

OFFICIAL LEGAL
JOURNAL
OF WAYNE COUNTY, PA



22nd Judicial District

November 14, 2025

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Honesdale, PA



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

The Hon. Janine Edwards
President Judge

The Hon. Matthew Meagher
Judge

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



PA LEGAL ADS

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Legal Journal of Wayne County

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

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

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

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

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

MESSAGE FROM THE WAYNE COUNTY BAR ASSOCIATION



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

PRICING & RATES

Notice Pricing

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Incorporation Notices	\$75
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Estate Notice (3-time insertion)	\$125
Orphans Court; Accounting on Estates (2-time insertion)	\$75

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A fee of \$10 will be added to all legal notices for the Notarized Proof of Publication.

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Wayne County LEGAL JOURNAL

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Honesdale, PA 18431
Phone: 570-251-1512
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2025 LEGAL ADVERTISING RATES

Effective 5/1/2025

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Subject to space availability

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Eighth Page	\$35	\$195	\$275	\$435

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2"W X 1 3/4"H

District Attorney's Office

PRESS RELEASES

Date: November 4, 2025

Defendant's Name: Robert Gerard Krzan

Date of Offense: October 27, 2025

Location of Offense: Wayne County, Lehigh Township, PA

Charges: Manufacture, Delivery, or Possession with Intent to Manufacture or Deliver, Intentional Possession of Controlled Substance By a Person Not Registered, Possession of Marijuana, Use/Possession of Drug Paraphilia

Bail: To Be Set.

Next Court appearance: Central Court, Wednesday, November 12, 2025

Editorial (according to the criminal complaint):

On October 27, 2025, officers responded to a domestic-related call involving a report of a disturbance at a residence in Gouldsboro. Upon arriving at the property, officers detected a strong odor of marijuana and observed a marijuana plant growing in plain view inside a greenhouse. A search warrant was later obtained for the residence.

During the search, officers discovered multiple marijuana plants and related substances throughout the home. Robert Krzan arrived on scene during the search and identified himself as the property owner. He admitted that the marijuana grown belonged to him.

Date: November 4, 2025

Defendant's Name: Liam F. Bolger

Date of Offense: October 30, 2025

Location of Offense: Wayne County Adult Probation Office, Honesdale, PA

Charges: Unlawful Use of An Audio or Video Device in Court

Bail: To Be Set.

Next Court appearance: Central Court, Wednesday, December 3, 2025

Editorial (according to the criminal complaint):

On October 30, 2025, Wayne County Detective responded to a report involving Liam Bolger, who was accused of recording audio from a recent court proceeding before Judge Janine Edwards. The report originated from Wayne County Probation Department staff who overheard Bolger replaying the recording on his cellphone while at the Adult Probation Office.

Detectives met with Bolger, who admitted to recording the court session, stating he wanted to hear how he sounded while speaking. He acknowledged seeing the posted signs prohibiting recordings within the courthouse. Bolger voluntarily provided the recording to investigators.

Recording any court proceeding without authorization is a criminal offense under Pennsylvania law.

The filing of criminal charges is not evidence of guilt but simply a description of the charge made by the Commonwealth against a defendant. A charged Defendant is presumed innocent until a jury returns a unanimous finding that the Commonwealth has proven the defendant's guilt beyond a reasonable doubt or until the defendant enters a guilty plea to the charges.

LEGAL NOTICES

IN THE COURT OF COMMON PLEAS OF WAYNE COUNTY
COMMONWEALTH OF PENNSYLVANIA

ESTATE NOTICES

Notice is hereby given that, in the estate of the decedents set forth below, the Register of Wills, has granted letters testamentary or of administration to the persons named. All persons having claims or demands against said estates are requested to present the same without delay and all persons indebted to said estates are requested to make immediate payment to the executors or administrators or their attorneys named below.

ESTATE NOTICE

Estate of Stanley Philip O'Bieurka
AKA Stanley P. O'Bieurka AKA
Stanley O'Bieurka
Late of Lake Ariel
EXECUTOR
Patricia Zelna
358 The Hideout
Lake Ariel, PA 18436
ATTORNEY
Matthew H. Walker, Esq.
PO Box 747
Hamlin, PA 18427

11/14/2025 • 11/21/2025 • 11/28/2025

ESTATE NOTICE

NOTICE IS HEREBY GIVEN that
Letters Testamentary have been
granted in the estate of Elizabeth
A. Gardner, late of Canaan
Township, Wayne County, PA.,
Date of death September 14, 2025.
All persons indebted to the said
estate are required to make
payment and those having claims

or demands to present the same
without delay to the
Executor/Executrix, in care of
Jessica M. Ellis, Esquire, 1018
Church Street, Honesdale, PA
18431.

11/14/2025 • 11/21/2025 • 11/28/2025

ESTATE NOTICE

Estate of Stephen E. Leshner
AKA Steve E. Leshner
Late of Salem Township
EXECUTOR
Robert Batzel
1170 Lake Ariel Highway
Lake Ariel, PA 18436
ATTORNEY
Nicholas D. Gregory, Esq.
307 Erie Street
Honesdale, PA 18431

11/14/2025 • 11/21/2025 • 11/28/2025

ESTATE NOTICE

Estate of Brian P. Rutledge
AKA Brian Rutledge
Late of Damascus Township
EXECUTOR
Sharon H. Rutledge
736 Callicoon Road
Damascus, PA 18415
ATTORNEY
Nicholas A. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

11/14/2025 • 11/21/2025 • 11/28/2025

ESTATE NOTICE

Estate of Fay M. Schrank
AKA Fay Mary Schrank AKA Fay
Schrank

Late of Berlin Township

EXECUTOR

Wanda Eisenhauer
77 Long Ridge Road
Hawley, PA 18428

ATTORNEY

Timothy P. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

11/14/2025 • 11/21/2025 • 11/28/2025

ESTATE NOTICE

Estate of Robert A. Giannella, Sr.
AKA Robert Anthony Giannella,
Sr. AKA Robert Giannella

Late of South Canaan Township

ADMINISTRATOR

Robert A. Giannella, Jr.
1012 Glen Oak Court
La Plata, MD 20646

ATTORNEY

Timothy P. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

11/14/2025 • 11/21/2025 • 11/28/2025

ESTATE NOTICE

Estate of Sophia Burkhardt
Late of South Canaan Township
CO-EXECUTOR

John Lazorack

25 Deer Laurel Estate Rd.
Lake Ariel, PA 18436

CO-EXECUTOR

Cheryl E. Lazorack
25 Deer Laurel Estate Rd.
Lake Ariel, PA 18436

ATTORNEY

Nicholas A. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

11/14/2025 • 11/21/2025 • 11/28/2025

ESTATE NOTICE

Estate of Eva Balevich

AKA Eva Lazorack Balevich

Late of South Canaan Township

CO-EXECUTOR

Igor Balevich
151 Woodway Road
Darien, CT 06820

CO-EXECUTOR

Nicholas Balevich
2715 Amaya Terrace
Lake Mary, FL 32746

ATTORNEY

Nicholas A. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

11/7/2025 • 11/14/2025 • 11/21/2025

ESTATE NOTICE

Estate of Kathryn Lynn Whiting

AKA Kathryn Whiting AKA Lynn
Whiting

Late of Lake Township

EXECUTOR

Laura Malone a/k/a Laura Ann
Malone

3450 Chestnut Hill Dr., 1821 The
Hideout

Lake Ariel, PA 18431

ATTORNEY

Michael D. Walker, Esq.
PO Box 747
Hamlin, PA 18427

11/7/2025 • 11/14/2025 • 11/21/2025

ESTATE NOTICE

NOTICE IS HEREBY GIVEN, that letters Testamentary have been issued to Lillian De La Rosa in the Estate of Roger Edward De La Rosa, who died on October 14, 2025, late resident of 2 Chipmunk Court, Hawley, Pennsylvania 18428. All persons indebted to said estate are required to make payment and those having claims or demands are to present the same without delay to the law offices of JOHN J. MARTIN, ESQUIRE, Attorney for the Estate, at 1022 Court Street, Honesdale, PA 18431

JOHN J. MARTIN, ESQUIRE,
ATTORNEY FOR THE ESTATE

11/7/2025 • 11/14/2025 • 11/21/2025

EXECUTOR'S NOTICE

ESTATE OF Sonia Paloy a/k/a Sonia Alvia Paloy, late of Cherry Ridge Township, Wayne County, Pennsylvania. Any person or persons having claim against or indebted to the estate present same to Lillian Earyes a/k/a Lillian Patricia Earyes, of 101 E. Center Street, Shavertown, PA 18708. Sally N. Rutherford, Esq., 921 Court St., Honesdale, PA 18431, Attorney for the Estate.

