

WAYNE COUNTY BAR ASSOCIATION

OFFICIAL LEGAL
JOURNAL

OF WAYNE COUNTY, PA



22nd Judicial District

October 20, 2023

Vol. 13, No. 34

Honesdale, PA



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**Court of Common Pleas
22nd Judicial District:**

The Hon. Janine Edwards
President Judge

The Hon. Matthew Meagher
Judge

The Legal Journal of Wayne County contains decisions of the Wayne County Court, legal notices, advertisements & other matters of legal interest. It is published every Friday by the Wayne County Bar Association.



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The Official Legal Publication of Wayne County, Pennsylvania



Legal Journal of Wayne County

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Cover: The Wayne County Courthouse, situated opposite Honesdale's Central Park, was built from 1876 to 1880 at a cost of \$130,000 and is an example of the Second Empire style popular at the time.

The Legal Journal of Wayne County is published and produced by the Wayne County Bar Association and Bailey Design and Advertising.

By requirement of Law and Order of Court the *Legal Journal of Wayne County* is made the medium for the publication of all Legal Advertisements required to be made in Wayne County, and contains all Notices of the Sheriff, Register, Clerk of the Courts, Prothonotary and all other Public Officers, Assignees, Administrators and Executors, Auditors, Examiners, Trustees, Insolvents, the formation and dissolution of Partnerships, affording indispensable protection against loss resulting from want of notice. It also contains the Trial and Argument Lists of all the Courts in Wayne County, and selected Opinions and Decisions of the Courts of Wayne County.

All legal notices must be submitted either via email or in typewritten form and are published exactly as submitted by the advertiser. *The Legal Journal* assumes no responsibility to edit, make spelling corrections, eliminate errors in grammar or make any changes in context. As pertains to all content in each issue, all efforts have been made to accurately publish the information provided by court sources, however Publisher and Wayne County Bar Association cannot be held liable for any typographical errors or errors in factual information contained therein.

Legal notices must be received before 10:00 AM on the Monday preceding publication or, in the event of a holiday, on the preceding Friday.

MESSAGE FROM THE
WAYNE COUNTY BAR ASSOCIATION



The Legal Journal of Wayne County is a comprehensive weekly guide containing legal decisions of the 22nd Judicial District encompassing civil actions filed; mortgages and deeds filed; legal notices; advertisements and other matters of legal interest. On behalf of the Wayne County Bar Association, we appreciate the opportunity to serve the legal community by providing a consolidated source of significant matters of legal importance.

PRICING & RATES

Notice Pricing

One time Insertions

Incorporation Notices	\$45
Fictitious Name Registration	\$45
Petition for Change of Name	\$45
Estate Notice (3-time insertion)	\$65
Orphans Court; Accounting on Estates (2-time insertion)	\$45

All other notices will be billed at \$1.90 per line. Minimum insertion fees apply. A fee of \$10 will be added to all legal notices for the Notarized Proof of Publication.

Subscription Rates

Per Year

Mailed Copy	\$100
Emailed Copy	Free

Individual copies available for \$5 each Subscription Year: March–February
Prorated subscriptions available

WAYNE COUNTY OFFICIALS

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Matthew L. Meagher, *Judge*

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Edward Howell

Auditors

Carla Komar
Catherine Rickard
Robin Sampson

Raising the Bar



Wayne County Bar Association
922 Church Street, 2nd Floor
Honesdale, Pa 18431

*Are you in need of clothing for that job interview?
Are you in need of clothing for the job you currently have?*

The Wayne County Bar Association is excited to announce the opening of a Women's Clothing Closet.

Raising the Bar is a project started to support women in the community in need of professional clothing and accessories. All clothing is free to those in need.

Hours: Available Upon Request

***For information contact the WCBA
Ronnie at ronnie_fischer@hotmail.com.***

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.

ESTATE NOTICE

Estate of Robert Charles Hughes
AKA Robert C. Hughes
Late of Lake Township
EXECUTOR
Jacqueline Hughes
104 Lake Heights Court
Lake Ariel, PA 18436
ATTORNEY
Michael D. Walker, Esq.
PO Box 747
Hamlin, PA 18427

10/20/2023 • 10/27/2023 • 11/3/2023

ESTATE NOTICE

Estate of Francis L. Peck
AKA Francis Peck
Late of Honesdale Borough
EXECUTOR
Michael Bates
3409 Sweetwater Boulevard
Murrells Inlet, SC 29576
ATTORNEY
Nicholas A. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

10/20/2023 • 10/27/2023 • 11/3/2023

ESTATE NOTICE

Estate of Carolyn Lutz
Late of Sterling Township
ADMINISTRATOR
William J. Lutz
504 S. Sterling Road
South Sterling, PA 18460
ATTORNEY
Frances Gruber, Esq.
214 Ninth Street
Honesdale, PA 18431
(570) 253-5400

10/13/2023 • 10/20/2023 • 10/27/2023

EXECUTRIX NOTICE

ESTATE OF MARTIN J.
MAHER, late of Lake Township,
Wayne 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 MIKAYLA MAFIER, a/k/a MIKAYLA MARION MAHER, 464 Gravity Road, Lake Ariel, PA 18436, or to her attorneys, FARLEY & WEED, LLC, 2523 Route 6, Suite 1, Hawley, PA 18428.

10/13/2023 • 10/20/2023 • 10/27/2023

ESTATE NOTICE

NOTICE IS HEREBY GIVEN, that Letters Testamentary have been issued in the Estate of Ronald L. Stark, a/k/a Ronald Lee Stark, a/k/a Ronald Stark, who died on August 2, 2023, late resident of Mt. Pleasant Township, Wayne County, PA 18453, to Donna M. Stark Spencer, a/k/a Donna M. Spencer, 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 Donna M. Stark Spencer a/k/a Donna M. Spencer, Executrix, c/o Law Offices of ALFRED J. HOWELL, Attorney for the Estate, at 109 Ninth Street, Honesdale, PA 18431.

ALFRED J. HOWELL, ESQUIRE
ATTORNEY FOR THE ESTATE

10/6/2023 • 10/13/2023 • 10/20/2023

ESTATE NOTICE

NOTICE IS HEREBY GIVEN that Letters Testamentary have been granted in the estate of JOHN DEVOE, late of Damascus, PA. Date of death August 6, 2023. All persons indebted to the said estate are required to make payment and those having claims or demands to present the same without delay to the Executor/Executrix, in care of Brendan R. Ellis. Esquire, 1018 Church Street, Honesdale, PA 18431.

10/6/2023 • 10/13/2023 • 10/20/2023

ESTATE NOTICE

NOTICE IS HEREBY GIVEN that Letters Testamentary have been granted in the estate of JEANNE ANN DAUB, late of Dyberry Township, Wayne County, PA. Date of death August 13, 2023. All persons indebted to the said estate are required to make payment and those having claims or demands to present the same without delay to the Executor/Executrix, in care of Jessica M. Ellis, Esquire, 1018 Church Street, Honesdale, PA 18431.

