

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

The following Executors, Administrators, Trustees, or Guardians have filed Accounts and Statements of Proposed Distribution in the Office of the Clerk of the Orphans' Court Division:

In Re: ESTATE OF Charles R. Webb, Jr., DECEASED
Late of Township of Stroud
First and Partial Account of Carol A. Zimmerman and Patricia Halliday, Co-Executors

ESTATE OF CASEY BENNETT, DECEASED
First and Final Account of Kevin Mingora, Administrator

NOTICE

All parties interested are notified that the above Accounts and Statements of Proposed Distribution will be presented for Confirmation to a Judge of the Orphan's Court on **2nd day of August, 2021, at 9:30 A.M.**

All objections to the above Account and/or Statements of Proposed Distribution must be filed with the Clerk of Court of the Orphans' Court Division before the above specified time.

GEORGE J. WARDEN
Clerk of Orphans' Court

PR - July 16, July 23

**PUBLIC NOTICE
ESTATE NOTICE**

Donald Stephen Ferrara, Deceased
A.K.A. Donald S. Ferrara

Letters of Testamentary on the above Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make payment, and those having claims to present same without delay, to the Executrix through Brian F. Levine, Esquire.

Dawn A. Conte
263 McKinley Drive
Effort, Pennsylvania 18330

Brian F. Levine, Esquire
Levine Law, LLC
Attorney for the Executrix
22 East Grant Street
New Castle, Pennsylvania 16101

PR - July 23, July 30, Aug. 6

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Alan Max Glickman**, deceased, late of 1132 Scenic Drive, Polk Township, Monroe County, Pennsylvania.

Letters Testamentary have been granted to the undersigned, who request all persons having claims or demands against the Estate of the Decedent to make known the same, and all persons indebted to the Decedent to make payments without delay to **Charles Glickman, c/o The Roth Law Firm, 123 North Fifth Street, Allentown, PA 18102**, or his attorney, **Larry R. Roth, Esquire, The Roth Law Firm, 123 North Fifth Street, Allentown, PA 18102**.

PR - July 23, July 30, Aug. 6

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Anthony J. Basile a/k/a Anthony Basile**, deceased
Late of Staten Island Borough, Richmond County, NY

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

Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

Julie Basile, Executrix
c/o

Timothy B. Fisher II, Esquire
FISHER & FISHER LAW OFFICES
P.O. Box 396
Gouldsboro, PA 18424

PR - July 9, July 15, July 23

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Donna Marie Graham-Ryan, a/k/a Donna Graham**, deceased

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

Timothy B. Fisher II, Esquire
FISHER & FISHER LAW OFFICES
P.O. Box 396
Gouldsboro, PA 18424

PR - July 23, July 30, Aug. 6

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF **DOROTHY M. BUCHANAN**, late of Chestnuthill Township, Monroe County, Pennsylvania, deceased.

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

Lori J. Cerato, Executrix
729 Sarah Street
Stroudsburg, PA 18360

Lori J. Cerato, Esq.
Kelly L. Lombardo, Esq.
729 Sarah Street
Stroudsburg, PA 18360
570-424-3506

PR - July 9, July 16, July 23

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Edward P. Servis** of Tobyhanna, Monroe County, Pennsylvania.

Letters of Administration in the above-named estate, having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned within four (4) months of this date and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphan's Court Division, Monroe County, Pennsylvania, a particular statement of claim duly verified by an Affidavit setting forth an address within the county where notice may be given to the Claimant.

Scott M. Esq., Administrator
Amori & Associates, LLC
513 Sarah Street

Stroudsburg, PA 18360

Scott M. Amori, Esq.
513 Sarah Street
Stroudsburg, PA 18360
570-421-1406

PR - July 16, July 23, July 30

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF **ERNEST J. HAYFIELD, JR.**, late of Stroud Township, Monroe County, Pennsylvania, deceased.

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

Kelly L. Lombardo
729 Sarah Street
Stroudsburg, PA 18360

Lori J. Cerato, Esq.
Kelly L. Lombardo, Esq.
729 Sarah Street
Stroudsburg, PA 18360
570-424-3506

PR - July 23, July 30, Aug. 6

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Iona Marie Corkran a/k/a Iona M. Corkran**, deceased

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

Alfred Corkran, Executor
c/o

Timothy B. Fisher II, Esquire
FISHER & FISHER LAW OFFICES
P.O. Box 396
Gouldsboro, PA 18424

PR - July 23, July 30, Aug. 6

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Ivan Juarbe**, Deceased. Late of East Stroudsburg Borough, Monroe County, PA. D.O.D. 1/3/17.

Letters Testamentary on the above Estate have been granted to the undersigned, who request all persons having claims or demands against the estate of the decedent to make known the same and all persons indebted to the decedent to make payment without delay to Patricia J. Juarbe, Executrix, c/o S. Stacy Mogul, Esq., 135 S. 19th St., Ste. 200, Phila., PA 19103-4907. Or to her Atty.: S. Stacy Mogul, Heiligman & Mogul, P.C., 135 S. 19th St., Ste. 200, Phila., PA 19103-4907.

P - July 9, July 16, July 23

R - July 16, July 23, July 30

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **John G. Holonia**, Deceased. Late of E. Stroudsburg Borough, Monroe County, PA. D.O.D. 2/24/06.