11/7/2025 • 11/14/2025 • 11/21/2025

ESTATE NOTICE

Estate of Josephine Dorothy Chamberlain
AKA Josephine W. Chamberlain

Late of Lake Ariel
EXECUTOR
Garry Chamberlain
c/o Law Office of Scott Lynett
310 Penn Avenue
Scranton, PA 18503
ATTORNEY
Law Office of Scott Lynett
237 Penn Avenue
Scranton, PA 18503

10/31/2025 • 11/7/2025 • 11/14/2025

ESTATE NOTICE

ESTATE OF KATHY B. FOX,
LATE OF THE TOWNSHIP OF
HONESDALE, COUNTY OF
WAYNE, AND COMMONWEALTH
OF PENNSYLVANIA,
DECEASED

WHEREAS, Letters of Administration in the above-named estate have been granted to Eric J. Fox, Executor of the Estate of Kathy B. Fox. All persons indebted to the said estate are requested to make immediate payment, and those having claims or demands to present the same without delay to:

Eric J. Fox, Executor
c/o DiFelice Law, LLC
240 South Main Street, Suite 1206
Nazareth, PA 18064

10/31/2025 • 11/7/2025 • 11/14/2025

ESTATE NOTICE

Estate of James J. Horan
AKA James Joseph Horan
Late of Dreher Township
ADMINISTRATOR
Margaret S. Zachary aka Margaret

Suzanne Zachary c/o Fisher &
Fisher Law Offices, LLC
525 Main Street, PO Box 396
Gouldsboro, PA 18424

ATTORNEY

Timothy B. Fisher II, Esq.
Fisher & Fisher Law Offices
525 Main Street, PO Box 396
Gouldsboro, PA 18424

10/31/2025 • 11/7/2025 • 11/14/2025

OTHER NOTICES

NOTICE

COURT OF COMMON PLEAS

CIVIL DIVISION

NO.: 654-2023 CV

WAYNE COUNTY

US BANK TRUST NATIONAL
ASSOCIATION AS TRUSTEE
FOR LB-RANCH SERIES V
TRUST,
Plaintiff

vs.

BENJAMIN RIVERA AS
KNOWN HEIR OF EDWIN
RIVERA, DECEASED;
UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS, AND
ALL PERSONS, FIRMS OR
ASSOCIATIONS CLAIMING
RIGHT, TITLE OR INTEREST
FROM OR UNDER EDWIN
RIVERA, DECEASED,
Defendants

**ACTION IN
MORTGAGE FORECLOSURE**

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 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.

Northern Pennsylvania Legal
Services
Wayne County Courthouse
925 Court Street Honesdale, PA
18431
(570) 341-7834

11/14/2025

NOTICE OF FILING OF SHERIFF'S SALES

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

SHERIFF'S SALE NOVEMBER 26, 2025

By virtue of a writ of Execution instituted by: Lakeview Loan Servicing LLC issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 26th day of November, 2025 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

ALL THAT CERTAIN piece and parcel of land, situate, lying and being in Lake Township, Wayne County and Commonwealth of Pennsylvania, bounded and described as follows, to wit

BEGINNING at a point for a corner which point is on the edge of a private drive known as Sister Colette-Father John Drive as set forth on map entitled "Ginger-Mary-Ann Acres, Lands of Margretta Mumin, Lake Township, Wayne County, Pennsylvania; Revised August 6, 1977, George E. Ferris, RS." which map is duly recorded in the Recorder of Deeds Office of Wayne County in Map

Book 36 at page 1, which point of beginning is the Easterly corner of Lot No. 27 on said map and the Westerly corner of Lot No. 26 on said map; thence along the common boundary lines of Lot No. 27 and 26, South eight (8) degrees fifty (50) minutes West four hundred (400) feet to a point for a corner; thence along the common boundary lines of Lot No. 27 and 12 on said map, North eighty-two (82) degrees fifteen (15) minutes West two hundred (200) feet to a point on the edge of McAndrew Drive, North eight (8) degrees fifty (50) minutes East four hundred (400) feet to the point where McAndrew Drive intersects Sister Colette-Father John Drive and thence along the edge of Sister Colette-Father John Drive, South eighty-two (82) degrees fifteen (15) minutes East two hundred (200) feet to the point and place of BEGINNING.

CONTAINING therein all of Lot No. 27 as set forth on said map being 1.83 acres more or less.

BEING THE SAME PREMISES which Anthony Kubrak and Louisa Kubrak, husband and wife, by Deed dated June 1, 2016 and recorded on June 3, 2016, in the Wayne County Recorder of Deeds Office at Deed Book Volume 5017 at Page 102, as Instrument No. 201600003356, granted and conveyed unto Aaron Rossignol and Fallyn Rossignol, husband and wife.

BEING Known as 186 Murnin Road, Lake Ariel, PA 18436

TAX PARCEL NO.: 12-0-0058-0025

Seized and taken in execution as property of:
 Aaron Rossignol 186 Murnin Road
 LAKE ARIEL PA 18436
 Fallyn Rossignol 186 Murnin Road
 LAKE ARIEL PA 18436

Execution No. 409-Civil-2024
 Amount Due: \$242,190.48 Plus
 additonal costs

September 3, 2025
 Sheriff Christopher Rosler

**TO ALL CLAIMANTS TAKE
 NOTICE:**

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

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

Thomas C. Dyer Esq

10/31/2025 • 11/7/2025 • 11/14/2025

**SHERIFF'S SALE
 DECEMBER 3, 2025**

By virtue of a writ of Execution instituted by: Deutsche Bank National Trust Co. as Trustee for Argent Securities Inc., Asset-Backed Pass Through Certificates, Series 2006-M2 issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 3rd day of December, 2025 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

All that certain piece or parcel of land situate in the Township of Damascus, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at an iron pipe corner on the top Northerly bank of the Delaware River, said iron pipe corner being 60.32 feet on a course of North 44 degrees 12 minutes East from another iron pipe corner, said iron pipe corner being the common corner between the Northerly line of Lot No. 1 of the now or former Grantors and the Southerly line of lands now or formerly of Norado Donnini, said iron pipe corner at the place of beginning being the common corner between Lot No. 3, the parcel being herein described, and Lot No. 2 of the now or former grantors; thence from the place of beginning the following nine courses and distances: (1) South 44 degrees 12

minutes West a distance of 54.08 feet along the Northerly bank of the Delaware River in a down stream direction to an iron pipe corner; (2) South 35 degrees 30 minutes West a distance of 111.00 feet continuing along the Northerly bank of the Delaware River in a down stream direction to an iron bar corner, being the common line with the now or former Grantors and a sub-division of Josephine Goczek, said common line being established by Order of Court No. 3, June Term 1965 as indicated on a map entitled "Map of Altered Boundary Line" as recorded in Wayne County Map Book 10, page 24, and as recorded in Deed Book 244, page 965, and dated April 16, 1968; (3) North 73 degrees 13 minutes West a distance of 29.29 feet along the common line of the now or former grantors and a sub-division of Josephine Goczek as established by said Order of Court of the Wayne County Court to an iron pipe and concrete corner; (4) North 08 degrees 07 minutes East a distance of 141.87 feet along and inside of the right-of-way of a 14 foot wide dirt roadway as established by said Order of the Wayne County Court, said roadway being common with lands of a sub-division of Josephine Goczek to an iron pipe; (5) North 15 degrees 37 minutes East a distance of 50.12 feet still continuing inside of said 14 foot wide dirt road way right-of-way to an iron pipe; (6) North 21 degrees 50 minutes East a distance of 32.23 feet still continuing inside the right-of-way of said 14 foot wide dirt roadway as established by the Wayne County Court and still being common with a sub-division

of Josephine Goczek to a railroad spike corner common with other lands of the now or former grantors referred to as Lot No. 2; (7) South 47 degrees 59 minutes East a distance of 26.12 feet leaving said 14 foot wide dirt roadway and along the common line of Lot No. 3 the land being herein conveyed and Lot No. 2 other lands of the now or former grantors to an iron pin corner common with said Lot. 2; degrees 01 minutes West 16.00 feet still continuing along the (8) South 42 degrees 01 minutes West 16.00 feet still continuing along the common line of said Lot No. 2 and the land being herein conveyed to an iron pin corner; (9) South 47 degrees 59 minutes East a distance of 102.64 feet continuing along the common line of Lot No. 2 and the common line of Lot No. 3, said Lot No. 3 being herein described to the place of BEGINNING.