10/6/2023 • 10/13/2023 • 10/20/2023

OTHER NOTICES

NOTICE

IN THE COURT OF COMMON
PLEAS
WAYNE COUNTY
CIVIL ACTION - LAW

ACTION OF MORTGAGE
FORECLOSURE
Term No. 2021-00490

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
COMMUNITY LOAN
SERVICING, LLC F/K/A
BAYVIEW LOAN SERVICING,
LLC
Plaintiff
vs.
The Unknown Heirs of Alice V.
Angermeyer Deceased, WILLIAM
J. BROCK Individually and in Her
Capacity as Heir of Alice V.

Angermeyer Deceased, SHERI BROCK aka SHERI L. BROCK Individually and in Her Capacity as Heir of Alice V. Angermeyer Deceased & SUSAN COWARD Solely in Her Capacity as Heir of Alice V. Angermeyer Deceased Mortgage and Real Owner Defendant

TO The Unknown Heirs of Alice V. Angermeyer Deceased, WILLIAM J. BROCK Individually and in Her Capacity as Heir of Alice V. Angermeyer Deceased, SHERI BROCK aka SHERI L. BROCK Individually and in Her Capacity as Heir of Alice V. Angermeyer Deceased & SUSAN COWARD Solely in Her Capacity as Heir of Alice V. Angermeyer Deceased, MORTAGOR AND REAL OWNER, DEFENDANT whose last known address is 41 H Place Gouldsboro, PA 18424.

THIS FIRM IS A DEBT COLLECTOR AND WE ARE ATTEMPTING TO COLLECT A DEBT OWED TO OUR CLIENT. ANY INFORMATION OBTAINED FROM YOU WILL BE USED FOR THE PURPOSE OF COLLECTING THE DEBT.

You are hereby notified that Plaintiff COMMUNITY LOAN SERVICING, LLC F/K/A BAYVIEW LOAN SERVICING, LLC, has filed a Mortgage Foreclosure Complaint endorsed with a notice to defend against you in the Court of Common Pleas of Wayne County, Pennsylvania, docketed to No. 2021-00490 wherein Plaintiff seeks to foreclose on the mortgage secured on your

property located, 41 H Place Gouldsboro, PA 18424 whereupon your property will be sold by the Sheriff of Wayne.

NOTICE

You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after the Complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claim in the

FIRM ANNOUNCEMENT

The Law Office of Attorney, Tammy Lee Clause, P.C. is proud to announce the opening of an additional location in Stuart, Florida.



George Clause, Esquire

**2336 SE Ocean Blvd. #355
Stuart, FL 34966
P: 772.341.5855
F: 772.410.3494**

Email: gclause@clauselawgroup.com

Complaint of for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you.

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

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

NORTHEASTERN
PENNSYLVANIA LEGAL
SERVICES, INC.
925 Court Street
Honesdale, PA 18431
1-877-515-7465

Michael T. McKeever
Attorney for Plaintiff
KML Law Group, P.C., PC
Suite 5000, BNY Independence
Center
701 Market Street
Philadelphia, PA 19106-1532
215-627-1322

10/20/2023

NOTICE

IN THE COURT OF COMMON
PLEAS

Wayne COUNTY
CIVIL ACTION - LAW

ACTION OF MORTGAGE
FORECLOSURE
Term No. 41-CV-2023

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
THE BANK OF NEW YORK
MELLON, SUCCESSOR TO THE
BANK OF NEW YORK, NOT IN
ITS INDIVIDUAL CAPACITY
BUT SOLELY AS TRUSTEE ON
BEHALF OF THE HOLDERS OF
THE CIT MORTGAGE LOAN
TRUST, 2007-1 ASSET-BACKED
CERTIFICATES, SERIES 2007-1
Plaintiff

vs.

CY JOHN WOODMANSEE
Mortgagor and Real Owner
Defendant

TO CY JOHN WOODMANSEE,
MORTGAGOR AND REAL
OWNER, DEFENDANT whose
last known address is Spruce Lake
Route 370 Lakewood, PA 18439.

THIS FIRM IS A DEBT
COLLECTOR AND WE ARE
ATTEMPTING TO COLLECT A
DEBT OWED TO OUR CLIENT.
ANY INFORMATION
OBTAINED FROM YOU WILL
BE USED FOR THE PURPOSE
OF COLLECTING THE DEBT.

You are hereby notified that
Plaintiff THE BANK OF NEW
YORK MELLON, SUCCESSOR
TO THE BANK OF NEW YORK,

NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE ON BEHALF OF THE HOLDERS OF THE CIT MORTGAGE LOAN TRUST, 2007-1 ASSET-BACKED CERTIFICATES, SERIES 2007-1, has filed a Mortgage Foreclosure Complaint endorsed with a notice to defend against you in the Court of Common Pleas of Wayne County, Pennsylvania, docketed to No. 41-CV-2023 wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, Spruce Lake Route 370 Lakewood, PA 18439 whereupon your property will be sold by the Sheriff of Wayne.

NOTICE

You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after the Complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claim in the Complaint or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT

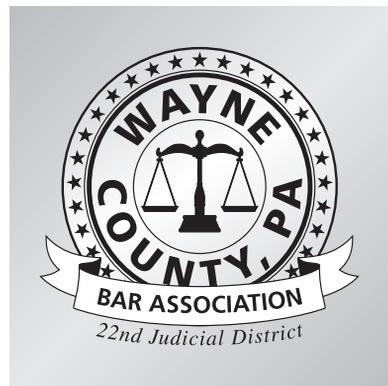
AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

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

**NORTHEASTERN
PENNSYLVANIA LEGAL
SERVICES, INC.
925 Court Street
Honesdale, PA 18431
1-877-515-7465**

**Michael T. McKeever
Attorney for Plaintiff
KML Law Group, P.C., PC
Suite 5000, BNY Independence
Center
701 Market Street
Philadelphia, PA 19106-1532
215-627-1322**

10/20/2023



**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
NOVEMBER 8, 2023**

By virtue of a writ of Execution instituted by: First National Bank of Pennsylvania issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 8th day of November, 2023 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 those certain pieces or parcels of land lying, situate and being in the Township of Lebanon, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING in the middle of the Cochection and Great Bend Turnpike (now Pennsylvania Route 371) thence along along land of Robert Henderson, North 24 degrees East 191 ½ rods to a corner; thence along lands of George Henderson, South 65 degrees East 100 rods to a corner; thence along lands of E.D. Goodenough Estate, South 24 degrees West 192 1/2 rods to the middle of said road; thence along the middle of said road 100 rods to the place of BEGINNING.

