

LEGAL NOTICES

IN THE COURT OF COMMON PLEAS OF WAYNE 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'S NOTICE

ESTATE OF JASON L. LEVANOWITZ, A/K/A JASON LEVANOWITZ, late of Cherry Ridge Township, Wayne County, Pennsylvania. Any person or persons having claim against or indebted to the estate present same to Katrina M. Brink, 3094 Lake Ariel Highway, Honesdale, Pennsylvania. Sally N. Rutherford, Esq., 921 Court St., Honesdale, PA 18431, Attorney for the Estate.

7/19/2019 • 7/26/2019 • 8/2/2019

EXECUTOR'S NOTICE

ESTATE OF PHILIP R. RODENBURG, late of Clinton Township, Wayne County, Pennsylvania. Any person or persons having claim against or indebted to the estate present same to Albert G. Rutherford, Executor, 197 Spring Hill Road, Honesdale,

PA 18431. Sally N. Rutherford, Esq., 921 Court St., Honesdale, PA 18431, Attorney for the Estate.

7/19/2019 • 7/26/2019 • 8/2/2019

ESTATE NOTICE

Estate of Shirley Grady also known as Shirley L. Grady, late of Dyberry Township, Wayne County Pennsylvania. Any person or persons having claim against or indebted to estate present same to: Patricia Lynn Collins 34 Gallik Road, Waymart, Pennsylvania 18472; Attorney for Estate: Stephen Jennings, Esquire, 303 Tenth Street, Honesdale, Pennsylvania, 18431.

7/12/2019 • 7/19/2019 • 7/26/2019

ESTATE NOTICE

Notice is hereby given, that Letters Testamentary have been granted to Karen Lynn Martin, Executrix of the Estate of Joseph A. Smith, late of Paupack Township, Wayne County, Pennsylvania who died on June 19, 2019. All persons indebted to said Estate are required to make payment and those having claims or demands to present the same without delay to the Executrix, Karen Lynn Martin c/o Mark R Zimmer, Esquire, 1133 Main Street, Honesdale, PA 18431.

7/12/2019 • 7/19/2019 • 7/26/2019

ESTATE NOTICE

Estate of Ronald Novak also known as Ronald J. Novak, late of Paupack Township, Wayne County Pennsylvania. Any person or persons having claim against or indebted to estate present same to: Judith A. Collins 902 North Rose Street, Burbank, California 91505; Attorney for Estate: Zachary Jennings, Esquire, 303 Tenth Street, Honesdale, Pennsylvania, 18431.

7/12/2019 • 7/19/2019 • 7/26/2019

LETTERS OF ADMINISTRATION

Estate of PATRICIA A. HORSCH, Deceased, late of 608 Oakwood Avenue, Roselle Park, New Jersey 07204.

Letters Of Administration 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 to present the same without delay to:

Michael N. Goldshine
608 Oakwood Avenue
Roselle Park, NJ 07204

or to his attorney, Douglas J. Jacobs, Esq., 515 Broad Street, Milford, Pennsylvania 18337.

7/5/2019 • 7/12/2019 • 7/19/2019



EXECUTOR NOTICE

Estate of Louis John Grande
Late of Gouldsboro
EXECUTOR
Stephen A. Raciti
26 Luppataon Avenue
Keyport, NJ 07735

7/5/2019 • 7/12/2019 • 7/19/2019

NOTICE OF FILING OF SHERIFF'S SALES

Individual Sheriff's Sales can be cancelled for a variety of reasons. The notices enclosed were accurate as of the publish date. Sheriff's Sale notices are posted on the public bulletin board of the Sheriff's office in Honesdale, located at 925 Court Street.