Letters of Administration on the above Estate have been granted to the undersigned, who request all persons having claims or demands against the estate of the decedent to make known the same and all persons indebted to the decedent to make payment without delay to Linda McGrier, Esquire, Administratrix, 2211 Chichester Ave., Ste. 201, Upper Chichester, PA 19061. Or to her Atty.: Linda McGrier, 2211 Chichester Ave., Ste. 201, Upper Chichester, PA 19061.

P - July 10, July 17, July 24

R - July 23, July 30, Aug. 6

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Leslie E. Ziegler**, Deceased

Letters of Administration on the Estate of Leslie E. Ziegler, a/k/a Leslie Ziegler, late of the Township of Barrett, Monroe County, Pennsylvania, who died on December 13, 2020, having been granted to Corey A. Ziegler, all persons indebted to the Estate are requested to make payment, and those having claims to present same without delay, to:

Corey A. Ziegler, Administrator
491 Golf Drive
Canadensis, PA 18325

By:
John L. Dewitsky, Jr., Esq.
17 N. 6th St.
Stroudsburg, PA 18360
Telephone 570-424-0300
Attorney for Administrator

PR - July 9, July 16, July 23

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **LILLIAN M. HENRY**, late of Tobyhanna Township, Monroe County, Commonwealth of Pennsylvania, June 14, 2021 (deceased date).

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

John D. Henry
729 North Shore Road
Pocono Lake Preserve, PA 18348

G. Alan Bailey, Esquire
729 North Shore Road
Pocono Lake Preserve, PA 18348

PR - July 23, July 30, Aug. 6

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **MAE BENNETT, a/k/a MAE E. BENNETT**, late of the Township of Barrett, County of Monroe, Commonwealth of Pennsylvania, Deceased

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

Joanne L. Bennett, Executrix

06 Seese Hill Road
Canadensis, PA 18325
OR TO:

CRAMER, SWETZ, McMANUS & JORDAN, P.C.
Attorneys at Law
By: Barbara J. Fitzgerald, Esquire
711 Sarah Street
Stroudsburg, PA 18360

PR - July 23, July 30, Aug. 6

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Marjorie A. Dennen a/k/a Marjorie A. Dennen-Hopkins and Marjorie Dennen**, Deceased. Late of Long Pond, Monroe County, PA. D.O.D. 5/6/11.

Letters Testamentary on the above Estate have been granted to the undersigned, who request all persons having claims or demands against the estate of the decedent to make known the same and all persons indebted to the decedent to make payment without delay to Toby Ann Reynolds, Executrix, c/o Dennis R. Primavera, Esq., 3200 Magee Ave., Phila., PA 19149. Or to her Atty.: Dennis R. Primavera, 3200 Magee Ave., Phila., PA 19149.

P - July 10, July 17, July 24

R - July 23, July 30, Aug. 6

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **RAYMOND M. CULVER SR.** of TOBYHANA TOWNSHIP, MONROE County, who died on January 21, 2021.

Letters of Administration having been granted to ADMINISTRATOR KATHLEEN CULVER who requests all persons having claims or demands against the estate of the decedent to make known the same and all persons indebted to the decedent to make payment without delay to:

SHABREI PARKER, ESQ.
1650 MARKET STREET
SUITE 3600
PHILADELPHIA, PA 19103

PR - July 23, July 30, Aug. 6

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **SAMUEL A. FARNON a/k/a SAMUEL FARNON a/k/a SAMUEL ANTHONY FARNON**, late of Coolbaugh Township, Monroe County, Pennsylvania, Deceased

Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment, and those having claims are directed to present them to the undersigned or her attorney within four (4) months from the date hereof and to file with the Clerk of the Courts of Common Pleas of the Forty-Third Judicial District, Monroe County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.

Jessica Handelong, Adm.

495 Broad Street

Pen Argyl PA 18072

OR TO:

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

PR - July 9, July 16, July 23

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF **SANTO S. DIGENOVA a/k/a SANTO DIGENOVA**, late of Pocono Township, Monroe County, Pennsylvania, deceased.

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

Marie A. DiGenova-Larsen,

Administratrix

610 Sunglo Lane

Henryville, PA 18332

Richard E. Deetz, Esq.

1222 North Fifth Street

Stroudsburg, PA 18360

PR - July 23, July 30, Aug. 6

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF **TAYNA RENEA LEVONS**, late of Henryville, Monroe County, Pennsylvania, deceased

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

Julian J. Levons

156 Alpine Road

Henryville, PA 18332

KEVIN A. HARDY

ATTORNEY AT LAW, P.C.

P.O. Box 818

Stroudsburg, PA 18360

PR - July 9, July 16, July 23

**PUBLIC NOTICE
ESTATE NOTICE**

Letters Testamentary for the Estate of **Yvonne Rakes a/k/a Yvonne E. Rakes**, deceased, of Monroe County, Pennsylvania, have been granted to the undersigned.

All persons indebted to the Estate are requested to make immediate payment, and those having claims against the Estate are requested to present them for settlement without delay to:

Corinne E. Eisenhart

362 Bob Cat Road

Newville, PA 17241

Counsel: Taylor P. Andrews, Esquire

Andrews, Johnson & Braught

78 West Pomfret Street

Carlisle, PA 17013

PR - July 23, July 30, Aug. 6

**PUBLIC NOTICE
IN THE COURT OF
COMMON PLEAS
CARBON COUNTY
PENNSYLVANIA
NO. 19-1145
CIVIL ACTION - LAW**

Hynum Law

Brian K. Zellner, Esquire

Attorney ID # 59262

P.O. Box 5620

Harrisburg, PA 17110

717-774-1357

Attorneys for Plaintiff

Liberty Mutual Insurance Company

a/s/o AMY L. GRANT and JAY E. GRANT,
Plaintiffs

vs.