BEING LOT NO. 3 and containing 13,756.10 square feet of land more or less. Being bound on the Southeast by the Delaware River, on the Northwest by the right-of-way of a 14 foot wide dirt roadway common with a sub-division of Josephine Goczek, on the Northeast by other lands of the now or former grantors referred to as Lot No. 2 and on the Southwest by a common line with a sub-division of Josephine Goczek as established by a Court order of the Wayne County Court. The above described parcel being referred to as Lot No. 3 as is indicated on a map entitled "Subdivision of Lands of Frank Zalewski and Bertha S. Zalewski" as prepared by Joseph R. Catherine,

R.S., Reg. No. 11,800-E dated August 12, 1971.

ALSO including all rights and lands as conveyed by Floyd Gillette, single, to Peter Polansky by deed dated June 28, 1963, and recorded in Wayne County Deed Book 218, page 335

AND ALSO, including exclusive water rights to well, pump, pump house and well water.

EXCEPTING those portions of the land above described that are within the right-of-way of a 14 foot wide dirt roadway. The right-of[1]way for said roadway being 7 feet to each side of the center of the beaten path as it exists today.

TOGETHER with a right-of-way in common with others over a private road from the main highway to the property herein conveyed as such road exists on the ground at the present time.

SUBJECT to the same exceptions, restrictions, reservations and conditions contained in the former deeds in the chain of title.

Map Book 16, Page 175.

BEING the same premises which Frank J. Gulino and Margaret M. Gulino by Deed dated November 23, 1998 and recorded in the Office of Recorder of Deeds of Wayne County on November 27, 1998 at Book 1445, Page 1 granted and conveyed unto Frank J. Gulino and Margaret Mary Gulino Mulvihill.

Parcel Number: 07-0-0028-0020 and 07-0-0028-0024

Seized and taken in execution as property of:
Brigit M. Gulino 16 River Rest Drive BEACH LAKE PA 18405
Margaret Mary Gulino Mulvihill 16 River Rest Drive BEACH LAKE PA 18405

Execution No. 233-Civil-2025
Amount Due: \$198,069.31 Plus additional costs

September 16, 2025
Sheriff Christopher Rosler

TO ALL CLAIMANTS TAKE NOTICE:

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

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

Steven P. Kelly Esq.

11/7/2025 • 11/14/2025 • 11/21/2025

SHERIFF'S SALE DECEMBER 10, 2025

By virtue of a writ of Execution instituted by: Nationstar Mortgage LLC issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 10th day of December, 2025 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

PARCEL I:

ALL THAT CERTAIN lot or tract of land situate in the Township of Palmyra, County of Wayne and State of Pennsylvania, more particularly described as follows:

Lot No. 41, Section 2, Block 4, as shown on a certain plan entitled Woodledge Development, as recorded in the Office of the Recorder of Deeds of Wayne, County, Pennsylvania in Map Book 16, Page 59 which lot is the same as designated in the Declaration Planned Community recorded in Deed Book 272, Page 890 and any Amendments thereto, as the same may change from time to time.

TAX MAP NO. 18-0-0005-0028

PARCEL II:

ALL THAT CERTAIN lot or tract of land situate in the Township of Palmyra, County of Wayne and State of Pennsylvania, more particularly described as follows:

Lot No. 40, Block No. IV, as shown on a certain plan entitled Subdivision Plat of Woodledge

Village, Section II, as recorded in the Office of the Recorder of Deeds of Wayne, County, Pennsylvania in Plat Book 16, Page 60 which lot is the same as designated in the Declaration Planned Community recorded in Deed Book 272, Page 890 and any Amendments thereto, as the same may change from time to time.

TAX MAP NO. 18-0-0005-0027

BEING KNOWN AS: 54
WILLOWS DRIVE, HAWLEY,
PA 18428

PROPERTY ID NUMBER (S):
18-0-0005-0028 & 18-0-0005-0027

BEING THE SAME PREMISES
WHICH CAROLINE
LODEWYKS, WIDOW BY DEED
DATED 3/24/2022 AND
RECORDED 4/6/2022 IN THE
OFFICE OF THE RECORDER OF
DEEDS IN DEED BOOK 6117 AT
PAGE 0297-0298, GRANTED
AND CONVEYED UNTO
CLINTON E. LAMFERS AND
AMBER BASSETT, JOINT
TENANTS WITH RIGHT OF
SURVIVORSHIP.

Seized and taken in execution as
property of:
Amber Bassett 54 Willows Drive
HAWLEY PA 18428
Clinton E Lamfers 54 Willows
Drive HAWLEY PA 18428

Execution No. 125-Civil-2025
Amount Due: \$210,218.24 Plus
additional costs

September 10, 2025
Sheriff Christopher Rosler

TO ALL CLAIMANTS TAKE NOTICE:

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

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

Geraldine M. Linn

11/14/2025 • 11/21/2025 • 11/28/2025

**SHERIFF'S SALE
DECEMBER 10, 2025**

By virtue of a writ of Execution instituted by: Deutsche Bank National Trust Co., as Trustee, in trust for the registered holders of Morgan Stanley ABS Capital I Inc. Trust 2006-HE6, Mortgage Pass-Through Certificates, Series 2006-HE6 issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 10th day of December, 2025 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of

Honesdale the following property, viz:

ALL THAT CERTAIN piece or parcel of land lying, situate and being in the Township of Paupack, County of Wayne and Commonwealth of Pennsylvania, laid out and plotted as Parcel R2 upon a certain map entitled "Map Showing Remainder Parcel Sandy Shore George J. and Joan G. Canovan", by William F. Schoenagel, PLS, dated August 18, 2002 and intending to be simultaneously recorded herewith, and being more particularly bounded and described as follows:

BEGINNING at a set #4 rebar for a corner at the edge of a 33 feet wide right of way identified as S.R. 2002 - Lakeshore Drive, being the Southernmost corner of the within described parcel; thence along the common boundary of Parcels R1 and R2 on the above referenced map the following five (5) courses and distances: (1) North 66 degree 58 minutes 37 seconds West, 60.24 feet to a set #4 rebar; (2) North 86 degrees 23 minutes 53 seconds West, 78.76 feet to a set #4 rebar; (3) North 05 degrees 03 minutes 22 seconds East, 111.15 feet to a set #4 rebar; (4) North 80 degrees 06 minutes 26 seconds West, 58.85 feet to a set #4 rebar; and (5) South 78 degrees 14 minutes 53 seconds West, 105.26 feet to a set #4 rebar for a corner at the edge of the said Lakeshore Drive; thence North 11 degrees 45 minutes 07 seconds West, 133.23 feet to a point; thence North 37 degrees 00 minutes 41 seconds West, 106.52 feet to a point at the edge of Highland Drive; thence North 53 degrees 00

minutes 11 seconds East, 48.66 feet to a point in the center of the said Lakeshore Drive; thence South 28 degrees 18 minutes 09 seconds East, 3.63 feet to a point; thence North 47 degrees 51 minutes 38 seconds East, 156.85 feet to a point for a corner in the center of Swan Creek (passing two found iron pipes along this course); thence along the said Swan Creek the following four (4) courses and distances: (1) South 34 degrees 31 minutes 01 seconds East, 15.14 feet to a point; (2) South 54 degrees 03 minutes 45 seconds East, 149.04 feet to a point; (3) South 24 degrees 40 minutes 02 seconds East, 119.55 feet to a point; and (4) South 33 degrees 57 minutes 00 seconds East) 168.65 feet to a point in the middle of the aforesaid Lakeshore Drive; thence through Lakeshore Drive South 23 degrees 01 minutes 23 seconds West, 137.26 feet to the point and place of BEGINNING.

Comprising within said boundaries Parcel R-2 on the above referenced map.

BEING KNOWN AS: 329
LAKESHORE DRIVE,
LAKEVILLE, PA 18438

PROPERTY ID NUMBER: TAX
MAP NO. 19-0-0010-0149

BEING THE SAME PREMISES
WHICH ESP INVESTMENTS,
LLC BY DEED DATED
12/13/2005 AND RECORDED
12/27/2005 IN THE OFFICE OF
THE RECORDER OF DEEDS IN
DEED INSTRUMENT NUMBER
200500015213 AT BOOK R-2945

PAGE 0099, GRANTED AND
CONVEYED UNTO PATRICK S.
JOHNSEN AND MARIE T.
JOHNSEN, HUSBAND AND
WIFE.

