

CARBON COUNTY LAW JOURNAL

Judge Serfass, Steven R., Hon.

9:00 AM			
5	PFA Hrg.	Snyder, B.K. (Pro Se) v. Snyder, R., Jr. (Pro Se)	19-1634
6	PFA Hrg.	Geiger, T.N. (Pro Se) v. Delgado, R.A. (Pro Se)	19-3303
7	Prelim. Obj.	Harris, D.L. (Dyrda-Hatton) v. Kuehner, J.M. (Merwine)	19-3218
1:15 PM			
8	Mot. to Quash Subpoena	Jeras Corporation (Stevens) v. Pleasant Valley West Club (Gaul)	17-1410
9	Mot. for Summary Jdgmt.	United Guaranty Commercial Ins. (Muhlenberg) v. Stehle, A. (Pro Se)	19-0078
10	Pre-Tr. Discov. Mot.	Jeras Corporation (Stevens) v. Pleasant Valley West Club (Gual)	17-1410
11	Prelim. Obj.	Bethlehem Authority (Devito) v. Palmerton Fishing & Hunting As. (Gildea)	19-0382

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
CATALDO, CATHLEEN M.,
 Dec'd.

Late of Penn Forest Township. Executors: Michael J. Cataldo, 35 Wild Cherry Avenue, Jim Thorpe, PA 18229 and Joseph A. Cataldo, 71 Wintergreen Avenue, Jim Thorpe, PA 18229.

Attorneys: Michael L. Ozalas, Esquire, Ozalas & McKinley, 47 Broadway, Jim Thorpe, PA 18229.

GEORGE, LORRIE E. a/k/a LORRIE SNYDER GEORGE a/k/a LORRIE E. SNYDER GEORGE, Dec'd.

Late of 945 Hickory Rd., Aquashicola.

Executor: Richard E. George, Mill Rd., P.O. Box 103, Aquashicola, PA 18012.

Attorney: Gregory L. Mousseau, Esquire, 331 Center Street, Jim Thorpe, PA 18229.

SECOND PUBLICATION
BLAZOSKY, DONNA M.,
 Dec'd.

Late of the Borough of Summit Hill.

Administrator: Daniel J. Blazosky c/o Joseph J. Velitsky, Esquire, Velitsky & Frycklund, 49 East Ludlow Street, Summit Hill, PA 18250.

Attorneys: Joseph J. Velitsky, Esquire, Velitsky & Frycklund, 49 East Ludlow Street, Summit Hill, PA 18250.

MARCZYK, VIOLET, Dec'd.

Late of 101 South First Street, Leighton.

Executrix: Mary K. Berlinger.
Attorneys: David M. Sebelin,
Esquire, Sebelin & Sebelin,
P.C., 301 South 3rd Street,
Lehighton, PA 18235.

STEIGERWALT, EVELYN G.,
Dec'd.

Late of Bowmanstown.
Executor: Michael Steiger-
walt, P.O. Box 0178, Bow-
manstown, PA 18030.
Attorney: None.

THIRD PUBLICATION

YELLEN, JOHN A., JR. a/k/a
JOHN A. YELLEN, Dec'd.

Late of Summit Hill.
Executor: Wayne Phillips c/o
Joseph J. Velitsky, Esquire,
Velitsky & Frycklund, 49 East
Ludlow Street, Summit Hill,
PA 18250.
Attorneys: Joseph J. Velitsky,
Esquire, Velitsky & Fryck-
lund, 49 East Ludlow Street,
Summit Hill, PA 18250.

REGISTER OF WILLS

BLAZOSKY, DONNA M.; Sum-
mit Hill, PA; Admn.; Joseph J.
Velitsky, Esquire.

**CATALDO, CATHLEEN MA-
RIE a/k/a CATHLEEN M.**
**CATALDO a/k/a CATH-
LEEN CATALDO;** Jim
Thorpe, PA; Will; Michael L.
Ozalas, Esquire.

DORAN, RAYMOND J.; Al-
brightsville, PA; Admn.; Jason
M. Rapa, Esquire.

DWORAK, JOHN J. a/k/a
JOHN DWORAK; Kunkle-
town, PA; Will; Attorney: n/a.

EVERETT, MARKLE; Weatherly,
PA; Admn.; Richard J. Maru-
sak, Esquire (Luzerne Coun-
ty).

McAGHON, JUSTIN, III a/k/a
JUSTIN McAGHON; Lehigh-
ton, PA; Admn.; Jason M.
Rapa, Esquire.

