

# The Luzerne Legal Register

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**FEIST ET UX. v. ANDES ET AL. .... 36**

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THE LUZERNE LEGAL REGISTER

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**DECEDENTS' ESTATES**

Notice is hereby given that letters testamentary or of administration have been granted in the following estates. All persons indebted to said estates are required to make payment and those having claims or demands to present the same without delay to the administrators or executors named or their attorneys

**FIRST PUBLICATION**

ESTATE OF THEODORA ANTOSH, late of Wilkes-Barre (died January 5, 2017), Dale T. Antosh, Administrator; Hudacek & Hudacek, 33 E. Main St., Plymouth, PA 18651

ESTATE OF LINDA J. BURKE, late of White Haven (died June 19, 2018), Richard J. Burke and Heather L. Davies, Co-Administrators; The Seach Law Offices, 53 West Foot-hills Dr., Drums, PA 18222

ESTATE OF MALCOLM DELUCA a/k/a Malcolm C. Deluca, late of West Pittston (died April 27, 2018), Carl Deluca, Executor; William P. Opeil, Esquire and Laura C. Dennis, Esquire, 843 Exeter Ave., West Pittston, PA 18643

ESTATE OF LEONARD L. FERLICK, late of Avoca (died August 9, 2018), Leonard J. Ferlick, Administrator; Caputo & Mariotti, P.C., 730 Main St., Moosic, PA 18507

ESTATE OF ELIZABETH B. FINDORA, late of Jenkins Twp. (died July 21, 2018), Debra Myers and Beth Keyser, Co-Administratrices; Christine M. Trottni, Esquire, 49 South Main St., Suite 105, Pittston, PA 18640

ESTATE OF LUKE B. LAMOREAUX, late of Hunlock Creek (died July 3, 2018), Christopher Wrubel, Executor; Thomas A. O'Connor, Esquire, Law Office of Thomas A. O'Connor, PC, 601 Wyoming Ave., Kingston, PA 18704

ESTATE OF JOSEPH F. McKEOWN, late of Wilkes-Barre (died July 26, 2018), Joseph M. McKeown, Mary Lou Evans and Emily Intelicato, Administrators; Charles D. McCormick, Esquire, Elliott Greenleaf & Dean, 15 Public Sq., Suite 310, Wilkes-Barre, PA 18701

ESTATE OF JOSEPH W. MULDOON, late of Dallas Twp. (died July 12, 2018), Shawn Muldoon, Administrator; David W. Saba, Esquire, 400 Third Ave., Suite 101, King-ston, PA 18704

ESTATE OF ANN NARDONE, late of West Pittston (died July 30, 2018), Camille Poli and Annette Adair, Executrices; Saporito, Falcone & Watt, 490 North Main St., Pittston, PA 18640

ESTATE OF JOSEPH R. PAVLICK, JR. a/k/a Joseph Pavlick a/k/a Joseph R. Pavlick, late of Drifton (died November 29, 2017), Marianne T. Gera, Administratrix; Cynthia S. Yurchak, Esquire, 121 Carbon St., P.O. Box 49, Weatherly, PA 18255

ESTATE OF MARY AGNES STEFAN-SKI, late of Hanover Township (died August 14, 2018), Marilyn Tosh, Administratrix; Charles D. McCormick, Esquire, Elliott Greenleaf & Dean, 15 Public Sq., Suite 310, Wilkes-Barre, PA 18701

ESTATE OF ROBERT M. WILLIAMS, late of Larksville (died May 8, 2018), Mark Williams, 563 Wash-ington Ave., Larksville, PA 18651, Executor

ESTATE OF ROBERT ZIKOSKY, late of Pittston (died August 9, 2018), Theresa Hagan, Executrix; Thomas P. Brennan, Esquire, Gallagher, Brennan & Gill, 220 Pierce St., Kingston, PA 18704

## THE LUZERNE LEGAL REGISTER

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ESTATE OF WALTER ZIMICH, late of Hanover Township (died August 7, 2018), John Zimich, Executor; Michael C. McHugh, II, Esquire, 43 Kenilworth Dr., Shavertown, PA 18708

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ESTATE OF NEIL JOSEPH ZUCATTI, late of Drums (died August 12, 2018), Pamela Ann Zucatti, Executrix; David L. Glassberg, Esquire, Glassberg & Doganiero, 466 State Route 93, Sugarloaf, PA 18249

### SECOND PUBLICATION

ESTATE OF EMILEO BORINO a/k/a Emileo L. Borino, late of Courtdale (died July 21, 2018), Andrew Puk, Executor; Frank J. Aritz, Esquire, 23 West Walnut St., Kingston, PA 18704

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ESTATE OF MURIEL BUSH, late of Newport Twp. (died June 9, 2018), Roseann Briggs, Executrix; Patrick J. Aregood, Esquire, 1218 South Main St., Hanover Township, PA 18706

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ESTATE OF MICHAEL CEBRICK, late of Swoyersville (died January 21, 1998), Mary Ann Pukatch, Executrix; Megan P. Maguire, Esquire, 590 Rutter Ave., Kingston, PA 18704

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ESTATE OF HELEN K. DANKO, late of Hazleton (died February 11, 2018), Ellen Sheaman, Administratrix; The Seach Law Offices, 53 West Foothills Dr., Drums, PA 18222

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ESTATE OF MARK A. DRAGON a/k/a Mark Anthony Dragon, late of Lake Twp. (died August 25, 2017), Cheryl Ann Dragon, Executrix; Hiscox & Musto, 400 Third Ave., Suite 201, Kingston, PA 18704

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ESTATE OF SUSAN ECKROTH, late of Hunlock Creek (died May 11, 2018), Patricia Clark, Executrix;

Megan P. Maguire, Esquire, 590 Rutter Ave., Kingston, PA 18704

---

ESTATE OF LEONARD W. GIBSON, SR. a/k/a Leonard Gibson, Sr., late of Hazleton (died July 17, 2018), Leonard Gibson, Jr., Executor; Michael D. Casari, Esquire, Olexa Law Offices Limited, 1710 East Broad St., Suite C, Hazleton, PA 18201

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ESTATE OF ROBERT L. GLENNAN a/k/a Robert Lee Glennan, late of Berwick (died June 17, 2018), Nancy L. Glennan-Brethauer, Executrix; David C. James, Esquire, Harding, Hill & Turowski, LLP, 38 West Third St., Bloomsburg, PA 17815

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ESTATE OF GRACE K. GOERINGER, late of Dallas (died July 4, 2018), Robert Goeringer, 100 Messner Ln., Glenmoore, PA 19343, Executor

---

ESTATE OF JAMES B. HALL, late of Harveys Lake (died July 27, 2018), Susan H. Jorgensen, Executrix; Christine M. Trottini, Esquire, 49 S. Main St., Suite 105, Pittston, PA 18640

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ESTATE OF MARY HODLE, late of Mountain Top (died April 12, 2018), Melissa Motisko, 3589 Blytheburn Rd., Mountain Top, PA 18707, Administratrix

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ESTATE OF JOAN K. MALKEMES, late of Wright Twp. (died July 20, 2018), Alayne M. Rosner, Executrix; Hiscox & Musto, 400 Third Ave., Suite 201, Kingston, PA 18704

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ESTATE OF BERNARD J. NAT, late of Wilkes-Barre (died June 27, 2018), Colleen McKenna, Administratrix; Biagio V. Musto, II, Esquire, 171 William St., Pittston, PA 18640

## THE LUZERNE LEGAL REGISTER

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- ESTATE OF MARIE C. PICKETT, a/k/a Marie Pickett, late of Wilkes-Barre (died July 21, 2018), Joseph Pickett, Executor; Hourigan, Kluger & Quinn, P.C., 600 Third Ave., Kingston, PA 18704
- ESTATE OF FRANK PREGO a/k/a Frank B. Prego, late of Wilkes-Barre (died March 4, 2018), Sharon Kaminski, Administratrix; Charles D. McCormick Esquire, Elliott Greenleaf & Dean, 15 Public Sq., Suite 310, Wilkes-Barre, PA 18701
- ESTATE OF DOLORES M. SAUERS, late of Nanticoke (died December 30, 2009), James J. Sauers, Executor; Elliot B. Edley, Esquire, 8 W. Market St., Suite 1060, Wilkes-Barre, PA 18701
- ESTATE OF THERESA ANN SEMAN, late of Exeter (died April 18, 2017), John Patrick Seman, Executor; Michael I. Butera, Esquire, 121 S. Main St., Pittston, PA 18640
- ESTATE OF THERESA SHERIDAN, late of Larksville (died January 17, 2018), Marie C. Usavage and Joseph Sheridan, Administrators; Michael J. Bendick, Esquire, P.O. Box 1733, Shavertown, PA 18708
- ESTATE OF JOAN MARIE SPUDIS, late of Jenkins Twp. (died March 28, 2017), Thomas Spudis, Administrator; Gregory S. Skibitsky, Jr., Esquire, Skibitsky & Molino, 457 North Main St., Suite 101, Pittston, PA 18640
- ESTATE OF DARLIS E. STEIN, late of Salem Twp. (died November 14, 2017), Donna E. Kishbaugh, Executrix; Kepner, Kepner & Corba, P.C., 123 West Front St., Berwick, PA 18603
- ESTATE OF PATRICIA E. STOROSKO, late of Nanticoke (died January 21, 2018), Theodore Storosko, Administrator; William E. Vinsko, Jr., Esquire, Vinsko & Associates, P.C., 253 South Franklin St., Wilkes-Barre, PA 18701
- ESTATE OF KIM STRINGFELLOW a/k/a Kim O. Stringfellow, late of Laffin (died August 13, 2018), Kum Pease, Executrix; Joseph P. Giovannini, Jr., Esquire, 400 Third Ave., Suite 207, Kingston, PA 18704
- ESTATE OF MARION E. TAYLOR, late of Mountain Top (died August 11, 2018), David W. Taylor, Administrator; Jonathan A. Spohrer, Esquire, 279 Pierce St., Kingston, PA 18704
- ESTATE OF MARGARET H. TRUSKA, late of Harveys Lake (died June 29, 2018), Matt Truska, Administrator; Law Offices of Bernard Walter, 1674 Memorial Highway, Shavertown, PA 18708
- ESTATE OF JOHN VERCUSKY, late of West Hazleton (died May 3, 2018), Thomas M. Vercusky, Executor; Richard J. Marusak, Esquire, Ustynoski & Marusak, LLC, 101 West Broad St., Suite 205, Hazleton, PA 18201
- ESTATE OF JAMES G. WRIGHT, late of Wilkes-Barre (died May 10, 2018), Janet Wright, Administratrix; Erik N. Dingle, Esquire, 458 Wyoming Ave., Suite 201, Kingston, PA 18704
- ESTATE OF RONALD E. ZANOLINE, JR. a/k/a Ronald E. Zanoline, late of Drums (died May 18, 2018), Lillian Avila-Zanoline, Administratrix; William J. Schneider, Esquire and James A. Schneider, Esquire, 439 West Broad St., Hazleton, PA 18201-6106

### THIRD PUBLICATION

- ESTATE OF ELEANOR E. BANJA, late of Freeland (died July 1, 2018), Bernadette Ann DeMelfi and Edward M. Banja, Co-Execu-

THE LUZERNE LEGAL REGISTER

tors; Joseph R. Baranko, Esquire, The Slusser Law Firm, 1620 North Church St., Suite 1, Hazleton, PA 18202

2018), Denise Llewellyn Quinn, Executrix; Michael J. Bendick, Esquire, P.O. Box 1733, Shavertown, PA 18708

ESTATE OF ANN MARIE BOREK, late of Larksville (died March 14, 2018), Judith Toporcer, Executrix; Michael J. Bendick, Esquire, P.O. Box 1733, Shavertown, PA 18708

ESTATE OF DONALD J. MAHEADY, late of Wilkes-Barre (died May 29, 2018), Thomas Maheady, Executor; Brenda D. Colbert, Esquire, Colbert & Grebas, PC, 210 Montage Mountain Rd., Suite A, Moosic, PA 18507

ESTATE OF MARK W. DAVENPORT, late of Warrior Run (died July 12, 2014), Tami Cannell, Administratrix; Frederick M. Nice, Esquire, Leisawitz Heller Abramowitch Phillips, P.C., 2755 Century Blvd., Wyomissing, PA 18610

ESTATE OF RICHARD F. MAILER, late of Plymouth (died February 24, 2018), Robert Mailer, Administrator; Jannell L. Dudick, Esquire, 1043 Wyoming Ave., Forty Fort, PA 18704

ESTATE OF ROBERT J. HEETER, late of Sugarloaf Twp. (died July 29, 2018), Michelle Spayde, Executrix; Richard J. Marusak, Esquire, Ustynoski & Marusak, LLC, 101 West Broad St., Suite 205, Hazleton, PA 18201

ESTATE OF MADELEINE HOPE PARK, late of Jenkins Twp. (died July 31, 2018), Stephen J. Fendler, Esquire, Executor; Fendler & Associates, P.C., The Park Building, 400 Third Ave., Suite 309, Kingston, PA 18704

ESTATE OF DONALD JAMES JONES, SR. a/k/a Donald J. Jones, late of Jackson Twp. (died June 22, 2018), Donald J. Jones, Jr., Executor; Michael J. Bendick, Esquire, P.O. Box 1733, Shavertown, PA 18708

ESTATE OF ELIZABETH P. REESE, late of Swoyersville (died July 10, 2018), Tammy Blannard, Administratrix; Frank J. Aritz, Esquire, 23 West Walnut St., Kingston, PA 18704