CONTAINING 120 acres, be the same more or less.

ALSO a parcel situated in said Lebanon Township, BEGINNING in the middle of the said Cochection Road at the corner of Walter S. Vail land, now owned by Leroy B. Vail; thence along said Leroy Vail land South 11 degrees East 95 6/10 rods to a corner; thence along land owned by Emmett Schweighofer in an easterly direction 45.2 rods to the middle of the Girdland Road; thence along the middle of said Girdland Road in a Northern direction 76 1/10 rods to the middle of the said Cochection Road; thence along the middle of the said Cochection Road in a westerly direction 90 2/10 rods to the place of BEGINNING. CONTAINING 36 acres and 52 rods, be the same more or less.

ALSO a parcel of land situated in the said Lebanon Township, bounded and described as follows:

BEGINNING in the middle of the Cochection and Great Bend Turnpike, the eastern line of the Manor of Amsterdam; thence by the said eastern line, South 11 degrees East 82 88/100 rods to a corner; thence by land of George W. Atkins and along a stone wall in a westerly direction 45 3/10 rods to a corner; thence by land of same along a stone wall South 11 degrees East 18 54/100 rods to a corner; thence along same land in a westerly direction 64 48/100 rods to the middle of the Girdland Road; thence along the middle of said road in a northerly direction to the middle of the Cochection and Great Bend Turnpike road in an easterly

direction to the place of BEGINNING. CONTAINING about fifty acres, be the same more or less.

EXCEPTING AND RESERVING from the last parcel one and eight-tenths acres of land which Merritt W. Vail and Esther Vail, his wife, by Deed Dated August 28, 1948 and recorded in Deed Book No. 170, page 283, granted and conveyed to Roland J. Ripperger, et ux.

ALSO EXCEPTING AND RESERVING a lot of land on State Highway 371 fronting on said highway sixteen rods and being ten rods deep. Being a lot 10 by 16 rods on which is situated the one and one-half story tenant house. This lot is marked by iron pipes on each corner.

BEING THE SAME PROPERTY granted and conveyed by a certain Deed dated November 5, 1970 from Merritt W. Vail and Esther B. Vail, his wife, to Milton L. Vail and Lynita M. Vail, his wife, and recorded on November 5, 1970 in the Wayne County Register of Deeds Office in Deed Book Volume 261, Page 1114. Milton L. Vail died on or about April 6, 1998. Upon the death of Milton L. Vail, Lynita M. Vail, a/k/a Lynita Vail became owner by operation of law. Lynita M. Vail, a/k/a Lynita Vail died on July 22, 2021. The Estate of Lynita M. Vail, a/k/a Lynita Vail was filed in the Register of Wills of Wayne County on August 23, 2021, at File # 64-21-0325. Jay Vail was appointed Executor of the Estate per Letters Testamentary dated August 23, 2021.

HAVING erected thereon a dwelling being commonly known and numbered as 185 Cochecton Turnpike, Honesdale, PA 18431

Seized and taken in execution as property of:
Jay Leroy Vail, as Executor of the Estate of Lynita M. Vail a/k/a Lynita Vail, Deceased 185 Cochecton Turnpike
HONESDALE PA 18431

Execution No. 315-Civil-2023
Amount \$95,730.64 Plus additional costs
August 10, 2023
Sheriff Christopher Rosler

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.

David W. Raphael Esq.

10/13/2023 • 10/20/2023 • 10/27/2023

**SHERIFF'S SALE
NOVEMBER 15, 2023**

By virtue of a writ of Execution instituted by: Rushmore Loan Management Services, 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 15th day of November, 2023 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,
PIECE OR PARCEL LAND
SITUATE IN THE TOWNSHIP
OF LEHIGH, COUNTY OF
WAYNE, COMMONWEALTH OF
PENNSYLVANIA, BOUNDED
AND DESCRIBED AS
FOLLOWS, TO WIT:

FINAL MAP OF POCONO
SPRINGS ESTATES, INC.,
SECTION XII, BEING LOT NO.
110, NAVAJO TRAIL, ON THE
PLOT OR PLAN OF LOTS
KNOWN AS "POCONO
SPRINGS ESTATES, INC" ., AS
LAID OUT BY R.N. HARRISON,
CIVIL ENGINEER,
HACKETTSTOWN, NR, DATED
MAY 1968, AND RECORDED IN
THE OFFICE FOR RECORDING
OF DEEDS IN AND FOR
WAYNE, COUNTY IN MAP
BOOK 14, PAGE 189.

BEING THE SAME property
conveyed from Debra G. Shultz,
surviving tenant of David M.
Schultz who departed this life on
February 26, 2005 to Debra G.
Schultz by deed dated March 22,

2006 and recorded on May 01,
2006 at book number 3026 and
page 107 in the office of the
recorder of deeds for Wayne
County, Pennsylvania.

And the said Debra G. Shultz
departed this life on or about
March 30, 2011. An estate was
never opened thereby vesting title
unto Amy Loher, Paul Shultz, and
David Shultz, known heirs of
Debra G. Shultz, deceased in
addition to any unknown heirs,
successors and assigns of Debra G.
Shultz, deceased.

Parcel Identification Number: 14-
0-0006-0044

Property Address Being: 1158
Navajo Trail f/k/a 110 Navajo
Trail, Gouldsboro, PA 18424

Seized and taken in execution as
property of:
Unknown Heirs, Successors,
Assigns and All Persons, Firms or
Associations Claiming Right, Title
or Interest from or under Debra G.
Schultz, deceased 1158 Navajo
Trail f/k/a 110 Navajo Trail
GOULDSBORO PA 18424
Amy Loher, known Heir of Debra
Schultz, deceased 39 Great Oak
Road LEVITTOWN PA 19057
Paul Schultz, known Heir of Debra
Schultz, Deceased 2661 Hartman
Court NAVARRE FL 32566
David Schultz, known Heir of
Debra Schultz, Deceased 575 Old
River Road GOULDSBORO PA
18424

Execution No. 525-Civil-2021
Amount \$225,599.51 Plus
additional costs

August 24, 2023
Sheriff Christopher Rosler

**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.**

Christopher DeNardo Esq.

10/20/2023 • 10/27/2023 • 11/3/2023

**SHERIFF'S SALE
NOVEMBER 15, 2023**

By virtue of a writ of Execution instituted by: 1441 Route 590 Holdings Inc. issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 15th day of November, 2023 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 those certain pieces or parcels of land lying, situate and being in the Township of Texas, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

PARCEL ONE: BEGINNING at a stake and stones corner on line of land conveyed to George Tuman by deed from Decatur Holbert, et ux., dated the 25th day of October, A.D. 1869; thence along said line South 23 degrees 9 rods East to a stake corner between lands now or formerly of George Tuman and Decatur Holbert; thence by lands now or formerly of said Decatur Holbert; South 57 degrees West 25 rods and 2 links to the center of the road leading from Honesdale to Hawley; thence along said road North 27 degrees West 3 rods to the place where said road is intersected by the Smith Hill Road; thence along said Smith Hill Road, North 4 degrees East 7 rods; thence in a straight line by lands now or formerly of George Tuman 22 ½ rods to the place of BEGINNING. CONTAINING 1 acre and 54 perches, more or less.