SHERIFF'S SALE AUGUST 7, 2019

By virtue of a writ of Execution instituted by: Reverse Mortgage Funding LLC issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 7th day of August, 2019 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

TRACT I: ALL THAT CERTAIN LOT, PARCEL OR PIECE OF LAND SITUATE IN THE TOWNSHIP OF LAKE, COUNTY OF WAYNE AND COMMONWEALTH OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:

2 Exceptional RENTAL Opportunities!!!



IN HONESDALE, PA
570.226.4518 | 570.470.5912
Ask for Eric Ehrhardt



OPPORTUNITY #1-1,600 square feet on the lower level of one of the iconic buildings in Honesdale. PERFECT FOR ATTORNEYS AND ACCOUNTANTS!!! The stately colonial style building is ideally located on US Route 6 West, directly across the park from the Wayne County Courthouse and the Wayne County Administrative offices. Minutes to downtown main street. The space has 6 offices/conference rooms, a storage room, kitchenette, and three bathrooms. Off street parking in back of building. The landlord is open to various uses and will make tenant improvements which may affect the rent. **OPPORTUNITY #2**-A large 3,800 square foot warehouse in the back is available to rent. !!!!HURRY!!!! Perfect for a contractor, indoor storage or protected parking.

BEGINNING AT A POINT IN THE CENTER OF WEST SHORE DRIVE, BEING THE NORTHWESTERLY CORNER OF LOT NO. 15A OF GEORGE TYSIAK; THENCE SOUTH 43 DEGREES 57 MINUTES WEST 246.05 FEET ALONG LINE OF LOT NO. 15A TO A CORNER IN THE CENTER OF PLAYGROUND TRAIL; THENCE NORTH 55 DEGREES 07 MINUTES WEST 90.25 FEET TO A CORNER IN THE CENTER OF PLAYGROUND TRAIL; THENCE NORTH 41 DEGREES 39 MINUTES EAST 246.35 FEET TO A CENTER IN WEST SHORE DRIVE; THENCE SOUTH 54 DEGREES 11 MINUTES EAST 100 FEET TO THE PLACE OF BEGINNING.

BEING LOT NO. 16A IN SECTION 3 OF PAUPACKAN LAKE SHORES, INC.

TRACT II: ALL THAT CERTAIN LOT, PARCEL OR PIECE OF LAND SITUATE IN THE TOWNSHIP OF LAKE, COUNTY OF WAYNE AND COMMONWEALTH OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A CORNER IN THE CENTER OF WEST SHORE DRIVE, BEING THE NORTHWESTERLY CORNER OF LOT NO. 14A OF JOSEPH MAK; THENCE SOUTH 47 DEGREES 02 MINUTES WEST

223.6 FEET ALONG THE LINE OF MAKES THE SOUTHWESTERLY CORNER OF LOT NO. 14A, IN THE CENTER OF PLAYGROUND TRAIL; THENCE NORTH 65 DEGREES 07 MINUTES WEST 92.8 FEET ALONG THE CENTER OF SAID TRAIL TO A CORNER; THENCE NORTH 43 DEGREES 57 MINUTES EAST (ERRONEOUSLY STATED AS WEST IN PRIOR DEEDS) 246.05 FEET TO A CORNER IN THE CENTER OF WEST SHORE DRIVE; THENCE SOUTH 50 DEGREES 22 MINUTES EAST 100 FEET ALONG THE CENTER OF SAID DRIVE TO THE PLACE OF BEGINNING. BEING LOT NO. 15A IN SECTION 3 OF PAUPACKAN LAKE SHORES, INC.

LOTS 15A AND 16A IN SECTION 3 OF PAUPACKAN LAKE SHORES, INC., ARE RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF WAYNE COUNTY, PENNSYLVANIA, IN MAP BOOK 14, PAGE 162, RECORDED ON APRIL 27, 1971.

HAVING MAP AND PARCEL ID: 12-0-0012-0029.0002 AND 12-0-0012-0029.0003

BEING KNOWN AND NUMBERED AS 152 WEST SHORE DRIVE, HAWLEY, PA 18428

TITLE TO SAID PREMISES IS VESTED IN ELAINE

O'ROURKE, BY DEED FROM ELAINE O'ROURKE, EXECUTRIX OF THE ESTATE OF PETER LOUGHREY, DATED SEPTEMBER 13, 2011 AND RECORDED OCTOBER 6, 2011 IN DEED BOOK 4285, PAGE 340. THE SAID ELAINE O'ROURKE DIED ON AUGUST 12, 2018, WHEREUPON ON AUGUST 16, 2018, LETTERS TESTAMENTARY WERE GRANTED TO KELLY COURT, NOMINATING AND APPOINTING HER AS THE EXECUTRIX OF THE ESTATE OF ELAINE O'ROURKE.