PARKINSON, MARY ANGELA
**a/k/a MARY A. PARKIN-
SON a/k/a MARY PARKIN-
SON;** Lehighton, PA; Will;
Jason M. Rapa, Esquire.

VINCENT, WILLIAM C.; Le-
highton, PA; Admn.; Holly
Heintzelman, Esquire.

Dec. 6

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.

BANK OF AMERICA; Nicholas
M. DeMaio; 19-3457; Civil Ac-
tion; Frederic I. Weinberg,
Esquire; 11/22/19.

**CAVALRY SPV I LLC AS AS-
SIGNEE OF CITIBANK N.A.;**
Stephanie Sell; 19-3476; Civil
Action; David J. Apothaker,
Esquire; 11/25/19.

**CAVALRY SPV I LLC AS AS-
SIGNEE OF SYNCHRONY**
BANK; Karen Christman; 19-
3477; Civil Action; David J.
Apothaker, Esquire; 11/25/19.

**CAVALRY SPV I LLC AS AS-
SIGNEE OF SYNCHRONY**
BANK; Jennifer Frankenfield;

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- FOLLIN, HERBERT T. & ANGELA DOUCETTE; Panther Valley School District; 19-3469; 11/22/19; \$1,136.97
- FRITZINGER, NICOLE R.; United States Internal Revenue Service; 19-3485; 11/25/19; \$12,265.76
- HAAS, DOUGLAS R., DENISE D. HAAS; Commonwealth of Pennsylvania Department of Revenue; 19-3463; 11/22/19; \$12,563.65
- HAJCAK, DIANNE n/k/a DIAN M. WALCK EXECUTRIX OF THE ESTATE OF JOHN P. HAJCAK; Panther Valley School District; 19-3471; 11/22/19; \$925.02
- HARTMAN, TODD D.; Lehigh-ton Area School District; 19-3490; 11/25/19; \$2,841.43
- HAZLETON OIL & ENVIRONMENTAL INC., BROADUS BORDEAUX ENTERPRISES LLP, ARTEX INC. & TIPPLE TRUCKING INC.; Argosy Credit Partners LP; 19-3488; 11/25/19; \$1,495,766.04
- HOFFMAN, RANDI; Commonwealth of Pennsylvania Department of Revenue; 19-3467; 11/22/19; \$3,206.33
- LAZZARO, RICHARD; Panther Valley School District; 19-3470; 11/22/19; \$1,525.68
- MB WAREHOUSE SERVICES LLC; Commonwealth of Pennsylvania Department of Labor & Industry; 19-3474; 11/25/19; \$4,802.27
- MENDEZ, JACQUELINE; Commonwealth of Pennsylvania Department of Revenue; 19-3465; 11/22/19; \$659.94
- MITCHELL, THOMAS; Borough of Lansford; 19-3482; 11/25/19; \$1,144.05
- PLASTIC WORLD RECYCLING INC. A CORPORATION; United States Internal Revenue Service; 19-3484; 11/25/19; \$63,116.86
- POOLE, TY D.; Commonwealth of Pennsylvania Department of Revenue; 19-3464; 11/22/19; \$2,180.43
- TORRE, ARISTIDE, BONNIE TORRE; Commonwealth of Pennsylvania Department of Revenue; 19-3468; 11/22/19; \$982.69
- VANDERBILT REAL ESTATE INVESTMENTS LLC; Lehigh-ton Area School District; 19-3489; 11/25/19; \$1,536.09

Dec. 6

PUBLIC NOTICE

**NOTICE OF CONFIRMATION
OF FIDUCIARIES'
ACCOUNTS**

To all claimants, beneficiaries, heirs, next-of-kin, and all other parties in interest:

NOTICE IS HEREBY GIVEN that the following named fiduciaries of the respective estates designated below have filed their Accounts and Statements of Proposed Distribution in the office of the Register of Wills in and for the County of Carbon, Pennsyl-

vania, and the same will be presented to the Orphans' Court Division, Courtroom No. 1, Carbon County Courthouse, Jim Thorpe, Pennsylvania, on January 2, 2020 for confirmation. All objections must be filed in writing in the office of the Clerk of Orphans' Court Division, Court of Common Pleas, Jim Thorpe, Pennsylvania, prior to the foregoing stated date and time:

ESTATE; Fiduciary; Attorney
JAMES F. McCOLLEY, III,
Dec'd.; Janice T. Hahn, Executrix;
Thomas S. Nanovic, Esq.

