

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of Robert R. Campbell a/k/a Robert Campbell a/k/a Robert Bruce Campbell,** deceased

Late of Coolbaugh Township, Monroe County Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

**Paul H. Campbell, Executor**

c/o Timothy B. Fisher II, Esquire  
FISHER & FISHER LAW OFFICES  
PO Box 396  
Gouldsboro, PA 18424

Jul 14, 21, 28

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of Shirley F. Vogin.** Late of Pocono Township, Monroe County, PA. D.O.D. 4/10/2023. Letters Testamentary on the above Estate have been granted to the undersigned, who request all persons having claims or demands against the estate of the decedent to make known the same and all persons indebted to the decedent to make payment without delay to Adam J. Vogin, Executor, c/o Eric Ladley, Esq., 608 W. Main St., Lansdale, PA 19446. Or to his Atty.: Eric Ladley, Montco Elder Law, LLP, 608 W. Main St., Lansdale, PA 19446

Jul 14, 21, 28

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of PETER D. MEYER, a/k/a PETER MEYER,** late of 102 Kistler Street, East

Stroudsburg, Monroe County, Pennsylvania 18301 deceased.

Letters Testamentary, in the above named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe County Branch, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address within the County where notice may be given to Claimant.

**Lori-Ann Frazer, Executrix**

2304 Harbour Place  
Kokomo, Indiana 46902

WILLIAM J. REASER, JR., ESQ.  
111 NORTH SEVENTH STREET  
STROUDSBURG, PA 18360

Jul 14, 21, 28

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of LINDA A. RAMOUS a/k/a LINDA RAMOUS,** late of Coolbaugh Township,

Monroe County, Pennsylvania, Deceased Letters of Administration in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present them to the undersigned without delay within four months from the date hereof, and to file with the Clerk of the Court of Common Pleas of Monroe County Orphans' Court Division, Stroudsburg, Pennsylvania, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.

**Patricia Ramous, Adm.**

5657 Pembroke Drive  
Tobyhanna PA 18466

OR TO:

WEITZMANN, WEITZMANN & HUFFMAN, LLC  
By: Gretchen Marsh Weitzmann, Esquire  
700 Monroe Street  
Stroudsburg PA 18360

Jul 14, 21, 28

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of GERARD F. LENNON, JR. a/k/a GERARD FRANCIS LENNON, JR.,** late of

Delaware Water Gap Borough, Monroe County, Pennsylvania, Deceased

Letters Testamentary in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present them to the undersigned without delay within four months from the date hereof, and to file with the Clerk of the Court of Common Pleas of Monroe County Orphans' Court Division, Stroudsburg, Pennsylvania, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.

**Susan Lennon, Ex.**

5 Floral Lane  
East Stroudsburg PA 18301

OR TO:

WEITZMANN, WEITZMANN & HUFFMAN, LLC  
By: Gretchen Marsh Weitzmann, Esquire  
700 Monroe Street  
Stroudsburg PA 18360

Jul 14, 21, 28

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of Alexander Gold a/k/a Alexander Demarest Gold.** Late of Stroud Township, Monroe County, PA. D.O.D. 1/9/2023. Letters of Administration on the above Estate have been granted to the undersigned, who request all persons having claims or demands against the estate of the decedent to make known the same and all persons indebted to the decedent to make payment without delay to Caelan Gold, Administrator, c/o Joan M. Graner, Esq., 11 W. Third St., Media, PA 19063. Or to his Atty.: Joan M. Graner, 11 W. Third St., Media, PA 19063  
Jul 14, 21, 28

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of Gard H. O'Harra, Jr.,** late of Stroud Township, Monroe County, Commonwealth of Pennsylvania, 05/05/2023 deceased. Letters Testamentary, in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address within the County where notice may be given to Claimant. Karen Aquino, Executrix  
12162 Woodland Lake Dr.  
East Stroudsburg, PA 18302  
Jul 21, 28, Aug 4

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of Andrew Z. Kman a/k/a Andrew Kman, deceased**  
Late of Middle Smithfield Township, Monroe County Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.  
Andrew Kman, Executor  
c/o Timothy B. Fisher II, Esquire  
FISHER & FISHER LAW OFFICES  
PO Box 396  
Gouldsboro, PA 18424

Jul 21, 28, Aug 4

**PUBLIC NOTICE  
ESTATE NOTICE**

**ESTATE OF GEORGE J. KOEHLER, III.,** Deceased May 9, 2023, of Chestnuthill Township, Monroe County. Letters Testamentary in the above-named estate have been granted to the Executrix Tracy Colombraro. All persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or their attorney and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the County where notice may be given to Claimant.  
**Tracy Colombraro, Executrix**  
c/o Law Office of David A. Martino, Esquire  
1854 PA Rte 209, P.O. Box 420  
Brodheads ville, PA 18322

Jul 21, 28, Aug 4

**PUBLIC NOTICE  
ESTATE NOTICE**

**ESTATE OF ETNA N. BONNICHSEN, a/k/a ETNA NAOMI BONNICHSEN, a/k/a ETNA NAOMI SZESZE,** Deceased April 11, 2016, of Stroud Township, Monroe County. Letters Testamentary in the above-named estate have been granted to the Co-Executrixes, Harriet J. Murdock and Kimberly Budd. All persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or their attorney and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the County where notice may be given to Claimant.  
Harriet J. Murdock and Kimberly Budd, Co-Executrixes  
c/o Law Office of David A. Martino, Esquire  
1854 PA Rte 209, P.O. Box 420  
Brodheads ville, PA 18322  
Jul 21, 28, Aug 8

**PUBLIC NOTICE  
COURT OF COMMON PLEAS OF MONROE  
COUNTY,  
PENNSYLVANIA, FORTY-THIRD JUDICIAL  
DISTRICT  
ORPHANS' COURT DIVISION**

The following Executors, Administrators, Trustees, or Guardians have filed Accounts and Statements of Proposed Distribution in the Office of the Clerk of the Orphans' Court Division:  
In Re: **DOROTHY M. BUCHANAN REAL ESTATE TRUST**

First and Final Account of Lori J. Cerato,  
Trustee

**ESTATE OF KASSANDRA C. AMANN,  
DECEASED**

Late of Township of Price, First and Final  
Account of Jennifer M. Russoniello,  
Administratrix **ESTATE OF ANN S. LIVERMAN,  
DECEASED** Late of Township of Pocono  
Township, First and Final Account of Gloria  
Liverman, Administratrix

**NOTICE**

All parties interested are notified that the  
above Accounts and Statements of Proposed  
Distribution will be presented for Confirmation  
to a Judge of the Orphan's Court on 7<sup>th</sup> day of  
August, 2023, at 9:30 A.M. All objections to the  
above Account and/or Statements of Proposed  
Distribution must be filed with the Clerk of  
Court of the Orphans' Court Division before the  
above specified time.

/s/ GEORGE J. WARDEN  
Clerk of Orphans' Court

Jul 21, 28

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of Evelyn DeWitt a/k/a Evelyn M.  
DeWitt**, late of 606 Avenue B Stroudsburg,  
Monroe County, Pennsylvania, deceased.

LETTERS TESTAMENTARY in the above-named  
estate having been granted to the undersigned,  
all persons indebted to the estate are  
requested to make immediate payment and  
those having claims are directed to present the  
same without delay to the undersigned or  
(his/her) attorney within four (4) months from  
the date hereof and to file with the Clerk of the  
Court of Common Pleas of Monroe County,  
Orphans' Court Division, a particular statement  
of claim, duly verified by an affidavit setting  
forth an address within the county where  
notice may be given to claimant.

**James DeAngelo, Executor**  
c/o David L. Horvath, Esquire  
712 Monroe Street  
P.O. Box 511

Stroudsburg PA 18360

NEWMAN, WILLIAMS, MISHKIN,  
CORVELEYN, WOLFE & FARERI, P.C.

By: David L. Horvath, Esq.  
712 Monroe Street

Stroudsburg, PA 18360-0511

Jul 21, 28, Aug 4

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of Desiree C. Casares AKA Desiree**

**Calista Casares**, late of Monroe County,  
Pennsylvania, deceased.

Letters Testamentary in the above-named  
Estate having been granted to the undersigned,  
all persons indebted to the Estate are  
requested to make immediate payment and  
those having claims are directed to present the

same without delay to the undersigned or  
his/her attorney within four month from the  
date hereof and to file with the Clerk of the  
Court of Common Pleas of Monroe County,  
Forty- third Judicial District, a particular  
statement of claim duly verified by an affidavit  
setting forth an address within the County  
where notice may be given to claimant.

Victoria Casares PO Box 465  
Mount Pocono, PA 18344

Connie J. Merwine, Esquire  
501 New Brodheadsville Blvd N.  
Brodheadsville, PA 18322

Jul 21, 28, Aug 4

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of PAUL K. BUTTERWORTH a/k/a PAUL  
KEVIN BUTTERWORTH a/k/a PAUL  
BUTTERWORTH**,

late of the Township of Stroud, County of  
Monroe Commonwealth of Pennsylvania,  
Deceased Letters of Administration in the  
above named estate having been granted to  
the undersigned; all persons indebted to the  
Estate are requested to make immediate  
payment, and those having claims are directed  
to present the same without delay to the  
undersigned or her attorney within four (4)  
months from the date hereof and to file with  
the Clerk of the Court of Common Pleas of the  
Forty-Third Judicial District, Monroe County,  
Orphans' Court Division, a particular statement  
of claim, duly verified by an affidavit setting  
forth an address within the county where  
notice may be given to claimant.

**Eileen Marinacci, Administratrix**

28 Twin Oaks Drive  
Huntington, WV 25701

OR TO:

CRAMER, SWETZ, McMANUS & JORDAN, P.C.  
Attorneys at Law

By: F. Andrew Wolf, Esquire  
711 Sarah Street  
Stroudsburg, PA 18360

Jul 21, 28, Aug 4

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of Lothar A. Schenk**, deceased

Late of Paradise Township, Monroe County  
Letters of Administration in the above named  
estate having been granted to the undersigned,  
all persons indebted to the estate are  
requested to make immediate payment, and  
those having claims are directed to present the  
same without delay to the undersigned or  
his/her attorney within four months from the  
date hereof and to file with the Clerk of the  
Court of Common Pleas of the Forty-Third  
Judicial District, Orphans' Court Division, a  
particular statement of claim, duly verified by  
an Affidavit setting forth an address with the  
County where notice may be given to Claimant.

**Elisabeth Schenk, Administratrix**

c/o Timothy B. Fisher II, Esquire  
 FISHER & FISHER LAW OFFICES  
 PO Box 396  
 Gouldsboro, PA 18424

Jul 28, Aug 4, 11

**PUBLIC NOTICE  
 ESTATE NOTICE**

**Estate of William Scott Goucher**, late of 138 Manitou Lane, Stroudsburg, Monroe County, Pennsylvania, deceased.

LETTERS OF ADMINISTRATION in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or her attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.

**Ashley M. Goucher, Administratrix**

c/o David L. Horvath, Esquire  
 712 Monroe Street  
 P.O. Box 511

Stroudsburg, PA 18360  
 NEWMAN, WILLIAMS, MISHKIN,  
 CORVELEYN, WOLFE & FARERI, P.C.

By: David L. Horvath, Esq.  
 712 Monroe Street

Stroudsburg, PA 18360-0511

Jul 28, Aug 4, 11

**PUBLIC NOTICE  
 ESTATE NOTICE**

**Estate of Joyce M. Anderson**, late of Monroe County, Pennsylvania, deceased.

Letters Testamentary in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four month from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty- third Judicial District, a particular statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to claimant.

C/O

**Leonard Ventre**

125 Brick Church Rd.  
 Saylorburg, PA 18353

Connie J. Merwine, Esquire  
 501 New Brodheadsville Blvd N.  
 Brodheadsville, PA 18322

Jul 28, Aug 4, 11

**PUBLIC NOTICE  
 ESTATE NOTICE**

**Estate of Anthony D. Posten a/k/a Anthony Dean Posten**, late of 3166 Godfrey Ridge Drive, Stroudsburg, Monroe County, Pennsylvania, deceased.

LETTERS TESTAMENTARY in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or her attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.

**Barbara A. Posten, Executrix**

c/o Todd R. Williams, Esquire  
 712 Monroe Street  
 P.O. Box 511  
 Stroudsburg, PA 18360

NEWMAN, WILLIAMS, MISHKIN,  
 CORVELEYN, WOLFE & FARERI, P.C.

By: Todd R. Williams, Esq.  
 712 Monroe Street

Stroudsburg, PA 18360-0511

Jul 28, Aug 4, 11

**PUBLIC NOTICE  
 ESTATE NOTICE**

**ESTATE OF Barbara K. Allen a/k/a Barbara K. Haring**, late of Saylorburg, Monroe County, Commonwealth of Pennsylvania, deceased.

Letters Testamentary in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment, and those having claims are directed to present the same, without delay, to the undersigned, or to his attorney within four (4) months from the date hereof, and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by Affidavit, setting forth an address within the County where notice maybe given to Claimant.

**Richard Petri**

c/o Mark A. Primrose, Esquire  
 17 North Sixth Street  
 Stroudsburg, PA 18360

Jul 28, Aug 4, 11

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of Emery Mark Lord**, late of 111 Farmers Ridge Drive, East Stroudsburg, Monroe County, Pennsylvania, deceased.

LETTERS OF ADMINISTRATION in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or her attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.

Colleen Lord, Administratrix  
c/o David L. Horvath, Esquire  
712 Monroe Street  
P.O. Box 511

Stroudsburg, PA 18360  
NEWMAN, WILLIAMS, MISHKIN,  
CORVELEYN, WOLFE & FARERI, P.C.  
By: David L. Horvath, Esq.  
712 Monroe Street  
Stroudsburg, PA 18360-0511

Jul 28, Aug 4, 11

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of LAWRENCE HANEY, SR.** late of 1624 Kickapo Terrace, Effort, Monroe County, Pennsylvania 18330 deceased.

Letters Testamentary, in the above named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe County Branch, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address within the County where notice may be given to Claimant.

**Edward Breiner and Nancy Breiner,  
Executors**

875 Lonely Cottage Road  
Upper Black Eddy, PA 18972

WILLIAM J. REASER, JR., ESQ.  
111 NORTH SEVENTH STREET  
STROUDSBURG, PA. 18360

Jul 28, Aug 4, 11

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of Donald James Lishman, late of Smithfield Township, Monroe County, Commonwealth of Pennsylvania, deceased.