Seized and taken in execution as property of:
Kelly Court Executrix of the Estate of Elaine O'Rourke 152 West Shore Drive, HAWLEY PA 18428

Execution No. 38-Civil-2019
Amount Due: \$94,544.28 Plus additional costs

May 15, 2019
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE NOTICE:

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

“The best day of your life is the one on which you decide your life is your own. No apologies or excuses. No one to lean on, rely on, or blame. The gift is yours, it is an amazing journey, and you alone are responsible for the quality of it. This is the day your life really begins.”

— Bob Moawad

ANY SUCCESSFUL BIDDER
MUST HAVE 10% DOWN
PAYMENT AT DATE OF SALE.
BALANCE DUE THIRTY (30)
DAYS FROM DATE OF SALE.
FAILURE TO PAY BALANCE
WILL FORFEIT DOWN
PAYMENT.

Andrew L. Markowitz, Esq.

7/12/2019 • 7/19/2019 • 7/26/2019

SHERIFF'S SALE AUGUST 7, 2019

By virtue of a writ of Execution instituted by: Nationstar Mortgage LLC issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 7th day of August, 2019 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

THE FOLLOWING DESCRIBED
REAL ESTATE SITUATED IN
COUNTY OF WAYNE AND
STATE OF PENNSYLVANIA:

ALL THAT CERTAIN TRACT OR PARCEL OF LAND SITUATED IN THE TOWNSHIP OF LAKE, WAYNE COUNTY, PENNSYLVANIA, KNOWN AS LOT 1544, SECTION 14, OF THE HIDEOUT, A SUBDIVISION SITUATED IN THE TOWNSHIPS OF LAKE AND SALEM, WAYNE COUNTY, PENNSYLVANIA, ACCORDING TO THE PLATS THEREOF RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF WAYNE COUNTY, PENNSYLVANIA, APRIL 9, 1970 IN PLAT BOOK 5, PAGE 27; MAY 11, 1970 111 PLAT BOOK 5, PAGES 34, 37, 41 THROUGH 48 AND 50; SEPTEMBER 8, 1970 IN PLAT BOOK 5, PAGE 57; FEBRUARY 8, 1971 IN PLAT BOOK 5, PAGES 62 AND 63; MARCH 24, 1971 IN PLAT BOOK 5, PAGE 66; MAY 10, 1971 IN PLAT BOOK 5, PAGES 62 AND 63; MARCH 24, 1971 IN PLAT BOOK 5, PAGE 66; MAY 10, 1971 IN PLAT BOOK 5, PAGES 71 AND 72; MARCH 14, 1972 IN PLAT 5, PAGES 76, 79 THROUGH 84 AND 86; MAY 26, 1972 IN PLAT BOOK 5, PAGES 93 THROUGH 95; SEPTEMBER 26, 1972 IN PLAT BOOK 5,

PAGES 96, 97 AND 100
THROUGH 104; MARCH 9, 1973
IN PLAT BOOK 5, PAGE 106;
MARCH 23, 1973 IN PLAT
BOOK 5, PAGE 107; APRIL 3,
1973 IN PLAT BOOK 5, PAGES
108 THROUGH 110; MAY 18,
1973 IN PLAT BOOK 5, PAGES
111 THROUGH 119, AS
AMENDED AND
SUPPLEMENTED.