ESTATE OF DOROTHY M. KEMMERER a/k/a Dorothy Kemmerer, late of Berwick (died June 22, 2018), Beth Ann Goetz and Terry Kemmerer, Co-Administrators; Robert A. Bull, Esquire, Law Offices of Bull & Bull, LLP, 106 Market St., Berwick, PA 18603

ESTATE OF MARIETTA WISNEWSKI a/k/a Marietta Cefalo Wisnewski, late of Exeter (died August 6, 2018), Elizabeth A. Cefalo, Executrix; Michael J. Cefalo, Esquire, Law Offices of Cefalo & Associates, 309 Wyoming Ave., West Pittston, PA 18643

ESTATE OF MATTHEW JUDE KREBS, late of Trucksville (died June 11, 2018), Stephanie Chesnalavage and James Kehoe, Administrators; Michael J. Bendick, Esquire, P.O. Box 1733, Shavertown, PA 18708

ESTATE OF RAYMOND J. YACABOWSKI, late of Pittston Twp. (died June 29, 2018), Carol Yacabowski, Administratrix; Michelle L. Guarneri, Esquire, 49 S. Main St., Ste. 400, Pittston, PA 18640

ESTATE OF DENNIS J. LLEWELLYN, SR. a/k/a Dennis J. Llewellyn, late of Kingston (died August 5,

ESTATE OF RITA M. YANOCHKO a/k/a Rita Yanochkko, late of Foster Twp. (died December 29,

THE LUZERNE LEGAL REGISTER

2016), Susan E. Yanochko Wilkinson, Executrix; Jennifer M. Merx, Esquire, Skarlatos Zonarich, LLC, 17 S. Second St., 6th Fl., Harrisburg, PA 17101

ESTATE OF RITA A. ZEKOSKI, late of Harding (died March 1, 2018), Marlene Zekoski, Executrix; Neil F. MacDonald, Esquire, Durkin MacDonald, LLC, 536 East Drinker St., Dunmore, PA 18512

ESTATE OF ELIZABETH ZELINKA, late of Hanover Twp. (died July 15, 2018), Cynthia Kopec and Cheryl Roglich, Executrices; Joseph A. Dessoye, Esquire, 159 S. Main St., Pittston, PA 18640

NOTICE

Re: Estate of Michael Cebrick;  
No. 4018-1318 D.O.D. 1-21-98

NOTICE IS HEREBY GIVEN TO BARBARA A. KORAN that Letters of Administration were granted to Mary Ann Pukatch relative to the above referenced estate.

MEGAN P. MAGUIRE,  
ESQUIRE  
590 Rutter Ave.  
Kingston, PA 18704  
Aug. 31; Sept. 7

NOTICE OF HEARING

IN THE COURT OF COMMON  
PLEAS OF LUZERNE COUNTY  
ORPHANS' COURT DIVISION

Adoption Nos.  
A-8762 and A-8763

IN RE: ADOPTION OF EMILIE  
ROSE JOSEPH, A MINOR  
AND NICHOLAS JOHN  
JOSEPH, JR., A MINOR

TO: Mollie Marie Feher a/k/a  
Mollie Marie Joseph

A Petition has been filed asking the Court to allow the adoption of your children, Emilie Rose Joseph and Nicholas John Joseph, Jr. The Court has set a hearing to consider ending your rights to your children and allowing an adoption. That hearing will be held as set forth below:

PLACE: Luzerne County Courthouse, Bernard C. Brominski Building, Third Floor, 113 West North Street, Wilkes-Barre, PA 18711.

DATE: October 24, 2018.

TIME: 11:00 A.M.

If you do not appear at this hearing, the Court may decide that you are not interested in retaining your rights to your children and your failure to appear may affect the Court's decision on whether to end your rights to your children. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your children may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer.

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.

THE LUZERNE LEGAL REGISTER

NORTH PENN LEGAL SERVICES, INC.  
33 North Main Street  
Suite 200  
Pittston, PA 18640  
(570) 299-4100  
(855) 236-6405 Toll Free  
(570) 824-0001 Fax

- or -

101 West Broad Street  
Suite 713  
Hazleton, PA 18201  
(570) 455-9512  
(877) 515-7628 Toll Free  
(570) 455-3625 Fax

Sept. 7

FICTITIOUS NAME NOTICE

NOTICE IS HEREBY GIVEN pursuant to the provisions of the Fictitious Names Act of Pennsylvania, that La'Quitia Denson has filed with the Office of the Secretary of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania an application to conduct business under the assumed or fictitious name of:

BEYOND THE POND  
PHOTOGRAPHY

Said business has an address of: 32 Murray Street, Wilkes-Barre, Luzerne County, Pennsylvania 18702.

Sept. 7

IMPORTANT NOTICE

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

No. 17-0870

SCOTT D. SEMMEL,  
INDIVIDUALLY and AS  
EXECUTOR OF THE ESTATE  
OF BRENT L. SEMMEL,  
DECEASED

Plaintiff

v.

LEE ANNE LEMING

Defendant

TO: Lee Anne Leming

YOU ARE IN DEFAULT BECAUSE YOU HAVE FAILED TO TAKE ACTION REQUIRED OF YOU IN THIS CASE. UNLESS YOU ACT WITHIN TEN DAYS FROM THE DATE OF THIS NOTICE, A JUDGMENT MAY BE ENTERED AGAINST YOU WITHOUT A HEARING AND YOU MAY LOSE YOUR PROPERTY OR OTHER IMPORTANT RIGHTS. YOU SHOULD TAKE THIS NOTICE TO A LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE FOLLOWING OFFICE TO FIND OUT WHERE YOU CAN GET LEGAL HELP:

North Penn Legal Services  
101 West Broad Street  
Suite 713  
Hazleton, PA 18201  
1-877-515-7628

- or -

Carbon County Lawyer Referral  
811 Blakeslee Blvd. Dr. E.  
Lehighton, PA 18235  
(610) 379-4950  
MICHAEL S. GREEK,  
ESQUIRE  
Attorney I.D. # 68772  
Attorney for Plaintiff  
42 E. Patterson Street  
Lansford, PA 18232  
(570) 645-2200

Sept. 7



THE LUZERNE LEGAL REGISTER

NOTICE

NOTICE IS HEREBY GIVEN that a Statement of Conversion, Statement of Registration, and Consent to Appropriation of Name for:

CHIROPRACTIC & REHAB ASSOCIATES OF DALLAS, LLC were filed with the Department of State, Commonwealth of Pennsylvania, Harrisburg, Pennsylvania, on August 16, 2018. The Registration has been filed in compliance with the requirements of 54 Pa. C.S. §311.

DAVID W. SABA, ESQUIRE  
Supreme Court ID 19648  
LAW OFFICE OF  
DAVID W. SABA, ESQUIRE  
400 Third Ave.  
Suite 101  
Kingston, PA 18704  
(570) 331-3100

Sept. 7

NOTICE

NOTICE IS HEREBY GIVEN that a Certificate of Organization for:

OMEGA 377 PENNSYLVANIA, LLC was filed with the Department of State, Commonwealth of Pennsylvania, Harrisburg, Pennsylvania, on August 20, 2018. The Registration has been filed in compliance with the requirements of 54 Pa. C.S. §311.

DAVID W. SABA, ESQUIRE  
Supreme Court ID 19648  
LAW OFFICE OF  
DAVID W. SABA, ESQUIRE  
400 Third Ave.  
Suite 101  
Kingston, PA 18704  
(570) 331-3100

Sept. 7

NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State, Commonwealth of Pennsylvania on July 23, 2018, for:

JUMP AROUND TOWN, LLC with its place of business at: 45 Plaza Drive, Suite 350, Tamaqua, Schuylkill County, Pennsylvania. The name and address of the person who is a party to the registration are Mark Sosna, 205 Carleton Avenue, Hazleton, PA 18201.

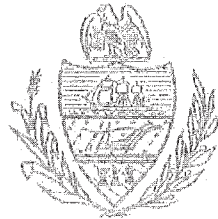
LORINE OGURKIS,  
ESQUIRE  
OGURKIS LAW, LLC  
314 Main Street  
Ste. A  
Sugarloaf, PA 18249

Sept. 7

NOTICE

GINGER CAKE INC hereby gives notice that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, under the provisions of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

Sept. 7



# **Luzerne County, Pennsylvania**

## **Sheriff's Department**

**SALE DATE:**

**FRIDAY – OCTOBER 5, 2018**

## **EDITOR'S NOTE:**

The following Geographical Index of Municipalities for the Sheriff Sale Property Listings included in this Volume is merely an Editor's Note for readers. It is not part of the official sale listing received by *The Luzerne Legal Register* from the Sheriff's Department.

Please note that the Sheriff's Department sometimes removes properties from the official listing prior to publication of the issue. So, if a Property Sale Number is listed in this unofficial index but is not in the official body, it has been removed by the Sheriff's Department.

THE LUZERNE LEGAL REGISTER

Luzerne County Sheriff's Department  
 Sale Date: FRIDAY, OCTOBER 5, 2018

Municipality	Property Sale Listing Nos.
<b>ASHLEY BORO</b>	30
<b>AVOCA BORO</b>	80
<b>BEAR CREEK TWP</b>	73
<b>BLACK CREEK TWP</b>	61
<b>BUCK TWP</b>	
<b>BUTLER TWP</b>	3, 35, 83
<b>CONYNGHAM BORO</b>	
<b>CONYNGHAM TWP</b>	
<b>COURTDALE BORO</b>	
<b>DALLAS BORO</b>	
<b>DALLAS TWP</b>	65
<b>DORRANCE TWP</b>	34
<b>DUPONT BORO</b>	
<b>DURYEA BORO</b>	53
<b>EDWARDSVILLE BORO</b>	
<b>EXETER BORO</b>	
<b>EXETER TWP</b>	
<b>FAIRVIEW TWP</b>	24

**THE LUZERNE LEGAL REGISTER**

Luzerne County Sheriff's Department - Sale Date: OCTOBER 5, 2018

<b>FAIRMOUNT TWP</b>	20, 105
<b>FORTY FORT BORO</b>	108
<b>FOSTER TWP</b>	
<b>FRANKLIN TWP.</b>	29, 55
<b>FREELAND BORO</b>	13
<b>HANOVER TWP</b>	106
<b>HARVEY'S LAKE BORO</b>	50, 102
<b>HAZLE TWP</b>	10, 33, 59, 62
<b>HAZLETON CITY</b>	5, 45, 52, 67
<b>HUGHESTOWN BORO</b>	91
<b>JENKINS TWP</b>	
<b>KINGSTON BORO</b>	7, 12, 37, 88, 96, 98, 101
<b>KINGSTON TOWNSHIP</b>	26, 72, 93
<b>LAFLIN BORO</b>	
<b>LAKE TWP</b>	
<b>LARKSVILLE BORO</b>	42
<b>LEHMAN TWP</b>	107
<b>LUZERNE BORO</b>	15, 64, 89

THE LUZERNE LEGAL REGISTER

Luzerne County Sheriff's Department - Sale Date: OCTOBER 5, 2018

<b>NANTICOKE CITY</b>	14, 31, 47, 70
<b>NESCOPECK BORO</b>	58
<b>NEWPORT TWP</b>	23, 41
<b>SUGARLOAF TWP</b>	95
<b>PITTSTON CITY</b>	4, 6, 9, 22, 49, 79, 94
<b>PITTSTON TWP</b>	100
<b>PLAINS TWP</b>	17
<b>PLYMOUTH BORO</b>	2, 78
<b>PLYMOUTH TWP</b>	28
<b>RICE TWP</b>	36
<b>ROSS TWP</b>	18, 104
<b>SALEM TWP</b>	60, 87, 92
<b>SUGAR NOTCH BORO</b>	68, 77
<b>SWOYERSVILLE BORO</b>	44
<b>UNION TWP</b>	19
<b>WARRIOR RUN BORO</b>	
<b>WEST HAZLETON BORO</b>	54, 57, 76, 99
<b>WEST PITTSTON BORO</b>	1
<b>WEST WYOMING BORO</b>	51
<b>WHITE HAVEN BORO</b>	46

THE LUZERNE LEGAL REGISTER

Luzerne County Sheriff's Department - Sale Date: OCTOBER 5, 2018

<b>WILKES-BARRE CITY</b>	8, 11, 16, 25, 27, 32, 38, 39, 40, 43, 48, 63, 69, 81, 82, 84, 86, 90, 103
<b>WILKES-BARRE TWP</b>	
<b>WRIGHT TWP</b>	21, 56, 75
<b>WYOMING BORO</b>	74
<b>YATESVILLE BORO</b>	85

THE LUZERNE LEGAL REGISTER

**LUZERNE COUNTY SHERIFF'S SALES**  
**SALE DATE: OCTOBER 5, 2018**

By virtue of Writs of Execution issued out of the Court of Common Pleas of Luzerne County, directed to me, there will be exposed to public sale, by vendue or outcry to the highest and best bidders, for cash in the Courthouse, in the City of Wilkes-Barre, Luzerne County, Pennsylvania on October 5, 2018, at 10:30 A.M., in the forenoon of the said day, all rights, titles and interests of the Defendants to the following real estate to wit:

**SHERIFF'S SALE NO. 1810-1**

**Case Number: 2017-12147**

U.S. Bank National Association, Successor by Merger to U.S. Bank National Association nd vs. Ann Albertson and Donna Albertson.