PARCEL TWO: BEGINNING at a point in the center of the main public state highway which leads from Honesdale to Hawley, at a point in the division line of between lands of Nathaniel Sargent, et ux., and Daniel J. Watterson, et ux., which point is 120.2 feet Southerly from the center of the concrete bridge of Roof's Creek; thence along the division line North 57 degrees East 425.7 feet to a stones corner in line of lands of Herman Reinhardt; thence South 23 degrees East 352.5 feet along line of lands of said Reinhardt to a stones

corner; thence South 69 degrees West 196 feet along lands now or formerly of Nathaniel Sargent to a point in the main public state highway; thence North 57 degrees 3 minutes West 345 feet along the public highway to the place of BEGINNING. CONTAINING 2.4 acres, more or less.

PARCEL THREE: BEGINNING on the North side of the main public state highway designated as Route 7, which leads from Honesdale to Hawley, at an iron pipe, the Southeast corner of a parcel of land conveyed by Aleck Seaman, et ux., to Emily Newgebauer; thence North 82 degrees 15 minutes East 250 feet along the North side of the aforesaid highway crossing Root Creek at the center of Brook Road; thence in a northerly direction along the center of said road its several courses and distances 650 feet; thence South 82 degrees 15 minutes West 320 feet along the lands now or formerly of Aleck Seaman, et ux., to the center of Root Creek as it winds and turns it several courses, a distance of 381 feet to a corner in the center of said creek; thence South 11 degrees West 151 feet along other lands now or formerly of Aleck Seaman, et ux., to an iron pipe, the Northeast corner of aforesaid Emily Newgebauer's land; thence South 3 degrees 45 minutes East 210 feet along land of said Emily Newgebauer to the place of BEGINNING. CONTAINING more or less.

EXCEPTING AND RESERVING out of the above-described land all of the rights, privileges, etc., that

Daniel J. Watterson, et ux., by Deed dated November 1, 1928 and (sic) and recorded in Wayne County Deed Book 130, at Page 267, granted and conveyed to Pennsylvania Power and Light Company.

ASLO EXCEPTING AND RESERVING all the land located to the West of the "Brook Road" also known as State Highway Route 63031 said land being bounded by lands of Holbert, Adolph Newgebauer, old Route 6 and the said "Brook Road."

EXCEPTING an Easement to Central Wayne Regional Authority dated November 28, 2012, recorded November 30, 2012, in Wayne County Record Book 4475, page 274 and 277.

EXCEPTING a Right-of-Way to UGI Penn National Gas, Inc., dated September 20, 2018, recorded November 7, 2018, in Wayne County Record Book 5397, page 220.

BEING the same premises which Donald T. Coccodrilli and Carol M. Coccodrilli, his wife, by Deed dated April 21, 2023, and recorded April 24, 2023, in Wayne County Record Book 6304, page 295, et. seq., granted and conveyed unto Ralph L. Morrissey.

BEING designated as Wayne County Tax Parcel 27-0-0014-0011.-

Control No. 028776

By virtue of a writ of execution case number 410-Judgment-2023

Seized and taken in execution as property of:
Ralph Morrissey a/k/a Ralph L. Morrissey 1735 East Street, Apt. 2 HONESDALE PA 18431
Morrissey's Road House LLC
Attention: Ralph Morrissey 1735 East Street, Apt. 2 HONESDALE PA 18431

Execution No. 410-Judgment-2023
Amount \$110,123.88 Plus
additonal costs

August 11, 2023
Sheriff Christopher Rosler

**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.**

Nicholas D. Gregory Esq

10/20/2023 • 10/27/2023 • 11/3/2023

**SHERIFF'S SALE
NOVEMBER 15, 2023**

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 15th day of November, 2023 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 parcel of land, situate in the Village of Gouldsboro; Township of Lehigh and County of Wayne and State of Pennsylvania, bounded and described as follows:

LYING on the south side of Main Street or public road leading from said Village to Thornhurst, Lackawanna county, and bounded and described as follows, viz;

BEGINNING at a post in the south side of road and also corner of S.A. Adams lot; thence by said Adams lot and lot of James Dowling south four (4) degrees east nine (9) perches to a post; thence by lands of the D.L. and W.R. R. Co. and lands of R.B. Decker south eighty-six (86) degrees west five (5) perches to a post and corner of R.B. Decker's land; thence by said Decker's land north four (4) degrees west eight and one-half (8 ½) perches to a post on the south side of said road; thence along the said road north seventy-nine (79) degrees east five (5) perches to the place of BEGINNING.
CONTAINING forty-two and one-

half (42 ½) perches of land, be the same more or less.

BEING KNOWN AS: 530 MAIN STREET, GOULDSBORO, PA 18424

TAX MAP NO.: 14-0-0019-0059.-

BEING THE SAME PREMISES WHICH ANN MARIE VAN BRUNT BY DEED DATED 8/13/2015 AND RECORDED 8/21/2015 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 4898 AT PAGE 315, GRANTED AND CONVEYED UNTO JAMES W. CAVILL, III.

Seized and taken in execution as property of:
James W. Cavill, III 530 Main Street, GOULDSBORO PA 18424

Execution No. 284-2022-2023
Amount \$108,137.94 Plus additional costs

August 22, 2023
Sheriff Christopher Rosler

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.

Geraldine M. Linn

10/20/2023 • 10/27/2023 • 11/3/2023

**SHERIFF'S SALE
NOVEMBER 15, 2023**

By virtue of a writ of Execution instituted by: Bank of America, N.A. issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 15th day of November, 2023 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 PROPERTY SITUATED IN THE TOWNSHIP OF LAKE, COUNTY OF WAYNE, AND STATE OF PENNSYLVANIA BEING MORE PARTICULARLY DESCRIBED IN A DEED RECORDED IN BOOK 1472 AT PAGE 248 AMONG THE LAND RECORDS OF THE COUNTY SET FORTH ABOVE.

ALL THAT CERTAIN TRACT OR PARCEL OF LAND SITUATED IN THE TOWNSHIP OF LAKE , WAYNE COUNTY, PENNSYLVANIA KNOWN AS LOT #3856, IN SECTION 39, 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 IN AND FOR WAYNE COUNTY, PENNSYLVANIA, APRIL 9, 1970 IN PLAT BOOK 5, PAGE 27; MAY 11, 1970 IN PLAT BOOK 5, PAGES 34, 37, 41 THROUGH 48 AND 50; SEPTEMBER 8, 1070 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 65; MAY 10, 1971 IN PLAT BOOK 5, PAGES 71 AND 72; MARCH 14, 1972 IN PLAT BOOK 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; AND MAY 18, 1973 IN PLAT BOOK 5, PAGES 111 THROUGH 119.