Seized and taken in execution as
property of:
Patrick S. Johnsen 538 Easton
Road RIEGELSVILLE PA 18077
Marie T. Johnsen 538 Easton Road
RIEGELSVILLE PA 18077

Execution No. 639-Civil-2024
Amount Due: \$914,986.30 Plus
additional costs

September 16, 2025
Sheriff Christopher Rosler

TO ALL CLAIMANTS TAKE NOTICE:

That all claims to the property will
be filed with the sheriff before the
sale and all claims to the proceeds
before distribution; That a sheriff's
schedule of distribution will be in
his office on a date specified by
him, not later than thirty (30) days
after sale; and that distribution will
be made in accordance with the
schedule unless exceptions are
filed within ten (10) days
thereafter. No further notice of
filing of the schedule of
distribution need be given.
ANY SUCCESSFUL BIDDER
MUST HAVE 10% DOWN
PAYMENT AT DATE OF SALE.
BALANCE DUE THIRTY (30)
DAYS FROM DATE OF SALE.
FAILURE TO PAY BALANCE
WILL FORFEIT DOWN
PAYMENT.

Geraldine M. Linn

11/14/2025 • 11/21/2025 • 11/28/2025

CIVIL ACTIONS FILED

*FROM OCTOBER 25, 2025 TO OCTOBER 31, 2025
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

JUDGMENTS

NUMBER	LITIGANT	DATE/TIME	DESCRIPTION	AMOUNT
2004-20665	HANNEL LARIN T	10/31/2025 2:17	SATISFACTION	—
2005-20031	HANNEL LARIN TAYLOR	10/31/2025 2:16	SATISFACTION	—
2008-21681	WOLPERT STEVEN JOSEPH	10/29/2025 8:05	SATISFACTION	—
2008-22012	HANNEL LARIN T	10/31/2025 2:17	SATISFACTION	—
2008-22013	HANNEL LARIN T	10/31/2025 2:17	SATISFACTION	—
2008-22014	HANNEL LARIN T	10/31/2025 2:17	SATISFACTION	—
2010-30416	KENNEDY DANIEL J	P 10/29/2025 3:50	WITHDRAWN	—
2014-20868	MAHN JOSEPH R	10/29/2025 8: 05	SATISFACTION	—
2015-21188	MANGIA MANGIA INC	10/27/2025 1:01	SATISFACTION	—
2017-21156	MANGIA MANGIA INC	10/27/2025 1:02	SATISFACTION	—
2018-21117	MANGIA MANGIA INC	10/27/2025 1:02	SATISFACTION	—
2018-21259	MANNO RICHARD	10/29/2025 8:04	SATISFACTION	337.24
2021-20233	MANGIA MANGIA INC	10/27/2025 1:02	SATISFACTION	—
2021-20782	THUNBERG JARL M	10/29/2025 8:04	SATISFACTION	1,761.29
2022-20301	SWEELEY SARAH	10/31/2025 11:45	SATISFACTION	—
2022-20338	SWEELEY SARAH	10/31/2025 11:40	SATISFACTION	—
2022-20347	THURNBERG JARL M	10/29/2025 8:04	SATISFACTION	905.61
2022-20442	RIZZO FRANK	10/31/2025 8:26	SATISFACTION	—
2023-20569	ABREU SERGIO AUGUSTO	10/31/2025 8:26	SATISFACTION	—
2023-20737	ABEL KESHIA	10/31/2025 8:26	SATISFACTION	—
2023-20737	DOMONIQUE WILSON	10/31/2025 8:26	SATISFACTION	—
2024-20478	JOHNSON EDWARD	10/31/2025 8:26	SATISFACTION	—
2024-20478	JOHNSON JENNIFER	10/31/2025 8:26	SATISFACTION	—
2024-20581	ABREU SERGIO AUGUSTO	10/31/2025 8:26	SATISFACTION	—
2024-20874	HOFFMANN GARY W	10/27/2025 12:16	SATISFACTION	—
2025-00092	DELORENZO PAUL JR A/K/A	10/28/2025 8:35	DEFAULT JUDGMENT	57,819.00
2025-00092	DELORENZO PAUL	10/28/2025 8:35	DEFAULT JUDGMENT	57,819.00
2025-00092	ULIANO TONYA	10/28/2025 8:35	DEFAULT JUDGMENT	57,819.00
2025-00092	POCONO PROS GENERAL CONTRACTING LLC	10/28/2025 8:35	DEFAULT JUDGMENT	57,819.00
2025-00178	ONPOINTE PROPERTY GROUP LLC	10/28/2025 11:29	WRIT OF EXECUTION	51,747.17
2025-00223	THE DIME BANK GARNISHEE	10/30/2025 11:17	DISCT. ATTACHMT.EXEC	—
2025-00245	PHILLIPS MICHAEL C	10/27/2025 11:25	CONSENT JUDGMENT	670.92
2025-00246	THE DIME BANK GARNISHEE	10/30/2025 11:16	DISCT. ATTACHMT.EXEC	—
2025-00247	THE DIME BANK GARNISHEE	10/30/2025 11:15	DISCT. ATTACHMT.EXEC	—
2025-00332	MAUSOLF VINCENT R	10/28/2025 11:06	DEFAULT JUDGMENT	17,869.44

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

2025-00434	PORRECA MELISSA	10/29/2025 11:53	DEFAULT JUDGMENT	925.24
2025-00437	ANGEL BRANDA	10/29/2025 11:41	DEFAULT JUDGMENT	1,402.00
2025-00442	PHILLIPS ANN MARIE	10/29/2025 11:33	DEFAULT JUDGMENT	2,724.36
2025-00444	TORRES ALFRED J	10/29/2025 11:46	DEFAULT JUDGMENT	7,748.40
2025-00465	RICKERT TIMOTHY J	10/27/2025 12:16	WRIT OF EXECUTION	11,318.40
2025-00465	THE DIME BANK GARNISHEE	10/27/2025 12:16	WRIT EXEC/GARNISHEE	—
2025-00467	FLOMENHOFT JEFFREY H	10/29/2025 11:23	DEFAULT JUDGMENT	13,610.71
2025-00512	SOSA JOSEPH I	10/30/2025 3:28	DEFAULT JUDGMENT	5,247.24
2025-00609	TIERNAN AMANDA	10/31/2025 11:53	DEFAULT JUDGMENT	236,299.70
2025-00609	TIERNAN ANDREW J	10/31/2025 11:53	DEFAULT JUDGMENT	236,299.70
2025-00622	BIBBER DANIEL T	10/28/2025 3:40	DEFAULT JUDG IN REM	230,528.35
2025-00622	DIETRICH REGINA A	10/28/2025 3:40	DEFAULT JUDG IN REM	230,528.35
2025-00622	BIBBER DANIEL T	10/28/2025 3:41	WRIT OF EXECUTION	230,528.35
2025-00622	DIETRICH REGINA A	10/28/2025 3:41	WRIT OF EXECUTION	230,528.35
2025-20175	WAYNE BANK GARNISHEE	10/31/2025 10:53	SATISFACTION	—
2025-20282	DRONGOSKI TANNER J	10/31/2025 1:55	WRIT OF EXECUTION	—
2025-20282	HONESDALE NATIONAL BANK GARNISHEE	10/31/2025 1:55	GARNISHEE/WRIT EXEC	—
2025-20286	RIZZI KIEL L SR	10/27/2025 2:18	WRIT OF EXECUTION	—
2025-20286	DIME BANK THE GARNISHEE	10/27/2025 2:18	GARNISHEE/WRIT EXEC	—
2025-20402	JOHNSON EDWARD	10/31/2025 8:26	SATISFACTION	—
2025-20402	JOHNSON JENNIFER	10/31/2025 8:26	SATISFACTION	—
2025-20439	WHITE GEORGE S JR	10/27/2025 12:46	SATISFACTION	—
2025-20439	WHITE VALERIE OVERTON	10/27/2025 12:46	SATISFACTION	—
2025-20439	OVERTON VALERIE WHITE	10/27/2025 12:46	SATISFACTION	—
2025-20439	WHITE GEORGE S JR	10/27/2025 12:46	DISCONTINUANCE	—
2025-20439	WHITE VALERIE OVERTON	10/27/2025 12:46	DISCONTINUANCE	—
2025-20439	OVERTON VALERIE WHITE	10/27/2025 12:46	DISCONTINUANCE	—
2025-20517	ABREU SERGIO AUGUSTO	10/31/2025 8:26	SATISFACTION	—
2025-20548	LAKE REGION DEVELOPMENT III LLC	10/29/2025 8:04	SATISFACTION	341.72
2025-20586	GOLD PEAK LLC	10/31/2025 8:26	SATISFACTION	—
2025-20693	DADIG MATTHEW	10/29/2025 8:04	SATISFACTION	365.14
2025-20729	SASSCER RON	10/27/2025 11:12	JP TRANSCRIPT	4,791.35
2025-20730	THOMAS JULIE	10/27/2025 11:25	JP TRANSCRIPT	2,080.81
2025-20731	FERRIS PETER	10/27/2025 11:54	JP TRANSCRIPT	1,244.73
2025-20732	MACHNICKI EDWARD	10/27/2025 12:10	JP TRANSCRIPT	4,261.51
2025-20733	ELDRED KATLIN M	10/27/2025 12:16	JUDGMENT	1,742.25
2025-20734	MERRELL COURTNEY R	10/27/2025 12:16	JUDGMENT	2,187.25
2025-20735	FERREIRA SILVINO D	10/27/2025 12:37	MUNICIPAL LIEN	2,884.40
2025-20736	SCHMIDT ERIC F	10/29/2025 8:37	MUNICIPAL LIEN	340.02
2025-20736	DERRICK TRINITY A	10/29/2025 8:37	MUNICIPAL LIEN	340.02
2025-20737	BREIDENSTEIN PAUL	10/29/2025 8:37	MUNICIPAL LIEN	340.14
2025-20737	BREIDENSTEIN MIKE	10/29/2025 8:37	MUNICIPAL LIEN	340.14
2025-20738	GONZALEZ CAROL	10/29/2025 8:37	MUNICIPAL LIEN	340.14
2025-20739	EAGLES VIEW INVESTMENTS LLC	10/29/2025 8:37	MUNICIPAL LIEN	340.14