Owner(s) of the property situate in WEST PITTSTON BOROUGH, Luzerne County, Pennsylvania.

Being PIN number 65-E11NE1-024-017-000 and plate number 65-2-34-1-D1-2.

Property being known as: 328 Spring Street, West Pittston, PA 18643-2349.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN CHARLES D. ALBERTSON, by Deed from CHARLES D. ALBERTSON, Dated 06/27/2003, Recorded 07/17/2003, in Book 3003, Page 204729.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorneys for Plaintiff

**SHERIFF'S SALE NO. 1810-2**

**Case Number: 2018-333**

Wells Fargo Bank, NA vs. Heather Arens and John Martin.

Owner(s) of the property situate in PLYMOUTH BOROUGH, 9TH, Luzerne County, Pennsylvania.

Being PIN number 48-H8SE4 -005-013-000 and plate number 48-9-161-4.

Property being known as: 29 East Shawnee Avenue, Plymouth, PA 18651-2350.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN HEATHER ARENS AND JON MARTIN, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP, by Deed from JEFFREY C. FALCHEK AND MEREDITH M. FALCHEK, HUSBAND AND WIFE, Dated 09/27/2013, Recorded 10/01/2013, in Book 3013, Page 199838.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorneys for Plaintiff

**SHERIFF'S SALE NO. 1810-3**

**Case Number: 201712976**

Plaintiff Pacific Union Financial, LLC vs. defendants Lekeshia L. Atchison and Chamille Lane Thompson.

Owners of the property situate in the Township of Butler, Luzerne County, Pennsylvania.

Being parcel number and pin number 06-Q9S2-003-027-000.

Property being known as: 287 Buck Saw Drive, Drums, Pennsylvania 18222.

Improvements thereon: Residential Dwelling.

McCABE, WEISBERG & CONWAY, LLC

**SHERIFF'S SALE NO. 1810-4**

**Case Number: 2017-09123**

Plaintiff: First Heritage Financial LLC vs. Defendant(s): Susan Ann Baker.

Owner of the property situate in the Pittston City (municipality), Luzerne County, Pennsylvania.

Being Plate No. 72-8-14-6 Pin No. 72-E11SE2-15-8.

Property being known as: 25 James Street, Pittston, PA 18640.

Improvements thereon: Residential Dwelling.

MARTHA E. VON ROSENSTIEL, ESQUIRE/No. 52634

HEATHER RILOFF, ESQUIRE/No. 309906

TYLER J. WILK, ESQUIRE/No. 322247

MARTHA E. VON ROSENSTIEL, P.C.

Attorneys for Plaintiff

649 South Ave., Ste. 7

Secane, PA 19018

(610) 328-2887

**SHERIFF'S SALE NO. 1810-5**

**Case Number: 2018-00683**

Plaintiff: Nationstar Mortgage LLC d/b/a Mr. Cooper vs. defendants: Brenda L. Becher and Brian Sterenchock.

Owner(s) of the property situate in the 12th Ward of the City of Hazleton, Luzerne County.

Being parcel number and pin number: 71-T7NE33-010-003-000 Plate: 71-12-1-200-6.



THE LUZERNE LEGAL REGISTER

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Property being known as: 636 Lincoln Street, Hazleton, PA 18201.  
Improvements thereon: Residential Dwelling.

KATHERINE M. WOLF, ESQUIRE  
SHAPIRO & DeNARDO, LLC  
3600 Horizon Drive, Suite 150  
King of Prussia, PA 19406

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**SHERIFF'S SALE NO. 1810-6**

**Case Number: 201800720**

Nationstar Mortgage LLC d/b/a Mr. Cooper vs. Jennifer M. Bednarz.  
OWNER of the property Jennifer M. Bednarz situate in the City of Pittston: Luzerne County, Pennsylvania.  
BEING parcel number and pin number: E11SE1 B32 L9.  
PROPERTY being known as: 167 Vine Street, Pittston, PA 18640.  
IMPROVEMENTS thereon: Residential dwelling.

KEVIN G. McDONALD, ESQUIRE, Pa. ID 203783  
KML LAW GROUP, P.C.  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-7**

**Case Number: 9883-07**

Plaintiff Deutsche Bank National Trust Company, as Trustee Under the Pooling and Servicing Agreement Dated as of November 1, 2002, Morgan Stanley ABS Capital I Inc. Trust 2002-HE3 vs. Defendant(s) JOHN A. BELLINO.  
Owner(s) of the property situate in 3rd Ward of the Borough of Kingston, Luzerne County, Pennsylvania.  
Being plate number: 34-3-278-2 Pin number: 34-G9SE4-004-010-000.  
Property being known as: 398-400 North Maple Avenue, Kingston, PA 18704.  
Improvements thereon: Residential Property.

UDREN LAW OFFICES, P.C.

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**SHERIFF'S SALE NO. 1810-8**

**Case Number: 2016-11282**

Bank of America, N.A., successor by merger to BAC Home Loans Servicing, LP f/k/a Countrywide Home Loans Servicing, LP vs. Patricia Bielski and Stanley A. Bielski, Jr.  
Owners of property situate in the City of Wilkes-Barre (formerly Borough of Miners Mills), Luzerne County, Pennsylvania.  
Being Plate No. for 338 E. Main Street 73-20-31-3 & Pin No. 73-G10SE2-006-012-000 and Being Plate No. for 342 E. Main Street 73-20-31-1-D1-3 & Pin No. 73-G10SE2-006-011-000.  
Property being known as 338-342 East Main Street, Wilkes-Barre, PA 18705.  
Improvement thereon: Residential with buildings.

RICHARD M. SQUIRE & ASSOCIATES, LLC

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**SHERIFF'S SALE NO. 1810-9**

**Case Number: 201800247**

Nationstar Mortgage LLC d/b/a Champion Mortgage Company vs. Mary Bone Solely In Her Capacity As Heir of Jule Craig a/k/a Jule A. Craig a/k/a Julie A. Craig, Deceased, Richard Craig Solely in His Capacity As Heir of Jule Craig a/k/a Jule A. Craig a/k/a Julie A. Craig, Deceased, William Craig Solely in His Capacity As Heir of Jule Craig a/k/a Jule A. Craig a/k/a Julie A. Craig, deceased, the Unknown Heirs of Jule Craig a/k/a Jule A. Craig a/k/a Julie A. Craig, Deceased & Christine Wilk Solely in Her capacity As Heir of July Craig a/k/a Jule A. Craig a/k/a Julie A. Craig, Deceased.  
Owners of the property Mary Bone solely in her capacity as heir of Jule Craig a/k/a Jule A. Craig a/k/a Julie A. Craig, deceased, Richard Craig solely in his capacity as heir of Jule Craig a/k/a Jule A. Craig a/k/a Julie A. Craig, deceased, William Craig solely in his capacity as heir of Jule Craig a/k/a Jule A. Craig a/k/a Julie A. Craig, deceased, the Unknown Heirs of Jule Craig a/k/a Jule A. Craig a/k/a Julie A. Craig, Deceased & Christine Wilk solely in her capacity as heir of Jule Craig a/k/a Jule A. Craig a/k/a Julie a. Craig, Deceased.  
Situate in the City of Pittston: Luzerne County, Pennsylvania.  
Being parcel number and pin number: E11SE1 B45 L25.  
Property being known as: 240 South Main Street, Pittston, PA 18640.  
Improvements thereon: Residential Dwelling.

KEVIN G. McDONALD, ESQUIRE, Pa. ID 203783  
KML LAW GROUP, P.C.  
Attorneys for Plaintiff

THE LUZERNE LEGAL REGISTER

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**SHERIFF'S SALE NO. 1810-10**

**Case Number: 2018-1671**

Plaintiff Eagle Rock Resort Co., LLC vs. Defendants: FRANCIS G. BRIOSO and ZIELAH L. SILVA-BRIOSO.  
Owners of the property situate in the Township of Hazle, Luzerne County, Pennsylvania.  
Being Parcel Number and Pin Number: U5S4-005-023.  
Property being known as: Lot 338 Subdivision ERII section located in Eagle Rock Resort f/k/a Valley of Lakes Sub-division in the Township of Hazle, County of Luzerne, Commonwealth of Pennsylvania.  
Improvements thereon: VACANT LAND.

DIRK BERGER, ESQUIRE

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**SHERIFF'S SALE NO. 1810-11**

**Case Number: 201801800**

Metropolitan Life Insurance Company vs. Judith Coulter Brominski a/k/a Judith C. Brominski.  
OWNER of the property Judith Coulter Brominski a/k/a Judith C. Brominski.  
SITUATE in the City of Wilkes-Barre: Luzerne County, Pennsylvania.  
BEING Parcel Number and Pin Number: H9SE4-B3-L18.  
PROPERTY being known as: 115 Charles Street, Wilkes-Barre, PA 18702.  
IMPROVEMENTS thereon: residential two and one-half dwelling with a concrete block garage in rear.  
KEVIN G. McDONALD, ESQUIRE, Pa. ID 203783  
KML LAW GROUP, P.C.  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-12**

**Case Number: 201713197**

Plaintiff Federal National Mortgage Association ("Fannie Mae") vs. defendant Elizabeth S. Burgher.  
Owner of the property situate in the Borough of Kingston, Luzerne County, Pennsylvania.  
Being parcel number and pin number 34-H9NE3-007-006-000.  
Property being known as: 32 Second Avenue, Kingston, Pennsylvania 18704.  
Improvements thereon: Residential Dwelling.  
McCABE, WEISBERG & CONWAY, LLC

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**SHERIFF'S SALE NO. 1810-13**

**Case Number: 13285-2016**

Plaintiff: LSF10 Master Participation Trust vs. Defendant(s): Chris Capasso.  
Owner(s) of the property situate in the Freeland Borough, Luzerne County, Pennsylvania.  
Being PIN No. 22-Q9SE4-002-001-000 Plate No. 22-3-240-8.  
Property being known as: 937 Schwabe Street, Freeland, PA 18224.  
Improvements thereon: Residential Dwelling.  
ROGER FAY, ESQUIRE

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**SHERIFF'S SALE NO. 1810-14**

**Case Number: 2018-01866**

Bank of America, N.A. vs. Cheryl Caudill.  
Owner(s) of the property situate in NANTICOKE CITY, Luzerne County, Pennsylvania.  
Being PIN number 42-J7SW2 -005-004-000 and plate number 42-10-86-3.  
Property being known as: 227 South Hanover Street, Nanticoke, PA 18634-2220.  
Improvements thereon consist of RESIDENTIAL.  
TITLE TO SAID PREMISES VESTED IN EDWARD VISNEFSKI AND CHERYL CAUDILL, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP, by Deed from PARKER ALAN DORSEY, Dated 07/18/2002, Recorded 08/14/2002, in Book 3002, Page 199556.  
PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-15**

**Case Number: 201800613**

Freedom Mortgage Corporation vs. Renee M. Chandler.  
OWNER of the property Renee M. Chandler situate in the Borough of Luzerne: Luzerne County, Pennsylvania.  
BEING parcel number and pin number: G9NE3 B9 L5.  
PROPERTY being known as: 266 Walnut Street, Luzerne, PA 18709.  
IMPROVEMENTS thereon: residential dwelling.  
NORA C. VIGGIANO, ESQUIRE, Pa. ID 320864  
KML LAW GROUP, P.C.  
Attorneys for Plaintiff

THE LUZERNE LEGAL REGISTER

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**SHERIFF'S SALE NO. 1810-16**

**Case Number: 201803500**

Plaintiff: Federal National Mortgage Association ("Fannie Mae") vs. Defendant(s): Barry J. D. Chiverella and Sharon Chiverella.

Owners of the property situate in the City of Wilkes-Barre (municipality), Luzerne County, Pennsylvania.

Being Plate No. 73-2-618-4 Pin No. 73-H10SW2-20-18.

Property being known as: 78 Chapel Street, Wilkes-Barre, PA 18702.

Improvements thereon: Residential Dwelling.

MARTHA E. VON ROSENSTIEL, ESQUIRE/ No. 52634

HEATHER RILOFF, ESQUIRE/ No. 309906

TYLER J. WILK, ESQUIRE/ No. 322247

MARTHA E. VON ROSENSTIEL, P.C.

Attorneys for Plaintiff

649 South Ave., Ste. 7

Secane, PA 19018

(610) 328-2887

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**SHERIFF'S SALE NO. 1810-17**

**Case Number: 201711510**

Plaintiff: Wells Fargo Bank, N.A. vs. Defendant: Toni L. Christianson a/k/a Toni Christianson.

Owner(s) of the property situate in the Township of Plains, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: 50-G10SE2-005-009-000.

Property being known as: 199 First Street, Plains, PA 18705.

Improvements thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC

P.O. Box 165028

Columbus, OH 43216-5028

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**SHERIFF'S SALE NO. 1810-18**

**Case Number: 201712016**

By virtue of a Writ of Execution issued by: Deutsche Bank National Trust Company, as Trustee for Soundview Home Loan Trust 2006-EQ1 Asset Backed Certificates, Series 2006-EQ1 c/o Ocwen Loan Servicing, LLC v. Brian Daum and Sherylie Daum.

Owner(s) of the property SITUATE IN THE TOWNSHIP OF ROSS, COUNTY OF LUZERNE AND STATE OF PENNSYLVANIA.

ALSO KNOWN AS 468 Patla Road, Sweet Valley, PA 18656.

TITLE TO SAID PREMISES IS VESTED IN, Brian Daum and Sherylie Daum, from R.T. Redington and Judith F. Redington dated July 26, 2006 and recorded July 31, 2006 in the Office of the Recorder of Deeds for the County of Luzerne in Book 3006 Page 204247.