BEING KNOWN AS: 3856 APPLGATE ROAD F//K/A 1687 THE HIDEOUT, LAKE ARIEL, PA 18436

PROPERTY ID NUMBER: 12-0-0038-0018.-

BEING THE SAME PREMISES WHICH JOHN V. MONACO AND DEBRA A. MONACO, HIS WIFE BY DEED DATED 2/1/1999 AND RECORDED 2/5/1999 IN THE OFFICE OF THE RECORDER OF DEEDS IN

DEED BOOK 1472 AT PAGE 248, GRANTED AND CONVEYED UNTO HENRY R. HUCKABEE, DECEASED 4/10/2021, AND JEANETTE HUCKABEE, HUSBAND, AND WIFE.

Seized and taken in execution as property of:
Jeanette H. Huckabee 3856 Applegate Road LAKE ARIEL PA 18436

Execution No. 131-Civil-2014
Amount \$131,733.33 Plus additional costs

August 24, 2023
Sheriff Christopher Rosler

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.

Danielle DiLeva Esq.

10/20/2023 • 10/27/2023 • 11/3/2023

CIVIL ACTIONS FILED

FROM SEPTEMBER 30, 2023 TO OCTOBER 6, 2023
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.

JUDGMENTS

NUMBER	LITIGANT	DATE/TIME	DESCRIPTION	AMOUNT
2006-21128	WEISS MICHELLE	10/05/2023 1:31	SATISFACTION	—
2020-00066	ZGRINSKIC DORIANO	10/05/2023 11:38	WRIT OF EXECUTION	51,791.88
2020-00066	MATHEWS DEVIS A/K/A	10/05/2023 11:38	WRIT OF EXECUTION	51,791.88
2020-00066	ZGRINSKIC DEVIS IN HIS CAPACIT AS KNOWN HEIR DEVISEE AND/OR	10/05/2023 11:38	WRIT OF EXECUTION	51,791.88
2020-00066	RUNKO NATALIE A/K/A	10/05/2023 11:38	WRIT OF EXECUTION	51,791.88
2020-00066	RUNKO NATILIE IN HER CAPACITY KNOWN HEIR DEVISEE AND/OR	10/05/2023 11:38	WRIT OF EXECUTION	51,791.88
2020-00066	UNKNOWN HEIRS SUCCESSORS AND ASSIGNS & ALL PERSONS FIRMS OR	10/05/2023 11:38	WRIT OF EXECUTION	51,791.88
2022-20210	SILVERCREST MD PC	10/05/2023 11:47	SATISFACTION	—
2023-00395	COUGHLIN KEVIN	10/02/2023 3:57	WRIT OF EXECUTION	123,261.59
2023-20010	CRANE JOHN E	10/06/2023 2:18	WRIT OF SCIRE FACIAS	—
2023-20230	DEAN FOWLER SERVICE STATION	10/05/2023 11:47	SATISFACTION	—
2023-20459	FISCHER RUSSELL	10/06/2023 2:10	WRIT OF SCIRE FACIAS	—
2023-20476	SHAFER TODD B	10/06/2023 12:55	WRIT OF SCIRE FACIAS	—
2023-20479	REAVES LEROY SR	10/06/2023 1:50	WRIT OF SCIRE FACIAS	—
2023-20479	REAVES DOROTHY M	10/06/2023 1:50	WRIT OF SCIRE FACIAS	—
2023-20556	NAWROCKI ALLEN	10/06/2023 1:57	WRIT OF SCIRE FACIAS	—
2023-20561	GUZMAN HOLLY A	10/06/2023 2:03	WRIT OF SCIRE FACIAS	—
2023-20668	DIETRICH MARY	10/02/2023 2:00	JP TRANSCRIPT	1,625.00
2023-20669	SANGSTER RAMONA	10/05/2023 8:48	JP TRANSCRIPT	936.28
2023-20670	JOYFUL NOISE CHILD LEARNING INC	10/05/2023 10:42	TAX LIEN	3,222.31
2023-20671	APPLE JASON R	10/05/2023 10:42	TAX LIEN	1,210.11
2023-20672	CHAPMAN JAMES L	10/05/2023 10:42	TAX LIEN	2,157.16
2023-20672	CHAPMAN CAROLE M	10/05/2023 10:42	TAX LIEN	2,157.16
2023-20673	PETRELLA JOSHUA A	10/05/2023 10:42	TAX LIEN	2,244.21
2023-20674	LANDMESSER BRIAN	10/05/2023 10:43	TAX LIEN	7,982.84
2023-20674	LANDMESSER CYNTHIA CAVAGE	10/05/2023 10:43	TAX LIEN	7,982.84
2023-20674	CAVAGE CYNTHIA LANDMESSER	10/05/2023 10:43	TAX LIEN	7,982.84
2023-20675	DUNNERY FRANCIS	10/05/2023 10:43	TAX LIEN	2,585.38
2023-20676	DEAN FOWLER SERVICE STATION INC A CORPORATION	10/06/2023 11:39	FEDERAL TAX LIEN	12,379.32
2023-20677	FOWLER OIL CO INC A CORPORATION	10/06/2023 11:39	FEDERAL TAX LIEN	156,387.87
2023-20678	CKJKJ LLC	10/06/2023 11:55	TAX LIEN	1,123.30
2023-20679	BIG BASS LAKE WATER ASSN	10/06/2023 12:31	MUNICIPAL LIEN	1,156.82
2023-20680	BIG BASS LAKE INC	10/06/2023 12:47	MUNICIPAL LIEN	1,092.63

For further information on these listings, call the Prothonotary's office at 570-253-5970 ext. 4030.