FAHRENHEIT HEATING AND COOLING INC.

Defendant

To: Fahrenheit Heating and Cooling Inc.

313 Edgemont Road

Stroudsburg, PA 18360

Date of Notice: July 23, 2021

IMPORTANT NOTICE

YOU ARE IN DEFAULT BECAUSE YOU HAVE FAILED TO ENTER A WRITTEN APPEARANCE PERSONALLY OR BY ATTORNEY AND FILE IN WRITING WITH THE COURT YOUR DEFENSES OR OBJECTIONS TO THE CLAIMS SET FORTH AGAINST YOU. 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 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.

Lawyer Referral Service

of Carbon County

Carbon County Bar Association

811 Blakeslee Blvd. Drive East

Suite 130

Lehigh, PA 18235

610-379-4950

Brian K. Zellner, Esquire

HYNUM LAW

Supreme Court ID # 59262

P.O. Box 5620

Harrisburg, PA 17110

717-774-1357

Attorney for Plaintiff

PR - July 23

PUBLIC NOTICE IN THE COURT OF COMMON PLEAS Monroe COUNTY CIVIL ACTION - LAW ACTION OF MORTGAGE FORECLOSURE

Term No. 9469CV2019

NOTICE OF ACTION IN MORTGAGE FORECLOSURE

BAYVIEW LOAN SERVICING, LLC

Plaintiff

vs.

The Unknown Heirs of Bryant Lee Deceased, Kayran Lee Solely in Her Capacity as Heir of Bryant Lee, Deceased & VANESSA LEE

Mortgagor and Real Owner

Defendant

The Unknown Heirs of Bryant Lee Deceased, Kayran Lee Solely in Her Capacity as Heir of Bryant Lee, Deceased & VANESSA LEE, MORTGAGOR AND REAL OWNER, DEFENDANT whose last known address is 106 Island Drive FKA 5704 Island Drive Pocono Summit, PA 18346.

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

You are hereby notified that Plaintiff BAYVIEW LOAN SERVICING, LLC, has filed a Mortgage Fore-

closure Complaint endorsed with a notice to defend against you in the Court of Common Pleas of Monroe County, Pennsylvania, docketed to No. 9469CV2019 wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 106 Island Drive FKA 5704 Island Drive Pocono Summit, PA 18346 whereupon your property will be sold by the Sheriff of Monroe.

NOTICE

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

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

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

Lawyer Referral Service

Monroe County Bar Association

Find A Lawyer Program

913 Main Street

Stroudsburg, PA 18360

570-424-7288

Michael T. McKeever

Attorney for Plaintiff

KML Law Group, P.C., PC

Suite 5000, BNY Independence Center

701 Market Street

Philadelphia, PA 19106-1532

215-627-1322

PR - July 23

PUBLIC NOTICE IN THE COURT OF COMMON PLEAS OF MONROE COUNTY FORTY THIRD JUDICIAL DISTRICT COMMONWEALTH OF PENNSYLVANIA CIVIL ACTION

U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee for Legacy Mortgage Asset Trust 2018-RPL1

PLAINTIFF

vs.

Gordon Peters;

Maurice Harris Blair;

Eugene R. Peters; and

Unknown Heirs, Personal Representatives and Devisees of the Estate of Patricia C. Peters, deceased
DEFENDANT(S)

IN THE COURT OF COMMON PLEAS MONROE COUNTY PENNSYLVANIA DOCKET NO. 2019-cv-5206 CIVIL ACTION MORTGAGE FORECLOSURE NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO:

Gordon Peters;

Maurice Harris Blair;

Eugene R. Peters; and

Unknown Heirs, Personal Representatives and Devisees of the Estate of Patricia C. Peters, deceased

(Name of Owner or Reputed Owner – Defendant in Judgment, if different)

Your house (real estate) at (address) 798 SULLIVAN TRAIL, SCOTRUN, PA 18355 is scheduled to be sold at Sheriff's Sale on (date): 10-28-21 (time): 10:00 AM at a public online auction found at <https://www.bid4assets.com/monroecountysheriffsales> to enforce the court judgment of \$229,816.82, obtained by the judgment creditor against you.

YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price of the bid by calling the Monroe County Sheriff's Office, Real Estate Division at (570) 517-3312.

2. You may be able to petition the court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.

3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale.

To find out if this has happened, you may call the Sheriff's Office, Real Estate Division at (570) 517-3312.

4. You have the right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.

5. You may be entitled to a share of the money which was paid for your real estate.

A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.

6. You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE LISTED BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Lawyer Referral Service

Monroe County Bar Association

Find a Lawyer Program

913 Main Street

Stroudsburg, PA 18360

(570) 424-7288

monroebאר.org

NOTICE OF OWNER'S RIGHTS**YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE**

To prevent this Sheriff's sale you must take immediate action:

1. The sale will be cancelled if you pay to the Sheriff's Office the amount of the judgment plus interest, late charges, all costs and reasonable attorneys' fees due.

To find out how much you must pay, you may call the Monroe County Sheriff's Office, Real Estate Division at (570) 517-3312.

2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale.