GEORGE J. BEECHAY, JR.
a/k/a GEORGE J. BEECHAY,
Dec'd.; Susan L. Redshaw, Ex-
ecutrix; Jenny Y.C. Cheng, Esq.

MARIE IRENE OWENS
a/k/a MARIE OWENS, Dec'd.;
Patrick J. Owens, Executor; Jo-
seph J. Velitsky, Esq.

LaRUE EVA MANHART
a/k/a LaRUE E. MANHART
a/k/a LaRUE MANHART,
Dec'd.; Christopher James Gau-
mer, Executor; Thomas S. Nan-
ovic, Esq.

JEAN A. PAPAY
Register of Wills &
Clerk of Orphans' Court
Carbon County, PA
Dec. 6, 13

**FICTITIOUS NAME
REGISTRATION**

NOTICE IS HEREBY GIVEN
that an Application for Registra-

tion of Fictitious Name was filed
in the Department of State of the
Commonwealth of Pennsylvania
on October 22, 2019 for:

DIAMOND
REHABILITATION
at: 123 Grist Mill Rd., Weatherly,
PA 18255. The name and address
of the individual interested in the
business are Cathleen DeZolt at
123 Grist Mill Rd., Weatherly, PA
18255. This was filed in accor-
dance with 54 Pa. C.S. 311.

Dec. 6

NOTICE

MONERA TECHNOLOGIES
CORPORATION
has been incorporated under the
provisions of the Pennsylvania
Business Corporation Law of
1988.

Dec. 6

**NOTICE OF ACTION IN
MORTGAGE FORECLOSURE**

IN THE COURT OF COMMON
PLEAS OF CARBON
COUNTY, PENNSYLVANIA
CIVIL ACTION—LAW

NO.: 18-3876

WELLS FARGO BANK, N.A.
Plaintiff

vs.

Dawn Pezzeca, as believed Heir
and/or Administrator to the
Estate of Robert D. Brown;
Jeremy Pezzeca, as believed

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Heir and/or Administrator to the Estate of Robert D. Brown; Robert Pezzeca a/k/a Robert J. Pezzeca, as believed Heir and/or Administrator to the Estate of Robert D. Brown; Justin John Pezzeca, as believed Heir and/or Administrator to the Estate of Robert D. Brown; Unknown Heirs and/or Administrators of the Estate of Robert D. Brown; William Driscoll, as Personal Representative of the Estate of Robert D. Brown
Defendants

TO: Unknown Heirs and/or Administrators of the Estate of Robert D. Brown

You are hereby notified that Plaintiff, Wells Fargo Bank, N.A., filed an Action in Mortgage Foreclosure endorsed with a Notice to Defend, in the Court of Common Pleas of Carbon County, Pennsylvania, docketed to No. 18-3876, seeking to foreclose the mortgage secured by the real estate located at 24 Fawn Grove a/k/a 5 West Fawn Grove Drive, Albrightsville, PA 18210.

A copy of the Action in Mortgage Foreclosure will be sent to you upon request to the Attorney for the Plaintiff, Manley Deas Kochalski LLC, P.O. Box 165028, Columbus, OH 43216-5028. Phone (614) 220-5611.

You have been sued in court. If you wish to defend against the claims in this notice, you must

take action within twenty (20) days after this publication, 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 NOTICE 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 TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

LAWYER REFERRAL SERVICE

Pennsylvania Lawyer Referral Service

Pennsylvania Bar Association
P.O. Box 186
Harrisburg, PA 17108
(800) 692-7375

- or -

North Penn Legal Services
101 West Broad Street
Suite 713
Hazleton, PA 18201
(877) 953-4250

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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 23, 2019 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. 22, 29; Dec. 6

Sale of the real estate described below shall be held on Friday, December 13, 2019 at 11:00 a.m. at the Carbon County Courthouse.

SALE #1

Writ of Execution No.: 19-1893.

Property Address: 51 Boyko Drive a/k/a 51 Boyko Road, Lehighton, PA 18235.

Location: Mahoning Township.

Improvements: Residential dwelling.

Defendants: William J. Fisher and Shannon M. Fisher a/k/a Shannon M. Fish.

SALE #2

Writ of Execution No.: 19-3081.

Property Address: 342 Fawn Circle, Jim Thorpe, PA 18229.

Location: Penn Forest Township.

Improvements: Unknown.

Defendant: John Galarza.

SALE #3

Writ of Execution No.: 18-2848.

Property Address: 132 Patten Circle, Albrightsville, PA 18210.

Location: Township of Penn Forest.