BEING KNOWN AS: 1544
LAKEVIEW DRIVE WEST,
LAKE ARIEL, PA 18436

PROPERTY ID NUMBER: 12-0-
0021-0171

Seized and taken in execution as
property of:
Carole C. Press 1544 Lakeview
Drive West, LAKE ARIEL PA
18436

Execution No. 95-Civil-2019
Amount Due: \$284,676.67 Plus
additonal costs

May 7, 2019
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE
NOTICE:

That all claims to the property will
be filed with the sheriff before the
sale and all claims to the proceeds
before distribution; That a sheriff's
schedule of distribution will be in his
office on a date specified by him, not
later than thirty (30) days after sale;
and that distribution will be made in
accordance with the schedule unless
exceptions are filed within ten (10)
days thereafter. No further notice of

filing of the schedule of distribution
need be given.

ANY SUCCESSFUL BIDDER
MUST HAVE 10% DOWN
PAYMENT AT DATE OF SALE.
BALANCE DUE THIRTY (30)
DAYS FROM DATE OF SALE.
FAILURE TO PAY BALANCE
WILL FORFEIT DOWN
PAYMENT.

Nora C. Viggiano Esq.

7/12/2019 • 7/19/2019 • 7/26/2019

SHERIFF'S SALE AUGUST 7, 2019

By virtue of a writ of Execution
instituted by: Lakeview Loan
Servicing, LLC issued out of the
Court of Common Pleas of Wayne
County, to me directed, there will
be exposed to Public Sale, on
Wednesday the 7th day of August,
2019 at 10:00 AM in the
Conference Room on the third
floor of th Wayne County
Courthouse in the Borough of
Honesdale the following property,
viz:

ALL THAT CERTAIN piece or
parcel of land lying, being and
situate in the Township of Palmyra,
County of Wayne, and
Commonwealth of Pennsylvania,
bounded and described as follows:

BEING ALL OF LOT #6 in the
subdivision known as "Sutter
Subdivision" in accordance with a
survey by Tim A. Jones, P.L.S.
dated June 15, 1993 and recorded
in Wayne County Map Book 79,
pages 40-46.

EXCEPTING AND RESERVING so much of the property which lies within the public road or right of way known as Sutter Court as transferred by Deed of Dedication dated October 1, 1993 and recorded on July 13, 1994 in Wayne County RB 951 at page 143, by Lance J. Sutter to Palmyra Township.

TITLE TO SAID PREMISES IS VESTED IN STEPHANIE PENDER, AN ADULT INDIVIDUAL, by Deed from RICHARD J. CARIDI AND GISELLE CARIDI, HIS WIFE, Dated 05/06/2016, Recorded 05/12/2006, in Book 5007, Page 227.

Tax Parcel: 18-0-0015-0006

Premises Being: 6 SUTTER COURT, HAWLEY, PA 18428

Improveents there on:
RESIDENTIAL DWELLING

Seized and taken in execution as property of:
Stephanie Pender 6 Sutter Court,
HAWLEY PA 18428

Execution No. 111-Civil-2018
Amount Due: \$153,864.84 Plus
additonal costs

May 7, 2019
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE
NOTICE:
That all claims to the property will
be filed with the sheriff before the



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sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

ANY SUCCESSFUL BIDDER
MUST HAVE 10% DOWN
PAYMENT AT DATE OF SALE.
BALANCE DUE THIRTY (30)
DAYS FROM DATE OF SALE.
FAILURE TO PAY BALANCE
WILL FORFEIT DOWN
PAYMENT.

Peter Wapner Esq.

7/12/2019 • 7/19/2019 • 7/26/2019

SHERIFF'S SALE AUGUST 7, 2019

By virtue of a writ of Execution instituted by: Freedom Mortgage Corporation issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on

Wednesday the 7th day of August, 2019 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

ALL THAT CERTAIN lot or tract of land situate in the Township of Salem, County of Wayne and Commonwealth of Pennsylvania, being known as Lot No. 3, as shown on a certain plan entitled Minor Subdivision Property of Alfred Groschang, as recorded in the Office of the Recorder of Deeds of Wayne County, Pennsylvania in Map Book No. 98, Page 37.