PR - July 23

**PUBLIC NOTICE
NAME CHANGE**

NOTICE IS HEREBY GIVEN that on July 2, 2021, the Petition for Change of Name, was filed in the Monroe County Court of Common Pleas, requesting an order to change the name of **Heather Nichole Hicks** to **Raven Alyssa Blaise**.

The Court has fixed the day of **August 9, 2021**, at **2:30 p.m.** in Courtroom No.7, of the Monroe County Courthouse, Stroudsburg, Pennsylvania 18360, as the time and place for the hearing on said Petition, where all interested parties may appear and show cause, if any, why the request of the Petitioner should not be granted.

PR - July 23

**PUBLIC NOTICE
NAME CHANGE**

NOTICE IS HEREBY GIVEN that on June 21, 2021, the Petition for Change of Name was filed at Monroe County Court of Common Pleas requesting an order to change the name of **Katryia Vanessa Ballesterios** to **Kathy Sophie Vargas**.

The Court has fixed the day of **Aug. 9, 2021** at **2:30 p.m.** in Courtroom No. 7, of the Monroe County Courthouse, 610 Monroe St., Stroudsburg, PA 18360 as the time and place for the hearing on said Petition, where all interested parties may appear and show cause, if any, why the request of the Petitioner should not be granted.

PR - July 23

**PUBLIC NOTICE
NAME CHANGE**

NOTICE IS HEREBY GIVEN that on June 21, 2021 the Petition for Change of Name was filed at Monroe County Court of Common Pleas requesting an order to change the name of **Dante Jose Vargas Ballessterios** to **Dante Jose Vargas**.

The Court has fixed the day of **Aug. 9, 2021** at **2:30 p.m.** in Courtroom No. 7 of the Monroe County Courthouse, 610 Monroe Street, Stroudsburg, Pennsylvania 18360, as the time and place for the hearing on said Petition, where all interested parties may appear and show cause, if any, why the request of the Petitioner should not be granted.

PR - July 23

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

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

of Pennsylvania to 6491 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 26, 2021
AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffsales
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION**PREMISES A:**

ALL THAT CERTAIN lot, parcel or piece of ground situated in the Township of Coolbaugh, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 468, Section No. K (Ext.) as shown on a map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book No. 24, Page 51, 53 & 55. Known as: 2504 Waterfront Drive, Tobyhanna, PA 18466-APN 03/9F/1/29; PIN 03635916934043.

PREMISES B:

ALL THAT CERTAIN lot or piece of ground, situated in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being Lot Number 230, Section J, as shown on a map of A Pocono County Place, Inc., on file in the Recorder of Deeds Office at Stroudsburg, Pennsylvania, in Plot Book No. 22 at pages 11, 13, 15, and 17. Known as: 8465 Bumble Bee Way, Tobyhanna, PA 18466-APN 03/8E/1/534; PIN 03635804183435.

PREMISES C:

ALL THAT CERTAIN lot, parcel or piece of ground, situated in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 484, Section H, as shown on map of A Pocono Country Place, on file in the Recorder's Office of Stroudsburg, Pennsylvania, in Plot Book No. 19 pages 21, 23 and 25. Known as: 9165 Brandywine Drive, Tobyhanna, PA 18466-APN 03/9B/1/214; PIN 03635919514088.

PREMISES D:

ALL THAT CERTAIN lot, parcel or piece of ground, situated in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 310, Section J, as shown on map of A Pocono Country Place, on file in the Recorder's Office of Stroudsburg, Pennsylvania, in Plot Book No. 22, pages 11, 13, 15, and 17. Known as: 8574 Bumble Bee Way, Tobyhanna, PA 18466-APN 03/8E/1/639; PIN 03635809066625.

PREMISES E:

ALL THAT CERTAIN lot or tract of land, situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being known as Lot No. 314, Section F, as shown on a certain plan entitled A Pocono Country Place, as recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book 19, pages 11, 13 and 15. Known as: 9075 Idlewild Drive, Tobyhanna, PA 18466-APN 03/9C/1/169; PIN 03635918410362.

PREMISES F:

ALL THAT CERTAIN parcel of land, situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being more particularly described as follows:

BEING Lot No. 557, Section H, A Pocono Country Place, as shown on a plan of lots recorded in the Office of the Recorder of Deeds, in and for Monroe County, in Plot Book Volume 19, pages 21 (erroneously stated as 12 in prior deed), 23 and 25. Known as: 9075 Idlewild Drive, Tobyhanna, PA 18466-APN 03/9C/1/169; PIN 03635918410362.

PREMISES G:

ALL THAT CERTAIN lot or tract of land, situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being known as Lot No. 21, as shown on a certain Plan entitled A Pocono Country Place, Section J, as recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book 22, Pages 11, 13, 15 and 17. Known as: 9245 Westwood Drive, Tobyhanna, PA 18466-APN 03/9B/1/83; PIN 03635919516791

PREMISES H:

ALL THAT CERTAIN lot, parcel or piece of ground, situated in Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 430, as shown on A Pocono Country Place Subdivision Plan, Section L, on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book 24 pages 7, 9 and 11. Known as: 2845 Fairhaven Drive, Tobyhanna, PA 18466-APN 03/9D/1/134; PIN 03635916944206

PREMISES I:

ALL THAT CERTAIN lot, parcel or piece of ground, situated in Coolbaugh Township, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 32, Section D, as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book 18 pages 101, 103 and 105. Known as: 4526 Briarcliff Terrace, Tobyhanna, PA 18466-APN 03/8B/2/210; PIN 03635920718710.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

Aastha Real Estate Investments LLC

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale or ly." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris

Sheriff of Monroe County

Pennsylvania

Michael J. Shavel, Esquire, and

Jill M. Fein, Esquire

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5207 CIVIL 2020, I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

Thursday, August 26, 2021

AT 10:00 A.M.