2025-20740	HOFFMAN JAMES	10/29/2025 4:18 MUNICIPAL LIEN	751.63
2025-20740	HOFFMAN PATRICIA	10/29/2025 4:18 MUNICIPAL LIEN	751.63
2025-20741	BEERS BERNARD M	10/29/2025 4:19 MUNICIPAL LIEN	1,052.80
2025-20742	CLARK RIVER	10/29/2025 4:20 MUNICIPAL LIEN	1,044.13
2025-20743	SIMON BRIAN	10/29/2025 4:20 MUNICIPAL LIEN	1,065.22
2025-20743	YARRISH KIMBERLY ANN	10/29/2025 4:20 MUNICIPAL LIEN	1,065.22
2025-20744	CAVAGE PAUL	10/31/2025 7:58 TAX LIEN	4,003.52
2025-20744	CAVAGES COUNTRY FARM MARKET T/A	10/31/2025 7:58 TAX LIEN	4,003.52
2025-20745	SCRUGGS LANEISHA	10/31/2025 8:15 MUNICIPAL LIEN	690.10
2025-20746	CORBETT LISA R	10/31/2025 8:49 JP TRANSCRIPT	6,337.24
2025-20746	CORBETT MICHAEL P JR	10/31/2025 8:49 JP TRANSCRIPT	6,337.24
2025-20747	BARRETO JULIAO WALLAS	10/31/2025 9:11 JP TRANSCRIPT	3,491.65
2025-20748	BARRETO JULIAO WALLAS	10/31/2025 9:35 JP TRANSCRIPT	3,488.15
2025-20749	BARRETO JULIAO WALLAS	10/31/2025 9:57 JP TRANSCRIPT	3,488.15
2025-20750	MICHELSON KAREN	10/31/2025 10:39 JUDG/LAKE COUNTY FL	20,274.19
2025-20751	BLUHM PER C	10/31/2025 11:26 JP TRANSCRIPT	6,205.57
2025-20752	JEFFERY JEREMY J	10/31/2025 12:19 JUDG/HAMILTON CTY IN	44,317.25
2025-20753	KOWALCHIK GAIL A	10/31/2025 12:53 JUDG/HAMILTON CTY IN	27,750.70
2025-20754	YATES AALIYAH C	10/31/2025 2:17 JUDGMENT	2,831.25
2025-20755	SAPONARO CHRISTOPHER	10/31/2025 2:17 JUDGMENT	2,635.25
2025-20756	VONDERHEY JOSEPH F	10/31/2025 2:17 JUDGMENT	1,364.75
2025-20757	PRZYWARA JAROD R	10/31/2025 2:17 JUDGMENT	1,996.75
2025-20758	GRZEGORZEWSKI FRANCIS P	10/31/2025 2:17 JUDGMENT	3,487.25
2025-20759	RIVERA DAWN A	10/31/2025 2:17 JUDGMENT	18,727.50
2025-20760	CANFIELD TYLER	10/31/2025 2:18 JUDGMENT	12,962.25
2025-30326	MAZZARINO DESTINY	P 10/31/2025 2:45 JUDGMENT NON PROS	—
2025-40064	PIERCY RICHARD JR OWNER	P 10/27/2025 12:53 STIP VS LIENS	—
2025-40064	NJB CONSTRUCTION & ROOFING CONTRACTOR	10/27/2025 12:53 STIP VS LIENS	—
2025-40065	NICHOLSON CHRISTOPHER OWNER P	10/30/2025 10:51 STIP VS LIENS	—
2025-40065	JOHN REED CONSTRUCTION INC CONTRACTOR	10/30/2025 10:51 STIP VS LIENS	—

CONTRACT — BUYER PLAINTIFF

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00711	BOHL DON	PLAINTIFF	10/28/2025	—
2025-00711	CROOKED LADDER ROOFING LLC	DEFENDANT	10/28/2025	—

CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00716	LVNV FUNDING LLC	PLAINTIFF	10/29/2025	—
2025-00716	FRANCESCHINI JOSE N	DEFENDANT	10/29/2025	—
2025-00717	JPMORGAN CHASE BANK N A	PLAINTIFF	10/30/2025	—
2025-00717	HAYTER BONNIE L	DEFENDANT	10/30/2025	—

CONTRACT — DEBT COLLECTION: OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00706	VELOCITY INVESTMENTS LLC	PLAINTIFF	10/27/2025	—
2025-00706	DOHERTY TRISH	DEFENDANT	10/27/2025	—
2025-00719	PORTFOLIO RECOVERY ASSOCIATES LLC	PLAINTIFF	10/30/2025	—
2025-00719	DONLIN JAMES J	DEFENDANT	10/30/2025	—
2025-00720	PORFOLIO RECOVERY ASSOCIATES LLC	PLAINTIFF	10/30/2025	—
2025-00720	FOGU NIKKI	DEFENDANT	10/30/2025	—

CONTRACT — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00707	SOLLENNE STEVEN D/B/A	PLAINTIFF	10/28/2025	—
2025-00707	SOLLENNE HOMES	PLAINTIFF	10/28/2025	—
2025-00707	DOUGLAS DEBBIE A	DEFENDANT	10/28/2025	—
2025-00707	DOUGLAS RONALD L HUSBAND AND WIFE	DEFENDANT	10/28/2025	—
2025-00712	WAYNE BANK	PLAINTIFF	10/29/2025	—
2025-00712	LOUCKS ANN	DEFENDANT	10/29/2025	—

YOUR HOMETOWN INSURANCE FRIENDS

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AFFORDABLE

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MISCELLANEOUS — DECLARATORY JUDGMENT

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00715	MENDOZA KARLA GARCIA	PLAINTIFF	10/29/2025	—
2025-00715	CASTILLO CINTHIA	PLAINTIFF	10/29/2025	—
2025-00715	WOODLYN SHORES ASSOCIATION LLC	DEFENDANT	10/29/2025	—

MISCELLANEOUS — OTHER

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00713	ASSOCIATION OF PROPERTY OWNERS OF THE HIDEOUT INC	PLAINTIFF	10/29/2025	—
2025-00713	DANIELS DIAMOND	DEFENDANT	10/29/2025	—
2025-00714	ASSOCIATION OF PROPERTY OWNERS OF THE HIDEOUT INC	PLAINTIFF	10/29/2025	—
2025-00714	LN RELIABLE TRANSPORT LLC	DEFENDANT	10/29/2025	—
2025-00721	ASSOCIATION OF PROPERTY OWNERS OF THE HIDEOUT INC	PLAINTIFF	10/31/2025	—
2025-00721	PREYOR JAZMIN	DEFENDANT	10/31/2025	—

REAL PROPERTY — EJECTMENT

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00705	LAKEVIEW LOAN SERVICING LLC	PLAINTIFF	10/27/2025	—
2025-00705	ARNOLD TRACEY L ADMINISTRATOR OF ESTATE OF	DEFENDANT	10/27/2025	—
2025-00705	JOHNSON ROBERT L JR AND OR OCCUPANTS	DEFENDANT	10/27/2025	—

REAL PROPERTY — MORTGAGE FORECLOSURE COMMERCIAL

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00710	LEKNER KARIN	PLAINTIFF	10/28/2025	—
2025-00710	NEWFOUNDLAND GOLF LLC	DEFENDANT	10/28/2025	—