Being Luzerne County tax PLATE NUMBER 54-F3-00A-026-000 and PIN NUMBER 54-332-1-D1-5.

Improvements thereon consist of: Residential Real Estate.

STERN & EISENBERG, PC

Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-19**

**Case Number: 2016-12060**

Santander Bank, N.A. vs. John Deiter a/k/a John E. Deiter and Rachel Deiter a/k/a Rachel L. Deiter.

Owner(s) of the property situate in UNION TOWNSHIP, Luzerne County, Pennsylvania.

Being PIN number 61-14S1-002-07B-000 and plate number 61-15-D3-3.

Property being known as: 15 Range Road, Hunlock Creek, PA 18621-3014.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN JOHN DEITER AND RACHEL DEITER, by Deed from BRADLEY GRANT LORAH, Dated 04/14/2006, Recorded 04/21/2006, in Book 3006, Page 103741.

PHELAN HALLINAN DIAMOND & JONES, LLP

Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-20**

**Case Number: 2018-4268**

Plaintiff: U.S. Bank, National Association, successor trustee to Bank of America, N.A. successor in interest to Lasalle Bank N.A., as Trustee for the Bear Stearns Asset Backed Securities Trust 2003-HE1, Asset-Backed Certificates, Series 2003-HE1 vs. Defendant(s): Michael L. Delkanic, Jr.

THE LUZERNE LEGAL REGISTER

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Owner(s) of the property situate in the Fairmount Township, Luzerne County, Pennsylvania.  
Being PIN: 19-11-00A-002-000 and PLATE: 19-117-5.  
Property being known as: 92 Old County Road, Benton, PA 17814.  
Improvements thereon: Residential Dwelling.

ROGER FAY, ESQUIRE

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**SHERIFF'S SALE NO. 1810-21**

**Case Number: 201707760**

Plaintiff: JPMorgan Chase Bank, National Association vs. defendants: Daniel J. Dempkosky and Agnes Myers.  
Owner(s) of the property situate in the Township of Wright, Luzerne County.  
Being parcel number and pin number: 64-208-1-D2-2-D4-1 (Parcel: M9S12B001-L039).  
Property being known as: 284A Church Road, Mountain Top a/k/a Township of Wright, PA 18707.  
Improvements thereon: Residential Dwelling.

KATHERINE M. WOLF, ESQUIRE  
SHAPIRO & DeNARDO, LLC  
3600 Horizon Drive, Suite 150  
King of Prussia, PA 19406

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**SHERIFF'S SALE NO. 1810-22**

**Case Number: 2018-03217**

Ditech Financial LLC vs. Colleen M. Dillon and Ronald C. Mitchell.  
Owner(s) of the property situate in PITTSTON CITY, Luzerne County, Pennsylvania.  
Being PIN number 72-E11SE2-005-012-000 and PIN number 72-E11SE2-005-011-000 and plate number 72-6-317-2-D1-3 and plate number 72-6-317-6.  
Property being known as: 16 Front Street a/k/a 14 & 16 Front Street, Pittston, PA 18640-2511.  
Improvements thereon consist of RESIDENTIAL.  
TITLE TO SAID PREMISES VESTED IN Colleen M. Dillon and Ronald C. Mitchell, as Tenants in Common, by Deed from Susan Zakreski a/k/a Susan Zakerski, by her Agent, John R. Chairge, Dated 11/26/2007, Recorded 12/03/2007, in Book 3007, Page 317585.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-23**

**Case Number: 3393 of 2013**

PLAINTIFF: HAZLE TOWN ESTATES, INC vs. DEFENDANTS: WILLIAM G. DOUGHERTY and ROBERT C. DOUGHERTY t/a PENN HAZLE EQUIPMENT COMPANY and GARNISHEE: ANDRES G. MEJIA.  
OWNERS OF THE PROPERTY SITUATE IN GLEN LYON, NEWPORT TOWNSHIP, LUZERNE COUNTY, PENNSYLVANIA.  
BEING PARCEL NUMBER AND PIN NUMBER: MAP NO. PIN: U8 NW14, 002, 004 PLATE NO. 71-C-35-R5-D12-2-D1-2.  
PROPERTY KNOWN AS: 411-419 SOUTH CHURCH ST., HAZLETON, PA 18201.  
IMPROVENTS THEREON: COMMERCIAL DWELLING.

DAVID J. HARRIS, ESQUIRE  
IDENTIFICATION NO. 48558  
Attorney for the Plaintiff  
69 Public Square, Suite 700  
Wilkes-Barre, PA 18701  
Telephone (570) 823-9400  
Facsimile (570) 208-1400  
e-Mail davidharrisessq@epix.net

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**SHERIFF'S SALE NO. 1810-24**

**Case Number: 201804506**

Lakeview Loan Servicing, LLC vs. Marjorie R. Douglas.  
Owner(s) of the property situate in FAIRVIEW TOWNSHIP, Luzerne County, Pennsylvania.  
Being PIN number 20-K10S3 -001-01E-000 and plate number 20-512-3-D3.  
Property being known as: 25 Gracedale Avenue, Mountain Top, PA 18707-1024.  
Improvements thereon consist of RESIDENTIAL.  
TITLE TO SAID PREMISES VESTED IN MARJORIE R. DOUGLAS, by Deed from R.T. BUILDERS, INC., Dated 04/11/2003, Recorded 04/14/2003, in Book 3003, Page 95358, Instrument No. 5500839.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorneys for Plaintiff

THE LUZERNE LEGAL REGISTER

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**SHERIFF'S SALE NO. 1810-25**

**Case Number: 201713770**

Plaintiff: HSBC Bank USA, National Association as Trustee for ACE Securities Corp. Home Equity Loan Trust, Series 2006-CW1, Asset Backed Pass-Through Certificates vs. Defendant: Terry Eyeran.

Owner(s) of the property situate in the City of Wilkes-Barre, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: 73-I9NE4-026-013-000.

Property being known as: 285 Andover Street, Wilkes-Barre, PA 18702.

Improvements thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC

P.O. Box 165028

Columbus, OH 43216-5028

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**SHERIFF'S SALE NO. 1810-26**

**Case Number: 2018-1754**

Wells Fargo Bank, NA vs. Oscar Flores.

Owner(s) of the property situate in KINGSTON TOWNSHIP, Luzerne County, Pennsylvania.

Being PIN number 35-F9S4 -002-009-000 and plate number 35-1400-6.

Property being known as: 177 Oak Street, Trucksville, PA 18708-1734.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN Oscar Flores, by Deed from David C. Cramton, Dated 07/08/2014, Recorded 07/29/2014, in Book 3014, Page 121839.

PHELAN HALLINAN DIAMOND & JONES, LLP

Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-27**

**Case Number: 201800176**

Nationstar Mortgage LLC d/b/a Champion Mortgage Company vs. Gertrude Foley & John C. Foley a/k/a John Foley.

Owners of the property Gertrude Foley & John C. Foley a/k/a John Foley situate in the City of Wilkes-Barre: Luzerne County, Pennsylvania.

Being parcel number and pin number: H9SE1 B14 L5.

Property being known as: 18 Birch Street, Wilkes-Barre, PA 18702.

Improvements thereon: residential dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567

KML LAW GROUP, P.C.

Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-28**

**Case Number: 2018-05786**

U.S. Bank National Association vs. Amy T. Fore.

Owner(s) of the property situate in PLYMOUTH TOWNSHIP, Luzerne County, Pennsylvania.

Being PIN number 48-H8SW3 -027-018-000 and plate number 48-12-61-5.

Property being known as: 157 Reynolds Street, Plymouth, PA 18651-1635.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN Amy T. Fore, by Deed from U.S. Bank National Association, (as Trustee for the Pennsylvania Housing Finance Agency), Dated 11/25/2008, Recorded 01/20/2009, in Book 3009, Page 9900.

PHELAN HALLINAN DIAMOND & JONES, LLP

Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-29**

**Case Number: 14177-2009**

Jpmc Speciality Mortgage LLC vs. Victor Gorski and Michelle Gorski.

Owner(s) of the property situate in FRANKLIN TOWNSHIP, Luzerne County, Pennsylvania.

Being Plate# 24-26-2 and Pin# 24-C9 -00A-10A-000.

Property being known as: RR3 Box 176, a/k/a 1230 Sutton Creek Road, Dallas, PA 18612.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN Victor Gorski and Michelle Gorski, his wife, by Deed from Michael Kravitsky, III and Eleanore V. Kravitsky, h/w, dated 04/06/2004, recorded 04/13/2004 in Book 3004, Page 82024.

PHELAN HALLINAN DIAMOND & JONES, LLP

Attorneys for Plaintiff

THE LUZERNE LEGAL REGISTER

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**SHERIFF'S SALE NO. 1810-30**

**Case Number: 2018-03800**

M&T Bank vs. Albert W. Grosz.

Owner of the property situate in the Borough of Ashley, Luzerne County, Pennsylvania.

Being Luzerne County tax plate number 01-19SE4-021-001-000 and PIN: 1-1-92-9.

Property being known as: 67 West Hartford Street, Ashley, PA 18706.

TITLE TO SAID PREMISES IS VESTED IN Albert W. Grosz, by Deed dated March 5, 2010, and recorded on March 9, 2010, by the Luzerne County Recorder of Deeds Office in Deed Book 3010, Page 37504, Instrument Number 5907162.

Improvements thereon consist of: Residential Real Estate.

STERN & EISENBERG, PC  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-31**

**Case Number: 2018-04569**

Monarch Properties 401K Trust v. Frederick K. Hall, as Mortgagor, Richard L. Wakefield, Jr., in his Capacity as the Executor of the Estate of Helen R. Wakefield a/k/a Helen R. Hall, Deceased, and in his Capacity as a Devisee of the Estate of Helen R. Wakefield a/k/a Helen R. Hall, Deceased, and Jennifer Wakefield, solely in her Capacity as a Devisee of the Estate of Helen R. Wakefield a/k/a Helen R. Hall, Deceased.

Owners of the property situate in the City of Nanticoke, Luzerne County, Pennsylvania.

Being Luzerne County Tax Plate No. 42-12-259-3 and PIN: 42-J7SE4-020-024.

Property being known as: 24 West South Street, Nanticoke, PA 18634.

TITLE TO THE AFOREMENTIONED PREMISES is vested in Frederick K. Hall, Richard L. Wakefield, Jr., and Jennifer Wakefield, by virtue of the following:

BEING THE SAME PREMISES AS Stanley D. Gorski, Widower, by Deed dated September 16, 1996, and recorded on September 18, 1996, by the Luzerne County Recorder of Deeds in Deed Book 2575, Page 770, as Instrument No. 5127534, granted and conveyed unto Helen R. Wakefield a/k/a Helen R. Hall, an Individual.

AND THE SAID Helen R. Wakefield a/k/a Helen R. Hall departed this life on October 26, 2015, leaving a Last Will and Testament dated January 18, 1997, and probated on March 1, 2016, by the Luzerne County Register of Wills, wherein she appointed Stanley D. Gorski, as Executor of her Estate, or, in his absence, her son, Richard L. Wakefield, as Executor of her Estate, and granted all rest, residue and remainder were given to Richard L. Wakefield, Jr., and Jennifer Wakefield.

AND THE SAID Richard L. Wakefield was duly granted Letters Testamentary on March 10, 2016, by the Luzerne County Register of Wills under Case No. 40-16-0432.

WHEREBY TITLE TO THE AFOREMENTIONED PREMISES VESTED WITH Richard L. Wakefield, Jr., and Jennifer Wakefield, by Operation of Law.

Improvements thereon consist of: Residential Real Estate.

STERN & EISENBERG, PC  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-32**

**Case Number: 2017-07414**

Plaintiff: Member Home Loan Credit Union vs. Defendant(s): Shawna Hall and Richard Hall.

Owners of the property situate in the City of Wilkes-Barre (municipality), Luzerne County, Pennsylvania.

Being Plate No. 3-2-331-8 Pin No. 73-H10SW2-005-009-000.

Property being known as: 271 Kidder Street, Wilkes-Barre, PA 18702.

Improvements thereon: Residential Dwelling.

MARTHA E. VON ROSENSTIEL, ESQUIRE/No. 52634

HEATHER RILOFF, ESQUIRE/No. 309906

TYLER J. WILK, ESQUIRE/No. 322247

MARTHA E. VON ROSENSTIEL, P.C.

Attorneys for Plaintiff

649 South Ave., Ste. 7

Secane, PA 19018

(610) 328-2887

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**SHERIFF'S SALE NO. 1810-33**

**Case Number: 201801935**

Bank of America, N.A. vs. David Harabin.

OWNER of the property situate in the Township of Hazle: Luzerne County, Pennsylvania.

BEING parcel number and pin number: T7SE1 B3 L1.