By accessing the web address:

www.bid4assets.com/monroecountysheriffsales

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

LEGAL DESCRIPTION

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Hamilton, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point near the middle of the State Highway designated as Legislative Route No. 45007; thence by lands now or late of Charles May South forty (40) degrees fifty (50) minutes East (at 31/57ths feet passing an iron pipe) two hundred fifty-two and eleven one-hundredths (252.11) feet to an iron pipe; thence by the same and other lands now or late of the prior Grantors, of which this lot was formerly a part, South fifty (50) degrees eighteen (18) minutes West one hundred seventy-eight and eighty-seven one-hundredths (178.87) feet to an iron pipe on the westerly side of a stone row; thence on the westerly side of said stone row, by other lands now or late of the prior grantors of which this lot was formerly a part, North forty (40) degrees fifty (50) minutes West (at two hundred thirty and five one-hundredths [230.05] feet passing an iron pipe), two hundred fifty-two and thirty-three one-hundredths (252.33) feet to a point near the middle of said State Highway; thence along the middle of said State Highway North fifty (50) degrees twenty-two (22) minutes ten (10) seconds East one hundred seventy-eight and eighty-seven one-hundredths (178.87) feet to the place of beginning.

CONTAINING one and thirty-six one-thousandths (1.

036) acres, more or less.

ALSO ALL THAT CERTAIN lot or piece of land situate in the Township of Hamilton, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the centerline of Pennsylvania Legislative Route No. 45007, said point being the westerly corner of lands conveyed by Emery A. Stout to Homer J. Buskirk by deed dated July 15, 1961, and recorded in Deed Book Volume 283, Page 522, as shown on a plan titled "Lands to be conveyed by Emery A. Stout to Ronald Buskirk, Hamilton Township, Monroe County, PA" dated November 9, 1979, prepared by Edward C. Hess Associates, Inc., and recorded in Plot Book Volume 44, Page 53; thence by remaining lands now or late of Emery A. Stout North thirty-seven (37) degrees four (4) minutes fifty-three (53) seconds West (at twenty-five [25] feet passing a pipe) two hundred seventy and seventy one-hundredths (270.70) feet to a pipe; thence by lands now or late of Howard Kay North eight (8) degrees twenty-five (25) minutes fifty-four (54) seconds West three hundred forty-three and seventy-five one-hundredths (343.75) feet to a pipe; thence by lands now or late of Charles May South thirty-eight (38) degrees twenty-nine (29) minutes twenty-three (23) seconds East (at five hundred forty-six and eighty-nine one-hundredths [546.89] feet passing a pipe) five hundred seventy-one and eighty-nine one-hundredths (571.89) feet to a point in the centerline of said Legislative Route; thence in and along the centerline of said Legislative Route South fifty-two (52) degrees forty-two (42) minutes thirty-seven (37) seconds West one hundred seventy-eight and eighty-seven one-hundredths (178.87) feet to the point of beginning.

CONTAINING one and six hundred eighty-six one-thousandths (1.686) acres, more or less.

IT BEING THE SAME PREMISES which Nancy Kerdzalieva, Executrix of the Estate of Shirley E. Buskirk, also known as Shirley Elaine Buskirk, deceased, by her Indenture bearing date the fifth day of December, A.D. 2006, for the consideration therein mentioned, granted and conveyed unto the said Ronald Lee Buskirk, and to his heirs and assigns, forever; as in and by the said in part recited Indenture recorded in the Office of the Recorder of Deeds in and for Monroe County, at Stroudsburg, Pennsylvania, in Record Book Volume 2290, Page 1976, etc., relation being thereunto had, more fully and at large appears.

Being known as 760 Lower Cherry Valley Road, Stroudsburg, Pennsylvania, 18360, and having Monroe County Tax Parcel Nos. 07/4/1/12-1 and 07/111122.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

Estate of Ronald L. Buskirk

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County

Pennsylvania
Alfred S. Pierce, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2820 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

Thursday, August 26, 2021

AT 10:00 A.M.

By accessing the web address:
www.bid4assets.com/monroecountysheriffsales
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

PARCEL NO. 1

ALL THAT CERTAIN lot or parcel of land situate in the Township of Polk, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the Northerly line of Turkey Ridge Drive, a common corner of Lot No. 20 and Lot No. 21 as show on a Plan titled "Final Plan, Section No. 4 Evergreen Lake, Sheet 2 of 3, Clark H. George, owner and developer" dated April 12, 1976 and recorded in the Office for the Recording of Deeds at Stroudsburg PA, in Plot Book Volume 29, page 69; thence by said lot No. 20 North 22 degrees 32 minutes 03 seconds West 574.41 feet to a point in line of lands of Clayton F. Miller; thence by said lands of Clayton F. Miller North 69 degrees 02 minutes 13 seconds East 150.06 feet to a point; thence by Lot No. 22 South 22 degrees 32 minutes 03 seconds East 570.29 feet to a point on said Northerly Line of Turkey Ridge Drive, thence along said Northerly line of Turkey Hill Drive, South 67 degrees 27 minutes 57 seconds West 150.00 feet to the place of beginning. CONTAINING 1.971 Acres of land more or less and BEING Lot No. 21, Section 4 Evergreen Lakes.