Letters of Testamentary in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

Loretta L. Lehman 317 Remington Road  
East Stroudsburg, PA 18301 or to:  
ARM Lawyers

Jason R. Costanzo, Esq 115 E. Broad Street  
Bethlehem, PA 18018

Jul 28, Aug 4, 11

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of Jane E. Beam, late of Chestnuthill Township, Monroe County, Commonwealth of Pennsylvania, deceased.

Letters of Testamentary in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

Robert J. Beam, Jr.

471 Cottontail Lane  
Saylorsburg, PA 18353 or to:

ARM Lawyers

Jason R. Costanzo, Esq 115 E. Broad Street  
Bethlehem, PA 18018

Jul 28, Aug 4, 11

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of Evangelina **Pachoumis**, deceased  
Late of Tobyhanna Township, Monroe County

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third

Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant. Panagiotis Demetrios Pachoumis, Executor c/o Timothy B. Fisher II, Esquire  
 FISHER & FISHER LAW OFFICES  
 PO Box 396  
 Gouldsboro, PA 18424  
 Jul 28

**PUBLIC NOTICE  
 ESTATE NOTICE**

Estate of James McHugh Fay, Jr. a/k/a James M. Fay, Jr., deceased  
 Late of Smithfield Township, Monroe County Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant. Ryan Fay, Administrator  
 c/o Timothy B. Fisher II, Esquire  
 FISHER & FISHER LAW OFFICES  
 PO Box 396  
 Gouldsboro, PA 18424  
 Jul 28, Aug 4, 11

**PUBLIC NOTICE  
 ESTATE NOTICE**

Estate of Vera Setari, late of 106 Gannet Drive, Henryville, Monroe County, Pennsylvania, deceased. LETTERS TESTAMENTARY in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or his attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.  
 John Petruzzi, Executor  
 c/o David L. Horvath, Esquire  
 712 Monroe Street  
 P.O. Box 511  
 Stroudsburg, PA 18360

NEWMAN, WILLIAMS, MISHKIN,  
 CORVELEYN, WOLFE & FARERI, P.C.  
 By: David L. Horvath, Esq.  
 712 Monroe Street  
 Stroudsburg, PA 18360-0511  
 Jul 28, Aug 4, 11

**PUBLIC NOTICE  
 SERVICE BY PUBLICATION  
 IN THE COURT OF COMMON PLEAS, MONROE COUNTY, PENNSYLVANIA  
 CIVIL DIVISION, No. 3184-CV-2023  
 IN THE MATTER OF  
 PETITION TO CHANGE NAME OF MINOR  
 CAITLIN REBECA WEINER  
 NOTICE TO: SCOTT WEINER:  
 NOTICE OF PETITION**

Pursuant to the Order of Court dated May 24, 2023, and Pa. R.C.P 430, this is a Publication Notice to you that the Court of Common Pleas of Monroe County issued an Order authorizing service of original process upon you in the above action by way of publication.

In the petition that has been filed, Michelle Ann Lanier is asking the court to change the name of the minor child of **Caitlin Rebeca Weiner to Caitlin Rebeca Lanier**. If you wish to defend, 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. You are warned that if you fail to do so the case may proceed without you and the name of the minor child may be changed by the court without further notice to you.

The Court has fixed the day of August 11, 2023, at 2:30 P.M. in Courtroom No. 7, of the Monroe County Courthouse, Stroudsburg, PA 18360.

The lawsuit is brought against you by the Petitioner to obtain a Court Order to Change Name of Minor.

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  
 Monroe County Bar Association  
 Find a Lawyer Program  
 913 Main Street  
 Stroudsburg, PA 18360  
 Phone: (570) 424-7288

MERWINE, HANYON & KASPSZYK, PLLC  
 By: CONNIE J. MERWINE, ESQUIRE  
 Attorney for Petitioner Attorney ID # 54149  
 501 New Brodheadsville Blvd. N.  
 Brodheadsville, PA 18322  
 570-992-2109

Jul 28

**PUBLIC NOTICE  
 NOTICE NAME CHANGE**

NOTICE IS HEREBY GIVEN that on May 22, 2023, the Petition for Change of Name was filed in the Monroe County Court of Common Pleas, requesting an order to change the name of Caitlin Rebeca Weiner to Caitlin Rebeca Lanier.

The Court has fixed the day of August 11, 2023, at 2:30 P.M. in Courtroom No. 7 of the Monroe County Courthouse, Stroudsburg, PA 18360 as the time and place for the hearing on said Petition, where all interested parties may appear and show cause, if any, why the request of the Petitioner should not be granted.

**Connie J. Merwine, Esquire**  
**501 New Brodheadsville Blvd N.**  
**Brodheadsville, PA 18322**

Jul 28

**PUBLIC NOTICE**

**SERVICE BY PUBLICATION**  
**IN THE COURT OF COMMON PLEAS, MONROE**  
**COUNTY, PENNSYLVANIA**  
**CIVIL DIVISION, No. 3184-CV-2023**

**IN THE MATTER OF**  
**PETITION TO CHANGE NAME OF MINOR**  
**CHRISTOPHER IAN WEINER**  
**NOTICE TO: SCOTT WEINER:**

**NOTICE OF PETITION**

Pursuant to the Order of Court dated May 24, 2023, and Pa. R.C.P 430, this is a Publication Notice to you that the Court of Common Pleas of Monroe County issued an Order authorizing service of original process upon you in the above action by way of publication.

In the petition that has been filed, Michelle Ann Lanier is asking the court to change the name of the minor child of **Christopher Ian Weiner to Christopher Ian Lanier**. If you wish to defend, 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. You are warned that if you fail to do so the case may proceed without you and the name of the minor child may be changed by the court without further notice to you.

The Court has fixed the day of August 11, 2023, at 2:30 P.M. in Courtroom No. 7, of the Monroe County Courthouse, Stroudsburg, PA 18360.

The lawsuit is brought against you by the Petitioner to obtain a Court Order to Change Name of Minor.

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

Monroe County Bar Association

Find a Lawyer Program

913 Main Street

Stroudsburg, PA 18360

Phone: (570) 424-7288

MERWINE, HANYON & KASPSZYK, PLLC

By: **CONNIE J. MERWINE, ESQUIRE**

Attorney for Petitioner Attorney ID # 54149

501 New Brodheadsville Blvd. N.  
 Brodheadsville, PA 18322  
 570-992-2109

Jul 28

**PUBLIC NOTICE**

**NOTICE NAME CHANGE**

NOTICE IS HEREBY GIVEN that on May 22, 2023, the Petition for Change of Name was filed in the Monroe County Court of Common Pleas, requesting an order to change the name of **Christopher Ian Weiner to Christopher Ian Lanier**.

The Court has fixed the day of August 11, 2023, at 2:30 P.M. in Courtroom No. 7, of the Monroe County Courthouse, Stroudsburg, PA 18360 as the time and place for the hearing on said Petition, where all interested parties may appear and show cause, if any, why the request of the Petitioner should not be granted.

**Connie J. Merwine, Esquire**  
**501 New Brodheadsville Blvd N.**  
**Brodheadsville, PA 18322**

Jul 28

**PUBLIC NOTICE**

**COURT OF COMMON PLEAS**

**CIVIL DIVISION**

**MONROE COUNTY**

**NO: 2020-06542**

Reverse Mortgage Funding LLC, as nominee of Wilmington Savings Fund Society, FSB on behalf of RMF Buyout Acquisition Trust 2022-HB1

PLAINTIFF VS.

Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Salvatore Joseph Murante, Sr., deceased and Thomas Murante, known Heir of Salvatore Joseph Murante, Sr., deceased and Louis M. Murante, known Heir of Salvatore Joseph Murante, Sr., deceased and Salvatore Murante, known Heir of Salvatore Joseph Murante, Sr., deceased and Mark J. Murante, known Heir of Salvatore Joseph Murante, Sr., deceased

DEFENDANTS

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

TO: Mark J. Murante, known Heir of Salvatore Joseph Murante, Sr., deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Salvatore Joseph Murante, Sr., deceased

4 Sleepy Hollow Lane

East Stroudsburg, PA 18302

Your house (real estate) at:

4 Sleepy Hollow Lane, East Stroudsburg, PA 18302

Parcel ID: 9/7A/2/9; Map #09733304740364

is scheduled to be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD

20910 on August 31, 2023 at 10:00AM to enforce the court judgment of \$162,942.66 obtained by Reverse Mortgage Funding LLC, as nominee of Wilmington Savings Fund Society, FSB on behalf of RMF Buyout Acquisition Trust 2022-HB1 against you.

**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:

The sale will be cancelled if you pay back to Reverse Mortgage Funding LLC, as nominee of Wilmington Savings Fund Society, FSB on behalf of RMF Buyout Acquisition Trust 2022-HB1 the amount of the judgment plus costs or the back payments, late charges, costs, and reasonable attorneys fees due. To find out how much you must pay, you may call: LOGS Legal Group, LLP., (610) 278-6800.

PLEASE NOTE a Schedule of Distribution will be filed by the Sheriff on a date specified by the Sheriff not later than thirty (30) days after sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within 20 days after the filing of the schedule.

Jul 28

**PUBLIC NOTICE**

**IN THE COURT OF COMMON PLEAS OF  
MONROE COUNTY**

**FORTY-THIRD JUDICIAL DISTRICT  
COMMONWEALTH OF PENNSYLVANIA  
No. 002811-CV-2023**

**RIDGE TOP VILLAGE  
OWNERS ASSOCIATION**

Plaintiff v.s.

**MAO-CHING CHANG, ET AL**

Defendants

AS TO SEPARATE DEFENDANTS: **MAO-CHING CHANG, KUO-CHIANG CHANG, CHING-LING CHANG, RICARDO CHAPARRO, JOSEPHINE GO, ROBERT W BISHOP, ALYCE BISHOP, DAVID BULL, VIRGINIA BULL**

The Plaintiff, Ridge Top Village Owners Association, has commenced a civil action to foreclose an assessment lien for assessments which you owe to Ridge Top Village Owners Association by virtue of your ownership of property in Shawnee Village Planned Residential Development. Shawnee-on-Delaware, Pennsylvania. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed and judgement may be entered without further notice for relief requested by 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 TO FIND OUT WHERE YOU CAN GET LEGAL HELP. 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.

MONROE COUNTY BAR ASSOCIATION

FIND A LAWYER PROGRAM

913 MAIN STREET

STROUDSBURG, PA 18360

TELEPHONE: (570) 424-1340

FAX: (570) 424-8234

HAYES, JOHNSON & CONLEY, PLLC

By: JOEL D. JOHNSON

Attorney ID No. 322352

*Attorneys for Plaintiff*

RIDGE TOP VILLAGE

OWNERS ASSOCIATION

700 South 21<sup>st</sup> Street

Fort Smith, AR 72901

Telephone: 479/242-5906

Facsimile: 501/770-7077

Email: ir@hjclegal.com

Jul 28

**PUBLIC NOTICE**

**IN THE COURT OF COMMON PLEAS  
Monroe County**

**PETITION FOR FORFEITURE OF,  
CONDEMNATION AND DESTRUCTION  
Docket 2596 CV 2023**

**Commonwealth of Pennsylvania vs.**

**\$1,370.00 U.S. Currency**

**Seized from Jerez Carlton Johnson on  
08/11/2020**

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by 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, 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.

Monroe County Bar Association

Find a Lawyer Program

913 Main Street



Stroudsburg, PA 18360  
 Telephone (570) 424-7288  
 Fax (570) 424-8234  
 Jul 28

**PUBLIC NOTICE  
 CIVIL ACTION  
 COURT OF COMMON PLEAS  
 MONROE COUNTY, PA  
 CIVIL ACTION-LAW  
 NO. 004735-CV-2022**

**NOTICE OF ACTION IN MORTGAGE  
 FORECLOSURE**

**DEUTSCHE BANK NATIONAL TRUST  
 COMPANY, AS TRUSTEE FOR THE REGISTERED  
 HOLDER OF EQUIFIRST MORTGAGE LOAN  
 TRUST 2004-2 ASSET-BACKED CERTIFICATES,  
 SERIES 2004-2, Plaintiff**  
 v.

**SUSANNE SAVOIA, IN HER CAPACITY AS HEIR  
 OF EDWARD UNGARTEN; LYNDA SMITH AKA  
 LYNDA UNGARTEN, IN HER CAPACITY AS HEIR  
 OF EDWARD UNGARTEN; ET AL., Defendants**  
 To UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,  
 AND ALL PERSONS, FIRMS, OR ASSOCIATIONS,  
 CLAIMING RIGHT, TITLE, OR INTEREST FROM  
 OR UNDER EDWARD UNGARTEN Defendant(s),  
 151 CRESCENT WAY F/K/A 421 CRESCENT WAY  
 ALBRIGHTSVILLE, PA 18210

COMPLAINT IN MORTGAGE FORECLOSURE  
 You are hereby notified that Plaintiff,  
 DEUTSCHE BANK NATIONAL TRUST COMPANY,  
 AS TRUSTEE FOR THE REGISTERED HOLDER OF  
 EQUIFIRST MORTGAGE LOAN TRUST 2004-2  
 ASSET-BACKED CERTIFICATES, SERIES 2004-2,  
 has filed a Mortgage Foreclosure Complaint  
 endorsed with a Notice to Defend, against you  
 in the Court of Common Pleas of MONROE  
 County, PA docketed to No. 004735-CV-2022,  
 seeking to foreclose the mortgage secured on  
 your property located, 151 CRESCENT WAY  
 F/K/A 421 CRESCENT WAY ALBRIGHTSVILLE, PA  
 18210.

**NOTICE**

YOU HAVE BEEN SUED IN COURT. If you wish to  
 defend against the claims set forth in this  
 notice 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 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 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 THE INFORMATION  
 ABOUT AGENCIES THAT MAY OFFER LEGAL  
 SERVICES TO ELIGIBLE PERSONS AT A REDUCED  
 FEE OR NO FEE.