THE LUZERNE LEGAL REGISTER

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PROPERTY being known as: 648 North Street, Hazle Township, PA 18202-0000.  
IMPROVEMENTS thereon: Residential Dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567  
KML LAW GROUP, P.C.  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-34**  
**Case Number: 201800996**

Plaintiff: Wells Fargo Bank, N.A. vs. Defendants: David J. Hardy; Irene F. Hardy.  
Owner(s) of the property situate in the Township of Dorrance, Luzerne County, Pennsylvania.  
Being Parcel Number and Pin Number: 12-N7-00A-032-000.  
Property being known as: 8033 Blue Ridge Trail, Wapwallopen, PA 18660.  
Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC  
P.O. Box 165028  
Columbus, OH 43216-5028

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**SHERIFF'S SALE NO. 1810-35**  
**Case Number: 9864-2016**

CitiMortgage, Inc vs. Christopher A. Harkins.  
Owner(s) of the property situate in BUTLER TOWNSHIP, Luzerne County, Pennsylvania.  
Being PIN number 06-P7S1 -004-001-000 and plate number 6-940-1-D1-1-R1-1-D53-2.  
Property being known as: 264 Mountain Rd, Drums, PA 18222-3200.  
Improvements thereon consist of RESIDENTIAL.  
TITLE TO SAID PREMISES VESTED IN CHRISTOPHER A. HARKINS, by Deed from CHRISTOPHER A. HARKINS AND JESSICA HARKINS, Dated 09/16/2015, Recorded 11/02/2015, in Book 3015, Page 203650.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-36**  
**Case Number: 2018-00256**

CNB Realty Trust, Assignee of NBT Bank, NA, f/k/a Pennstar Bank, a division of NBT Bank, NA vs. Janet M. Harlos.  
Owner of the property situate in Rice Township, Luzerne County, Pennsylvania.  
Being Plate No. 53-146-4 and PIN L8S4 B001 L007.  
Property being known as 2944 Nuangola Road, Mountain Top, Pennsylvania.  
Improvements thereon: residential dwelling.

DAVID M. GREGORY, ESQUIRE

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**SHERIFF'S SALE NO. 1810-37**  
**Case Number: 2018-03934**

Wells Fargo USA Holdings Inc. Successor by Merger to Wells Fargo Financial Pennsylvania, Inc. vs. Jeffrey R. Harring.  
Owner(s) of the property situate in KINGSTON BOROUGH, Luzerne County, Pennsylvania.  
Being PIN number 34-H9NE1-007-008-000 and plate number 34-7-830-D1-1.  
Property being known as: 34 North Goowin Avenue, a/k/a 34 North Goodwin Street, Kingston, PA 18704-5102.  
Improvements thereon consist of RESIDENTIAL.  
TITLE TO SAID PREMISES VESTED IN Jeffrey R. Harring, by Deed from Bernard Sincavage, Executor of the Estate of Anna Kalnoskas, Late, Dated 06/19/2002, Recorded 06/26/2002, in Book 3002, Page 159771.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-38**  
**Case Number: 201801480**

Bayview Loan Servicing, LLC vs. Samuel Harris.  
OWNER of the property Samuel Harris situate in the City of Wilkes-Barre: , Luzerne County, Pennsylvania.  
BEING parcel number and pin number: H10SW4 B5 L38.  
PROPERTY being known as: 68 North Sherman Street, Wilkes-Barre, PA 18702.  
IMPROVEMENTS thereon: residential dwelling.

KEVIN G. McDONALD, ESQUIRE, Pa. ID 203783  
KML LAW GROUP, P.C.  
Attorneys for Plaintiff

THE LUZERNE LEGAL REGISTER

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**SHERIFF'S SALE NO. 1810-39**

**Case Number: 2017-13869**

Plaintiff: Nationstar Mortgage LLC d/b/a Mr. Cooper vs. defendants: Larry Hazelton and Anthony M. Zongaro.  
Owner(s) of the property situate in the City of Wilkes-Barre, Luzerne County.  
Being parcel number and pin number: HS-SE4 B032 L004.  
Property being known as: 520-522 South River Street, Wilkes-Barre, PA 18702.  
Improvements thereon: Residential Dwelling.

KATHERINE M. WOLF, ESQUIRE  
SHAPIRO & DeNARDO, LLC  
3600 Horizon Drive, Suite 150  
King of Prussia, PA 19406

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**SHERIFF'S SALE NO. 1810-40**

**Case Number: 201802113**

Citibank, N.A., Not in Its Individual Capacity, But Solely As Trustee for NRZ Pass-Through Trust VI vs. Charles D. Heddings a/k/a Charles Heddings.

OWNER of the property situate in the City of Wilkes-Barre: Luzerne County, Pennsylvania.  
BEING parcel number and pin number: 73-H10SW2-B15 L3.  
PROPERTY being known as: 157 Kidder Street, Wilkes-Barre, PA 18702.  
IMPROVEMENTS thereon: Residential Dwelling.

KEVIN G. McDONALD, ESQUIRE, Pa. ID 203783  
KML LAW GROUP, P.C.  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-41**

**Case Number: 1332-2017**

Plaintiff WELLS FARGO BANK, NA vs. Defendant(s) JOANNE C. HOLENA.  
Owner(s) of property situate in NEWPORT Township, Luzerne County, Pennsylvania.  
Being parcel number and pin number 46-1-61-3 46-K7S2-003-005-000.  
Property being known as 37 E. KIRMAR AVENUE, NANTICOKE, PA 18634.  
Improvements thereon: Residential property.

POWERS, KIRN & ASSOCIATES, LLC

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**SHERIFF'S SALE NO. 1810-42**

**Case Number: 2018-00592**

LUZERNE BANK, Plaintiff vs. GREGORY T. HORN, Defendant.  
All the surface or right of soil of all that certain piece or parcel of land situate in the Borough of Larksville, County of Luzerne, and State of Pennsylvania.  
BEING PARCEL(s): H8 S4 006 039 and H8 S4 006 040 PLATE No(s): 38-5-228-4 and 38-5-136-3.  
PROPERTY BEING KNOWN AS: 86-88 Nesbitt Street, Larksville, PA.  
IMPROVEMENTS THEREON: residential dwellings.

HOURIGAN, KLUGER & QUINN, P.C.

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**SHERIFF'S SALE NO. 1810-43**

**Case Number: 201712215**

Plaintiff: Bayview Loan Servicing, LLC, a Delaware Limited Liability Company vs. defendant: Bernadette Jacob.  
Owner(s) of the property situate in the First Ward of the City of Wilkes-Barre, Luzerne County.  
Being parcel number and pin number: 73-H10NW2-019-018-000 Plate: 73-1-729-7.  
Property being known as: 28 West Chestnut Street, Wilkes Barre, PA 18705.  
Improvements thereon: Residential Dwelling.

KATHERINE M. WOLF, ESQUIRE  
SHAPIRO & DeNARDO, LLC  
3600 Horizon Drive, Suite 150  
King of Prussia, PA 19406

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**SHERIFF'S SALE NO. 1810-44**

**Case Number: 06623-CV-2017**

Plaintiff, ESSA Bank & Trust vs. Defendants, JLAN Properties, LLC, John Teberio and Linda Teberio.  
Owners of the property situate at 26 Bohac Street, Swoyersville, PA 18704, in the County of Luzerne, Commonwealth of Pennsylvania.  
BEING PARCEL NUMBER AND PROPERTY IDENTIFICATION NUMBER: F10NW1-005-013-000.



THE LUZERNE LEGAL REGISTER

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Property being known as: 26 Bohac Street, Swoyersville, PA 18704.  
Improvements thereon: Residential Dwelling.

JAMES V. FARERI, ESQUIRE  
712 Monroe St.  
Stroudsburg, PA 18360  
Tel. No.: (570) 421-9090

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**SHERIFF'S SALE NO. 1810-45**

**Case Number: 2018-612**

Plaintiff CITIMORTGAGE, INC vs. Defendant(s) MICKIE WHEELER JONES a/k/a MICHAELENE JONES, SOLELY IN HER CAPACITY AS HEIR OF KENNETH L. JONES, JR., DECEASED and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER KENNETH L. JONES, JR., DECEASED.

Owner(s) of property situate in HAZLETON City, Luzerne County, Pennsylvania.  
Being parcel number and pin number 71-T7SE22-006-003-000.  
Property being known as: 945 WEST FIRST STREET, HAZLETON, PA 18201.  
Improvements thereon: Residential property.

POWERS, KIRN & ASSOCIATES, LLC

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**SHERIFF'S SALE NO. 1810-46**

**Case Number: 2017-13902**

M&T Bank vs. Frank Jay Jones, as Known Heir of Frank J. Jones, Deceased, and the Unknown Heirs, Personal Representatives and Devisees of the Estate of Frank J. Jones, Deceased.

Owners of the property situate in the Township of Buck, Luzerne County, Pennsylvania.  
Being Luzerne County tax plate number 5-67-D1-2 AND PIN: 05-K14-00A-13A-000.  
Property being known as: 343 Buck Boulevard, White Haven, PA 18661.

TITLE TO THE SAID PREMISES IS VESTED IN Frank Jay Jones, as Known Heir to Frank J. Jones, Deceased, and the Unknown Heirs, Personal Representatives and Devisees of the Estate of Frank J. Jones, Deceased, by Operation of Law, by virtue of the following:

BEING THE SAME PREMISES AS Frank J. Jones, by deed dated January 10, 2013, and recorded on January 22, 2013, by the Luzerne County Recorder of Deeds in Deed Book 3013, Page 14596, as Instrument No. 6041499, granted and conveyed unto Frank J. Jones, an Individual.

AND THE SAID Frank J. Jones departed this life on January 29, 2017, intestate, leaving as his known heir-at-law: Frank Jay Jones, son.

Improvements thereon consist of: Residential Real Estate.

STERN & EISENBERG, PC  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-47**

**Case Number: 2018-00549**

Bayview Loan Servicing, LLC vs. Joan Josefowicz.  
Owner(s) of the property situate in NANTICOKE CITY, Luzerne County, Pennsylvania.  
Being PIN number 42-K7S1 -011-013-000 and plate number 42-8-112-5.  
Property being known as: 113 Oak Street, Nanticoke, PA 18634-4313.  
Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN Joan Josefowicz, by Deed from Joan Josefowicz, executrix of the last will and testament of Joseph Josefowicz, deceased, Dated 02/05/1998, Recorded 02/06/1998, in Book 2628, Page 712.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-48**

**Case Number: 2018-00255**

Plaintiff CITIZENS BANK OF PENNSYLVANIA vs. Defendant(s) David C. Joseph, Karen J. Joseph and United States of America.

Owner(s) of property situate in City of Wilkes-Barre Luzerne County, Pennsylvania.  
Being plate number 73-20-69-5 and pin number 73-G10SE2-010-001-000.  
Property being known as 205 East Thomas Street, Wilkes-Barre, PA 18705.  
Improvements thereon: Residential property.

LAW OFFICE OF GREGORY JAVARDIAN, LLC

THE LUZERNE LEGAL REGISTER

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**SHERIFF'S SALE NO. 1810-49**

**Case Number: 201804129**

New Residential Mortgage Loan Trust 2017-3 vs. Lucille Joyner As Administratrix of the Estate of Janet M. Rains a/k/a Janet Rains Deceased.

OWNER of the Property Lucille Joyner As Administratrix of the Estate of Janet M. Rains a/k/a Janet Rains Deceased. SITUATE in the City Of Pittston: Luzerne County, Pennsylvania.

BEING parcel number and pin number: E11NE3 B11 L4.

PROPERTY being known as: 127 Broad Street Pittston, PA 18640.

IMPROVEMENTS thereon: residential dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567

KML LAW GROUP, P.C.

Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-50**

**Case Number: 2017-6032**

Plaintiff: CitiFinancial Servicing LLC, a Delaware Limited Liability Company vs. Defendant(s): Dennis Kendrick and Teresa Kendrick.

Owner(s) of the property situate in the Harveys Lake Borough, Luzerne County, Pennsylvania

Being PIN: 74-D6S12-B005-L003 PLATE: 74-40-167-1-D1-4.

Property being known as: 23 Upper Cease Lane a/k/a 12 Upper Cease Lane f/k/a 23 Carpenter Road, Harveys Lake, PA 18618.

Improvements thereon: Residential Dwelling.

ROGER FAY, ESQUIRE

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**SHERIFF'S SALE NO. 1810-51**

**Case Number: 7212-2014**

Bank of America, N.A., as Successor by Merger to BAC Home Loans Servicing, LP f/k/a Countrywide Home Loans Servicing, LP vs. James W. Kenney.

Owner(s) of the property situate in WEST WYOMING BOROUGH, Luzerne County, Pennsylvania.

Being PIN: E10SE1-008-025, E10SE1-008-24A, E10SE1-008-024 Being Plate#: 66-1035-2, 66-461-3-D1-1, 66-461-4.

Property being known as: 635 Avenue D, West Wyoming, PA 18644-1632.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN James W. Kenney, by Deed from Raymond Richard, Dated 04/03/2002, Recorded 04/04/2002, in Book 3002, Page 87456.

PHELAN HALLINAN DIAMOND & JONES, LLP

Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-52**

**Case Number: 2013-08547**

Plaintiff The Bank of New York Mellon, f/k/a The Bank of New York, as Indenture Trustee on behalf of the Noteholders and the Note Insurer of the ABFS Mortgage Loan Trust 2001-4 vs. Defendant(s) DAVID KING.

Owner(s) of the property situate in City of Hazleton, Luzerne County, Pennsylvania.

Being plate number: 71-1-39-5. Pin number: 71-T8SW24-016-004-000.

Property being known as: 85-87 North Wyoming Street, Hazleton, PA 18201-6027.

Improvements thereon: Residential Property.

UDREN LAW OFFICES, P.C.

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**SHERIFF'S SALE NO. 1810-53**

**Case Number: 2017-08911**

Statebridge Company, LLC vs. Matthew Jude Kohut.

Owner of the property situate in the Borough of Duryea, Luzerne County, Pennsylvania.

Being Luzerne County Tax Plate No. D12NW3-B15-L16 and PIN: 59-1-85-8.