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00718	SWBC MORTGAGE CORPORATION	PLAINTIFF	10/30/2025	—
2025-00718	GOLDSTOCK MICHAEL	DEFENDANT	10/30/2025	—

REAL PROPERTY — OTHER

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00708	GILLOTT JOSEPH	PLAINTIFF	10/28/2025	—
2025-00708	GILLOTT KIMBERLY	PLAINTIFF	10/28/2025	—
2025-00708	PENNSYLVANIA FISH & BOAT COMMISSION	DEFENDANT	10/28/2025	—

MORTGAGES AND DEEDS

*RECORDED FROM OCTOBER 20, 2025 TO OCTOBER 24, 2025
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

Information: 150,000.00 Mortgagor: POZZA, DAVID 2 - POZZA, DIANE 3 - SICKLER, CAROLE POIIA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$150,000.00 Mortgagee: HONESDALE NATIONAL BANK Municipality SOUTH CANAAN TOWNSHIP
Information: 64,000.00 Mortgagor: WARNINGER, KAREN D Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$64,000.00 Mortgagee: DIME BANK Municipality SOUTH CANAAN TOWNSHIP
Information: 100,000.00 Mortgagor: MOTTOLA, JOSEPH Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$100,000.00 Mortgagee: DIME BANK Municipality DAMASCUS TOWNSHIP
Information: 150,000.00 Mortgagor: KASTEN, MARY ELLEN 2 - KASTEN, JOHN D Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$150,000.00 Mortgagee: ABSOLUTE HOME MORTGAGE CORPORATION 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality LAKE TOWNSHIP
Information: 380,948.00 Mortgagor: VAKHULA, ROMAN 2 - SHYRINOVA, IVANNA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$380,948.00 Mortgagee: MLB RESIDENTIAL LENDING 2 - M L B RESIDENTIAL LENDING 3 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality LAKE TOWNSHIP
Information: 299,250.00 Mortgagor: BIANCO, MARA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$299,250.00 Mortgagee: GUILD MORTGAGE COMPANY LLC 2 - GUILD MORTGAGE COMPANY L L C 3 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality DAMASCUS TOWNSHIP
Information: 173,000.00 Mortgagor: SCARBACI, PAUL Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$173,000.00 Mortgagee: GUILD MORTGAGE COMPANY LLC 2 - GUILD MORTGAGE COMPANY L L C 3 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality PALMYRA TOWNSHIP
Information: 268,000.00 Mortgagor: MURPHY, JAMES RICHARD JR Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$268,000.00 Mortgagee: DEPARTMENT OF THE INTERIOR FEDERAL CREDIT UNION 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality LAKE TOWNSHIP

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

Information: 232,500.00 Mortgagor: OAKES, KENNETH BY AGENT 2 - LOCKWOOD, LAUREN AGENT 3 - LOCKWOOD, LAUREN Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$232,500.00 Mortgagee: CROSSCOUNTRY MORTGAGE 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality LAKE TOWNSHIP
Information: 30,000.00 Mortgagor: HINKLEY, ERIC K Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$30,000.00 Mortgagee: DIME BANK Municipality DAMASCUS TOWNSHIP
Information: 408,600.00 Mortgagor: PIERCY, RICHARD JR Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$408,600.00 Mortgagee: FIRST NATIONAL BANK OF PA 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality CLINTON TOWNSHIP 1
Information: 350,000.00 Mortgagor: QUINONES, KRISTIN 2 - QUINONES, GABRIEL Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$350,000.00 Mortgagee: SUMMIT MORTGAGE CORPORATION 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality BERLIN TOWNSHIP
Information: 199,500.00 Mortgagor: YOB, DAVID C 2 - YOB, CHERYL L Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$199,500.00 Mortgagee: ROCKET MORTGAGE 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality PAUPACK TOWNSHIP
Information: 231,200.00 Mortgagor: SCOTT, AMY LYNN 2 - SCOTT, CHRISTOPHER HAMILTON Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$231,200.00 Mortgagee: ROCKET MORTGAGE 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality CLINTON TOWNSHIP 1
Information: 208,911.00 Mortgagor: RUGER, CHRISTOPHER 2 - HILL, EMILY Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$208,911.00 Mortgagee: INVICTA MORTGAGE GROUP INC 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality STERLING TOWNSHIP
Information: 100,000.00 Mortgagor: DALESKY, VALERIE A 2 - WOOD, ANTHONY M Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$100,000.00 Mortgagee: HONESDALE NATIONAL BANK Municipality PAUPACK TOWNSHIP
Information: 221,660.00 Mortgagor: MERRITT, ANTONITO JR 2 - CHAPMAN, ALYSSA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$221,660.00 Mortgagee: ROCKET MORTGAGE 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality LEHIGH TOWNSHIP
Information: 250,000.00 Mortgagor: CARLY BROOK RD CORP Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$250,000.00 Mortgagee: HONESDALE NATIONAL BANK Municipality HONESDALE BOROUGH
Information: 192,000.00 Mortgagor: EBY, WILLIAM TODD Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$192,000.00 Mortgagee: HONESDALE NATIONAL BANK Municipality PAUPACK TOWNSHIP

Information: 620,000.00 Mortgagor: ZABADY ENTERPRISES INC Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$620,000.00 Mortgagee: DIME BANK Municipality TEXAS TOWNSHIP 1 & 2
Information: 100,000.00 Mortgagor: VANDELINDE, WILLIAM RICHARD 2 - VANDELINDE, PATRICIA GAIL Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$100,000.00 Mortgagee: DIME BANK Municipality DAMASCUS TOWNSHIP
Information: 3,105,200.00 Mortgagor: ZASS HONESDALE Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$3,105,200.00 Mortgagee: HONESDALE NATIONAL BANK Municipality TEXAS TOWNSHIP 1 & 2
Information: 50,000.00 Mortgagor: TAYLOR, ROBERT J 2 - TAYLOR, JESSICA M Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$50,000.00 Mortgagee: DIME BANK Municipality DAMASCUS TOWNSHIP
Information: 189,000.00 Mortgagor: BROWN, TIMOTHY 2 - BROWN, LAUREN Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$189,000.00 Mortgagee: AMERISAVE MORTGAGE CORPORATION 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality LAKE TOWNSHIP
Information: 277,556.00 Mortgagor: UZIALKO, JOHN L 2 - UZIALKO, BONNIE LEE Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$277,556.00 Mortgagee: MORTGAGE RESEARCH CENTER 2 - VETERANS UNITED HOME LOANS 3 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality DREHER TOWNSHIP
Information: 12,243.09 Mortgagor: LANE, TAMI LYNN Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$12,243.09 Mortgagee: HOUSING & URBAN DEVELOPMENT Municipality LAKE TOWNSHIP
Information: 368,000.00 Mortgagor: JP&H CO 2 - J P & H CO Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$368,000.00 Mortgagee: HONESDALE NATIONAL BANK Municipality TEXAS TOWNSHIP 1 & 2
Information: 80,000.00 Mortgagor: JIMENEI, AURELIO Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$80,000.00 Mortgagee: ROCKET MORTGAGE 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality LEHIGH TOWNSHIP
Information: 157,102.00 Mortgagor: HAYES, LAMONT 2 - HAYES, JOSEPH Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$157,102.00 Mortgagee: UNITED WHOLESALE MORTGAGE 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality DYBERRY TOWNSHIP
Information: 211,200.00 Mortgagor: LOW, JESSICA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$211,200.00 Mortgagee: WAYNE BANK Municipality DAMASCUS TOWNSHIP
Information: 75,000.00 Mortgagor: RANIERI, MATTHEW 2 - RUBIO, ANGELICA M Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$75,000.00 Mortgagee: DIME BANK Municipality PAUPACK TOWNSHIP

Information: 237,500.00 Mortgagor: PORTICE, LISA 2 - PORTICE, ROBERT Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$237,500.00 Mortgagee: DIME BANK Municipality CHERRY RIDGE TOWNSHIP
Information: 453,750.00 Mortgagor: MCTIGUE, TERENCE G Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$453,750.00 Mortgagee: ROCKET MORTGAGE 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality PAUPACK TOWNSHIP
Information: 284,000.00 Mortgagor: POUR PROPERTIES LLC 2 - POUR PROPERTIES L L C Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$284,000.00 Mortgagee: HONESDALE NATIONAL BANK Municipality HONESDALE BOROUGH
Information: 80,000.00 Mortgagor: WOOD, ETHAN C 2 - WOOD, SARAH D Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$80,000.00 Mortgagee: WAYNE BANK Municipality CLINTON TOWNSHIP 1