Tax Code No. 13/8A/3/23

Map No. 13622801378570

PARCEL NO. 2

ALL THAT CERTAIN lot or piece of land situate in the Township of Polk, County of Monroe and Commonwealth of Pennsylvania bounded and described as follows, to wit:

BEGINNING at an iron pin on the Southeasterly line of Turkey Ridge Drive a common corner of Lot No. 79 and Lot No. 80 as shown on a Plan titled "Final Plan, Section 4, Evergreen Lake, Sheet 1 of 3, Clark H. George owner and developer" dated April 12, 1976 and recorded in the Office for Recording of deeds at Stroudsburg, PA in Plot Book Volume 29 page 67 ; thence along said Southeasterly line of Turkey Ridge Drive North 67 degrees 27 minutes 37 seconds East 188.72 feet to an iron pin; thence by Lot 81 South 22 degrees 32 minutes 03 seconds East 244.51 feet to an iron pin; thence Lot 66 South 57 degrees 25 minutes 52 seconds West 188.44 feet to an iron pin; thence by the aforementioned Lot 79 North 23 degrees 11 minutes 18 seconds West 277.36 feet to the place of beginning. CONTAINING 1.130 acres of land more or less and BEING Lot No. 80 Section 4 Evergreen Lake.

Being Known as 152 Turkey Ridge Drive, Kunkletown, PA 18058

Tax Code No. 13/8A/3/89

Map No. 13622801470089

PARCEL 1 AND PARCEL 2 BEING THE SAME PREMISES conveyed by James Springfield, Jr. by deed dated September 16, 2005 and recorded on September 19, 2005 in Monroe County Deed Book Volume 2240, Page 2537, as Instrument No. 200542151, granted and conveyed to Christopher Romano and Kayda Warner.

PARCEL NO. 1 BEING THE SAME PREMISES which Christopher Romano and Kayda Warner by Deed dated January 17, 2019 and recorded on January 20, 2019, in the Office of the Monroe County Recorder of Deeds at Deed Book Volume 2523 at Page 6443, as Instrument No. 201902087, granted and conveyed unto Kayda Warner.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

Kayda Warner

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
David C. Onorato, Esquire

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 23, 30; Aug 6

PUBLIC NOTICE SHERIFF'S SALE OF VALUABLE REAL ESTATE

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

of Pennsylvania to 6723 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

Thursday, August 26, 2021

AT 10:00 A.M.

By accessing the web address:

www.bid4assets.com/monroecountysheriffsales

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

LEGAL DESCRIPTION

All that certain piece or parcel of land, situate along Pennsylvania route 611, in the township of Coolbaugh, county of Monroe and commonwealth of Pennsylvania, bounded and described more particularly as follows, to wit:

Parcel no. 1

Tract No.1 of Parcel No.1:

All that certain lot, piece or parcel of land, situate in the Township of Coolbaugh, county of Monroe, State of Pennsylvania, bounded and described as follows, viz.

Beginning at an iron pin, the most northerly corner of lot no. 52 as set forth on plan of land of Eleanor

Cole, prepared by C.E. Ferris, C.E., being lot conveyed to Claire L. Specht by Michael Rossick et ux, by deed dated October 3, 1951 and recorded in the hereinafter mentioned office in deed book vol. 182, page 185; thence, along the southerly side of a proposed 24 foot road north 47 degrees 15 minutes east 70.05 feet to a stake; thence, other lands of the grantor hereof, south 27 degrees 00 minutes east 150 feet, more or less, to a point in the line of Lot 51; thence, along lot no. 51, south 47 degrees 15 minutes west 70.05 feet, more or less, to an iron pin; thence along the northerly side of lot no. 52, north 26 degrees 41 minutes west 150 feet to the point and place of beginning..

Tract No.2 of Parcel No.1:

All that certain lot, piece or parcel of land, situate in the township of Coolbaugh, county of Monroe, commonwealth of Pennsylvania, bounded and described as follows, to wit:

Beginning at a point in the center of route 611 north twenty-seven degrees west five hundred fifty feet from lynch and Cole property line; thence, north forty-seven degrees fifteen minutes east two hundred fifteen feet to a stake and stones; thence, north twenty-seven degrees west one hundred fifty feet to a stake and stones; thence, south forty-seven degrees fifteen minutes west two hundred forty-seven degrees fifteen minutes west two hundred fifteen feet; thence, south twenty-seven degrees east one hundred fifty feet to the place of beginning.

The above recited courses and distances are pursuant to a survey completed January 26, 1980 by Richard C. Storm, R.S., Moscow, Pennsylvania.

ALSO KNOWN AS: 733 Memorial Blvd a/k/a 4365 Memorial Blvd, Tobyhanna, PA 18466

PIN: 03635703100514

TAX ID: 03/7/1/42

BEING the same premises which Manuel Mauricio by Deed dated June 10, 2005 and recorded in the Office of Recorder of Deeds of Monroe County on June 24, 2005 at Book 2230 Page 2310 or of Official Records granted and conveyed unto Manuel Mauricio and Ruth Mauricio, as Tenants by the Entirety.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

Ruth Diaz-Mauricio a/k/a Ruth Mauricio and Manuel Mauricio

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Andrew J. Marley, Esquire

Sheriff's Office
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 6032 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

OWNERS: CHARLES H JONES, KNOWN HEIR OF YVONNE B JONES, DECEASED AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM, UNDER OR THROUGH YVONNE B JONES, DECEASED

CONTRACT NO.: 1098004864

FILE NO.: PA-RVB-038-018

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as Interval No(s). 52 of Unit No(s). R53, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refilled on February 29, 1980, in Plot Book 42, at Page 103, and as refilled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refilled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refilled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refilled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refilled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, as-built.

