Mauch
Chunk Trust Co., Lansfd.,
\$35,000.00, 06/30/17
GARNER, DEBORAH A., Mort-
gage Electronic Registration
Systems Inc., Penn For., \$177,-
000.00, 06/30/17
DERRICK, RUSSELL, T., II,
Mortgage Electronic Registra-
tion Systems Inc., Low. Tow.,
\$247,474.00, 06/30/17
CHAIB, MALIKA, Mortgage
Electronic Registration Sys-
tems Inc., Frankl., \$324,022.00,
06/30/17
DEAR, DIANE K., Mortgage
Electronic Registration Sys-
tems Inc., Tow. Twp., \$61,-
300.00, 06/30/17
644 ONOKO LANE LLC,
Jim Thorpe Neighborhood
Bk., J. Thorpe, \$112,500.00,
06/30/17
GIMBOR, KAREN, Jim Thorpe
Neighborhood Bk., J. Thorpe,
\$30,000.00, 06/30/17
WERNER, DAVID L., Jim
Thorpe Neighborhood Bk.,
Frankl., \$50,000.00, 06/30/17
MAURER, KRISTINA, Mortgage
Electronic Registration Sys-
tems Inc., J. Thorpe, \$126,577-
.00, 06/30/17
HAUPT, KACIE M., Mortgage
Electronic Registration Sys-
tems Inc., J. Thorpe, \$63,822.00,
06/30/17
SIMON, PAUL L., Keybank Ntl.
Assn., Lehighton, \$60,000.00,
06/30/17

DEEDS

The name of the grantor ap-
pears first, followed by name of
grantee, location of premises,
amount of consideration, and
date of recording.

APOLLO, ROBERT W., Apollo,
Patricia, Low. Tow., \$1.00, 06/
01/17
HANNUM, HOWARD, Sellers,
Orel S., Mahoning, \$118,000-
.00, 06/01/17
MAYER, JOSEPH T., Highland,
Scott Elmer, Frankl., \$1.00,
06/01/17
SIERRA, OLGA I., Sierra, Olga
I., Penn For., \$1.00, 06/01/17
VIESTI, STEPHEN, Hontz, Keith
A., Sr., Penn For., \$1.00, 06/
01/17
DERR, JENNA S., Crowley, Jen-
nifer M., J. Thorpe, \$1.00, 06/
01/17
LEE, RICHARD K., Zuber, Tim,
J. Thorpe, \$1.00, 06/01/17
KAJA HOLDINGS 2 LLC, Alves,
Manuel A., Penn For., \$1.00,
06/01/17
REINHART, LISA M., Searfoss,
Lisa M., J. Thorpe, \$1.00, 06/
01/17
BANK OF AMERICA N.A.,
Miller, Dana M., Banks, \$20,-
000.00, 06/01/17
CARR, ERIC S., Carr, Eric S.,
Penn For., \$1.00, 06/01/17
O'NEILL, JOHN T., Bacon, Seth,
Kidder, \$100.00, 06/01/17
TURKO, PETER J., Beltzville
Enterprises LLC, Palmrtn.,
\$90,000.00, 06/01/17



PERIODICAL PUBLICATION

*** Dated Material. Do Not Delay. Please Deliver Before Monday, November 27, 2017**