DEEDS

Information: LOT 3 Grantor: FIORELLI, JOHN G 2 - FIORELLI, SHARI L Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$2,700.00 Grantee: BERMUDEZ, DANIEL 2 - BERMUDEZ, MARY Municipality SOUTH CANAAN TOWNSHIP
Information: LOT 26 Grantor: SIMMONS, DAVID ALLEN JR Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$325,000.00 Grantee: KASTEN, MARY ELLEN 2 - KASTEN, JOHN Municipality LAKE TOWNSHIP
Information: LOT 13 Grantor: FIRST PA RESOURCE Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$75,500.00 Grantee: DIEHL, ALAN M Municipality DAMASCUS TOWNSHIP
Information: Grantor: O'DONNELL, FRANCIS W Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$403,000.00 Grantee: VAKHULA, ROMAN 2 - SHYRINOVA, IVANNA Municipality LAKE TOWNSHIP
Information: Grantor: BISHOP, NANCY MARKS 2 - CASINGHINO, NANCY MARKS Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: JONATHAN BISHOP FAMILY TRUST 2 - NANCY BISHOP FAMILY TRUST 3 - BISHOP, JONATHAN B TR 4 - BISHOP, NANCY M AKA TR 5 - BISHOP, NANCY MARKS AKA TR Municipality PRESTON TOWNSHIP
Information: LOT 75 Grantor: GEORGE B RALLIS REVOCABLE TRUST AGREEMENT 2 - FOTINI C RALLIS REVOCABLE TRUST AGREEMENT 3 - RALLIS, FOTINI C TR Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$332,500.00 Grantee: BIANCO, MARA Municipality DAMASCUS TOWNSHIP

Information: LOT 67 Grantor: MILLER, CASSANDRA LYNN Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$255,000.00 Grantee: SCARBACI, PAUL Municipality PALMYRA TOWNSHIP
Information: Grantor: PACI , SALVATORE III Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: PACI , SALVATORE III 2 - PACI , JADON Municipality LEHIGH TOWNSHIP
Information: LOT 295 Grantor: CRECCO, JOSEPH 2 - TAWADROUS, ROSEMARY Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: MADERA, ROSEMARY Municipality SALEM TOWNSHIP
Information: Grantor: MENOTTI, DANIELLE 2 - ROLOSON, MICHAEL B Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$230,000.00 Grantee: JOSEPH, WILLIAM C JR Municipality HONESDALE BOROUGH
Information: Grantor: L & M ENTERPRISES INC Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$10,000.00 Grantee: CLAUSE, GEORGE EDWARD 2 - CLAUSE, TAMMY LEE Municipality DREHER TOWNSHIP
Information: LOT 3 Grantor: COCCODRILL, ROBERT AKA 2 - COCCODRILLI, ROBERT AKA 3 - COCCODRILLI, LINDA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$90,000.00 Grantee: COSTABLE, PAUL D Municipality STERLING TOWNSHIP
Information: LOT 3354 Grantor: MONAHAN, CHRIS 2 - MONAHAN, CHRISTY NICOLE Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: CALM WATERS ESTATE LLC 2 - CALM WATERS ESTATE L L C Municipality LAKE TOWNSHIP
Information: Grantor: KNECHT, TIMOTHY 2 - KNECHT, JODI Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$28,000.00 Grantee: REDZINSKI, KEITH A Municipality SOUTH CANAAN TOWNSHIP
Information: LOT 235 Grantor: HOFFMAN, RHONDA 2 - HOFFMAN, EDWARD Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$290,000.00 Grantee: FREE, RICHARD 2 - CARTER, SONDRRA Municipality PAUPACK TOWNSHIP
Information: LOT 1228 Grantor: J NOTARO CONSTRUCTION CORPORATION Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$335,000.00 Grantee: MURPHY, JAMES RICHARD JR Municipality LAKE TOWNSHIP
Information: LOT 31R Grantor: CLARK, JAMES P 2 - CLARK, BONNIE E Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: CLARK , JAMES P 2 - CLARK, BONNIE E 3 - MALAZZO, PEGGY Municipality PAUPACK TOWNSHIP
Information: Grantor: BERTRAM FAMILY TRUST 2 - LAKEHOUSE Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$950,000.00 Grantee: MCDAVID, KEVIN 2 - MCDAVID, LINDA Municipality PAUPACK TOWNSHIP

Information: LOT 2005	Consideration: \$310,000.00
Grantor: KARL J WEISS REVOCABLE TRUST	Grantee: OAKES, KENNETH
2 - WEISS, LYDIA TR	2 - LOCKWOOD, LAUREN
3 - WEISS, KARL J TR	
4 - LYDIA WEISS REVOCABLE TRUST	
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	LAKE TOWNSHIP
Information:	Consideration: \$220,000.00
Grantor: ALECCI FAMILY SUPPLEMENTAL BENEFITS TRUST	Grantee: RICKER, JOSHUA
2 - ALECCI, DONALD V TR	2 - RICKER, SAMANTHA
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	LEHIGH TOWNSHIP
Information: LOT 4	Consideration: \$1.00
Grantor: PIERCY, LILLIAN J EST AKA	Grantee: PERRY, KENNETH D JR
2 - PIERCY, LILLIAN EST AKA	
3 - PIERCY, LILLIAN JANE EST AKA	
4 - PIERCY, GERALD L EXR AKA	
5 - PIERCY, GERALD EXR AKA	
6 - PIERCY, GERALD L	
7 - RASKIN, VALERIE AKA	
8 - RASKIN, VALERIE PERRY AKA	
9 - PERRY, KENNETH	
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	TEXAS TOWNSHIP 1 & 2
Information: LOT 3	Consideration: \$1.00
Grantor: PIERCY, LILLIAN J EST AKA	Grantee: PERRY, KENNETH D JR
2 - PIERCY, LILLIAN EST AKA	
3 - PIERCY, LILLIAN JANE EST AKA	
4 - PIERCY, GERALD L EXR AKA	
5 - PIERCY, GERALD EXR AKA	
6 - PIERCY, GERALD L	
7 - RASKIN, VALERIE AKA	
8 - RASKIN, VALERIE PERRY AKA	
9 - PERRY, KENNETH	
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	TEXAS TOWNSHIP 1 & 2
Information: LOT 121	Consideration: \$1.00
Grantor: RICKARD, MARGARET EST	Grantee: DORAN, JESSICA J
2 - DORAN, JESSICA J EXR	
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	HONESDALE BOROUGH
Information:	Consideration: \$1.00
Grantor: BLASKIEWICZ, JULIA	Grantee: PARLIER, MATTHEW
2 - PARLIER, JULIA	2 - PARLIER, JULIA
3 - PARLIER, MATTHEW	
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	BERLIN TOWNSHIP
Information:	Consideration: \$550,000.00
Grantor: VANBLARCOM, ROBERT C	Grantee: QUINONES, KRISTIN
2 - VANBLARCOM, FAITH	2 - QUINONES, GABRIEL
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	BERLIN TOWNSHIP
Information: LOT 141	Consideration: \$285,000.00
Grantor: TROIL, CARMEN A	Grantee: YOB, DAVID C
	2 - YOB, CHERYL L
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	PAUPACK TOWNSHIP