Monroe County Bar Association  
 Find A Lawyer Program  
 913 Main Street  
 Stroudsburg PA, 18360  
 Telephone: 570-424-1340  
 Fax: (570) 424-8234

Robertson, Anschutz, Schneid, Crane &  
 Partners, PLLC

A Florida professional limited liability  
 company

ATTORNEYS FOR PLAINTIFF  
 Jonathan Etkowicz, Esq. ID No. 208786  
 133 Gaither Drive, Suite F  
 Mt. Laurel, NJ 08054  
 855-225-6906

Jul 28

**PUBLIC NOTICE  
 Monroe County  
 Court of Common Pleas  
 Number: 003166-CV-2022**

**Notice of Action in Mortgage Foreclosure**

Truist Bank formerly known as Branch Banking  
 and Trust Company, Plaintiff v. Tionna  
 Mayberry, Known Surviving Heir of Tanya  
 Mayberry a/k/a Tanya V. Mayberry and  
 Unknown Surviving Heirs of Tanya Mayberry  
 a/k/a Tanya V. Mayberry, Defendants

**TO: Unknown Surviving Heirs of Tanya  
 Mayberry a/k/a Tanya V. Mayberry.** Premises  
 subject to foreclosure: 8819 Cloucrestdrive,  
 Tobyhanna, Pennsylvania 18466. NOTICE: If  
 you wish to defend, you must enter a written  
 appearance personally or by attorney and file  
 your defenses or objections in writing with the  
 court. You are warned that if you fail to do so  
 the case may proceed without you and a  
 judgment may be entered against you without  
 further notice for the 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, 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.

**Monroe County Bar Assoc. Find a Lawyer  
 Program, 913 Main Street, P.O. Box 786,  
 Stroudsburg, Pennsylvania 18360, (570) 424-  
 1340. McCabe, Weisberg & Conway, LLC,  
 Attorneys for Plaintiff, 1420 Walnut St., Ste.  
 1501, Phila., PA 19102, 215-790-1010**

Jul 28

**PUBLIC NOTICE  
CIVIL ACTION  
COURT OF COMMON PLEAS  
MONROE COUNTY, PA  
CIVIL ACTION-LAW  
NO. 003667-CV-2022  
NOTICE OF ACTION IN MORTGAGE  
FORECLOSURE**

**HSBC BANK USA, N.A.**, AS TRUSTEE ON BEHALF OF ACE SECURITIES CORP. HOME EQUITY LOAN TRUST AND FOR THE REGISTERED HOLDERS OF ACE SECURITIES CORP. HOME EQUITY LOAN TRUST, SERIES 2007-HE2, ASSET BACKED PASS-THROUGH CERTIFICATES, Plaintiff

v. **OMAR JAMES**, AS ADMINISTRATOR AND HEIR OF THE ESTATE OF VELMA JAMES A/K/A VELMA V. JAMES; ALVERN JAMES, IN HIS CAPACITY AS HEIR OF VELMA JAMES A/K/A VELMA V. JAMES; OLIVER JAMES, IN HIS CAPACITY AS HEIR OF VELMA JAMES A/K/A VELMA V. JAMES; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER VELMA JAMES A/K/A VELMA V. JAMES; UNITED STATES OF AMERICA, Defendants

To: OMAR JAMES, AS ADMINISTRATOR AND HEIR OF THE ESTATE OF VELMA JAMES A/K/A VELMA V. JAMES; Defendant(s), 21 STERLING ROAD MOUNT POCONO, PA 18344: and 312 THIRD AVENUE, PELHAM, NY 10803  
COMPLAINT IN MORTGAGE FORECLOSURE

You are hereby notified that Plaintiff, HSBC BANK USA, N.A., AS TRUSTEE ON BEHALF OF ACE SECURITIES CORP. HOME EQUITY LOAN TRUST AND FOR THE REGISTERED HOLDERS OF ACE SECURITIES CORP. HOME EQUITY LOAN TRUST, SERIES 2007-HE2, ASSET BACKED PASS-THROUGH CERTIFICATES, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of MONROE County, PA docketed to No. 003667-CV-2022, seeking to foreclose the mortgage secured on your property located, 21 STERLING ROAD MOUNT POCONO, PA 18344.

**NOTICE**

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in this notice 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 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 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 THE INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Monroe County Bar Association  
Find A Lawyer Program

913 Main Street  
Stroudsburg PA, 18360  
Telephone: 570-424-1340

Fax: (570) 424-8234

Robertson, Anschutz, Schneid, Crane & Partners, PLLC

A Florida professional limited liability company

ATTORNEYS FOR PLAINTIFF

Jonathan M. Etkowicz, Esq. ID No. 208786  
133 Gaither Drive, Suite F

Mt. Laurel, NJ 08054

855-225-6906

Jul 28

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**PUBLIC NOTICE  
FICTITIOUS NAME**

Notice is hereby given pursuant to the provisions of the Fictitious Names Act of Pennsylvania that an application for registration of a fictitious name was filed with the Department of State of the Commonwealth of Pennsylvania, for the conduct of a business under the fictitious name of **Caring Transitions 36009** with its principal office at 7601 Sawmill Road, Tobyhanna, PA 18466. The names and addresses of all persons who are parties to the registration are BowlesEye LLC and Scott Bowles, 7601 Sawmill Road, Tobyhanna, PA 18466.

Jul 28

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**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2325 CIVIL 2021, I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsale](http://www.bid4assets.com/monroecountysheriffsale)

<sup>es</sup>  
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION  
**LEGAL DESCRIPTION**

Premises A

ALL THAT CERTAIN lot, parcel or piece of land, situate, lying and being in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 435, Section G, as shown on map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book 19, Pages 11, 17 and 19.

Being, the same premises which Mathew Houser, Latora McMichael and Shirley McMichael by Deed dated 9/23/2016 and recorded on 11/3/2016 in the Recorder of Deeds Office of Monroe County in Deed Book 2480 Page 8955 conveyed unto Aastha Real Estate Investments, LLC.

**Tax ID: 03/8D/1/700**

**PIN No: 03635809252977**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **AASTHA REAL ESTATE, LLC**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
James T. Shoemaker, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4661 CIVIL 2022, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsale](http://www.bid4assets.com/monroecountysheriffsale)

<sup>es</sup>  
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION  
**LEGAL DESCRIPTION**

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN STROUD TOWNSHIP, MONROE COUNTY, PENNSYLVANIA: BEING KNOWN AS: 244 REUNION RIDGE EAST STROUDSBURG, PA 18301  
BEING PARCEL NUMBER: 17.89514  
MAP NUMBER: 17730303432588  
MUNICIPALITY: STROUD TOWNSHIP  
IMPROVEMENTS: RESIDENTIAL PROPERTY  
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **DEBRA J. BARRETT; PAUL A. BARRETT**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA. A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Nicole C. Rizzo, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5115 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023**

**AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsale](http://www.bid4assets.com/monroecountysheriffsale)

PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

**LEGAL DESCRIPTION**

ALL THAT CERTAIN LOT, TRACT OR PIECE OF LAND SITUATE IN THE TOWNSHIP OF HAMILTON, COUNTY OF MONROE AND STATE OF PENNSYLVANIA

BEING KNOWN AS: 2258 RIMROCK DRIVE F/K/A 245 RIMROCK DRIVE, STROUDSBURG, PA 18380

BEING PARCEL NUMBER: 07.8.1.59

PIN: 07637004910921

MUNICIPALITY: TOWNSHIP OF HAMILTON

IMPROVEMENTS: RESIDENTIAL PROPERTY

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **MICHAEL W. BECKER**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Robert Crawley, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County,

Commonwealth of Pennsylvania to 4892 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023**

**AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF THE PURCHASE PRICE OR

SHERIFF'S COSTS . . . WHICHEVER IS HIGHER

BY CASHIERS CHECK

**LEGAL DESCRIPTION**

OWNERS: **DONALD F BELL, JANIS A SIRAVO**

CONTRACT NO.: **1061310561**

FILE NO.: **PA-RT-069-003**

A **64,000/137,743,500** undivided fee simple interest in Units: **260-272; 278-280** in RIDGE TOP-CRESTVIEW, A CONDOMINIUM, located within Ridge Top Village, Stage II of Shawnee Village Planned Residential Development at Shawnee-on-Delaware, Smithfield Township, Monroe County, Pennsylvania 18356, according to the Plat filed of record in Plot Book Volume 46 at Page 39, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, as amended by the Amended Final Planned Residential Development (PRD) Plan, recorded on May 12, 2006, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Plot Book Volume 78, at Page 98, as the same may be amended pursuant to the approval of the Board of Supervisors of Smithfield Township, Monroe County, Pennsylvania to reflect the "as-built" status of the said units. Subject to all matters contained in the Schedule B, Section 2, herein.

BEING THE same premises conveyed by deed recorded **12/8/2017**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2502**, Page **7906** granted and conveyed unto **DONALD F BELL and JANIS A SIRAVO**.

PARCEL NO.: **16/99354, 16/99355, 16/99356, 16/99357, 16/99358, 16/99359, 16/99360, 16/99361, 16/99362, 16/99363, 16/99364, 16/99365, 16/99366, 16/99372, 16/99373, 16/99374**

PIN NO. :**16732101496672, :16732101496675, :16732101497620, :16732101497622, :16732101497625, :16732101497543, :16732101497565, :16732101497596, :16732101498409, :16732101498520, :16732101498542, :16732101498414, :16732101498433, :16732101495152, :16732101495403, :16732101495410**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **DONALD F BELL, JANIS A SIRAVO**  
TO ALL PARTIES IN INTEREST AND CLAIMANTS:  
A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff

within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Joel D Johnson, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

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**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8244 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsales](http://www.bid4assets.com/monroecountysheriffsales)

PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

**LEGAL DESCRIPTION**

ALL THAT CERTAIN lot or piece of land situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, being Lot No, 406, Section J, as is more particularly set forth on Map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book 22, Pages 11, 13, 15 and 17.

BEING KNOWN AS: 9266 WESTWOOD DRIVE, TOBYHANNA, PA 18466  
BEING THE SAME PREMISES WHICH RAIN TREE HOMES, INC. BY DEED DATED 5/30/2000 AND RECORDED 6/5/2000 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2079 AT PAGE 5569, GRANTED AND CONVEYED UNTO ROSETTA BLACK, NOW DECEASED (DATE OF DEATH 2/28/2013) AND JENNIFER BLACK, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP.

PIN #: 03635915523671

TAX CODE #: 03.9C.1.302

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **JENNIFER BLACK**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their

website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Danielle M. DiLeva, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

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**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5549 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS . . . WHICHEVER IS HIGHER BY CASHIERS CHECK

**LEGAL DESCRIPTION**

OWNERS: **ELENA M BOCCHINO AND CHARLES A CANNAVENO**, CO-EXECUTORS OF THE ESTATE OF ELENA R CANNAVENO A/K/A HELEN R CANNAVENO, DECEASED, WHOSE DATE OF DEATH IS MARCH 29, 2021  
CONTRACT NO.: **1109710137**  
FILE NO.: **PA-RT-063-206**

Smithfield Township, Monroe County, Pennsylvania, known as **Interval No. 41 of Unit No. RT-66**, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **8/28/2008**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2341**, Page **1585** granted

and conveyed unto JOHN J CANNAVENO and ELENA R CANNAVENO A/K/A HELEN R CANNAVENO.

JOHN J CANNAVENO became deceased on September 19, 2020. JOHN J CANNAVENO and ELENA R CANNAVENO A/K/A HELEN R CANNAVENO held title as tenants by the entirety; therefore, title was vested solely to ELENA R CANNAVENO A/K/A HELEN R CANNAVENO at the time of his passing. ELENA R CANNAVENO A/K/A HELEN R CANNAVENO became deceased on March 29, 2021. Estate documents were filed on behalf of ELENA R CANNAVENO A/K/A HELEN R CANNAVENO in Morris County, New Jersey, on April 8, 2021, Docket number MRS-P-1022-2021. The appointed Co-Executors of the ESTATE OF ELENA R CANNAVENO A/K/A HELEN R CANNAVENO are ELENA M BOCCHINO and CHARLES A CANNAVENO.

PARCEL NO.: **16/88065/U66**  
 PIN NO.: **:16732102696168**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERT OF: **ELENA M BOCCHINO**, CO-EXECUTOR OF THE ESTATE OF ELENA R CANNAVENO A/K/A HELEN R CANNAVENO, DECEASED CHARLES A CANNAVENO, CO-EXECUTOR OF THE ESTATE OF ELENA R CANNAVENO A/K/A HELEN R CANNAVENO, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
 Sheriff of Monroe County  
 Pennsylvania  
 Joel D Johnson, Esquire

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 Jul 28, Aug 4, 11

**SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3157 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
 AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsal](http://www.bid4assets.com/monroecountysheriffsal)

es

PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

**LEGAL DESCRIPTION**

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Pocono, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 63 as shown on plan entitled "Revision of a Portion of Cobble Creek Estates," dated October 2, 1972 Edward C. Hess Associates, Inc., and recorded in the Office for the Recording of Deeds etc., at Stroudsburg PA, in and for the county of Monroe in Plot Volume No. 17 at page No. 125.

BEING KNOWN AS: 3422 BUCK RUN, TANNERSVILLE, PA 18372

BEING THE SAME PREMISES WHICH PETER POIDOMANI AND CHRISTINE POIDOMANI, HUSBAND AND WIFE BY DEED DATED 1/16/2001 AND RECORDED 2/27/2001 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2091 AT PAGE 8770, GRANTED AND CONVEYED UNTO KENNETH MORRIS AND TAMMY CARDONA, BOTH SINGLE, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP. PIN #: 12636301352214

TAX CODE #: 12.11B.1.67

SEIZED AND TAKEN IN EXECUTION AS THE PROPERT OF: **TAMMY CARDONA**  
 KENNETH MORRIS

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4Assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
 Sheriff of Monroe County  
 Pennsylvania  
 Danielle M. DiLeva, Esquire

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 Jul 28, Aug 4, 11

**SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8113 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose

the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

By accessing the web address:  
[www.bid4assets.com/monroecountysheriffsal](http://www.bid4assets.com/monroecountysheriffsal)

<sup>es</sup>  
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION  
**LEGAL DESCRIPTION**

ALL THAT CERTAIN lot or piece of land, located in the Township of Price, County of Monroe and State of Pennsylvania, being known as Lot 120 of South Ridge Subdivision, Section 3, as recorded in Plot Book No. 77 Page 247 & 248. BEING THE SAME PREMISES which LTS Homes, LLC, by Deed dated 6/17/2016 and recorded in the Office of the Recorder of Deeds of Monroe County on 06/22/2016 in Book 2473, Page 5108, Instrument No. 201614639, granted and conveyed unto Allen S. Chase III.

IMPROVEMENTS: Residential property.