Property being known as: 537 Meyers Avenue, Duryea, PA 18642.

TITLE TO SAID PREMISES IS VESTED IN Matthew Jude Kohut by Deed from Matthew Jude Kohut and Debra Kohut, by Deed dated December 8, 2005, and recorded on December 13, 2005, by the Luzerne County Recorder of Deeds in Deed Book 3005, at Page 334625, as Instrument No. 5675212.

Improvements thereon consist of: Residential Real Estate.

STERN & EISENBERG, PC

Attorneys for Plaintiff

THE LUZERNE LEGAL REGISTER

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**SHERIFF'S SALE NO. 1810-54**

**Case Number: 201714343**

Plaintiff: Wells Fargo Bank, NA vs. Defendants: Patricia A. Kolbenson; David A. Kolbenson.  
Owner(s) of the property situate in the Borough of West Hazleton, Luzerne County, Pennsylvania.  
Being Parcel Number and Pin Number: 63-T7SE2-015-004-000.  
Property being known as: 236 Winters Avenue, West Hazleton, PA 18202.  
Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC  
P.O. Box 165028  
Columbus, OH 43216-5028

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**SHERIFF'S SALE NO. 1810-55**

**Case Number: 201800617**

The Honesdale National Bank vs. Erin L. Kovalick a/k/a Erin Kovalick.  
OWNER of the property Erin L. Kovalick a/k/a Erin Kovalick situate in the Franklin Township: Luzerne County, Pennsylvania.  
BEING parcel number and pin number: C9 BA L22A.  
PROPERTY being known as: 743 Coon Road, Wyoming, PA 18644.  
IMPROVEMENTS thereon: residential dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567  
KML LAW GROUP, P.C.  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-56**

**Case Number: 06616-CV-2017**

Plaintiff, ESSA Bank & Trust vs. Defendants, LAT Realty, LLC, John Teberio and Linda Teberio.  
Owners of the property situate at 161 South Mountain Boulevard, Wright Township, Mountain Top, PA 18707, in the County of Luzerne, Commonwealth of Pennsylvania.  
BEING PARCEL NUMBER AND PROPERTY IDENTIFICATION NUMBER: L9S5-001-005 & 05A.  
Property being known as: 161 S. Mountain Blvd., Mountain Top, PA 18707.  
Improvements thereon: Residential Dwelling.

JAMES V. FARERI, ESQUIRE  
Attorney for Plaintiff  
712 Monroe St.  
Stroudsburg, PA 18360  
Tel. No.: (570) 421-9090

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**SHERIFF'S SALE NO. 1810-57**

**Case Number: 2016-00652**

Plaintiff Lakeview Loan Servicing, LLC vs. defendant Andres R. Laucet a/k/a Andre R. Laucet.  
Owner of the property situate in the Borough of West Hazleton, Luzerne County, Pennsylvania.  
Being parcel number and pin number 63-T7SE2-014-01D/63-T7SE-014-01B.  
Property being known as: 133-135 West Cranberry Avenue, West Hazleton, Pennsylvania 18202.  
Improvements thereon: Residential Dwelling.

McCABE, WEISBERG & CONWAY, LLC

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**SHERIFF'S SALE NO. 1810-58**

**Case Number: 2011-12160**

Plaintiff: Wells Fargo Bank, N.A. vs. Defendant: Thomas J. Lawler.  
Owner(s) of the property situate in the Borough of Nescopeck, Luzerne County, Pennsylvania.  
Being Parcel Number and Pin Number: 43-P3SW3-013-012-000.  
Property being known as: 632 2nd Street, Nescopeck, PA 18635.  
Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC  
P.O. Box 165028  
Columbus, OH 43216-5028

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**SHERIFF'S SALE NO. 1810-59**

**Case Number: 2018-1663**

Plaintiff Eagle Rock Resort Co., LLC vs. Defendant: EUNJUNG A. LEE.  
Owner of the property situate in the Township of Hazle, Luzerne County, Pennsylvania.  
Being Parcel Number and Pin Number: 26-U5S15-001-542 Undivided Interest Lot Property.

THE LUZERNE LEGAL REGISTER

Property being known as: Undivided Lot 542 Subdivision TW section located in Eagle Rock Resort f/k/a Valley of Lakes Subdivision in the Township of Hazle, County of Luzerne, Commonwealth of Pennsylvania.  
Improvements thereon: VACANT LAND.

DIRK BERGER, ESQUIRE

**SHERIFF'S SALE NO. 1810-60**

**Case Number: 201803883**

Secretary of Veteran's Affairs vs. Diane LeValley & Kevin T. LeValley.

OWNER of the property Diane LeValley & Kevin T. LeValley situate in the Township of Salem: Luzerne County, Pennsylvania.

BEING parcel number and pin number: O4 BA L27.

PROPERTY being known as: 104 D Salem Blvd. f/k/a RR1 Box 1726, Berwick, PA 18603.

IMPROVEMENTS thereon: Residential Dwelling.

KEVIN G. McDONALD, ESQUIRE, Pa. ID 203783  
KML LAW GROUP, P.C.  
Attorneys for Plaintiff

**SHERIFF'S SALE NO. 1810-61**

**Case Number: 2018-02157**

PNC Bank, National Association, Successor by Merger to National City Bank, Successor by Merger to Accubanc Mortgage, A Division of National City Bank of Indiana vs. Louis E. Llewellyn.

Owner(s) of the property situate in BLACK CREEK TOWNSHIP, Luzerne County, Pennsylvania.

Being PIN number 03-U4S3 -012-003-000 and plate number 3-384-8.

Property being known as: 581 Hazle Street f/k/a Line Street, a/k/a 120 London Street, Weston, PA 18256.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN LOUIS E. LLEWELLYN, by Deed from BANK OF NEW YORK AS TRUSTEE COUNTRYWIDE HOME LOANS INC. ITS ATTORNEY IN FACT BY POWER OF ATTORNEY RECORDED 12/18/2000 IN BOOK 130 PAGE 558, Dated 03/02/2005, Recorded 09/02/2005, in Book 3005, Page 226677.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorneys for Plaintiff

**SHERIFF'S SALE NO. 1810-62**

**Case Number: 2018-3013**

Plaintiff: Nationstar Mortgage LLC d/b/a Mr. Cooper vs. defendant: Gregory A. Macdonald.

Owner(s) of the property situate in the Township of Hazle and Borough of West Hazleton, Luzerne County.

Being parcel number and pin number: 63-T7NE1-001-007-000 Plate: 63-2-309-4.

Property being known as: 149 Susquehanna Boulevard, Hazleton, PA 18202.

Improvements thereon: Residential Dwelling.

DANIEL T. LUTZ, ESQUIRE  
SHAPIRO & DeNARDO, LLC  
3600 Horizon Drive, Suite 150  
King of Prussia, PA 19406

**SHERIFF'S SALE NO. 1810-63**

**Case Number: 11341-2017**

Plaintiff: First Heritage Financial LLC vs. Defendant(s): Sandra Maguire.

Owner of the property situate in the City of Wilkes-Barre (municipality), Luzerne County, Pennsylvania.

Being Plate No. 73-16-2-450-9 Pin No. 73-H10NW3-023-016-000.

Property being known as: 34 Thompson Street, Wilkes-Barre, PA 18702.

Improvements thereon: Residential Dwelling.

MARTHA E. VON ROSENSTIEL, ESQUIRE/No. 52634  
HEATHER RILOFF, ESQUIRE/No. 309906  
TYLER J. WILK, ESQUIRE/No. 322247  
MARTHA E. VON ROSENSTIEL, P.C.  
Attorneys for Plaintiff  
649 South Ave., Ste. 7  
Secane, PA 19018  
(610) 328-2887

**SHERIFF'S SALE NO. 1810-64**

**Case Number: 2017-05022**

Plaintiff: MTGLQ INVESTORS, L.P. vs. Defendant(s): Mark M. Marcin, Jr.

Owner(s) of the property situate in the Luzerne Borough, Luzerne County, Pennsylvania.

THE LUZERNE LEGAL REGISTER

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Being PIN: 41-G9NE2-005-003-000 and PLATE: 41-1-195-3.  
Property being known as: 339 Miller Street, Luzerne, PA 18709.  
Improvements thereon: Residential Dwelling.

ROGER FAY, ESQUIRE

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**SHERIFF'S SALE NO. 1810-65**

**Case Number: 2017-14388**

Wells Fargo Bank, NA vs. Brian Martin.

Owner(s) of the property situate in DALLAS TOWNSHIP, Luzerne County, Pennsylvania.

Being PIN number 10-C7S2 -009-019-000 and plate number 10-154-8.

Property being known as: 244 Kunkle-Alderson Road a/k/a 244 Alderson Road, Harveys Lake, PA 18618.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN BRIAN MARTIN, by Deed from CRYSTAL PROPERTIES, INC., A PENNSYLVANIA CORPORATION, Dated 09/28/2007, Recorded 10/02/2007, in Book 3007, Page 262308.

PHELAN HALLINAN DIAMOND & JONES, LLP

Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-67**

**Case Number: 201804131**

Santander Bank, N.A. vs. Ryan S. Minnick.

Owner(s) of the property situate in HAZLETON CITY, Luzerne County, Pennsylvania.

Being plate number 71-14-380-3 Pin # T8 NE41 B9 L2.

Property being known as: 646 Harrison Street, Hazleton, PA 18201-4634.

Improvements thereon consist of RESIDENTIAL.

LEO G. HYDE was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of LEO G. HYDE's death on or about 11/07/2012, his ownership interest was automatically vested in the surviving tenant by the entirety. Beverly A. Hyde was released as she is no longer a record owner.

PHELAN HALLINAN DIAMOND & JONES, LLP

Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-68**

**Case Number: 201712402**

Plaintiff: Specialized Loan Servicing LLC vs. defendant: Megan Mullin.

Owner(s) of the property situate in the County of Luzerne, Luzerne County.

Being parcel number and pin number: 60-J8SE3-004-005-000 Plate: 60-1-152-3.

Property being known as: 797 Main Street, Sugar Notch, PA 18706.

Improvements thereon: Residential Dwelling.

STEPHANIE A. WALCZAK, ESQUIRE

SHAPIRO & DeNARDO, LLC

3600 Horizon Drive, Suite 150

King of Prussia, PA 19406

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**SHERIFF'S SALE NO. 1810-69**

**Case Number: 2017-11506**

Plaintiff: Pennsylvania Housing Finance Agency vs. Defendant(s): Allene B. Munson.

Owner of the property situate in the City of Wilkes-Barre (municipality), Luzerne County, Pennsylvania.

Being Plate No. 73-13-2-325-2 Pin No. 73-I9NE2 -016-016-000.

Property being known as: 11 Loomis Street, Wilkes-Barre, PA 18702.

Improvements thereon: Residential Dwelling.

MARTHA E. VON ROSENSTIEL, ESQUIRE/No. 52634

HEATHER RILOFF, ESQUIRE/No. 309906

TYLER J. WILK, ESQUIRE/No. 322247

MARTHA E. VON ROSENSTIEL, P.C.

Attorneys for Plaintiff

649 South Ave., Ste. 7

Secane, PA 19018

(610) 328-2887

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**SHERIFF'S SALE NO. 1810-70**

**Case Number: 201801970**

U.S. Bank Trust National Association, Not in Its Individual Capacity But Solely as Delaware Trustee and U.S. Bank National Association, Not in Its Individual Capacity But Solely as CO-Trustee for Government Loan Securitization Trust

THE LUZERNE LEGAL REGISTER

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2011-Fv1 vs. Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under John J. Muntz, Deceased.

Owner(s) of the property situate in NANTICOKE CITY, Luzerne County, Pennsylvania.

Being PIN number 42-J7SE4 -010-010-000 and plate number 42-12-114-4.

Property being known as: 52 Enterprise Street, Nanticoke, PA 18634-3435.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN John J. Muntz, by Deed from John Kolesar, widower, Dated 10/12/1999, Recorded 10/18/1999, in Book 2696, Page 574.

JOHN J. MUNTZ died on 09/08/2017, and upon information and belief, his surviving heirs are LINDA MUNTZ and JOHN MATTHEW MUNTZ. By executed waivers LINDA MUNTZ and JOHN MATTHEW MUNTZ waived their rights to be named.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-72**

**Case Number: 2017-11331**

Plaintiff CITIZENS BANK OF PENNSYLVANIA vs. Defendant(s) Anthony J. Oliveri, Jr. and Debra Oliveri.

Owner(s) of property situate in Kingston Township, Luzerne County, Pennsylvania.

Being plate number 35-255-5 & 35-771-1-D1-1 Being pin number 35-F9S4-005-007-000 & 35-F9S4-005-05A-000.

Property being known as 105 Carverton Road, Trucksville, PA 18708.

Improvements thereon: Residential property.

LAW OFFICE OF GREGORY JAVARDIAN, LLC

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**SHERIFF'S SALE NO. 1810-73**

**Case Number: 2018-4749**

Wells Fargo Financial Pennsylvania, Inc. vs. Charles W. Olson a/k/a Charles Olson and Linda L. Olson a/k/a Linda Olson.

Owner(s) of the property situate in BEAR CREEK TOWNSHIP, Luzerne County, Pennsylvania.

Being PIN 04-114S1 -004-004-000 Being Plate No. 4-192-2-D152-6.