Information:	Consideration: \$50,000.00
Grantor: LARREGUI, MOISES	Grantee: FISCHER, RUSSELL
2 - LARREGUI, REBEKAH	2 - FELDMAN, COURTNEY
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	LEHIGH TOWNSHIP
Information:	Consideration: \$1.00
Grantor: SMITH, MARY AMELIA EST	Grantee: BLAINE, DEBRA MARIE
2 - BLAINE, DEBRA MARIE ADM	
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	PALMYRA TOWNSHIP
Information: LOT 25	Consideration: \$212,765.00
Grantor: VALENTINO, NICHOLAS P	Grantee: RUGER, CHRISTOPHER
2 - VALENTINO, MICHELLE M	2 - HILL, EMILY
3 - BEDFORD, MICHELLE M	
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	STERLING TOWNSHIP
Information: LOT 36	Consideration: \$225,750.00
Grantor: BIRD, SUSAN	Grantee: MERRIT, ANTONITO JR
	2 - CHAPMAN, ALYSSA
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	LEHIGH TOWNSHIP
Information: LOT 8A	Consideration: \$1.00
Grantor: BEAHR, TOD J EST AKA	Grantee: PELTONEN, TRACY
2 - BEAHR, TOD JOSEPH EST AKA	
3 - BEAHR, TOD EST AKA	
4 - PELTONEN, TRACY ANN EXR AKA	
5 - PELTONEN, TRACY EXR AKA	
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	PAUPACK TOWNSHIP
Information:	Consideration: \$1.00
Grantor: RUTLEDGE, BRIAN P EST AKA	Grantee: RUTLEDGE, SHARON H
2 - RUTLEDGE, BRIAN PAUL EST AKA	
3 - RUTLEDGE, BRIAN EST AKA	
4 - RUTLEDGE, SHARON H EXR AKA	
5 - RUTLEDGE, SHARON M EXR AKA	
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	DAMASCUS TOWNSHIP
Information:	Consideration: \$246,250.00
Grantor: DAVIS ENTERPRISE LLC	Grantee: EBY, WILLIAM TODD
2 - DAVIS ENTERPRISE L L C	
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	PAUPACK TOWNSHIP
Information:	Consideration: \$1.00
Grantor: BRENNAN, JAMES	Grantee: BRENNAN, JAMES
2 - BRENNAN, JENNIFER	2 - BRENNAN, JENNIFER
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	PAUPACK TOWNSHIP
Information:	Consideration: \$300,000.00
Grantor: GOYETTE, JUDITH	Grantee: ZASS HONESDALE LLC
2 - GOYETTE, SYDNEY	2 - ZASS HONESDALE L L C
3 - GOYETTE, SPENCER	
4 - GOYETTE, SOPHIA	
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	TEXAS TOWNSHIP 1 & 2
Information: LOT 1A	Consideration: \$1.00
Grantor: HENNEFORTH, RALPH E EST	Grantee: HENNEFORTH, PAULINE
2 - HENNEFORTH, PAULINE EXR	
Locations: C -Map -Blk-Lot-unit	Municipality
1 - N/-A	SALEM TOWNSHIP

Information: Grantor: MARK TEXAS TOWNSHIP ASSOCIATES Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$462,500.00 Grantee: ZASS HONESDALE Municipality TEXAS TOWNSHIP 1 & 2
Information: LOT 3 Grantor: BUGBEE, SUSAN J EST AKA 2 - BUGBEE, SUSAN JEAN EST AKA 3 - BUGBEE, SUSAN EST AKA 4 - LENT, TARA BUGBEE EXR AKA 5 - LENT, TARA LEIGH EXR AKA 6 - LENT, TARA EXR AKA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: LENT, TARA BUGBEE 2 - LENT, MICHAEL Municipality DYBERRY TOWNSHIP
Information: Grantor: RAJNER, EDWARD 2 - KENYON, DIANE 3 - MAJORANA, FRANK Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: MAJORANA, FRANK Municipality MANCHESTER TOWNSHIP
Information: Grantor: MILLER, MICHAEL T Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$460,000.00 Grantee: JP&H CO 2 - J P & H CO Municipality TEXAS TOWNSHIP 1 & 2
Information: Grantor: AMORINE, JOSEPH 2 - AMORINE, BONNIE Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: AMORINE IRREVOCABLE GRANTOR TRUST 2 - BRIDGES, YVONNE TR 3 - STEVENS, KIM MICHELLE TR Municipality STERLING TOWNSHIP
Information: Grantor: AMORINE, BONNIE 2 - AMORINE, JOSEPH Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: BONNIE AMORINE IRREVOCABLE GRANTOR TRUST 2 - HALL, JOSEPH EDWARD TR Municipality STERLING TOWNSHIP
Information: Grantor: TUTTLE, DENIECE A 2 - HAYES, LAMONT Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: HAYES, LAMONT 2 - HAYES, JOSEPH Municipality DYBERRY TOWNSHIP
Information: LOT 5 Grantor: BORCHERT, RONALD E EST AKA 2 - BORCHERT, RONALD EST AKA 3 - FERRARO, JOSEPH EXR AKA 4 - FERRARO, JOSEPH ANTHONY EXR AKA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: BORCHERT, WAYNE SCOTT EST 2 - BORCHERT, TRACY ADM 3 - BORCHERT, TRACY L 4 - FERRARO, STACY L Municipality DAMASCUS TOWNSHIP
Information: Grantor: MCKEEGAN, JAMES E 2 - MCKEEGAN, ROSEANNE ELIZABETH Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$270,000.00 Grantee: LOW, JESSICA Municipality DAMASCUS TOWNSHIP
Information: Grantor: EIGHT ZERO ONE BROTHERS REALTY CORP Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: PA COMMONWEALTH DEPT TRANSPORTATION Municipality SALEM TOWNSHIP
Information: Grantor: WILLIAMS, THERESA M 2 - WILLIAMS, BERSON F Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$550,000.00 Grantee: TYLER HILL REALTY CORPORATION Municipality DAMASCUS TOWNSHIP

Information: LOT 25 Grantor: FIRST PA RESOURCE	Consideration: \$90,000.00 Grantee: LANKAU, DENNIS 2 - LANKAU, KARIN
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality DAMASCUS TOWNSHIP
Information: LOT 12 Grantor: ONE NINE NINE FOUR HOLDINGS	Consideration: \$340,000.00 Grantee: GUBICH, WAYNE 2 - GUBICH, PATRICIA
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality DAMASCUS TOWNSHIP
Information: Grantor: BIAMONTE, ADA EST AKA 2 - BIAMONTE, ADA ELIZABETH EST AKA 3 - BIAMONTE, ADA E EST AKA 4 - BIAMONTE, ANTHONY ADM AKA 5 - BIAMONTE, ANTHONY PETER ADM AKA	Consideration: \$250,000.00 Grantee: PORTICE, LISA 2 - PORTICE, ROBERT
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality CHERRY RIDGE TOWNSHIP
Information: Grantor: HARRIS, KATHLEEN E 2 - RIZZI, NICHOLAS J	Consideration: \$89,900.00 Grantee: SUHR, JUDITH 2 - SUHR, MICHAEL
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality PAUPACK TOWNSHIP
Information: LOT 23B Grantor: PEER, ROBERT	Consideration: \$46,500.00 Grantee: RODRIGUEZ, RALPH 2 - RODRIGUEZ, JENNIFER
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality DYBERRY TOWNSHIP
Information: LOT 17A Grantor: PEER, ROBERT	Consideration: \$1.00 Grantee: PEER, ROBERT
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality DYBERRY TOWNSHIP
Information: PARCEL 26 Grantor: MORRISON FAMILY IRREVOCABLE TRUST 2 - MORRISON, JASON W S TR 3 - MORRISON, VIRGINIA S	Consideration: \$605,000.00 Grantee: MCTIGUE, TERENCE G
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality PAUPACK TOWNSHIP

COURT CALENDAR — THIRD FLOOR HISTORIC COURTROOM

November 17, 2025–November 21, 2025

Wednesday, November 19, 2025

9:00 AM
Central Court 3rd Floor Courtroom

12:00 PM
Drug Court Team Meeting

12:30 PM
Drug Court

Friday, November 21, 2025

9:00 AM – 10:00 AM
PFA
192-2025-DR Ramos v. Ramos Thomas/W.Martin
440-2025-DR Jackman v Jackman Martin II/

10:00 AM – 10:30 AM
Dumond v Gonzalez 316-2025-DR
Hearing-Mtn to file counter affidavit nunc pro tunc
Virbitsky/Tulaney

COURT CALENDAR — FOURTH FLOOR COURTROOM #2

November 17, 2025–November 21, 2025

Friday, November 21, 2025

9:30 AM
In re: R.Y. 267-2007-CV
Review Hearing
Howell/Ellis

ARBITRATION ROOM CALENDAR

November 17, 2025–November 21, 2025

Thursday, November 20, 2025

9:00 AM
Weinberger v Weinberger
Custody Hearing
Campbell/Virbitsky

Friday, November 21, 2025

8:30 AM
Kirkpatrick v. Schirmer 631-2022-DR
Conciliation Conference (Karam)
Thomas/Virbitsky

9:00 AM
Hopkins/Black/Kellogg v. Souza 247-2025-DR
Conciliation Conference (Karam)

9:30 AM
MacAllister v. Blocker 309-2025-DR
Conciliation Conference (Karam)

10:00 AM
Knight v. Scalzitti 94-2023-DR
Conciliation Conference (karam)

10:30 AM
Muckle v. Wheeler 404-2025-DR
Conciliation conference (Karam)

11:00 AM
Carlisle v. Parry & Parry v. Carlisle 402-2025-DR
Conciliation Conference (Karam)

11:30 AM
Eckel v. Lopez 407-2025-DR
Conciliation Conference (Karam)
Campbell/Pro Se

1:00 PM
Murphy v. Murphy 460-2024-DR
Conciliation Conference (Karam)
Campbell/Cali

1:30 PM
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