TAX CODE NO. 14.98417

PIN # 14730401164563

BEING known as 1074 Bear Swamp Road, East Stroudsburg, Pennsylvania 18302

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **ALLEN S. CHASE, III**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania

JILL MANUEL-COUGHILIN, Esquire  
Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8095 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose

the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

By accessing the web address:  
[www.bid4assets.com/monroecountysheriffsal](http://www.bid4assets.com/monroecountysheriffsal)

<sup>es</sup>  
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION  
**LEGAL DESCRIPTION**

ALL THAT CERTAIN TRACT, PIECE OR PARCEL OF LAND SITUATE IN THE TOWNSHIP OF CHESTNUTHILL, COUNTY OF MONROE, AND COMMONWEALTH OF PENNSYLVANIA BEING KNOWN AS: 711 TOLL ROAD A/K/A 628 TOLL ROAD EFFORT, PA 18330  
BEING PARCEL NUMBER: 02/14/1/12-8  
MAP NUMBER; 02632000828181  
MUNICIPALITY: CHESTNUTHILL

IMPROVEMENTS: RESIDENTIAL PROPERTY  
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **KIRK DILLON**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Nicole C. Rizzo, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4407 CIVIL 2018 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

By accessing the web address:  
[www.bid4assets.com/monroecountysheriffsale](http://www.bid4assets.com/monroecountysheriffsale)

**PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION**

**LEGAL DESCRIPTION**

**ALL THAT CERTAIN** lot/lots, parcel or piece of ground situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, being Lot/Lots No. 348, Section J, as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book 22, page 11, 13, 15 & 17.

**BEING** the same premises which Todd A. Martin, Sheriff, by Deed dated February 26, 2010 and recorded on March 1, 2010 in the Office of the Recorder of Deeds in and for the County of Monroe at Stroudsburg, Pennsylvania in Record Book 2367, Page 2527, granted and conveyed unto Gerard Dundon. Tax Code No. 3.9C.1.212

PIN NO. 03-6359-18-42-2224  
 a/k/a/ 9746 Leona Terrace, Tobyhanna, lot 348, Section J, A Pocono Country Place, Coolbaugh Township, Monroe County, PA  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: GERARD DUNDON**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:** Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA. A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
 Sheriff of Monroe County  
 Pennsylvania

Nicholas Charles Haros, Esquire

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 Jul 28, Aug 4, 11

**SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 005394-CV-2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by

Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
 AT 10:00 A.M.**

By accessing the web address:  
[www.bid4assets.com/monroecountysheriffsale](http://www.bid4assets.com/monroecountysheriffsale)

**PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION**

**LEGAL DESCRIPTION**

**ALL THAT CERTAIN** lot or piece of land situate in the Borough of East Stroudsburg, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 20, Phase III, on a Map entitled "College Hill Estates, Phase III", as recorded in the Office for the Recording of Deeds, in and for the County of Monroe, in Plot Book Volume 68, Page 184.

**UNDER AND SUBJECT** to the conditions and restrictions as appear of record and in the deed from Dellots, Inc. to Yvonne Ballester recorded in said Recorder's Office in Record Book 2030, Page 665.

**BEING** the same premises which Kadir Guner, by Deed dated 11/7/2023 and recorded 11/10/2023, in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Instrument No. 200356692, granted and conveyed unto Maha W Fahmy

Parcel ID 05.90187 PIN 05731110356788  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MAHA W. FAHMY, DECEASED CHRISTINE FAHMY, IN HER CAPACITY AS HEIR OF MAHA W. FAHMY, DECEASED**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:** Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
 Sheriff of Monroe County  
 Pennsylvania  
 Stephen Panik, Esquire

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 Jul 28, Aug 4, 11



**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4736 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10%  
OF THE PURCHASE PRICE OR  
SHERIFF'S COSTS . . . WHICHEVER IS HIGHER  
BY CASHIERS CHECK  
**LEGAL DESCRIPTION**

OWNERS: **PEARL M FORTUNE  
HAMILTON FORTUNE JR**  
CONTRACT NO.: **1100012392**  
FILE NO.: **PA-RT-063-084**

Smithfield Township, Monroe County, Pennsylvania, known as **Interval No. 11 of Unit No. RT-37**, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **11/29/2004**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2209**, Page **732** granted and conveyed unto **PEARL M FORTUNE and HAMILTON FORTUNE JR.**

PARCEL NO.: **16/3/2/28-37**  
PIN NO.: **:16732102689531**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **PEARL M FORTUNE  
HAMILTON FORTUNE JR**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Joel D Johnson, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4736 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10%  
OF THE PURCHASE PRICE OR  
SHERIFF'S COSTS . . . WHICHEVER IS HIGHER  
BY CASHIERS CHECK  
**LEGAL DESCRIPTION**

OWNERS: ANY UNKNOWN HEIRS,  
SUCCESSORS, ASSIGNS AND ALL PERSONS,  
FIRMS OR ASSOCIATIONS CLAIMING RIGHT,  
TITLE OR INTEREST FROM, UNDER OR  
THROUGH **BETTY FOWLER, DECEASED,**  
**WHOSE DATE OF DEATH IS DECEMBER OF  
2020**

CONTRACT NO.: **1109011791**  
FILE NO.: **PA-RT-063-167**

Smithfield Township, Monroe County, Pennsylvania, known as **Interval No. 25 of Unit No. RT-205**, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **7/26/2004**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2197**, Page **2724** granted and conveyed unto **BETTY FOWLER.**

PARCEL NO.: **16/110786**  
PIN NO.: **:16732102594719U205**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ANY UNKNOWN HEIRS,  
SUCCESSORS, ASSIGNS AND ALL PERSONS,  
FIRMS OR ASSOCIATIONS CLAIMING RIGHT,  
TITLE OR INTEREST FROM, UNDER OR  
THROUGH **BETTY FOWLER, DECEASED**  
TO ALL PARTIES IN INTEREST AND CLAIMANTS:

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
 Sheriff of Monroe County  
 Pennsylvania  
 Joel D Johnson, Esquire

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 Jul 28, Aug 4, 11

**SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 008222 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
 AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsales](http://www.bid4assets.com/monroecountysheriffsales)

PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

**LEGAL DESCRIPTION**

ALL THAT CERTAIN lot, parcel or piece of ground situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, being Lot No. 350 of Section E, as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book Vol. No. 18, page No. 101, 107 & 109.

Tax Parcel Number: 03.9A.1.185  
 PIN: 03635811754578

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Salvatore Gagliardi** and Diana Gagliardi

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be

made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
 Sheriff of Monroe County  
 Pennsylvania  
 Jacqueline F. McNally, Esquire

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 Jul 28, Aug 4, 11

**SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4750 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023  
 AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS . . . WHICHEVER IS HIGHER BY CASHIERS CHECK  
**LEGAL DESCRIPTION**

OWNERS: **PABLO GONZALEZ JR  
 PATRICIA GONZALEZ**

CONTRACT NO.: **1090001850**  
 FILE NO.: **PA-RVB-063-239**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 49 of Unit No(s). RV-111**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled

on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **9/13/2004**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2201**, Page **7841** granted and conveyed unto PABLO GONZALEZ JR and PATRICIA GONZALEZ.

PARCEL NO.: **16/2/1/1-10**

PIN NO.: **:16732101450770**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **PABLO GONZALEZ JR**  
PATRICIA GONZALEZ

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Joel D Johnson, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4750 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023**

**AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10%  
OF THE PURCHASE PRICE OR  
SHERIFF'S COSTS . . . WHICHEVER IS HIGHER  
BY CASHIERS CHECK

**LEGAL DESCRIPTION**

OWNERS: **LEIF GUNDERSEN**  
CONTRACT NO.: **1098101611**  
FILE NO.: **PA-RVB-063-256**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 4** of

**Unit No(s). R39**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **8/6/1982**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **1200**, Page **65** granted and conveyed unto LEIF GUNDERSEN.

PARCEL NO.: **16/2/1/1-12**

PIN NO.: **:16732102561273**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **LEIF GUNDERSEN**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Joel D Johnson, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor

Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2180 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August, 31, 2023  
AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsales](http://www.bid4assets.com/monroecountysheriffsales)

PURCHASERS MUST PAY 10% OF THE  
PURCHASE PRICE OR SHERIFF'S COSTS,  
WHICHEVER IS HIGHER TO BID4ASSETS BY  
WIRE TRANSFER NO LATER THAN 4:00PM THE  
DAY AFTER AUCTION

**LEGAL DESCRIPTION**

ALL THAT CERTAIN lot or parcel of land situate in the Township of Pocono, County of Monroe, Commonwealth of Pennsylvania BEING Lot 305, on a Plan of Lots of Glen Oak Forest filed September 25, 1975 in the Office of the Recorder of Deeds in and for Monroe County in Map Book 27, Page 89. A.P.N. 12.1A.1.44 PIN#12639303145430

BEING THE SAME PREMISES which Marie Haisan by deed dated December 21, 2006, and recorded in the Office of the Recorder of Deeds in and for the County of Monroe and Commonwealth of Pennsylvania on January 2, 2007 in Instrument No. 200700135 granted and conveyed unto Joseph A. Haisan.

Parcel ID# 12.1A.1.44

PIN #12639303145430

Market Value: \$68,390.00

Address of property to be sold: 19 Glenoak Forest Dr. a/k/a 213 Glenoak Dr., East Stroudsburg, PA 18301

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Joseph A. Haisan**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County

Pennsylvania  
Kaitlin D. Shire, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 641 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsales](http://www.bid4assets.com/monroecountysheriffsales)

PURCHASERS MUST PAY 10% OF THE  
PURCHASE PRICE OR SHERIFF'S COSTS,  
WHICHEVER IS HIGHER TO BID4ASSETS BY  
WIRE TRANSFER NO LATER THAN 4:00PM THE  
DAY AFTER AUCTION

**LEGAL DESCRIPTION**

ALL THAT CERTAIN piece, parcel and tract of land situate in the Township of Tunkhannock, County of Monroe, and State of Pennsylvania, marked and designated as Lot Number 41, Section 8, as shown on "Plotting of Sierra View," Tunkhannock Township, Monroe County, Pennsylvania in Map Book 36, Page 57. BEING THE SAME PREMISES which Falcon Crest Homes, Inc. by deed dated April 30, 2002, and recorded in the Office of the Recorder of Deeds in and for the County of Monroe and Commonwealth of Pennsylvania on May 2, 2002 in Instrument No. 200217572, granted and conveyed unto Ricardo Henry, Jr., and Vonetta George-Henry, husband and wife.

Parcel ID# 20.3A.2.26

PIN #20633101355685

Market Value: \$170,380.00

Address of property to be sold: 2421 Allegheny Drive a/k/a 41 Allegheny Drive, Blakeslee, PA 18610

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Ricardo Henry, Jr.** and Vonetta George Henry

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff

within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Jill M Fein, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4736 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023**

**AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10%  
OF THE PURCHASE PRICE OR  
SHERIFF'S COSTS . . . WHICHEVER IS HIGHER  
BY CASHIERS CHECK

**LEGAL DESCRIPTION**

OWNERS: **ROXANN Y HIMES**  
CONTRACT NO.: **1108905217**  
FILE NO.: **PA-RT-063-157**  
Smithfield Township, Monroe County, Pennsylvania, known as **Interval No. 26 of Unit No. RT 148**, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **11/18/2019**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2539**, Page **5137** granted and conveyed unto **ROXANN Y HIMES**.

PARCEL NO.: **16/110426**

PIN NO.: **:16732101497197U148**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **ROXANN Y HIMES**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff

within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Joel D Johnson, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9639 CIVIL 2019 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023**

**AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsale](http://www.bid4assets.com/monroecountysheriffsale)

PURCHASERS MUST PAY 10% OF THE  
PURCHASE PRICE OR SHERIFF'S COSTS,  
WHICHEVER IS HIGHER TO BID4ASSETS BY  
WIRE TRANSFER NO LATER THAN 4:00PM THE  
DAY AFTER AUCTION

**LEGAL DESCRIPTION**

**ALL THAT CERTAIN** lot or lots, parcel or piece of ground situated in Middle Smithfield Township, Monroe County, Pennsylvania, being lot or lots No. 2206, Section No. 29 as in more particularly set forth on the Plot Map of Lehman-Pike Development Corporation, Saw Creek Estates, as same is fully recorded in the Office for the Recording of Deeds, Stroudsburg, Monroe County, Pennsylvania in Plot Book Volume 46 Page 79.

**BEING THE SAME PREMISES** which Kathy S. Hoover, n/b/m Kathy S. Kennedy, with her husband Scott Kennedy joining to convey any marital claim, of the Borough of Hopatcong, County of Sussex, having a mailing address of 25 Maxim Drive, Hopatcong, NJ 07843, Richard Hoover, a single man, of the Township of Middle Smithfield, County of Monroe, having a mailing address of P.O. Box 700, Bushkill, PA 18324, Robert J. Hoover, with his wife Meghan Hoover, joining to convey any marital claim, of the Township of Jefferson, County of Morris, having a mailing address of 177 Pennsylvania Avenue, Lake Hopatcong, NJ 07849, Lisa Hoover, n/b/m Lisa Curto, with her husband Paul F. Curto joining to convey any marital claim, of the Township of Wharton, County of Morris, having a mailing address of 38

Columbia Street, Wharton, NJ 07885 as beneficiaries under the Will of Dorothy Hoover, a/k/a Dorothy H. Hoover, deceased, and Helen Hoover, a/k/a Helen M. Hoover, a widow, individually and as Executrix of the Estate of Dorothy Hoover, a/k/a Dorothy H. Hoover of the Township of Middle Smithfield, County of Monroe, having a mailing address of P.O. Box 700, Bushkill, PA 18324, by deed dated September 16, 2001, and recorded in the Office of the Recorder of Deeds in and for Monroe County at Stroudsburg, Pennsylvania, in Record Book Volume 2106, Page 5306, granted and conveyed to Helen Hoover, a/k/a Helen M. Hoover.

**UNDER AND SUBJECT** to all conditions, covenants, restrictions, easements, and right-of-ways as of record, including, but not limited to those listed on the recorded plan (if any), and the following (if any); Title to that portion of the premises within the bed of Scarborough Way is subject to public and private rights therein. Rights granted to Metropolitan Edison Company as more fully set forth in Deed Book Volume 1098, Page 196. Restriction, Conditions, and Covenants, etc., as more fully set forth in Deed Volume 751, page 315. Deed Volume 1077, page 173 and Deed Volume 1162, Page 299.