Property being known as: 401 West Avenue, Bear Creek Township, PA 18702-8219.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN Charles W. Olson and Linda L. Olson, his wife, by Deed from Douglas A. Wahl and Denise Q. Wahl, h/w, Dated 10/09/1996, Recorded 10/11/1996, in Book 2578, Page 437.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-74**

**Case Number: 2018-2325**

Deutsche Bank National Trust Company, as Trustee for The Registered Holders of Morgan Stanley Abs Capital I Inc. Trust 2007-NC3 Mortgage Pass-Through Certificates, Series 2007-NC3 vs. Robert Ostrowski.

Owner(s) of the property situate in Wyoming Borough, Luzerne County, Pennsylvania.

Being PIN number 67-E10SE3-013-042-000 and plate number 67-1-5.

Property being known as: Rear 30 6th Street a/k/a Rear 30 E 6th Street, Wyoming, PA 18644.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN ROBERT OSTROWSKI, by Deed from DOROTHY MARQUITZ, EXECUTRIX OF THE ESTATE OF HAZEL MAY ANDREWS a/k/a HAZEL ANDREWS DECEASED, Dated 03/12/2007, Recorded 05/23/2007, in Book 3007, Page 76719.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-75**

**Case Number: 2016-5688**

OCWEN Loan Servicing, LLC vs. Daniel R. Passante and Kimberly Ranieli a/k/a K. Ranieli.

Owner(s) of the property situate in WRIGHT TOWNSHIP, Luzerne County, Pennsylvania.

Being PIN number 64-N9S3-003-024-000 and plate number 64-260-2-D29-2-D39-1.

Property being known as: 546 South Mountain Blvd., Mountain Top, PA 18707-2257.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN DANIEL R. PASSANTE AND KIMBERLY RANIELI, HIS WIFE, AS SOLE OWNER, by Deed from JOSEPH T. WEJKSZNER AND SUSAN M. DROZDA, Dated 05/20/2009, Recorded 05/27/2009, in Book 3009, Page 101033.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorneys for Plaintiff

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THE LUZERNE LEGAL REGISTER

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**SHERIFF'S SALE NO. 1810-76**

**Case Number: 201803276**

US Bank National Association, not in Its Individual Capacity but solely As Trustee on behalf of OWS REMIC Trust 2015-1 vs. George J. Pavell.

OWNER of the property George J. Pavell situate in the Township of Hazle: Luzerne County, Pennsylvania.

BEING parcel number and pin number: T7SE1 B5 L17.

PROPERTY being known as: Rear 615 Ridge Avenue, West Hazleton, PA 18202.

IMPROVEMENTS thereon: residential dwelling.

REBECCA A. SOLARZ, ESQUIRE, Pa. ID 315936

KML LAW GROUP, P.C.

Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-77**

**Case Number: 2015-00374**

Plaintiff: Wilmington Savings Fund Society, FSB, as trustee of Stanwich Mortgage Loan Trust A vs. Defendant(s): Ann Marie Pierog a/k/a Ann M. Pierog and The United States of America c/o the U.S. Attorney for the Middle District of Pennsylvania.

Owner(s) of the property situate in the Sugar Notch Borough, Luzerne County, Pennsylvania.

Being parcel number and pin number 60-J8SE3 -001-07B-000 60-C-2-D1-1-R-D23-1.

Property being known as: 916 Main Street, Sugar Notch, PA 18706.

Improvements thereon: Residential Dwelling.

ROGER FAY, ESQUIRE

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**SHERIFF'S SALE NO. 1810-78**

**Case Number: 2017-13929**

NBT Bank, NA, f/k/a Pennstar Bank, a division of NBT Bank, NA vs. Thomas W. Punko, II.

Owner of the property situate in Plymouth Borough, Luzerne County, Pennsylvania.

Being Plate No. 48-8-124-4 and PIN 18NW2 B021 L005.

Property being known as: 19 Flat Road, Plymouth, Plymouth Borough, Luzerne County, PA.

Improvements thereon: residential dwelling.

DAVID M. GREGORY, ESQUIRE

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**SHERIFF'S SALE NO. 1810-79**

**Case Number: 201800584**

Plaintiff: LSF10 Master Participation Trust vs. Defendants: Mark Reese; Colleen Reese.

Owner(s) of the property situate in the City of Pittston, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: 72-E11NE3-027-025-000.

Property being known as: 68 Williams Street, Pittston, PA 18643.

Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC

P.O. Box 165028

Columbus, OH 43216-5028

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**SHERIFF'S SALE NO. 1810-80**

**Case Number: 2017-11209**

U.S. Bank National Association, as Trustee for Residential Asset Mortgage Products, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2005-Efc6 vs. Salim Reza a/k/a Mohammed R. Salim.

Owner(s) of the property situate in AVOCA BOROUGH, Luzerne County, Pennsylvania.

Being PIN number 14-D12NE3-010-004-000 and plate number 14-5-73-2.

Property being known as: 914 Hope Street, Avoca, PA 18641-1716.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN MOHAMMED R. SALIM, MARRIED, by Deed from CARL MACIEJEWSKI AND FRANCES MACIEJEWSKI, HIS WIFE, Dated 07/30/2003, Recorded 08/01/2003, in Book 3003, Page 223960.

PHELAN HALLINAN DIAMOND & JONES, LLP

Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-81**

**Case Number: 201713690**

Bayview Loan Servicing LLC vs. Nicolas Rivera.

OWNER of the property Nicolas Rivera situate in the City of Wilkes-Barre: Luzerne County, Pennsylvania.

BEING parcel number and pin number: H10SW4 B7 L14.

THE LUZERNE LEGAL REGISTER

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PROPERTY being known as: 117 North Meade Street, Wilkes-Barre, PA 18702.  
IMPROVEMENTS thereon: residential dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567  
KML LAW GROUP, P.C.  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-82**

**Case Number: 2018-742**

Plaintiff PNC Bank, National Association vs. Defendant Charles Gordon Rowles, III, Administrator of the Estate of Ann Marie Rowles a/k/a Ann-Marie Rowles a/k/a Ann M. Rowles.

Owner(s) of the property situate in the CITY OF WILKES-BARRE, Luzerne County, Pennsylvania.

Being parcel number and pin number 73-H9SE1-16-17.

Property being known as: 273 Academy Street, Wilkes-Barre, PA 18702.

Improvements thereon: Residential Dwelling.

MICHAEL C. MAZACK, ESQUIRE  
1500 One PPG Place  
Pittsburgh, PA 15222

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**SHERIFF'S SALE NO. 1810-84**

**Case Number: 2018-04576**

Reverse Mortgage Funding v. Joseph T. Saracino, Administrator of the Estate of Anthony J. Saracino, Deceased.

Owner of the property situate in the City of Wilkes-Barre, Luzerne County, Pennsylvania.

Being Luzerne County Tax Plate No. 73-14-2-786-4 and PIN: 73-19SE2-004-004-000.

Property being known as: 407 McLean Street, Wilkes-Barre, PA 18702.

TITLE TO THE AFOREMENTIONED PREMISES is vested in Anthony J. Saracino, Administrator of the Estate of Anthony J. Saracino, Deceased, by virtue of the following:

BEING THE SAME PREMISES AS Samuel Saracino and Albina Saracino, his Wife, and Ralph Yanora and Manuella Yanora, his Wife, by Deed dated March 3, 1969, and recorded on March 3, 1969, by the Luzerne County Recorder of Deeds in Deed Book 1662, at Page 824, granted and conveyed unto Anthony J. Saracino and Lorin Saracino, as Tenants by the Entireties.

AND THE SAID Lorin Saracino departed this life on November 16, 2016, whereby title to the aforementioned premises vested with Anthony J. Saracino, an Individual, by Right of Survivorship.

AND THE SAID Anthony J. Saracino departed this life on December 12, 2017, intestate, leaving as his only surviving heirs at law and next of kin the following: Anthony V. Saracino, Son; David F. Saracino, Son; and Joseph T. Saracino, son.

AND THE SAID Anthony V. Saracino and David F. Saracino renounced their rights to administer the estate of Anthony J. Saracino, whereupon Joseph T. Saracino was duly granted Letters of Administration on January 16, 2018, under Luzerne County Case No. 40-18-0078, by the Luzerne County Register of Wills.

WHEREBY TITLE TO THE AFOREMENTIONED PREMISES vested with Joseph T. Saracino, Administrator of the Estate of Anthony J. Saracino, Deceased, by Operation of Law.

Improvements thereon consist of: Residential Real Estate.

STERN & EISENBERG, PC  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-85**

**Case Number: 2015-06197**

Plaintiff CITIZENS BANK OF PENNSYLVANIA vs. Defendant(s) Cindy L. Sarf.

Owner(s) of property situate in Borough of Yatesville, Luzerne County, Pennsylvania.

Being plate number 70-C-24-R-D7-1 and pin number 70-F11S3-005-006-000.

Property being known as 38 Hale Street, Yatesville, PA 18640.

Improvements thereon: Residential property.

LAW OFFICE OF GREGORY JAVARDIAN, LLC

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**SHERIFF'S SALE NO. 1810-86**

**Case Number: 201711905**

Plaintiff: Nationstar Mortgage LLC dba Mr. Cooper vs. defendant: David J. Savage.

Owner(s) of the property situate in the 2nd Ward of the City of Wilkes-Barre, Luzerne County.

Being parcel number and pin number: 73-H10SW2-011-038-000.

Property being known as: 356 New Grant Street, Wilkes-Barre, PA 18702.

Improvements thereon: Residential Dwelling.

DANIEL T. LUTZ, ESQUIRE  
SHAPIRO & DeNARDO, LLC  
3600 Horizon Drive, Suite 150  
King of Prussia, PA 19406



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THE LUZERNE LEGAL REGISTER

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**SHERIFF'S SALE NO. 1810-87**

**Case Number: 2015-01832**

Plaintiff Kondaur Capital Corporation, as Separate Trustee of Matawin Ventures Trust Series 215-2 vs. defendants Dieter Scholz and Kathryn Scholz.

Owners of the property situate in the Township of Salem, Luzerne County, Pennsylvania.

Being parcel number and pin number 55-P3NW4 -001-004-000.

Property being known as: 701 East 10th Street, Berwick, Pennsylvania 18603.

Improvements thereon: Residential Dwelling.

McCABE, WEISBERG & CONWAY, LLC

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**SHERIFF'S SALE NO. 1810-88**

**Case Number: 201713322**

Plaintiff: Wells Fargo Bank, NA vs. Defendant: Nichole M. Seiwel a/k/a Nichole Yeninas a/k/a Nichole Seiwel.

Owner(s) of the property situate in the Borough of Kingston, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: 34-G9NE3-005-015-000.

Property being known as: 106 West Walnut Street, Kingston, PA 18704.

Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC

P.O. Box 165028

Columbus, OH 43216-5028

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**SHERIFF'S SALE NO. 1810-89**

**Case Number: 2017-13814**

Plaintiff: Pennsylvania Housing Finance Agency vs. Defendants: Traci Shoemaker and Jason L. Shoemaker.

Owner(s) of the property situate in Luzerne Borough, County of Luzerne, Commonwealth of Pennsylvania and being property known as 347 Miller Street, Luzerne, PA 18709.

PIN NO. 41-G9NE2 -005-001-000 PLATE NO. 41-1-180-4.

IMPROVEMENTS THEREON: RESIDENTIAL DWELLING.

LEON P. HALLER, ESQUIRE

PURCELL, KRUG & HALLER

Attorneys for Plaintiff

1719 North Front Street

Harrisburg, PA 17102

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**SHERIFF'S SALE NO. 1810-90**

**Case Number: 201610053**

Plaintiff: U.S. Bank National Association, as Trustee, for Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2006-EMX5 vs. Defendant: Edward C. Siglin, Jr. a/k/a Edward Siglin.

Owner(s) of the property situate in the City of Wilkes-Barre, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: 73-H10SW4-008-015-000.

Property being known as: 103 Custer Street, Wilkes-Barre, PA 18702.

Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC

P.O. Box 165028

Columbus, OH 43216-5028

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**SHERIFF'S SALE NO. 1810-91**

**Case Number: 2714 of 2018**

Plaintiff: Community Bank, N.A. d/b/a First Liberty Bank & Trust vs. Defendant: Belinda Smith.

Owner of the property situate in Hughestown, Luzerne County, Pennsylvania.

Being parcel number and pin number E12-NW1-B7-L46.

Property known as: 18 1/2 Cemetery Street, Hughestown, Luzerne County, Pennsylvania, 18640.

Improvements thereon: Residential structure.

BRICE C. PAUL, ESQUIRE

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**SHERIFF'S SALE NO. 1810-92**

**Case Number: 2011-06740**

Wilmington Savings Fund Society, fsb d/b/a Christiana Trust, not individually but as Trustee for Pretium Mortgage Acquisition Trust (Plaintiff) vs. Michael Smith a/k/a Michael P. Smith (Defendant).

Owner of the property situate in the Township of Salem, Luzerne County, Pennsylvania.

Being Parcel Identification Numbers 55-N4-00A-21A-000 and 55-N4-00A-18A-000.

THE LUZERNE LEGAL REGISTER

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Property being known as 102 Mingle Inn Road, Berwick, PA 18603.  
Improvements thereon consist of a Residential Dwelling.

STEPHEN M. HLADIK, ESQUIRE  
HLADIK, ONORATO & FEDERMAN, LLP  
298 Wissahickon Avenue  
North Wales, PA 19454

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**SHERIFF'S SALE NO. 1810-93**

**Case Number: 2016-10380**

Plaintiff: U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY vs. Defendants: Misty A. Spencer-Walker and Richard D. Walker.