TAX MAP NO. 22-0-0055-0009.-
CONTROL NO.: 100313

BEING KNOWN AS: 906 Golf Park Drive, Lake Ariel, PA 18436

Seized and taken in execution as property of:
Michael J. Tomasetti aka Michael Tomasetti 906 Golf Park Drive, LAKE ARIEL PA 18436
Pamela J. Tomasetti AKA Pamela Tomasetti 906 Golf Park Drive LAKE ARIEL PA 18436

Execution No. 172-Civil-2018
Amount Due: \$135,713.15 Plus additional costs

May 7, 2019
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE

NOTICE:

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

**ANY SUCCESSFUL BIDDER
MUST HAVE 10% DOWN
PAYMENT AT DATE OF SALE.
BALANCE DUE THIRTY (30)
DAYS FROM DATE OF SALE.
FAILURE TO PAY BALANCE
WILL FORFEIT DOWN
PAYMENT.**

Brooke R. Waisbord Esq.

7/12/2019 • 7/19/2019 • 7/26/2019

**SHERIFF'S SALE
AUGUST 7, 2019**

By virtue of a writ of Execution instituted by: The Bank of New York Mellon Trust Company, N.A., as Trustee for Federal Deposit Insurance Corp. 2011-R1 Trust issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 7th day of August, 2019 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property,

viz:

All that certain piece, parcel or lot of land lying, situate and being in the Township of Paupack, County of Wayne and Commonwealth of Pennsylvania, and being known and designated as Lot Number 1 in the development known as Lakeville Acres, and being more specifically described on those certain approved maps of the development recorded in Wayne County Map Book 41, at Page 111, and Map Book 36, at page 71, the metes and bounds description as shown on said maps are hereby expressly incorporated herein by reference.

Title to said Premises vested in Joan M. Schneider a/k/a Joan Schneider by Deed from Patricia A. Romich dated June 20, 1986 and recorded on June 20, 1986 in the Wayne County Recorder of Deeds in Book 444, Page 183.

Being known as: 5 Lakeville Court, Lakeville, PA 18438

Tax Parcel Number: 19-0-0057-0001

Seized and taken in execution as property of:

Unknown heirs, successors, assigns and all persons, firms, or associates claiming right, title or interest from or under

Joan M. Schneider, Deceased 5 Lakeville Court, LAKEVILLE PA 18438

Execution No. 550-Civil-2018



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The Wayne County Community Foundation has twenty seven years of experience helping create a lasting tribute to a deceased loved one. We define "legacy" as options aligned with you and your loved one's values. These values may include the ongoing support of a church, favorite non profit organization, educational scholarship or any variety of "causes." Our funds support cultural endeavors, the environment, and humanitarian concerns. Donors can be assured that their gifts will endure to benefit future generations.

We look forward to helping you start a fund that will preserve your family member's "legacy" for many, many years. Call us at 570-499-4299.

Amount Due: \$126,027.13 Plus additional costs

May 6, 2019
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE NOTICE:

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be

given.
ANY SUCCESSFUL BIDDER
MUST HAVE 10% DOWN
PAYMENT AT DATE OF SALE.
BALANCE DUE THIRTY (30)
DAYS FROM DATE OF SALE.

FAILURE TO PAY BALANCE
WILL FORFEIT DOWN
PAYMENT.

Roger Fay Esq.

7/12/2019 • 7/19/2019 • 7/26/2019

UPCOMING PBI COURSE OFFERINGS

10831	<i>US Supreme Court Roundup 2019</i>	7/22/2019	12:00 PM-4:30 PM	4 Substantive
10801	<i>A Day on Ethics with Sean Carter</i>	8/7/2019	9:00 AM-4:15 PM	6 Ethics
10784	<i>Solving Drivers Licensing Issues 2019</i>	8/21/2019	9:00 AM-4:15 PM	5 Substantive 1 Ethics

Registration for all courses is through PBI. However, please email
Christine McAdams at wcpobono@gmail.com to advise of your attendance
so she will have an accurate head count for each course.



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