BEING THE same premises conveyed by deed recorded 8/14/1987, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1572, Page 437 granted and conveyed unto the Judgment Debtors.

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

PIN NO.: :16732102562122

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

CHARLES H JONES, KNOWN HEIR OF YVONNE B JONES, DECEASED AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH YVONNE B JONES, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6**

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

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

of Pennsylvania to 5150 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

OWNERS: ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH CALVIN SHERMAN AND BERNICE C RIVERS, DECEASED

CONTRACT NO.: 1099100042

FILE NO.: PA-RV-037-078

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

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

BEING THE same premises conveyed by deed recorded 1/31/2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2074, Page 6925 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/2/1-1-7-1C

PIN NO.: :16732102774648

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH CALVIN SHERMAN AND

BERNICE C RIVERS, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

PUBLIC NOTICE SHERIFF'S SALE OF VALUABLE REAL ESTATE

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 272 CIVIL 2019 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

Thursday, August 26, 2021

AT 10:00 A.M.

By accessing the web address:

www.bid4assets.com/monroe-county-sheriffs-sales

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

LEGAL DESCRIPTION

All that certain lot situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania marked and designated as Lot No. 1737, Section H, as shown on "Plotting of Pocono Farms, Inc., Coolbaugh Township, Monroe County, Pennsylvania, made by Bellante and Clauss" and recorded in Monroe County, Pennsylvania, in Plot Book No. 14, page

25.

Being the same property described in the deed to Jose Morris and Miriam Vera, husband/wife from Lawrence Leone and Joanna Leone, husband and wife recorded on July 22, 2005 in book 2233 at page 5249, of the public records of Monroe County, Pennsylvania.

Jose Morris a/k/a Jose A. Morris a/k/a Jose Antonio Morris died on 10/16/2018, leaving a last will and testament dated 3/11/2017. Letters testamentary were granted to Miriam Lasso on 12/14/2018 in New York County, NY, No 2018-4617/a. The decedent's surviving devisee is Miriam Lasso.

Miriam Vera a/k/a Miriam O. Lasso a/k/a Miriam Vera Giler died on 9/03/2018, and upon information and belief her surviving heirs are Miriam Lasso, Miriam E. Alcivar Samedy, Gastlion O. Alcivar and Hilda Almeida.

APN: 3/7F/1/93

Map Number: 03634702954472

COMMONLY KNOWN AS 185 LONG WOODS RD, TOBYHANNA, PA 18466

Premises Being: 185 Long Woods Rd, Tobyhanna, PA 18466

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

Miriam Lasso, in her Capacity as Executrix and Devisee of the Estate Of Jose Morris A/K/A Jose A. Morris A/K/A Jose Antonio Morris and in her Capacity as Heir of Miriam Vera A/K/A Miriam O. Lasso A/K/A Miriam Vera Giler, Deceased; Miriam E. Alcivar Samedy, in her Capacity as heir of Miriam Vera A/K/A Miriam O. Lasso A/K/A Miriam Vera Giler, Deceased; Gastlion O. Alcivar, in his Capacity as Heir of Miriam Vera A/K/A Miriam O. Lasso A/K/A Miriam Vera Giler, Deceased; Hilda Almeida, in her capacity as Heir of Miriam Vera A/K/A Miriam O. Lasso A/K/A Miriam Vera Giler, Deceased; Jose Alsvavar, in his capacity as Heir of Miriam Vera A/K/A Miriam O. Lasso A/K/A Miriam Vera Giler, Deceased; Unknown Heirs, Successors, Assigns and all Persons, Firms or Associations Claiming Right, Title or Interest from or Under Miriam Vera A/K/A Miriam O. Lasso A/K/A Miriam Vera Giler, Deceased

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
LAUREN TABAS, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1333 CIVIL 2019 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 26, 2021
AT 10:00 A.M.**

By accessing the web address:
www.bid4assets.com/monroecountysheriffsales
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

ALL THAT CERTAIN Lot or parcel of land situate in the Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 34, as shown on a Plan entitled, Final Major Subdivision Plan, The Estates at Great Bear, Phase VIII dated May 27, 2003 last revised August 8, 2003, prepared by Frank J. Smith, Jr., Inc., Marshalls Creek PA, and Recorded in the Office of the Recorder of Deeds of Monroe County on July 28, 2004 in Plot Book 76, Pages 106 and 107, more particularly described as follows:

BEGINNING at a common corner of Lots No. 33 and No. 34 on the Northwestern side of Rising Meadow Way (50 Foot R.O.W.); thence

1. Along the Northwestern side, passing along an arc of a circle curving to the right having a radius of 575.00 feet, an arc distance of 148.80 feet to a point of tangency; thence

2. Continuing along the Northwestern side, South 53 degrees 09 minutes 06 seconds West, a distance of 39.88 Feet to a corner of Lot No. 35; thence

3. Along Lot No. 35, North 36 degrees 50 minutes 54 seconds West, a distance of 424.50 feet to a corner, thence

4. North 84 degrees 13 minutes 41 seconds East, a distance of 110.75 feet to a corner of Lot No. 33; thence

5. Along Lot No. 33, South 51 degrees 40 minutes 31 seconds Est, a distance of 360.18 feet to the first mentioned point and place of Beginning.