Owner(s) of the property situate in the Township of Kingston, County of Luzerne, Commonwealth of Pennsylvania and being property known as: 129 Perrin Avenue, Shavertown, PA 18708.

PIN NO. 35-E8S8 -006-003-000 PLATE NO. 35-894-11.

IMPROVEMENTS THEREON: RESIDENTIAL DWELLING.

LEON P. HALLER, ESQUIRE  
PURCELL, KRUG & HALLER  
Attorneys for Plaintiff  
1719 North Front Street  
Harrisburg, PA 17102

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**SHERIFF'S SALE NO. 1810-94**

**Case Number: 201800399**

LSF10 Master Participation Trust vs. Edwin L. Stanton, Jr. and Toni A. Stanton.

Owners of property situate in the City of Pittston, Luzerne County, Pennsylvania.

Being Pin No. E11SE1 B-45 L-11.

Property being known as 105-107 La Grange Street, Pittston, PA 18640.

Improvement thereon: Residential with buildings.

RICHARD M. SQUIRE & ASSOCIATES, LLC

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**SHERIFF'S SALE NO. 1810-95**

**Case Number: 2018-00143**

Deutsche Bank National Trust Company, as Trustee for Soundview Home Loan Trust 2006-Wf1 Asset-Backed Certificates, Series 2006-Wf1 vs. Damian Starkey, Jr. and Unknown Heirs, Successors, Assigns, and All Persons, Finns, or Associations Claiming Right, Title or Interest From or Under Damian F. Starkey, Sr., Deceased.

Owner(s) of the property situate in NUANGOLA BOROUGH, Luzerne County, Pennsylvania.

Being PIN: 47-L8S1 -002-003-000 Being Plate: 47-100-5.

Property being known as: 44 Vandermark Avenue, Mountain Top, PA 18707-9596.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN DAMIAN F. STARKEY, SR., AN ADULT INDIVIDUAL, by Deed from GARY SHIPIERSKI AND SALLY A. SHIPIERSKI, HUSBAND AND WIFE, Dated 06/30/2006, Recorded 07/12/2006, in Book 3006, Page 183053.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-96**

**Case Number: 06628-CV-2017**

Plaintiff, ESSA Bank & Trust vs. Defendants, Teberio Properties, LLC, JLAN Properties, LLC, John Teberio and Linda Teberio.

Owners of the properties situate at 15 S. Welles Avenue, Kingston, PA 18704, in the County of Luzerne, Commonwealth of Pennsylvania.

PROPERTY BEING KNOWN AS: 15 S. Welles Ave., Kingston, PA 18704.

BEING PLATE NUMBER: 34-7-280-4 PIN NUMBER: H9NE1-10-31.

Improvement thereon: Residential Dwelling.

JAMES V. FARERI, ESQUIRE  
Attorney for Plaintiff  
712 Monroe St.  
Stroudsburg, PA 18360  
Tel. No.: (570) 421-9090

THE LUZERNE LEGAL REGISTER

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**SHERIFF'S SALE NO. 1810-97**

**Case Number: 06635-CV-2017**

Plaintiff ESSA Bank & Trust vs. Defendants, Teberio Properties, LLC, JLAN Properties, LLC, John Teberio and Linda Teberio.

Owners of the property situate at 452 West 8th Street, West Wyoming, PA 18644 and 201-2013 Pierce Street, Kingston, PA 18704, in the County of Luzerne, Commonwealth of Pennsylvania.

PROPERTY BEING KNOWN AS: 452 West 8th Street, West Wyoming, PA 18644.

BEING PLATE NUMBER: 66-222-3 PIN NUMBER: E10SE1-16-13.

PROPERTY BEING KNOWN AS: 201-203 Pierce Street, Kingston, PA 18704.

BEING PLATE NUMBER: 34-6-583-5 PIN NUMBER: G9SE3-22-14.

Improvements thereon: Residential Dwellings.

JAMES V. FARERI, ESQUIRE

Attorney for Plaintiff

712 Monroe St.

Stroudsburg, PA 18360

Tel. No.: (570) 421-9090

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**SHERIFF'S SALE NO. 1810-98**

**Case Number: 06619-CV-2017**

Plaintiff ESSA Bank & Trust vs. Defendants, Teberio Properties, LLC, JLAN Properties, LLC, John Teberio and Linda Tebero.

Owners of the properties situate at 40 Pierce Street, Kingston, PA 18704, 43-45 Pierce Street, Kingston, PA 18704 and 109 N. Thomas Avenue, Kingston, PA 18704, in the County of Luzerne, Commonwealth of Pennsylvania.

PROPERTY BEING KNOWN AS: 40 Pierce Street, Kingston, PA 18704.

BEING PLATE NUMBER: 34-6-34-6 PIN NUMBER: G9SE3-1-20.

PROPERTY BEING KNOWN AS: 43-45 Pierce Street, Kingston, PA 18704.

BEING PLATE NUMBERS: 34-6-116-5 and 34-6-239-5 PIN NUMBER: G9SE3-13-8 and G9SE3-13-9.

PROPERTY BEING KNOWN AS: 109 North Thomas Avenue, Kingston, PA 18704.

BEING PLATE NUMBER: 34-7-423-5 PIN NUMBER: H9NE2-28-1A.

Improvements thereon: Residential Dwellings.

JAMES V. FARERI, ESQUIRE

Attorney for Plaintiff

712 Monroe St.

Stroudsburg, PA 18360

Tel. No.: (570) 421-9090

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**SHERIFF'S SALE NO. 1810-100**

**Case Number: 2017-10266**

OCWEN Loan Servicing, LLC vs. Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Thomas Tucker a/k/a Thomas Tucker, Sr., Deceased.

Owner(s) of the property situate in PITTSTON TOWNSHIP, Luzerne County, Pennsylvania.

Being PIN number 51-E11S4 -14A-012-000 and plate number 51-94-2-D1-2.

Property being known as: 148 Parnell Street, Pittston, PA 18640-3386.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN THOMAS TUCKER AND MARGARET TUCKER, H/W, by Deed from MARGARET TUCKER, HAVING TAKEN TITLE AS MARGARET PATUCCI, Dated 01/08/2008, Recorded 01/17/2008, in Book 3008, Page 14498.

PHELAN HALLINAN DIAMOND & JONES, LLP

Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-101**

**Case Number: 201801699**

Lakeview Loan Servicing, LLC vs. Chris Turcotte.

OWNER of the property Chris Turcotte situate in the Borough of Kingston: Luzerne County, Pennsylvania.

BEING parcel number and pin number: G9SE4 B9 L9.

PROPERTY being known as: 275 Rutter Avenue, Kingston, PA 18704.

IMPROVEMENTS thereon: residential dwelling.

REBECCA A. SOLARZ, ESQUIRE, Pa. ID 315936

KML LAW GROUP, P.C.

Attorneys for Plaintiff

THE LUZERNE LEGAL REGISTER

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**SHERIFF'S SALE NO. 1810-102**

**Case Number: 201802569**

Plaintiff: Specialized Loan Servicing LLC vs. Defendants: Cindy Ann Vough; Michael T. Vough.  
Owner(s) of the property situate in the Borough of Harveys Lake , Luzerne County, Pennsylvania.  
Being Parcel Number and Pin Number: 74-C6S2-001-005-000.  
Property being known as: 196 Lakeside Drive, Harveys Lake, PA 18618.  
Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC  
P.O. Box 165028  
Columbus, OH 43216-5028

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**SHERIFF'S SALE NO. 1810-103**

**Case Number: 2017-07297**

Plaintiff: Deutsche Bank National Trust Company, as Trustee, in trust for registered Holders of Long Beach Mortgage Loan Trust 2006-8, Asset-Backed Certificates, Series 2006-8 vs. Defendant(s): Howard Walker.  
Owner(s) of the property situate in the Wilkes-Barre City, Luzerne County, Pennsylvania.  
Being PIN: 73-110NW1-010-021-000 and PLATE: 73-9-330-7.  
Property being known as: 368 E. South Street, Wilkes-Barre, PA 18702.  
Improvements thereon: Residential Dwelling.

ROGER FAY, ESQUIRE

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**SHERIFF'S SALE NO. 1810-104**

**Case Number: 2017-07572**

Plaintiff: Federal National Mortgage Association ("Fannie Mae") vs. Defendant(s): Janice Weaver.  
Owner of the property situate in the Township of Ross (municipality), Luzerne County, Pennsylvania.  
Being Plate No. 54-568-D1-D1 Pin No. 54-G4 -00A-96A-000.  
Property being known as: 5278 Main Road, Sweet Valley, PA 18656.  
Improvements thereon: Residential Dwelling.

MARTHA E. VON ROSENSTIEL, ESQUIRE/No. 52634  
HEATHER RILOFF, ESQUIRE/No. 309906  
TYLER J. WILK, ESQUIRE/No. 322247  
MARTHA E. VON ROSENSTIEL, P.C.  
Attorneys for Plaintiff  
649 South Ave., Ste. 7  
Secane, PA 19018  
(610) 328-2887

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**SHERIFF'S SALE NO. 1810-105**

**Case Number: 2015-8958**

US Bank National Association, as Trustee for Structured Asset Securities Corporation Mortgage Pass-Through Certificates, Series 2006-EQ1 vs. Lori A. Womelsdorf and David J. Womelsdorf.  
Owner(s) of the property situate in FAIRMOUNT TOWNSHIP, Luzerne County, Pennsylvania.  
Being Plate Number: 19-9-5 and Pin #: 19-H1 -00A-04B-000.  
Property being known as: 185 Municipal Road, Benton, PA 17814-7719.  
Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN David J. Womelsdorf and Lori A. Womelsdorf, his wife, by Deed from Russell H. Beishline and Bernice L. Beishline, his wife, dated 06/26/1997, recorded 06/30/1997 in Book 2605, Page 376.  
PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-106**

**Case Number: 2018-01860**

Wells Fargo Bank, NA vs. Dawn Yale and Willard Yale.  
Owner(s) of the property situate in HANOVER TOWNSHIP, 6TH, Luzerne County, Pennsylvania.  
Being PIN number 25-J8S2-003-018-000 and plate number 25-6-146-D1-2.  
Property being known as: 578 Orchard Street, Wilkes-Barre, PA 18706-1120.  
Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN Willard Yale and Dawn Yale, his wife, by Deed from James Fink and June Fink, his wife, Dated 02/07/2014, Recorded 02/12/2014, in Book 3014, Page 24200.  
PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorneys for Plaintiff

THE LUZERNE LEGAL REGISTER

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**SHERIFF'S SALE NO. 1810-107**

**Case Number: 2018-3843**

Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2005-R4 vs. Charles R. Zardus and Loni J. Zardus a/k/a Loni Zardus a/k/a Loni J. Hughes.

Owner(s) of the property situate in LEHMAN TOWNSHIP, Luzerne County, Pennsylvania.

Being PIN number 40-F6 -00A-06K-000 and plate number 40-523-2-D7-5.

Property being known as: 1103 Mountain View Drive, Dallas, PA 18612-2824.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN LONI J. ZARDUS AND CHARLES R. ZARDUZ, WIFE AND HUSBAND, AS TENANTS BY THE ENTIRETIES, by Deed from LONI J. HUGHES, NOW BY MARRIAGE KNOWN AS LONI J. ZARDUZ, MARRIED WOMAN, JOINED BY CHARLES R. ZARDUS, HER HUSBAND, Dated 02/19/2005, Recorded 02/24/2005, in Book 3005, Page 43361.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorneys for Plaintiff

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**SHERIFF'S SALE NO. 1810-108**

**Case Number: 2017-08444**

Plaintiff: Federal National Mortgage Association ("Fannie Mae") vs. Defendant(s): William S. Zoepke and Melanie Zoepke.

Owners of the property situate in the Borough of Forty Fort (municipality), Luzerne County, Pennsylvania.

Being Plate No. 21-2-160-1-D5-5 Pin No. 21-G9NE3-2-22.

Property being known as: 25 West Pettebone Street, Forty Fort, PA 18704.

Improvements thereon: Residential Dwelling.

MARTHA E. VON ROSENSTIEL, ESQUIRE/No. 52634  
HEATHER RILOFF, ESQUIRE/No. 309906  
TYLER J. WILK, ESQUIRE/No. 322247  
MARTHA E. VON ROSENSTIEL, P.C.  
Attorneys for Plaintiff  
649 South Ave.  
Ste. 7  
Secane, PA 19018  
(610) 328-2887

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NOTICE IS HEREBY GIVEN to all Claimants and Parties in Interest that the Sheriff will within thirty (30) days thereafter file a Schedule of Distribution in his office, where the same will be available for inspection and the distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

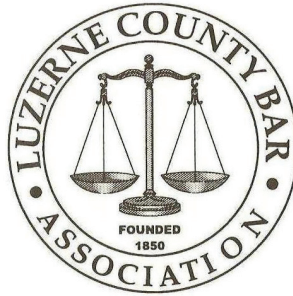
**Sheriff of Luzerne County.**

Sept. 7, 14, 21

## LIBRARY PHOTO COPY MACHINE

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Thank you.



*Wilkes-Barre Law & Library Association*

## e-Mail Request

**To: All W-BLLA Members**

In order to send to you important Bar and Court updates, please contact Gail Kopiak, the Bar's Deputy Executive Director for Bar Events and Membership Services, at:

Gail.Kopiak@luzernecounty.org

with any changes to your e-mail address.

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The Law Library is required to have available all hard copy books for use by attorney members, judges, courthouse personnel and members of the general public.

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