2023-40054	32 RIDGE LLC OWNER		10/04/2023 3:54	MECHANICS LIEN CLAIM	782,000.00
2023-40055	DAVID GEORGE A JR OWNER	P	10/05/2023 9:09	STIP VS LIENS	—
2023-40055	DAVID KATHERINE M OWNER	P	10/05/2023 9:09	STIP VS LIENS	—
2023-40055	FIVE STAR MODULAR INC CONTRACTOR		10/05/2023 9:09	STIP VS LIENS	—
2023-90124	HANNAH JAMES ESTATE		10/03/2023 8:49	ESTATE CLAIM	132.92
2023-90125	FITZ DIANE ESTATE		10/03/2023 8:49	ESTATE CLAIM	1,138.67
2023-90126	FITZ DIANE ESTATE		10/03/2023 8:49	ESTATE CLAIM	1,372.95
2023-90127	CORCORAN CINDY L ESTATE		10/03/2023 8:48	ESTATE CLAIM	1,264.67
2023-90128	WILSON JOHN ESTATE		10/03/2023 8:48	ESTATE CLAIM	4,290.50
2023-90129	HANNAH JAMES ESTATE		10/03/2023 8:48	ESTATE CLAIM	6,099.74
2023-90130	HANNAH JAMES ESTATE OF		10/03/2023 8:48	ESTATE CLAIM	226.36
2023-90131	HANNAH JAMES RESTATE		10/03/2023 8:48	ESTATE CLAIM	534.43
2023-90132	FERRIS CAROLANN ESTATE OF		10/03/2023 8:48	ESTATE CLAIM	3,297.18
2023-90133	FERRIS CAROLANN ESTATE OF		10/03/2023 8:47	ESTATE CLAIM	764.82
2023-90134	CORCORAN CINDY ESTATE OF		10/03/2023 8:47	ESTATE CLAIM	3,944.43
2023-90135	SASSI STEVEN ESTATE OF		10/03/2023 8:47	ESTATE CLAIM	5,438.73
2023-90136	TAYOUN JOHN P ESTATE OF		10/03/2023 8:47	ESTATE CLAIM	12,095.48

CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2023-00516	CITIBANK N A	PLAINTIFF	10/06/2023	—
2023-00516	SERGE JENNIFER A	DEFENDANT	10/06/2023	—

MISCELLANEOUS — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2023-00508	ASSOCIATION OF PROPERTY OWNERS OF THE HIDEOUT INC	PLAINTIFF	10/02/2023	—
2023-00508	AVELINO LUIS	DEFENDANT	10/02/2023	—
2023-00513	SOSA JORGE LUIS A/K/A	PLAINTIFF	10/05/2023	—
2023-00513	LUIS JORGE	PLAINTIFF	10/05/2023	—
2023-00513	SOSA JULIA GUADRON	PLAINTIFF	10/05/2023	—

NAME CHANGE

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2023-00505	PAUL REBA	PETITIONER	10/02/2023	—
2023-00506	FONESCA LINDSAY	PETITIONER	10/02/2023	—

REAL PROPERTY — EJECTMENT

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2023-00507	LAKE HENRY COTTAGES ASSOC INC	PLAINTIFF	10/02/2023	—
2023-00507	ZACKER SONYA A/K/A	DEFENDANT	10/02/2023	—
2023-00507	ZACKER SONYA S A/K/A	DEFENDANT	10/02/2023	—
2023-00507	ZACKER SONYA SUZANNE	DEFENDANT	10/02/2023	—

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2023-00510	CARRINGTON MORTGAGE SERVICES	PLAINTIFF	10/03/2023	—
2023-00510	MILLER DARLENE C	DEFENDANT	10/03/2023	—
2023-00510	MILLER DAVID L	DEFENDANT	10/03/2023	—
2023-00511	PNC BANK NATIONAL ASSOCIATION	PLAINTIFF	10/03/2023	—
2023-00511	SOUTHERTON MICHAEL	DEFENDANT	10/03/2023	—
2023-00512	WELLS FARGO BANK N A	PLAINTIFF	10/04/2023	—
2023-00512	SMITH MICHELLE ANN A/K/A	DEFENDANT	10/04/2023	—
2023-00512	SMITH MICHELLE IN HER CAPACITY AS ADMIN & HEIR OF ESTATE OF	DEFENDANT	10/04/2023	—
2023-00512	TAYOUN JOHN PAUL A/K/A	DEFENDANT	10/04/2023	—
2023-00512	TAYOUN JOHN A/K/A	DEFENDANT	10/04/2023	—
2023-00512	TAYOUN JOHN P	DEFENDANT	10/04/2023	—
2023-00515	SUMMIT COMMUNITY BANK	PLAINTIFF	10/06/2023	—
2023-00515	WALLS MICHAEL IN HIS CAPACITY AS HEIR OF SANDRA KAY WALLS	DEFENDANT	10/06/2023	—
2023-00515	WALLS BRIAN IN HIS CAPACITY AS DEFENDANT HEIR OF SANDRA KAY WALLS		10/06/2023	—
2023-00515	STOTTEMYER SHERRI IN HER CAP AS HEIR OF SANDRA KAY WALLS	DEFENDANT	10/06/2023	—
2023-00515	THE UNKNOWN HEIRS SUCCESSORS & ASSIGNS OF SANDRA KAY WALLS	DEFENDANT	10/06/2023	—
2023-00515	THE UNITED STATES OF AMERICA DEP OF TREASURY IRS	DEFENDANT	10/06/2023	—

TORT — INTENTIONAL

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2023-00514	FAUX DAVID H	PLAINTIFF	10/06/2023	—
2023-00514	NEW HOPE FERTILITY CLINIC BROOKLYN PLLC	DEFENDANT	10/06/2023	—

TORT — MOTOR VEHICLE

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2023-00509	COUTTS KEVIN	PLAINTIFF	10/02/2023	—
2023-00509	BREW LORRAINE	DEFENDANT	10/02/2023	—

MORTGAGES AND DEEDS

*RECORDED FROM OCTOBER 9, 2023 TO OCTOBER 13, 2023
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

GRANTOR	GRANTEE	LOCATION	AMOUNT
RIBANDO ANTHONY P	PNC BANK P N C BANK	LEHIGH TOWNSHIP	19,305.00
VITIELLO CLAUDIO KLAPAK FAITH	NEW AMERICAN FUNDING MORTGAGE ELECTRONIC REGISTRATION SYSTEMS	LEHIGH TOWNSHIP	288,000.00
CUOZZO PETER JOHN	CITIZENS SAVINGS BANK	PAUPACK TOWNSHIP	20,000.00
DOOL JEANMARIE ANN DOOL RAYMOND R	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS MORTGAGE RESEARCH CENTER PADDIO	SALEM TOWNSHIP	238,000.00
ASHBY JAMES	HONSDALE NATIONAL BANK	CANAAN TOWNSHIP	30,000.00
GUBENKO TETIANA	UKRAINIAN SELFRELIANCE FCU UKRAINIAN SELFRELIANCE F C U	LEHIGH TOWNSHIP	126,500.00
MITMAN KATHRYN	QNB BANK Q N B BANK	SALEM TOWNSHIP	207,200.00
ISLAND LAKE LANDCO LLC ISLAND LAKE LANDCO L L C	MIZZEN CAPITAL	SCOTT TOWNSHIP SCOTT & PRESTON TOWNSHIPS PRESTON TOWNSHIP PRESTON & SCOTT TOWNSHIPS	
YOUNG BRITTNEY LAUREN	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS	PAUPACK TOWNSHIP	
YOUNG RICHARD MICHAEL	NOVUS HOME MORTGAGE		195,000.00
TERWILLEGAR MARK W TERWILLEGAR SARA MARIE	MR COOPER NATIONSTAR MORTGAGE LLC MORTGAGE ELECTRONIC REGISTRATION SYSTEMS NATIONSTAR MORTGAGE L L C	PAUPACK TOWNSHIP	211,400.00
SLAVINSKI SCOTT	ROCKET MORTGAGE MORTGAGE ELECTRONIC REGISTRATION SYSTEMS	SALEM TOWNSHIP	75,000.00
VIOLA FAMILY HOLDINGS	PEOPLES SECURITY BANK & TRUST COMPANY	SALEM TOWNSHIP	1,974,000.00
MATOS BARBARA A MATOS JAMES E	WAYNE BANK	DAMASCUS TOWNSHIP	85,000.00
MORRISSEY RALPH L	DIRLAM ROGER L	TEXAS TOWNSHIP 1 & 2	60,000.00
MCADAMS SEAN R MCADAMS CHRISTINE M	HOUSING & URBAN DEVELOPMENT	HONSDALE BOROUGH	8,456.56
RICHTER PATRICIA J	PSECU P S E C U	CLINTON TOWNSHIP	90,000.00
P&L GODINO ENTERPRISES P & L GODINO ENTERPRISES	ZAWISLAK SUSAN TR SUSAN ZAWISLAK RESIDUARY TRUST EDWARD ZAWISLAK RESIDUARY TRUST	SALEM TOWNSHIP	93,848.00