Tax Code No. 9.5A.3.39

PIN NO. 09-7345-03-24-1885

a/k/a/ 2271 Scarborough Way, Lot 2206,

Section 29, Saw Creek Estates, Middle

Smithfield Township, Monroe County, PA

SEIZED AND TAKEN IN EXECUTION AS THE PRO

PERTY OF: **HELEN M. HOOVER**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris

Sheriff of Monroe County

Pennsylvania

Nicholas Charles Haros, Esquire

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County,

Commonwealth of Pennsylvania to 4750 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023**

**AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10%

OF THE PURCHASE PRICE OR

SHERIFF'S COSTS . . . WHICHEVER IS HIGHER

BY CASHIERS CHECK

**LEGAL DESCRIPTION**

OWNERS: **DAISEY M JAMES**

CONTRACT NO.: **1090003450**

FILE NO.: **PA-RVB-063-241**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 50 of Unit No(s). 70**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **3/5/2010**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2367**, Page **5963** granted and conveyed unto **DAISEY M JAMES**.

PARCEL NO.: **16/2/1/1-9**  
 PIN NO.: **:16732101467354**  
 SEIZED AND TAKEN IN EXECUTION AS THE PRO  
 PERTY OF: **DAISEY M JAMES**  
 TO ALL PARTIES IN INTEREST AND CLAIMANTS:  
 A schedule of proposed distribution for the  
 proceeds received from the above captioned  
 sale will be on file in the Office of the Sheriff  
 within thirty (30) days from the date of the sale.  
 Distribution in accordance therewith will be  
 made within ten (10) days thereafter unless  
 exceptions are filed within said time.

Ken Morris  
 Sheriff of Monroe County  
 Pennsylvania  
 Joel D Johnson, Esquire

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 Jul 28, Aug 4, 11

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**SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a Writ of Execution issued out of  
 the Court of Common Pleas of Monroe County,  
 Commonwealth of Pennsylvania to 3667 CIVIL  
 2022 I, Ken Morris, Sheriff of Monroe County,  
 Commonwealth of Pennsylvania will expose  
 the following described real estate to be sold at  
 a public online auction conducted by  
 Bid4Assets, 8757 Georgia Ave., Suite 520, Silver  
 Springs, MD 20910 on:

**Thursday, August 31, 2023  
 AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsale](http://www.bid4assets.com/monroecountysheriffsale)  
 es

PURCHASERS MUST PAY 10% OF THE  
 PURCHASE PRICE OR SHERIFF'S COSTS,  
 WHICHEVER IS HIGHER TO BID4ASSETS BY  
 WIRE TRANSFER NO LATER THAN 4:00PM THE  
 DAY AFTER AUCTION  
**LEGAL DESCRIPTION**

ALL THAT CERTAIN TRACT, PIECE OR PARCEL OF  
 LAND, SITUATE IN THE BOROUGH OF MOUNT  
 POCONO, COUNTY OF MONROE AND  
 COMMONWEALTH OF PENNSYLVANIA.  
 BEING KNOWN AS: 21 STERLING ROAD  
 MOUNT POCONO, PA 18344  
 BEING PARCEL NUMBER: 10.5.1.21  
 MAP NUMBER: 10635508893182  
 MUNICIPALITY: MOUNT POCONO  
 IMPROVEMENTS: RESIDENTIAL PROPERTY  
 SEIZED AND TAKEN IN EXECUTION AS THE PRO  
 PERTY OF: **OMAR JAMES, AS**  
**ADMINISTRATOR AND HEIR OF THE ESTATE OF**  
**VELMA JAMES A/K/A VELMA V. JAMES;**  
**ALVERN JAMES, IN HIS CAPACITY AS HEIR OF**  
**VELMA JAMES A/K/A VELMA V. JAMES;**  
**OLIVER JAMES, IN HIS CAPACITY AS HEIR OF**  
**VELMA JAMES A/K/A VELMA V. JAMES;**  
**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND**  
**ALL PERSONS, FIRMS OR ASSOCIATIONS**

CLAIMING RIGHT, TITLE OR INTEREST FROM  
 OR UNDER **VELMA JAMES A/K/A VELMA V.**  
**JAMES**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:  
 Prospective bidders must complete the  
 Bid4Assets on-line registration process to  
 participate in the auction. The highest bid plus  
 costs shall be paid to bid4assets, on their  
 website, as the purchase price for the property  
 sold by the Sheriff's Office, Stroudsburg, PA.  
 A schedule of proposed distribution for the  
 proceeds received from the above captioned  
 sale will be on file in the Office of the Sheriff  
 within thirty (30) days from the date of the sale.  
 Distribution in accordance therewith will be  
 made within ten (10) days thereafter unless  
 exceptions are filed within said time.

Ken Morris  
 Sheriff of Monroe County  
 Pennsylvania  
 Robert Crawley, Esquire

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 Jul 28, Aug 4, 11

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**SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a Writ of Execution issued out of  
 the Court of Common Pleas of Monroe County,  
 Commonwealth of Pennsylvania to 000100-CV-  
 2023 I, Ken Morris, Sheriff of Monroe County,  
 Commonwealth of Pennsylvania will expose  
 the following described real estate to be sold at  
 a public online auction conducted by  
 Bid4Assets, 8757 Georgia Ave., Suite 520, Silver  
 Springs, MD 20910 on:

**Thursday, August 31, 2023  
 AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsale](http://www.bid4assets.com/monroecountysheriffsale)  
 es

PURCHASERS MUST PAY 10% OF THE  
 PURCHASE PRICE OR SHERIFF'S COSTS,  
 WHICHEVER IS HIGHER TO BID4ASSETS BY  
 WIRE TRANSFER NO LATER THAN 4:00PM THE  
 DAY AFTER AUCTION  
**LEGAL DESCRIPTION**

ALL THAT CERTAIN lot, parcel or piece of land  
 situate and lying in the Township of Middle  
 Smithfield, County of Monroe and State of  
 Pennsylvania, in the Development known as  
 Winona Lakes and recorded in Plot Book  
 Volume 17 page 103. BEING Lot No. 4 Section  
 14.  
 BEING THE SAME PREMISES which Charles G.  
 Molinari, by deed dated September 3, 1987  
 and recorded September 17, 1987, in Office for  
 the Recording of Deeds, etc., in and for the  
 County of Monroe at Stroudsburg,  
 Pennsylvania, in Record Book Volume 1578,  
 page 459, granted and conveyed unto Thomas  
 Perlinski and Alexandra Perlinski husband and

wife, in fee.  
 UNDER AND SUBJECT to restrictions as of record.

BEING TAX MAP NO.9/14D/4/33 PIN 09734401098317

Being the same premises which Thomas Perlinski and Alexandra Perlinski, Husband and Wife, by Deed dated 12/08/1999 and recorded 12/10/1999, in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2072, Page 8758, granted and conveyed unto William King and Marlene King, Husband and Wife, in fee.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Marlene U King a/k/a Marlene King**, William U King Sr. a/k/a William King TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA. A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
 Sheriff of Monroe County  
 Pennsylvania  
 Stephen Panik, Esquire

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 Jul 28, Aug 4, 11

**SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4750 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023**

**AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF THE PURCHASE PRICE OR

SHERIFF'S COSTS . . . WHICHEVER IS HIGHER BY CASHIERS CHECK

**LEGAL DESCRIPTION**

OWNERS: **ROBERT LAUDICINA  
 ELEANOR LAUDICINA**

CONTRACT NO.: **1098009897**

FILE NO.: **PA-RVB-063-253**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 33** of

**Unit No(s). RV-72**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania. BEING THE same premises conveyed by deed recorded **10/27/2005**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2245**, Page **5787** granted and conveyed unto ROBERT LAUDICINA and ELEANOR LAUDICINA.

PARCEL NO.: **16/2/1/1-9**  
 PIN NO.: **16732101467354C1**  
 SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **ROBERT LAUDICINA  
 ELEANOR LAUDICINA**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
 Sheriff of Monroe County  
 Pennsylvania  
 Joel D Johnson, Esquire



Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 Jul 28, Aug 4, 11

**SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4750 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023  
 AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10%  
 OF THE PURCHASE PRICE OR  
 SHERIFF'S COSTS . . . WHICHEVER IS HIGHER  
 BY CASHIERS CHECK  
**LEGAL DESCRIPTION**

OWNERS: **GLOVINE W LAYODE**  
 CONTRACT NO.: **1061311064**  
 FILE NO.: **PA-RVB-063-237**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 9 of Unit No(s). 134**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled

on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **8/29/2014**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2442**, Page **7963** granted and conveyed unto GLOVINE W LAYODE.

PARCEL NO.: **16/2/1/1-11**  
 PIN NO.: **:16732100340877**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **GLOVINE W LAYODE**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
 Sheriff of Monroe County  
 Pennsylvania  
 Joel D Johnson, Esquire

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 Jul 28, Aug 4, 11

**SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5549 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023  
 AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10%  
 OF THE PURCHASE PRICE OR  
 SHERIFF'S COSTS . . . WHICHEVER IS HIGHER  
 BY CASHIERS CHECK  
**LEGAL DESCRIPTION**

OWNERS: **NATHERINE LEWIS, ANDREA D LEWIS AND LISA R LEWIS**, KNOWN HEIRS OF ANDREW L LEWIS, DECEASED, WHOSE DATE OF DEATH IS NOVEMBER 15, 2015 AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM, UNDER OR THROUGH **ANDREW L LEWIS, DECEASED, WHOSE DATE OF DEATH IS NOVEMBER 15, 2015**

CONTRACT NO.: **1100400407**  
 FILE NO.: **PPA-RT-017-019**

Smithfield Township, Monroe County, Pennsylvania, known as **Interval No. 4 of Unit No. RT-249**, of Ridge Top Village, Shawnee Village Planned Residential Development, as

said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania. BEING THE same premises conveyed by deed recorded **3/10/2005**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2218**, Page **5594** granted and conveyed unto ANDREW L LEWIS.

PARCEL NO.: **16/110856**

PIN NO.: **:16732203405184**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **NATHERINE LEWIS**, KNOWN HEIR OF ANDREW L LEWIS, DECEASED, ANDREA D LEWIS, KNOWN HEIR OF ANDREW L LEWIS, DECEASED, LISA R LEWIS, KNOWN HEIR OF ANDREW L LEWIS, DECEASED, AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM, UNDER OR THROUGH ANDREW L LEWIS, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Joel D Johnson, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5550 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10%  
OF THE PURCHASE PRICE OR**

**SHERIFF'S COSTS . . . WHICHEVER IS HIGHER  
BY CASHIERS CHECK  
LEGAL DESCRIPTION**

**OWNERS: BECKY MADANY**

**DAVID MORACHE**

**CONTRACT NO.: 1131115388**

**FILE NO.: PPA-RVB-017-024**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 48 of Unit No(s). 81**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **3/8/2012**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2399**, Page **881** granted and conveyed unto BECKY MADANY and DAVID MORACHE.

PARCEL NO.: **16/2/1/1-9**

PIN NO.: **:16732101467354**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **BECKY MADANY**  
**DAVID MORACHE**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned

sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Joel D Johnson, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

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**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4992 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsal](http://www.bid4assets.com/monroecountysheriffsal)

<sup>es</sup>

**PURCHASERS MUST PAY 10% OF THE  
PURCHASE PRICE OR SHERIFF'S COSTS,  
WHICHEVER IS HIGHER TO BID4ASSETS BY  
WIRE TRANSFER NO LATER THAN 4:00PM THE  
DAY AFTER AUCTION  
LEGAL DESCRIPTION**

ALL THE FOLLOWING lot (s) situate in the Township of Paradise, County of Monroe and State of Pennsylvania, marked and designated as lots 307 & 308 as shown on Plotting III, Timber Hill, Inc., Monroe County, Pennsylvania made by Leo A. Achterman, Jr. and recorded in Monroe County, Pennsylvania, in Plat Book No. 11, page 171.

BEING known as Sugar Bush & Pico Peak, Henryville, PA 18332.

TOGETHER WITH all and singular, the tenements, hereditaments and appurtenances there unto belonging, or in any wise appertaining and the reversions, remainders, rents, issues and profits thereof:

PARCEL NO. 11/3A/1/17

BEING THE SAME PREMISES which Joseph V. Guarini, Jr., Sharon Z. Guarini and Andrew F. Guarini, by Deed dated 6/17/2006 and recorded in the Office of the Recorder of Deeds of Monroe County on 6/27/2006 in Deed Book Volume 2272, Page 3096, granted and conveyed unto Jeremy Masemore.

IMPROVEMENTS: Residential property.

TAX CODE NO. 11.3A.1.17

PIN # 11639503127149

BEING known as 303 Sugarbush Road, Township of Paradise, Pennsylvania 18332  
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Jeremy Masemore**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Harry B. Reese, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

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**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6576 CIVIL 2017 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsal](http://www.bid4assets.com/monroecountysheriffsal)

<sup>es</sup>

**PURCHASERS MUST PAY 10% OF THE  
PURCHASE PRICE OR SHERIFF'S COSTS,  
WHICHEVER IS HIGHER TO BID4ASSETS BY  
WIRE TRANSFER NO LATER THAN 4:00PM THE  
DAY AFTER AUCTION  
LEGAL DESCRIPTION**

ALL THAT CERTAIN plot or parcel of land, with the dwelling unit now situated thereon, or to be constructed thereon, designated as Aspen Commons Lot No. 18, Phase One, situated in Middle Smithfield Township, Monroe County, Pennsylvania, as that property appears on a certain plot entitled "County Club of the Poconos at Big Ridge, Aspen Commons", duly recorded in the Office for the Recording of Deed, Monroe County, Stroudsburg, Pennsylvania, in Plot Book Volume 69, Page 25. Development of said Lot is restricted to the building design set forth on said Plot Plan and Grantor reserves an easement for grounds

maintenance and landscaping over that portion of the lot reserved for an unbolt deck or patio; said easement to run with and be appurtenant to the land. Grantor further reserves the right to approve eventual construction of said Improvement.

BEING THE SAME PREMISES which RGB Homes LLC., a Pennsylvania Limited Liability Company by Deed dated September 6, 2013 and recorded on September 9, 2013, in the Office of the Monroe County Recorder of Deeds at Deed Book Volume 2426 at Page 8477 granted and conveyed unto Kinard McClain, a married man and Pauline G. Burke, a single woman.