Improvements: Residential dwelling.

Defendants: Karen L. Gyarmati and Peter T. Gyarmati.

SALE #4

Writ of Execution No.: 19-0409.

Property Address: 4 West Cherokee Trail, Albrightsville, PA 18210.

Location: Township of Penn Forest.

Improvements: Residential property.

Defendants: Sarah Hoffman and Jeffrey Hoffman.

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SALE #5

Writ of Execution No.: 19-0273.

Property Address: 1417 Kickapoo Trail a/k/a 21 Kickapoo Trail, Albrightsville, PA 18210.

Location: Penn Forest Township.

Improvements: Residential dwelling.

Defendant: Douglas A. Hollman, Jr.

SALE #6

Writ of Execution No.: 19-0188.

Property Address: 81 Pautuxent Trail, Albrightsville, PA 18210.

Location: Penn Forest Township.

Improvements: Residential dwelling.

Defendant: Peter D. Ivanitch.

SALE #7

Writ of Execution No.: 19-0420.

Property Address: 99 Pawnee Trail, Albrightsville, PA 18210.

Location: Township of Penn Forest.

Improvements: Residential dwelling.

Defendant: Jessica Marie Krzywicki.

SALE #8

Writ of Execution No.: 19-2007.

Property Address: 90 Thomas Lane a/k/a 185 Thomas Lane, Albrightsville, PA 18210.

Location: Penn Forest Township.

Improvements: Residential dwelling.

Defendants: James Leary and Denise Leary.

SALE #9

Writ of Execution No.: 19-0497.

Property Address: 36 West Garibaldi Avenue, Nesquehoning, PA 18240.

Location: New Columbus Borough.

Improvements: Residential dwelling.

Defendants: Jessica R. Lipari and David Lipari, Jr.

SALE #10

Writ of Execution No.: 19-1942.

Property Address: 7 Maynard Road a/k/a 2 Maynard Road, Albrightsville, PA 18210.

Location: Township of Kidder.

Improvements: Unknown.

Defendants: William J. Mahmde a/k/a William J. Mahmde, Jr. a/k/a William Mahmde and Melissa A. Mahmde a/k/a Melissa Mahmde.

SALE #12

Writ of Execution No.: 17-1326.

Property Address: 351 W. Abbott Street, Lansford, PA 18232.

Location: Borough of Lansford.

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Improvements: Two-story frame (conventional).

Defendant: Greg Prosmushkin, Esq., Admin. of the Estate of George W. Carns.

SALE #13

Writ of Execution No.: 19-1667.

Property Address: 8 Wahoo Court, Albrightsville, PA 18210.

Location: Penn Forest Township.

Improvements: Unknown.

Defendant: Melody J. Schwarz.

SALE #14

Writ of Execution No.: 19-0020.

Property Address: 515 North Street, Jim Thorpe, PA 18229.

Location: Borough of Jim Thorpe.

Improvements: Residential dwelling.

Defendant: Debra L. Sebelin.

SALE #15

Writ of Execution No.: 19-2101.

Property Address: 40 Stock Street, Nesquehoning, PA 18240.

Location: Nesquehoning Borough.

Improvements: Residential dwelling.

Defendants: Adam T. Smith and Erin K. Smith.

SALE #16

Writ of Execution No.: 18-0482.

Property Address: 218 East Abbott Street, Lansford, PA 18232.

Location: Borough of Lansford.

Improvements: Twin (half-double) 2-story frame.

Defendant: Craig S. Welsh.

DEEDS

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

PETZOLD, KATHERINE, Ebbert, Suzanne, Mahoning, \$50,000.00, 05/17/19

HARHIGH, SERGEI I., Washburn, Daniel Barlow, Jr., Penn For., \$130,000.00, 05/17/19

IRVING, PAUL A., Costello, Florence Z., Kidder, \$135,000.00, 05/17/19

CITIMORTGAGE INC., Hai, Pervez, Weisspt., \$4,000.00, 05/17/19

PFAFF, JEANNE M., Thundercliffe, Gary, Penn For., \$7,500.00, 05/17/19

SINP LLC, Castaldo, John B., Lansfd., \$4,500.00, 05/17/19

LANSFORD RENTALS LLC, Kennedy, Grace E., Lansfd., \$60,000.00, 05/17/19

NAVOTNAYA, IRINA, Navotnaya, Irina, Penn For., \$1.00, 05/17/19

CARROLL, HARRY W., Shemanski, Joseph M., J. Thorpe, \$1.00, 05/20/19