For further information on these listings, call the Recorder of Deed's office at 570-253-5970 ext. 4040.

BOOZER ANDREW J	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS	SALEM TOWNSHIP	
BOOZER JENEE E	UNION HOME MORTGAGE CORP		240,000.00
HOLLANDER JAMIE	FIRST NATIONAL BANK & TRUST COMPANY	BUCKINGHAM TOWNSHIP	
HOLLANDER NICOLE			380,000.00
VANDERWEIDE JOSEPH A	DIME BANK	DAMASCUS TOWNSHIP	40,000.00
SCHRAMM MICHAEL ROBERT	DISCOVER BANK	STERLING TOWNSHIP	
GALLO TIFFANY R			50,000.00
KUNKELI TY A	WINTRUST MORTGAGE MORTGAGE ELECTRONIC REGISTRATION SYSTEMS	DAMASCUS TOWNSHIP	
BARTONFARCAS STEPHANIE	BANK OF AMERICA	LEHIGH TOWNSHIP	
FARCAS STEPHANIE BARTON			90,000.00
DENNIS MATTHEW R	ROCKET MORTGAGE	PRESTON TOWNSHIP	
DENNIS JANE M	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS		220,000.00
MYERS DAVID MIKAELE	HONESDALE NATIONAL BANK	MOUNT PLEASANT TOWNSHIP	25,000.00
COLBERG BARBARA ELIZABETH	HONESDALE NATIONAL BANK	DAMASCUS TOWNSHIP	
COLBERG FREDERICK ROBERT			40,000.00
GREVER DAVID L	WAYNE BANK	LEBANON TOWNSHIP	
GREVER MARILYNN			717,200.00
TWO ONE ZERO THIRTEENTH STREET LLC	HONESDALE NATIONAL BANK	HONESDALE BOROUGH	
TWO ONE ZERO THIRTEENTH STREET L L C			303,000.00

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DEEDS

GRANTOR	GRANTEE	LOCATION	LOT
FANNIE MAE FEDERAL NATIONAL MORTGAGE ASSOCIATION SERVICELINK	VITIELLO CLAUDIO KLAPAK FAITH	LEHIGH TOWNSHIP	
FREITAS PROPERTIES	NOVA FOOD SERVICE & EQUIPMENT LLC NOVA FOOD SERVICE & EQUIPMENT L L C	LAKE TOWNSHIP	LOT 3570
FREITAS PROPERTIES	NOVA FOOD SERVICE & EQUIPMENT LLC NOVA FOOD SERVICE & EQUIPMENT L L C	LAKE TOWNSHIP	LOT 4090
FREITAS PROPERTIES	NOVA FOOD SERVICE & EQUIPMENT LLC NOVA FOOD SERVICE & EQUIPMENT L L C	LAKE TOWNSHIP	LOT 3951
FREITAS PROPERTIES	NOVA FOOD SERVICE & EQUIPMENT LLC NOVA FOOD SERVICE & EQUIPMENT L L C	LAKE TOWNSHIP	LOT 3800
FREITAS PROPERTIES	NOVA FOOD SERVICE & EQUIPMENT LLC NOVA FOOD SERVICE & EQUIPMENT L L C	LAKE TOWNSHIP	LOT 4089
FREITAS PROPERTIES	NOVA FOOD SERVICE & EQUIPMENT LLC NOVA FOOD SERVICE & EQUIPMENT L L C	LAKE TOWNSHIP	LOT 4184
STRANDBERG WALTER AKA STRANDBERG WALTER LLOYD AKA	APPLE CREEK OUTDOORS	SCOTT TOWNSHIP	
PATTERSON ADAM	YODICE MICHAEL A	LEHIGH TOWNSHIP	
DORSEY AMY	YODICE CHRISTINE A		LOT 11
CRUZ ADA	MALDONADO ERIC M HOGEN ANASTASIA L	LEHIGH TOWNSHIP	LOT 13
QUEEN JAMES L	DOOL RAYMOND R	SALEM TOWNSHIP	
QUEEN RUTH K	DOOL JEANMARIE ANN		LOT 18
RODRIGUEZ JOSEPH N	GUBENKO TETIANA	LEHIGH TOWNSHIP	LOT 117
MITRANI NICHOLAS A	MITMAN KATHRYN	SALEM TOWNSHIP	LOT 401
CARLSON KENNETH W	KAUFFMAN VALERIE CONNAGHAN GABRIEL	LEHIGH TOWNSHIP	LOT 15
VALDIVIESO LAURETTA	NELSON NICHELE	PAUPACK TOWNSHIP	
GUSTAFERRI GLENN	GUSTAFERRI GLENN FREITAS PATRICIA ANN CALDWELL	SALEM TOWNSHIP	
FREITAS NANCY ELIZABETH			LOT 2554
ST PAULS EVANGELICAL LUTHERAN CHURCH	ST PAULS EVANGELICAL LUTHERAN CHURCH	HAWLEY BOROUGH	LOT 105
TUSAVITZ LORRAINE E	YOUNG RICHARD MICHAEL YOUNG BRITNEY LAUREN	PAUPACK TOWNSHIP	LOT 327