Being Known as 18 Tamarack Court a/k/a 107 Tamarack Court, East Stroudsburg, PA 18301

Tax Code No. 09.87073.U18

Map No. 9732302786509

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Kinard McClain** and Pauline G. Burke

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Robert W. Williams, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

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**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4892 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10%  
OF THE PURCHASE PRICE OR  
SHERIFF'S COSTS . . . WHICHEVER IS HIGHER  
BY CASHIERS CHECK

**LEGAL DESCRIPTION**

OWNERS: **LINDA MARIE MESSER**, EXECUTRIX  
OF THE ESTATE OF LOIS J SPAW, DECEASED,

WHOSE DATE OF DEATH IS APRIL 26, 2020

CONTRACT NO.: **1061412375**

FILE NO.: **PA-RT-071-001**

A **658,000/137,743,500** undivided fee simple interest in Units: **260-272; 278-280** in RIDGE TOP-CRESTVIEW, A CONDOMINIUM, located within Ridge Top Village, Stage II of Shawnee Village Planned Residential Development at Shawnee-on-Delaware, Smithfield Township, Monroe County, Pennsylvania 18356, according to the Plat filed of record in Plot Book Volume 46 at Page 39, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, as amended by the Amended Final Planned Residential Development (PRD) Plan, recorded on May 12, 2006, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Plot Book Volume 78, at Page 98, as the same may be amended pursuant to the approval of the Board of Supervisors of Smithfield Township, Monroe County, Pennsylvania to reflect the "as-built" status of the said units. Subject to all matters contained in the Schedule B, Section 2, herein.

BEING THE same premises conveyed by deed recorded **4/17/2018**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2508**, Page **8005** granted and conveyed unto LOIS J SPAW and ARTHUR S SPAW.

ARTHUR S SPAW became deceased on October 3, 2017. LOIS J SPAW and ARTHUR S SPAW held title as tenants by the entirety; therefore, title was vested solely to LOIS J SPAW at the time of his passing. LOIS J SPAW became deceased on April 26, 2020. Estate documents were filed on behalf of LOIS J SPAW in Delaware County, Pennsylvania on January 13, 2021, Case Number 2321-0102. The appointed Executrix of the ESTATE OF LOIS J SPAW is LINDA MARIE MESSER.

PARCEL NO.: **16/99354, 16/99355, 16/99356, 16/99357, 16/99358, 16/99359, 16/99360, 16/99361, 16/99362, 16/99363, 16/99364, 16/99365, 16/99366, 16/99372, 16/99373, 16/99374**

PIN NO.: **:16732101496672, :16732101496675, :16732101497620, :16732101497622, :16732101497625, :16732101497543, :16732101497565, :16732101497596, :16732101498409, :16732101498520, :16732101498542, :16732101498414, :16732101498433, :16732101495152, :16732101495403, :16732101495410**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **LINDA MARIE MESSER**, EXECUTRIX OF THE ESTATE OF LOIS J SPAW, DECEASED TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale.

Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
 Sheriff of Monroe County  
 Pennsylvania  
 Joel D Johnson, Esquire

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 Jul 28, Aug 4, 11

**SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6542 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday August 31, 2023  
 AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsale](http://www.bid4assets.com/monroecountysheriffsale)

**PURCHASERS MUST PAY 10% OF THE  
 PURCHASE PRICE OR SHERIFF'S COSTS,  
 WHICHEVER IS HIGHER TO BID4ASSETS BY  
 WIRE TRANSFER NO LATER THAN 4:00PM THE  
 DAY AFTER AUCTION  
 LEGAL DESCRIPTION**

ALL THAT CERTAIN lot, piece or parcel of land, situate, lying and being in Middle Smithfield Township, County of Monroe, Commonwealth of Pennsylvania, to-wit:

BEGINNING AT AN IRON ON THE SOUTHERLY LINE OF SLEEPY HOLLOW LANE, SAID IRON BEING THE NORTHWESTERLY CORNER OF LOT NO. 202 AS SHOWN ON MAP ENTITLED "SLEEPY HOLLOW ESTATES, REVISED 22, APRIL 1974"; THENCE ALONG LOT NO. 202, S 9 DEGREES 42' 19" W 424.40 FEET TO AN IRON IN LINE OF LANDS OF LEO R. REINHARDT; THENCE ALONG SAID LANDS OF LEO R. REINHARDT, S 78 DEGREES 07' 20" W 189.24 FEET TO AN IRON; THENCE ALONG LANDS OF WALTER PEPPER, N 18 DEGREES 05' 30" W 74.45 FEET TO AN IRON; THENCE ALONG THE SAME N 64 DEGREES 44' 21" E 196.95 FEET TO A STONE; THENCE STILL ALONG THE SAME N 18 DEGREES 48' 19" W 247.90 FEET TO A STONE CORNER; THENCE ALONG LANDS OF JOHN E. SORENSEN (A RADIAL LINE TO THE HEREINAFTER DESCRIBED CURVE), N 14 DEGREES 27' 08" E 98.38 FEET TO AN IRON ON THE SOUTHERLY LINE OF SLEEPY HOLLOW LANE; THENCE ALONG THE SOUTHERLY LINE OF SLEEPY HOLLOW LANE IN AN EASTERLY DIRECTION ON A CURVE TO THE LEFT HAVING A RADIUS OF 175 FEET AN ARC LENGTH OF 14.50 FEET TO A POINT OF

TANGENCY; THENCE ALONG THE SAME, S 80 DEGREES 17' 41" E 145.00 FEET TO THE PLACE OF BEGINNING. CONTAINING 1.397 ACRES, MORE OR LESS.

BEING LOT NO. 201 AS SHOWN ON SAID MAP. UNDER AND SUBJECT TO A PRIVATE ROAD ACROSS THE SOUTHERLY PORTION OF THE ABOVE DESCRIBED LOT AS THE SAME EXISTS ON THE GROUNDS.

THIS CONVEYANCE IS MADE UNDER AND SUBJECT TO THE COVENANTS, CONDITIONS AND RESTRICTIONS FOR SLEEPY HOLLOW ESTATES AS SET FORTH IN PRIOR DEEDS.

FURTHERMORE, SUBJECT TO COAL AND MINERAL RIGHTS PREVIOUSLY CONVEYED OR RESERVED AND TO RIGHTS OF WAY, EXCEPTIONS, RESERVATIONS, CONDITIONS AND RESTRICTIONS AS SET FORTH IN PRIOR INSTRUMENT OF RECORD, BUT ARE NOT RE-IMPOSED HEREBY.

UNDER AND SUBJECT TO any and all exceptions, restrictions, covenants, easements, rights-of-way, and agreements as heretofore contained in the prior chain of title.

Property Address (for informational purposes only): 4 Sleepy Hollow Lane, East Stroudsburg, PA 18302

BEING THE SAME PROPERTY CONVEYED TO SALVATORE JOSEPH MURANTE, SR. FROM SAVATORE JOSEPH MURANTE, SR, INDIVIDUALLY AND SURVIVING SPOUSE AND JOINT TENANT OF THERESA MADELINE MURANTE, DECEASED, LOUIS MURANTE, SALVATORE MURANTE, JR., MARK MURANTE AND THOMAS MURANTE BY QUITCLAIM DEED DATED SEPTEMBER 20, 2018 AND RECORDED OCTOBER 4, 2018 IN BOOK 2517, PAGE 9634, AMONG THE LAND RECORDS OF MONROE COUNTY, PENNSYLVANIA.

AND THE SAID Salvatore Joseph Murante, Sr. passed away on or about March 27, 2020, thereby vesting title unto Thomas Murante, Louis M. Murante, Salvatore Murante, and Mark J. Murante, known heirs of Salvatore Joseph Murante, Sr. and any unknown heirs, successors, or assigns of Salvatore Joseph Murante, Sr.

Parcel ID: 09.7A.2.9

Pin: #09733304740364

SEIZED AND TAKEN IN EXECUTION AS THE PRO PERTY OF: **Salvatore Murante Sr.**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be

made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
 Sheriff of Monroe County  
 Pennsylvania  
 Samantha Gable, Esquire

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 Jul 28, Aug 4, 11

**SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4750 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023  
 AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF THE PURCHASE PRICE OR

SHERIFF'S COSTS . . . WHICHEVER IS HIGHER BY CASHIERS CHECK

**LEGAL DESCRIPTION**

OWNERS: **NR TRUST, LLC**  
 CONTRACT NO.: **1090003278**  
 FILE NO.: **PA-RVB-063-240**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 11 of Unit No(s). RV-85**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27;

for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania. BEING THE same premises conveyed by deed recorded **12/9/2020**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2563**, Page **7018** granted and conveyed unto NR TRUST, LLC.

PARCEL NO.: **16/2/1/1-9**

PIN NO.: **16732101467354**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **NR TRUST, LLC**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
 Sheriff of Monroe County  
 Pennsylvania  
 Joel D Johnson, Esquire

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 Jul 28, Aug 4, 11

**SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8209 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
 AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsale](http://www.bid4assets.com/monroecountysheriffsale)

PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

**LEGAL DESCRIPTION**

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Middle Smithfield, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 70, Phase V, Great Bear Estates, as shown on a plan of lots recorded

in the Office of the Recorder of Deeds in and for the County of Monroe in Plot Book 71 Page 165. PARCEL NO. 09/91264

BEING THE SAME premises which U.S. Bank, N.A., as Legal Title Trustee for Truman 2012 SC2 Title Trust, by Deed dated 04/25/2016 and recorded 09/21/2016 in the Office of the Recorder of Deeds in and for the County of Monroe in Record Book 2478, Page 3028, granted and conveyed unto Joun Chil An and Choon Sun An, a married couple.

NOTICE: THIS DOCUMENT MAY NOT/DOES NOT SELL, CONVEY, TRANSFER, INCLUDE OR INSURE THE TITLE TO THE COAL AND RIGHT OF SUPPORT UNDERNEATH THE SURFACE LAND DESCRIBED OR REFERRED TO HEREIN, AND THE OWNER OR OWNERS OF SUCH COAL HAVE/MAY HAVE THE COMPLETE LEGAL RIGHT TO REMOVE ALL OF SUCH COAL AND, IN THAT CONNECTION, DAMAGES MAY RESULT TO THE SURFACE OF THE LAND AND ANY HOUSE, BUILDING, OR OTHER STRUCTURE ON OR IN SUCH LAND. THE INCLUSION OF THIS NOTICE DOES NOT ENLARGE, RESTRICT OR MODIFY ANY LEGAL RIGHTS OR ESTATES OTHERWISE CREATED, TRANSFERRED, EXCEPTED OR RESERVED BY THIS INSTRUMENT. (This notice is set forth in the manner provided in Section 1 of the Act of July 17, 1957, P.L. 984, as amended, and is not intended as notice of unrecorded instruments, if any.)

TITLE TO SAID PREMISES IS VESTED IN Rishi Nyack, by deed from Joun Chil and Choon Sun An, a Married Couple, dated 02/27/2020 and recorded on 03/02/2020, by the Monroe County Recorder of Deeds Office, in Book 2545, Page 3851.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **RISHI NYACK**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Patrick J. Wesner, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE**

## REAL ESTATE

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 873 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsales](http://www.bid4assets.com/monroecountysheriffsales)

**PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION**

### LEGAL DESCRIPTION

The land referred to in this Commitment is described as follows:

ALL that certain lot of land situated in Stroud Township, Monroe County, Pennsylvania, said lot being known as Lot 1 as shown on a map entitled "Minor Subdivision Plan, lands of Robert & Donna Pasquin, Stroud Township, Monroe County, Pennsylvania prepared by Niclaus Engineering Corporation, dated October 20, 2010 revised through December 9, 2010, Said Lot 1, being bounded and described as follows:

BEGINNING at a point in the center of Hallet Road T-849 said point being the southwesterly corner of Lot 1 as shown on the above referenced map;

1. Along the center of Hallet Road North six (06) degrees thirty-nine (39) minutes eleven (11) seconds West, forty and fifty-five one-hundredths (40.55) feet to a point; thence
2. Along the same and along Lot 2 North five (05) degrees forty-five (45) minutes zero (00) seconds West, eighty-seven and eighty one-hundredths (87.80) feet to a point of curvature; thence
3. Along the same on a curve to the left with a radius of four hundred fifty-five and zero one-hundredths (455.00) feet, an arc length of one hundred seventy-six and forty-nine one-hundredths (176.49) feet, a central angle of twenty-two (22) degrees thirteen (13) minutes twenty-seven (27) seconds and a chord bearing and distance of North sixteen (16) degrees fifty-one (51) minutes forty-four (44) seconds West, one hundred seventy-five and thirty-eight one-hundredths (175.38) feet to a point; thence
4. Along Lot 2 North sixty-two (62) degrees one (01) minute thirty-three (33) seconds East, seventy and zero one-hundredths (70.00) feet (passing a set iron pin at thirty-four and thirty-two one-hundredths (34.32) feet to a set iron

pin; thence

5. Along the same North fifty-seven (57) degrees fifty-seven (57) minutes nine (09) seconds East, one hundred fifty-nine and forty-eight one-hundredths (159.48) feet to a set iron pin; thence

6. Along the same South sixty-five (65) degrees fifty (50) minutes twenty-three (23) seconds East, four hundred fifty-three and thirty-three one-hundredths (453.33) feet to a set iron pin; thence

7. Along the same South zero (00) degrees three (03) minutes three (03) seconds West, two hundred eighteen and six-one hundredths (218.06) feet to a set iron pin; thence

8. Along the same North eighty-eight (88) degrees fifty (50) minutes fifty-nine (59) seconds West, one hundred seventy-three and eighty-six one-hundredths (173.86) feet to a set iron pin; thence

9. Along the same North seventy-eight (78) degrees fifty-seven (57) minutes forty-three (43) seconds West, one hundred and two one-hundredths (100.02) feet to a set iron pin; thence

10. Along the same South eighty-three (83) degrees twenty (20) minutes forty-nine (49) seconds West, two hundred seventy-five and ninety-two one-hundredths (275.92) feet (passing a set iron pin at two hundred forty-two and forty-eight one-hundredths (242.48) feet) to the point of BEGINNING.

BEING KNOWN AS: 264 BRANCH BROOK DRIVE, EAST STROUDSBURG, PA 18301

BEING THE SAME PREMISES WHICH ROBERT A. PASQUIN AND DONNA M. PASQUIN, HUSBAND AND WIFE BY DEED DATED 2/16/2011 AND RECORDED 2/16/2011 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2383 AT PAGE 1803, GRANTED AND CONVEYED UNTO ROBERT A. PASQUIN AND DONNA A. PASQUIN, HUSBAND AND WIFE.

PIN #: 17639300408803

TAX CODE #: 17.15.1.5

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **ROBERT A. PASQUIN**

**DONNA M. PASQUIN**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County

Pennsylvania  
Danielle M. DiLeva, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7196 CIVIL 2019 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, AUGUST 31, 2023  
AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsale](http://www.bid4assets.com/monroecountysheriffsale)

<sup>es</sup>  
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

**LEGAL DESCRIPTION**

ALL THAT CERTAIN TRACT, PIECE OR LOT OF LAND SITUATE IN THE TOWNSHIP OF CHESTNUTHILL, COUNTY OF MONROE AND STATE OF PENNSYLVANIA, BEING LOT NO. 128, BIRCH HOLLOW ESTATES, SECTION TWO, RECORDED IN PLOT BOOK VOLUME 51, PAGE 37, BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT AN IRON ON THE NORTHERLY SIDE OF WOODCREST AVENUE; THENCE ALONG THE NORTHERLY SIDE OF WOODCREST AVENUE, SOUTH 61 DEGREES 41 MINUTES 59 SECONDS WEST (MAGNETIC MERIDIAN 1966) FOR 150.00 FEET TO AN IRON; THENCE ALONG LOT NO. 127, BIRCH HOLLOW ESTATES, NORTH 28 DEGREES 18 MINUTES 1 SECOND WEST FOR 292.00 FEET TO AN IRON; THENCE ALONG LANDS OF MARKETING TECHNOLOGY, INC., NORTH 61 DEGREES 41 MINUTES 59 SECONDS EAST FOR 150.00 FEET TO AN IRON; THENCE ALONG LOT NO. 129, BIRCH HOLLOW ESTATES, SOUTH 28 DEGREES 18 MINUTES 1 SECOND EAST FOR 292.00 FEET TO THE PLACE OF BEGINNING.

PARCEL #: 02.17B.1.128 PIN #  
02632004640943

BEING KNOWN AS: 3205 WOODCREST AVENUE F/K/A 128 WOODCREST AVENUE, EFFORT, PENNSYLVANIA 18330.

Title to said premises is vested in David W. Paterson Jr., Trustee of the David W. Paterson, Jr. Living Trust, by deed from David W. Paterson, Jr. dated July 17, 2003 and recorded



June 2, 2015 in Deed Book 2454, Page 5600 Instrument Number 201512295.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **David W. Paterson Jr.**, Trustee of the David W. Paterson, Jr. Living Trust

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Natalie Paul, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 0388 CIVIL 2023 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsal](http://www.bid4assets.com/monroecountysheriffsal)

es

PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

**LEGAL DESCRIPTION**

ALL THE FOLLOWING LOT SITUATE IN THE TOWNSHIP OF TUKHANNOCK, COUNTY OF MONROE AND STATE OF PENNSYLVANIA BEING KNOWN AS: 86 HIGHRIDGE ROAD F/K/A 1500 INDIAN MOUNTAIN LAKES ALBRIGHTSVILLE, PA 18210

BEING PROPERTY ID: 20.8A.1.45

PIN # 20631116825581

MUNICIPALITY: TOWNSHIP OF TUKHANNOCK IMPROVEMENTS: RESIDENTIAL PROPERTY SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **DIANNE PECORA**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Nicole C. Rizzo, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7807 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS . . . WHICHEVER IS HIGHER BY CASHIERS CHECK

**LEGAL DESCRIPTION**

OWNERS: **KIMBERLY RAGAZZO**, ADMINISTRATOR OF THE ESTATE OF VERONICA RAGAZZO A/K/A VERONICA A RAGAZZO A/K/A VERONICA ANNE RAGAZZO, DECEASED, WHOSE DATE OF DEATH IS JULY 27, 2021

CONTRACT NO.: **1088800586**

FILE NO.: **PA-FV-066-006**

An undivided one fifty-second (1/52) co-tenancy interest being designated as **Interval No(s). 27**, in that certain piece or parcel of land, together with the message (and veranda, if any), situated in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as **Unit No. 42C**, in a certain Statement of Mutual Ownership Agreements of Fairway House Planned Residential Area, filed on March 26, 1975, in Deed Book Volume 618, at Page 137, as amended and/or supplemented (Units 4-6, 9-10, 12-13, 15, 18, 23-38, 41-44, and 47-53) and Statement of Mutual Ownership, filed on May 30, 1980, in Deed Book Volume 1036, at Page 139, as amended and/or supplemented (Units 2-3, 7-8, 11, 14, 16-17, 19, 21, 34, 39, and

45-46). The said Unit is more particularly shown and described on the certain Declaration Plan filed on September 4, 1974, in Plot Book Volume 23, at Page 99; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **5/19/1988**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **1618**, Page **1715** granted and conveyed unto DENIS JOSEPH RAGAZZO and VERONICA RAGAZZO A/K/A VERONICA A RAGAZZO A/K/A VERONICA ANNE RAGAZZO.

DENIS JOSEPH RAGAZZO became deceased on January 20, 1999. DENIS JOSEPH RAGAZZO and VERONICA RAGAZZO A/K/A VERONICA A RAGAZZO A/K/A VERONICA ANNE RAGAZZO held title as tenants by the entirety; therefore, title was vested solely to VERONICA RAGAZZO A/K/A VERONICA A RAGAZZO A/K/A VERONICA ANNE RAGAZZO at the time of his passing. VERONICA RAGAZZO A/K/A VERONICA A RAGAZZO A/K/A VERONICA ANNE RAGAZZO became deceased on July 27, 2021. Estate documents were filed on behalf of VERONICA RAGAZZO A/K/A VERONICA A RAGAZZO A/K/A VERONICA ANNE RAGAZZO in Westchester County, New York, on August 16, 2021, Case Number 2021-2389. The appointed Administrator of the ESTATE OF VERONICA RAGAZZO A/K/A VERONICA A RAGAZZO A/K/A VERONICA ANNE RAGAZZO is KIMBERLY RAGAZZO.

PARCEL NO.: **16/4/1/48-42C**

PIN NO.: **16732102885192B42C**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **KIMBERLY RAGAZZO**, ADMINISTRATOR OF THE ESTATE OF VERONICA RAGAZZO A/K/A VERONICA A RAGAZZO A/K/A VERONICA ANNE RAGAZZO, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Joel D Johnson, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County,

Commonwealth of Pennsylvania to 7807 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS . . . WHICHEVER IS HIGHER BY CASHIERS CHECK  
**LEGAL DESCRIPTION**

OWNERS: **KIMBERLY RAGAZZO**, ADMINISTRATOR OF THE ESTATE OF VERONICA RAGAZZO A/K/A VERONICA A RAGAZZO A/K/A VERONICA ANNE RAGAZZO, DECEASED, WHOSE DATE OF DEATH IS JULY 27, 2021

CONTRACT NO.: **1080000011**

FILE NO.: **PA-FV-066-005**

An undivided one fifty-second (1/52) cotenancy interest being designated as **Interval No(s). 26**, in that certain piece or parcel of land, together with the message (and veranda, if any), situated in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as **Unit No. FV-19B**, in a certain Statement of Mutual Ownership Agreements of Fairway House Planned Residential Area, filed on March 26, 1975, in Deed Book Volume 618, at Page 137, as amended and/or supplemented (Units 4-6, 9-10, 12-13, 15, 18, 23-38, 41-44, and 47-53) and Statement of Mutual Ownership, filed on May 30, 1980, in Deed Book Volume 1036, at Page 139, as amended and/or supplemented (Units 2-3, 7-8, 11, 14, 16-17, 19, 21, 34, 39, and 45-46). The said Unit is more particularly shown and described on the certain Declaration Plan filed on September 4, 1974, in Plot Book Volume 23, at Page 99; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **10/10/2000**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2085**, Page **4359** granted and conveyed unto VERONICA RAGAZZO A/K/A VERONICA A RAGAZZO A/K/A VERONICA ANNE RAGAZZO.

VERONICA RAGAZZO A/K/A VERONICA A RAGAZZO A/K/A VERONICA ANNE RAGAZZO became deceased on July 27, 2021. Estate documents were filed on behalf of VERONICA RAGAZZO A/K/A VERONICA A RAGAZZO A/K/A VERONICA ANNE RAGAZZO in Westchester County, New York, on August 16, 2021, Case Number 2021-2389. The appointed Administrator of the ESTATE OF VERONICA RAGAZZO A/K/A VERONICA A RAGAZZO A/K/A

VERONICA ANNE RAGAZZO is KIMBERLY RAGAZZO.

PARCEL NO.: **16/4/1/48-19B**

PIN NO.: **16732102877870B19B**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **KIMBERLY RAGAZZO**, ADMINISTRATOR OF THE ESTATE OF VERONICA RAGAZZO A/K/A VERONICA A RAGAZZO A/K/A VERONICA ANNE RAGAZZO, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Joel D Johnson, Esquire

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

Jul 28, Aug 4, 11

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**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 001067 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsales](http://www.bid4assets.com/monroecountysheriffsales)

PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

**LEGAL DESCRIPTION**

All that certain lot, piece or parcel of land situate in the Township of Pocono, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit: Beginning at an iron pipe on the northerly line of Rose Lane, said iron pipe being the southeasterly corner of Lot No. 413 as shown on map entitled "Section A, Pocono Laurel Lake, Amended 1 April 1965"; thence along Lot No. 413 as shown on said map, North, thirty-nine degrees forty-three minutes ten seconds West one hundred fifty feet to a point; thence along Lot No. 403 and 404 as shown on said map, North fifty degrees sixteen minutes fifty

seconds East one hundred feet to a point; thence along Lot No. 411 as shown on said map, South thirty-nine degrees forty-three minutes ten seconds East one hundred fifty feet to an iron pipe; thence along the northerly line of Rose Lane as shown on said map, South fifty degrees sixteen minutes fifty seconds West one hundred feet to the place of beginning. Containing 0.34 acres, more or less. Being Lot No. 412 as shown on said map. BEING known and numbered as 147 Rose Lane, Bartonsville, PA 18321.

Being the same property conveyed to Fundador Rivera, Jr. and Jo-Ellen Rivera, husband and wife who acquired title, as tenants by the entirety, by virtue of a deed from Fundador Rivera, Jr., dated January 26, 2007, recorded February 15, 2007, at Instrument Number 200706543, and recorded in Book 2296, Page 6931, Office of the Recorder of Deeds, Monroe County, Pennsylvania

INFORMATIONAL NOTE: Fundador Rivera, Jr. died on December 16, 2020, and pursuant to the survivorship language in the above-mentioned deed, all his interests passed to Jo-Ellen Rivera.

TAX CODE: 12.9A.1.63

PIN NO: 12638203117482

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Jo-Ellen Rivera**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Katherine M. Wolf, Esquire

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

Jul 28, Aug 4, 11

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**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4736 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public

sale in the Monroe County Courthouse,  
Stroudsburg, Monroe County, Pennsylvania on:  
**Thursday, August 31, 2023**  
**AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10%  
OF THE PURCHASE PRICE OR

SHERIFF'S COSTS . . . WHICHEVER IS HIGHER  
BY CASHIERS CHECK

**LEGAL DESCRIPTION**

OWNERS: **MYRNA M ROSARIO**

**LOUIE P RAMOS**

CONTRACT NO.: **1100101971**

FILE NO.: **PA-RT-063-085**

Smithfield Township, Monroe County,  
Pennsylvania, known as **Interval No. 10 of Unit  
No. RT 221**, of Ridge Top Village, Shawnee  
Village Planned Residential Development, as  
said Unit and Interval are described in a certain  
Declaration of Protective Covenants, Mutual  
Ownership and Easements, dated January 6,  
1984, and duly recorded in the Office of the  
Recorder of Deeds of Monroe County,  
Pennsylvania, in Deed Book Volume 1330, at  
Page 20, as amended and/or supplemented.  
The said Unit is more particularly shown and  
described on that certain Declaration Plan filed  
on May 13, 1981, in Plot Book 46, at Pages 39  
and 41; all filed in the Office of the Recorder of  
Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed  
recorded **6/22/2010**, in the Office of the  
Recorder of Deeds, etc., at Stroudsburg,  
Pennsylvania, in and for the County of Monroe,  
Deed Book Volume **2372**, Page **3116** granted  
and conveyed unto MYRNA M ROSARIO and  
LOUIE P RAMOS.

PARCEL NO.: **16/110825**

PIN NO.: **:16732102591786U221**

SEIZED AND TAKEN IN EXECUTION AS THE PRO  
PERTY OF: **MYRNA M ROSARIO**

**LOUIE P RAMOS**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

A schedule of proposed distribution for the  
proceeds received from the above captioned  
sale will be on file in the Office of the Sheriff  
within thirty (30) days from the date of the sale.  
Distribution in accordance therewith will be  
made within ten (10) days thereafter unless  
exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Joel D Johnson, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of  
the Court of Common Pleas of Monroe County,  
Commonwealth of Pennsylvania to 4611 CIVIL

2022 I, Ken Morris, Sheriff of Monroe County,  
Commonwealth of Pennsylvania will expose  
the following described real estate to be sold at  
a public online auction conducted by  
Bid4Assets, 8757 Georgia Ave., Suite 520, Silver  
Springs, MD 20910 on:

**Thursday, August 31, 2023**  
**AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsa](http://www.bid4assets.com/monroecountysheriffsa)

**PURCHASERS MUST PAY 10% OF THE  
PURCHASE PRICE OR SHERIFF'S COSTS,  
WHICHEVER IS HIGHER TO BID4ASSETS BY  
WIRE TRANSFER NO LATER THAN 4:00PM THE  
DAY AFTER AUCTION**

**LEGAL DESCRIPTION**

The land referred to in this Policy is described  
as follows:

All that certain lot or piece of ground situate in  
the Township of Paradise, County of Monroe,  
Pennsylvania, being more particularly bounded  
and described as follows, to-wit:

BEGINNING at a point in the center line of a  
street thirty-three feet wide as shown on Map  
of Property of Charles H. Storer and wife, said  
point being a corner of Lot No. 102 as shown  
on said map and being located one hundred  
fifty feet on a course South 67 degrees East  
from the middle of the public road leading from  
Swiftwater to Paradise Corners; Thence along  
the Easterly side of said Lot No. 102, North 23  
degrees East one hundred fifty feet to a pipe,  
the common corner of Lots Nos. 102, 103, 202,  
and 203, as shown on said map; thence along  
the Southerly lines of Lots Nos. 203 and 204,  
South 67 degrees East one hundred fifty feet to  
a point, a common corner of Lots Nos. 105,  
104, 205, and 204 as shown on said Plan of  
Lots; thence along the Westerly side of Lot No.  
105, South 23 degrees West one hundred fifty  
feet to a point in the center of the  
aforementioned thirty-three foot wide street;  
Thence along the center line of said street,  
North 67 degrees West one hundred fifty feet  
to the place of Beginning. BEING Lots Nos. 103  
and 104 as shown on said map.