RUSSINI ROBERT	SCHOTTMILLER PAUL	LAKE TOWNSHIP	
RUSSINI MELISSA	SCHOTTMILLER JENNIE		
BERMAN OLGA	SANDERS ARTHUR	SALEM TOWNSHIP	
	DERJAVINA TATIANA		LOT 737
FRITZ ANTHONY P	FRITZ ANTHONY P	DYBERRY TOWNSHIP	
	BOLELLA ANDRIA YVETTE		
LAYOS BRADLEY	KURTOLLI BAKI	CLINTON TOWNSHIP 2	
GONZALEZ JOSEPH A	GONZALEZ JOSEPH A	DAMASCUS TOWNSHIP	
SANDLIN WILLIAM C	C S R T J LLC	TEXAS TOWNSHIP	
	C S R T J L L C		LOT 11A
GAMBLE ROBERT T	LAPPINO JOHN	DREHER TOWNSHIP	
GAMBLE TRACY	LAPPINO JENNIFER L		LOT 238
GAMBLE ROBERT T	LAPPINO JENNIFER L	DREHER TOWNSHIP	
GAMBLE TRACY	LAPPINO JOHN		LOT 239
BUESING JOHANNA E	CORWIN AIDAN G	DAMASCUS TOWNSHIP	
JANSEN MARIE	SHINNERS CHERISH M	PAUPACK TOWNSHIP	
GRIMALDI MARIA EXR	WILCOX JANNETTE EXR	CLINTON TOWNSHIP	
MILLS CARL E EST AKA	PAULER TODD EXR		
MILLS CARL EDWARD EST AKA	PAULER FRANKLIN P EST AKA		
	PAULER FRANKLIN EST AKA		
	PAULER FRANK EST AKA		
BARRY TRISHA	BARRY TRISHA	PRESTON TOWNSHIP	
TESTA GERALDINE			
MALICKY JOSEPH P	MALICKY SCOTT M	MOUNT PLEASANT TOWNSHIP	
MALICKY JOYCE K	MALICKY SHANE R		
	MALICKY WADE J		
EASTERN OVERHAWK	PURRONE ROBERTO	SALEM TOWNSHIP	
GRASSO NICHOLAS	GRASSO NICHOLAS	PAUPACK TOWNSHIP	
GRASSO LINDA			LOT 3
LUCAS KATHRYN V	LUCAS CARL M TR	WAYMART BOROUGH	
	LUCAS ELAINE M TR		
	LUCAS FAMILY TRUST		
PADILLA ANTONIO	PADILLA STEPHANIE	LEHIGH TOWNSHIP	LOT 72
DIETZ NANCY	DIETZ NANCY	CANAAN TOWNSHIP	
	TREGEA LINDA		
	DIETZ TRICIA		
	DIETZ MIKE		
ZAWISLAK SUSAN TR	P&L GODINO ENTERPRISES	SALEM TOWNSHIP	
SUSAN ZAWISLAK RESIDUARY TRUST	P & L GODINO ENTERPRISES		
EDWARD ZAWISLAK RESIDUARY TRUST			
CLANAK ZORAN	LOPEZ KLEVER	LEHIGH TOWNSHIP	
	GAVILANES NORMA		LOT 24
ONEILL DANIEL	ONEILL DANIEL	LAKE TOWNSHIP	
ONEILL TARA	ONEILL CATHERINE		LOT 1143
WILLIAMS ROBERTA	DISALVO ELIZABETH CATHERINE TR	BERLIN TOWNSHIP	
MCHUGH ROBERTA	ROBERTA MCHUGH IRREVOCABLE TRUST		
BLAIR TRICIA SUZANNE	MORGAN TIMOTHY	PAUPACK TOWNSHIP	
SOLIERI STEVEN A	BOOZER ANDREW J	SALEM TOWNSHIP	
	BOOZER JENEE E		LOT 50

RENAN DAVID P	HOLLANDER JAMIE HOLLANDER NICOLE	BUCKINGHAM TOWNSHIP	LOT 1
ELLCOTT MARTIN J AKA ELLCOTT MARTIN JAMES AKA ELLCOTT MARTIN J AGENT AKA ELLCOTT MARTIN JAMES AGENT AKA ELLCOTT JOHN T BY AGENT AKA ELLCOTT JOHN THOMAS SR BY AGENT AKA ELLCOTT JOHN T JR	RAP PROPERTIES RAP PROPERTIES	LAKE TOWNSHIP	
WALLINGFORD CHRIS ALBERTI JAMES	NEER JAMES WILLIAM NEER TRACY LYNN MORAN CHRISTOPHER JUDGE	BUCKINGHAM TOWNSHIP	LOT 3265
WILEY JOHN JR EXR AKA WILEY JOHN F JR EXR AKA WILEY PATRICIA EST AKA WILEY PATRICIA A EST AKA WILEY PATRICIA G EST AKA WILEY JOHN F JR	WILEY JOHN AKA WILEY JOHN F JR AKA WILEY KEVIN	SALEM TOWNSHIP	LOT 2
KRC SIXTY K R C SIXTY	FINCH BRYAN P FINCH TIFFANY L	PALMYRA TOWNSHIP	PARCEL 1R
FINCH BRYAN P FINCH TIFFANY L	KRC SIXTY K R C SIXTY	PALMYRA TOWNSHIP	PARCEL 4
SOTO RAYMOND	ESSELMAN AARON COOKINGHAM KIRSTIN	DAMASCUS TOWNSHIP	
SCHRAMM MICHAEL ROBERT AKA SCHRAMM MICHAEL R AKA	SCHRAMM MICHAEL ROBERT GALLO TIFFANY R	STERLING TOWNSHIP	LOT 16
PEGOLO MELISSA	DAVIS HAROLD DAVIS CHRISTINE	SALEM TOWNSHIP	LOT 388
BROITMAN ZVI BROITMAN ANNA	SCHNEIDER BETH	PAUPACK TOWNSHIP	LOT 61
FLORA MARIE A	NICKEL WILLIAM	DAMASCUS TOWNSHIP	LOT 13
CHOFFO BARBARA AF CHOFFO JOSEPH BY AF CHOFFO BARBARA	KUNKELI TY A	DAMASCUS TOWNSHIP	
BREAULT WILLIAM R BREAULT LISA J	BARTONFARCAS STEPHANIE FAR CAS STEPHANIE BARTON	LEHIGH TOWNSHIP	LOT 23
ARIEL MANAGEMENT	GREEN LAND HOLDINGS	LAKE TOWNSHIP	
KARNICK PETER KARNICK WILLIAM	HERZOG PAULA J HERZOG DAVID J	SOUTH CANAAN TOWNSHIP	
DIRLAM & FIRMSTONE	TWO ONE ZERO THIRTEENTH STREET	HONESDALE BOROUGH	
MENARDI MYLES MENARDI JULIE	ROONEY WILLIAM F ROONEY SUSAN M	SALEM TOWNSHIP	LOT 72

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