Under and Subject to the Restrictive Covenants  
and Conditions as appear in the instrument  
from Paul Gallo and Marcelle Gallo, his wife to  
George F. Schouppe, Senior and Janet C.  
Schouppe, his wife dated February 17, 1971  
and recorded in Deed Book Volume 397, Page  
213.

Access for ingress, regress and egress as  
referenced in instrument by and between  
Diane Warres, single and Michael Reed dated  
October 30, 1998 and recorded November 24,  
1998 in the Recorder of Deeds Office of  
Monroe County, Pennsylvania in Deed Book  
Volume 2056, Page 6209.

BEING KNOWN AS: 111 UPPER GRANDVIEW  
ROAD AKA RR 1 BOX 1731, CRESCO, PA 18326

BEING THE SAME PREMISES WHICH ROSEANNE KUSHIN, EXECUTRIX OF THE ESTATE OF ADELAIDE ALESSI, DECEASED BY DEED DATED 11/22/2011 AND RECORDED 12/1/2011 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2394 AT PAGE 8722, GRANTED AND CONVEYED UNTO GEORGE SCHOUPPE, NOW DECEASED (DATE OF DEATH 6/18/2020).

PIN #: 11637502856566

TAX CODE #: 11.6.1.1-8

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: The Unknown Heirs of **GEORGE SCHOUPPE AKA GEORGE F. SCHOUPPE**,

Deceased **GEORGE F. SCHOUPPE JR.**, Solely in His Capacity as Heir of **GEORGE SCHOUPPE AKA GEORGE F. SCHOUPPE**, Deceased

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Danielle M. DiLeva, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4750 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023**

**AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF THE PURCHASE PRICE OR

SHERIFF'S COSTS . . . WHICHEVER IS HIGHER BY CASHIERS CHECK

**LEGAL DESCRIPTION**

OWNERS: **CHARLES W SMITH**

CONTRACT NO.: **1090402983**

FILE NO.: **PA-RVB-063-248**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 5 of Unit No(s). R52**, of Phase III-A and Phase III-B

(Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **9/23/2004**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2202**, Page **8643** granted and conveyed unto **CHARLES W SMITH**.

PARCEL NO.: **16/2/1-8**

PIN NO.: **:16732102562122**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **CHARLES W SMITH**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Joel D Johnson, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5550 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10%  
OF THE PURCHASE PRICE OR

SHERIFF'S COSTS . . . WHICHEVER IS HIGHER  
BY CASHIERS CHECK

**LEGAL DESCRIPTION**

OWNERS: **KENNETH E SMITH  
MARY F SMITH**

CONTRACT NO.: **1099801128**

FILE NO.: **PA-RVB-072-002**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 41 of Unit No(s). RV-44**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **9/28/2005**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2241**, Page **6596** granted and conveyed unto **KENNETH E SMITH** and **MARY F SMITH**.

PARCEL NO.: **16/2/1/1-12**

PIN NO.: **:16732102561273**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **KENNETH E SMITH**

**MARY F SMITH**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Joel D Johnson, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5088 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsal](http://www.bid4assets.com/monroecountysheriffsal)

<sup>es</sup>

PURCHASERS MUST PAY 10% OF THE  
PURCHASE PRICE OR SHERIFF'S COSTS,  
WHICHEVER IS HIGHER TO BID4ASSETS BY  
WIRE TRANSFER NO LATER THAN 4:00PM THE  
DAY AFTER AUCTION

**LEGAL DESCRIPTION**

ALL THAT CERTAIN parcel of land situate in the Township of Stroud, County of Monroe and State of Pennsylvania, designated as Lot No. 39 on a plan of lots known as Olde Mill Run, Trilland, Inc., developer. Said plot plan drawn by Edward C. Hess Associates, Inc., dated July 18, 1978, as revised, and recorded in the Office for the Recorder of Deeds at Stroudsburg, Pennsylvania, described as follows, to wit: BEGINNING at a point in the southeasterly line of Wildflower Circle at a northwesterly line of an AT&T Right of Way; thence North 49°-53'-

23" East along the southeasterly line of Wildflower Circle for a distance of 25.24 feet to a point of curvature; thence continuing easterly along the southerly line of Wildflower Circle by a curve to the right having a radius of 250 feet for an arc distance of 379.31 feet to a point, the northernmost corner of Lot No. 40; thence South 46°-49'-18" West along the northwesterly line of Lot No. 40 for a distance of 261.82 feet to a point in the northeasterly line of said AT&T Right of Way; thence North 43°-10'-42" West along said northeasterly line of said Right of Way for a distance of 250.99 feet to a point, the place of BEGINNING.

BEING THE SAME PREMISES which Connie Gray by Deed dated August 26, 2011 and recorded on September 8, 2011, in the Office of the Monroe County Recorder of Deeds at Deed Book Volume 2391 at Page 1920, as Instrument No. 201118599 granted and conveyed unto Patrick N. Stewart and Zella A. Stewart, husband and wife.

Being Known as 5744 Wildflower Circle f/k/a 39 Wildflower Circle, Stroudsburg, PA 18360 Tax Code No. 17.14D.1.32 Map No. 17639103241420

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Patrick N. Stewart and Zella A. Stewart**

**Stewart**  
TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA. A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Robert W. Williams, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4736 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS . . . WHICHEVER IS HIGHER BY CASHIERS CHECK

**LEGAL DESCRIPTION**

OWNERS: **NOAH THORPE  
BEVERLY THORPE**  
CONTRACT NO.: **1108903071**  
FILE NO.: **PA-RT-063-150**

Smithfield Township, Monroe County, Pennsylvania, known as **Interval No. 37 of Unit No. RT-108**, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **3/22/1995**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **1998**, Page **1396** granted and conveyed unto NOAH THORPE and BEVERLY THORPE.

PARCEL NO.: **16/88109/U108**  
PIN NO.: **:16732101386000U108**  
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **NOAH THORPE**  
**BEVERLY THORPE**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Joel D Johnson, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5600 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose

the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

By accessing the web address:  
[www.bid4assets.com/monroecountysheriffsal](http://www.bid4assets.com/monroecountysheriffsal)

**PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION**  
**LEGAL DESCRIPTION**

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania, being Lot 3, as set forth on the Final Subdivision Plan for Knoll Acres at Wooddale, Section 2, being recorded at Stroudsburg, Monroe County, Pennsylvania in Plot Book 76, Pages 172, 173, 174, 175 and 176.

BEING KNOWN AS: 134 WAVERLY DRIVE, EAST STROUDSBURG, PA 18302

BEING THE SAME PREMISES WHICH LTS DEVELOPMENT, INC. BY DEED DATED 4/11/2007 AND RECORDED 5/15/2007 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2305 AT PAGE 2594, GRANTED AND CONVEYED UNTO JOHN C. TIETJEN.

PIN #: 09731400089915  
TAX CODE #: 09.97676

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **JOHN C. TIETJEN**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Danielle M. DiLeva, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County,

Commonwealth of Pennsylvania to 7804 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS . . . WHICHEVER IS HIGHER BY CASHIERS CHECK**  
**LEGAL DESCRIPTION**

OWNERS: **DAVID TOKASH, ADMINISTRATOR OF THE ESTATE OF JOHN M TOKASH, DECEASED, WHOSE DATE OF DEATH IS JULY 30, 2020**

CONTRACT NO.: **1098107808**  
FILE NO.: **PA-RVB-063-264**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 16 of Unit No(s). R84**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage 1, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **6/7/2010**, in the Office of the Recorder of Deeds, etc., at Stroudsburg,



Pennsylvania, in and for the County of Monroe, Deed Book Volume **2371**, Page **6740** granted and conveyed unto JOHN M TOKASH.

JOHN M TOKASH became deceased on July 30, 2020. Estate documents were filed on behalf of JOHN M TOKASH in Carbon County, Pennsylvania, on August 7, 2020, Case Number 20-9247. The appointed Administrator of the ESTATE OF JOHN M TOKASH is DAVID TOKASH. PARCEL NO.: **16/2/1/1-9**

PIN NO.: **:16732101467354C1**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **DAVID TOKASH**, ADMINISTRATOR OF THE ESTATE OF JOHN M TOKASH, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Joel D Johnson, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

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**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4750 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023**

**AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS . . . WHICHEVER IS HIGHER BY CASHIERS CHECK

**LEGAL DESCRIPTION**

OWNERS: **MICHAEL TORINO**  
CONTRACT NO.: **1090102740**  
FILE NO.: **PA-RVB-063-244**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 17 of Unit No(s). RV125**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B

(Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **8/31/2017**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2497**, Page **2795** granted and conveyed unto MICHAEL TORINO.

PARCEL NO.: **16/2/1/1-10**

PIN NO.: **:16732101450770C1**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **MICHAEL TORINO**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Joel D Johnson, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

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**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4750 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County,

Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF THE PURCHASE PRICE OR**

**SHERIFF'S COSTS . . . WHICHEVER IS HIGHER BY CASHIERS CHECK**

**LEGAL DESCRIPTION**

**OWNERS: MICHAEL TORINO**

**CONTRACT NO.: 1098303696**

**FILE NO.: PA-RVB-063-281**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 12 of Unit No(s). RV124**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **8/31/2017**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2497**, Page **2811** granted and conveyed unto MICHAEL TORINO.

**PARCEL NO.: 16/2/1/1-10**

**PIN NO.: :16732101450770C1**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **MICHAEL TORINO**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris

Sheriff of Monroe County  
Pennsylvania

Joel D Johnson, Esquire

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4750 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF THE PURCHASE PRICE OR**

**SHERIFF'S COSTS . . . WHICHEVER IS HIGHER BY CASHIERS CHECK**

**LEGAL DESCRIPTION**

**OWNERS: JOSE URBINA**

**ZOLIA URBINA**

**CONTRACT NO.: 1090100512**

**FILE NO.: PA-RVB-063-243**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 13 of Unit No(s). RV-138**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60

were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **3/26/2002**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2118**, Page **2184** granted and conveyed unto JOSE URBINA and ZOLIA URBINA.

PARCEL NO.: **16/2/1/1-11**  
PIN NO.: **:16732100340877**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **JOSE URBINA**  
**ZOLIA URBINA**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Joel D Johnson, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4892 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF THE PURCHASE PRICE OR  
SHERIFF'S COSTS . . . WHICHEVER IS HIGHER  
BY CASHIERS CHECK

**LEGAL DESCRIPTION**

OWNERS: **RUBY WAIGHT**  
CONTRACT NO.: **1061408910**  
FILE NO.: **PAT-RT-065-003**

A **105,000/218,696,000** undivided fee simple interest in Units: **273-277; 281-300** in RIDGE TOP-CRESTVIEW, A CONDOMINIUM, located within Ridge Top Village, Stage II of Shawnee Village Planned Residential Development at Shawnee-on-Delaware, Smithfield Township, Monroe County, Pennsylvania 18356, according to the Plat filed of record in Plot Book Volume 46 at Page 39, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, as amended by the Amended Final Planned Residential Development (PRD) Plan, recorded on May 12, 2006, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Plot Book Volume 78, at Page 98, as the same may be amended pursuant to the approval of the Board of Supervisors of Smithfield Township, Monroe County, Pennsylvania to reflect the "as-built" status of the said units. Subject to all matters contained in the Schedule B, Section 2, herein.

BEING THE same premises conveyed by deed recorded **8/16/2016**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2476**, Page **4848** granted and conveyed unto RUBY WAIGHT.

PARCEL NO.: **16/99367, 16/99368, 16/99369, 16/99370, 16/99371, 16/99383, 16/99384, 16/99385, 16/99386, 16/99387, 16/99388, 16/99389, 16/99390, 16/99391, 16/99392, 16/99393, 16/99394, 16/99396, 16/99397, 16/99398, 16/99399, 16/99400, 16/99401, 16/99402**

PIN NO.: **:16732101497460, :16732101497368, :16732101496399, :16732101496387, :16732101496395, :16732101491574, :16732101492506, :16732101492508, :16732101491538, :16732101491650, :16732101399509, :16732101398671, :16732101398528, :16732101398535, :16732101398554**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **RUBY WAIGHT**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Joel D Johnson, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor

Jul 28, Aug 4, 11

**SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 130 CIVIL 2023 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 31, 2023  
AT 10:00 A.M.**

By accessing the web address:

[www.bid4assets.com/monroecountysheriffsale](http://www.bid4assets.com/monroecountysheriffsale)

es  
PURCHASERS MUST PAY 10% OF THE  
PURCHASE PRICE OR SHERIFF'S COSTS,  
WHICHEVER IS HIGHER TO BID4ASSETS BY  
WIRE TRANSFER NO LATER THAN 4:00PM THE  
DAY AFTER AUCTION  
LEGAL DESCRIPTION

ALL THAT CERTAIN LOT SITUATE IN THE TOWNSHIP OF MIDDLE SMITHFIELD, COUNTY OF MONROE AND STATE OF PENNSYLVANIA, MARKED AND DESIGNATED AS LOT NO. 45, SECTION TWO, AS SHOWN ON "PLOTING OF POCONO FORESTED ACRES, MIDDLE SMITHFIELD TOWNSHIP, MONROE COUNTY, PENNSYLVANIA, A DWELLING KNOWN AND NUMBERED AS 2221 WHITE DOVE DRIVE, EAST STROUDSBURG, PA 18302 F/K/A 24 POCONO FORESTED ACRES, EAST STROUDSBURG, PA 18302 MADE BY LAWRENCE R. BAILEY" RECORDED IN MONROE COUNTY, PENNSYLVANIA, IN PLOT BOOK NO. 21, PAGE 21.

BEING THE SAME PROPERTY AS CONVEYED FROM VINCENT R. LOGES AND CHRISTINA M. LOGES, HIS WIFE TO STEPHEN MARTINES AND JANET MARTINES, HIS WIFE, AS TENANTS BY THE ENTIRETY, AS DESCRIBED IN DEED BOOK 2080 PAGE 0424, DATED 5/22/2000, RECORDED 6/15/2000.

PARCEL ID #: 09.11B.1.21

PIN - 09732501472002

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **DONALD WHITE**, AS EXECUTOR OF THE ESTATE OF STEPHEN MARTINES AKA STEPHEN J. MARTINES

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff

within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris  
Sheriff of Monroe County  
Pennsylvania  
Michelle Pierro, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
Jul 28, Aug 4, 11