Containing 1.250 Acres of Land

Subject to drainage and slope easements established 20 feet parallel with and adjacent to all Street Right of Ways or as shown on said referenced final major Subdivision Plan.

Subject to a 50 foot wide golf course buffer as shown on said referenced final major Subdivision Plan.

Subject to all encumbrances and restrictions of record.

PARCEL ID: 09/97581

PIN NO.: 0973430024141

TITLE VESTED IN: Jorge A. Mutis and Claudia P. Mutis, husband and wife, by deed from Toll PA III, LP, dated June 30, 2006, recorded July 3, 2006 in the Monroe County Clerk's/Register's Office in Deed Book 2273, Page 740.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

Jorge A. Mutis and Claudia P. Mutis

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is

for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Emmanuel J. Argentieri, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 293 CIVIL 2021 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 26, 2021
AT 10:00 A.M.**

By accessing the web address:
www.bid4assets.com/monroecountysheriffsales
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

ALL that certain lot, piece or parcel of land situate in the Township of Hamilton, County of Monroe and State of Pennsylvania, bounded and described as follows to wit:

BEGINNING at a stake, which is set 33 feet at right angles from the southerly line of land of Fred Faulstick and 33 feet at right angles to the westerly line of land of the Arnold Estate, the said stake being also on the westerly side of a proposed and dedicated 33 feet wide street and the southerly side of a 33 feet wide Right of Way, herein described; thence parallel and 33 feet distant to the land of the Arnold Estate, South 4 degrees no minutes East, 76.53 feet to a stake and the land of Earl D. Shoemaker; thence along the land of Earl D. Shoemaker, of which this was a part, South 74 degrees 30 minutes West, 83.48 feet to a stake and the land of the same; thence still along the Shoemaker land, North 15 degrees 30 minutes West, 75.00 feet to a stake and the southerly side of the right of way, herein described; thence parallel and 33 feet distant to the land of Fred Faulstick and along the right of way, North 74 degrees 30 minutes East, 98.73 feet to the point and place of the Beginning.

Containing in area 6,833 square feet of land.

Together with access to public highways as granted to Earl D. Shoemaker by Fred W. Faulstick and also access over a twenty feet wide tract that Clarence W. Deutsch conveyed to Earl D. Shoemaker, between the lands of M. Boyle and said Clarence W. Deutsch; and over the southerly 33 feet of lot #20 (land of the grantor) to William Street; and William Street, from the M. Boyle land to the Fred W. Faulstick land; and the northerly 33 feet of Lots 11 & 3.

BEING the same premises which John T. Kressley, Executor of the Estate of Daniel D. Kressley, Deceased, by Deed dated September 3, 2003, and recorded on September 10, 2003 in the Office of the Recorder of Deeds in and for the County of Monroe, Stroudsburg, Pennsylvania in Deed Book Volume

2166 page 7243, granted and conveyed unto Robert F. Kocher and Judy Lee A. Kocher, husband and wife.

TAX PARCEL NO.: 7/12/3/84-1

PIN NO.: 07-6277-10-37-9038

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

F. Kocher and Judy Lee A. Kocher

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
James V. Fareri, Esq.
(Atty. for Plaintiff)

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 6032 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: AMERICO QUESTELL

CONNIE QUESTELL

CONTRACT NO.: 1098601883

FILE NO.: PA-RVB-042-046

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as Interval No(s). 48 of Unit No(s). RV119, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refilled on February 29, 1980, in Plot Book 42, at Page 103, and as refilled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on

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

BEING THE same premises conveyed by deed recorded 1/7/1992, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1809, Page 791 granted and conveyed unto the Judgment Debtors.

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

PIN NO.: 16732101450770

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**AMERICO QUESTELL and
CONNIE QUESTELL**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 6032 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: FERZIA HAJDAR, SURVIVING TENANT BY

THE ENTIRETY OF NESAT HAJDAR, DECEASED

CONTRACT NO.: 1098105901

FILE NO.: PA-RVB-038-020

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as Interval No(s). 51 of Unit No(s). RV76, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended

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

BEING THE same premises conveyed by deed recorded 8/11/1988, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1634, Page 1410 granted and conveyed unto the Judgment Debtors.

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

PIN NO.: 16732101467354

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ERZIA HAJDAR, SURVIVING TENANT BY THE ENTIRETY OF NESAT HAJDAR, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5317 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: ELENITA HERRMANN, HELENA BRAGG AND CHRISTY DELLOTA A/K/A CHRISTIANA DELLOTA, KNOWN HEIRS OF RUSSELL C HERRMANN, JR, DECEASED

AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM, UNDER OR THROUGH RUSSELL C HERRMANN JR, DECEASED

CONTRACT NO.: 1077704138

FILE NO.: PA-DV-043-016

An undivided one fifty-second (1/52) co-tenancy interest being designated as Time Period(s) No(s). 14 in that certain piece or parcel of land, together with the message (and veranda, if any), situated in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 87, in a certain Statement of Mutual Ownership Agreements of Deputy House Planned Residential Area, filed on August 5, 1976, in Deed Book Volume 721, at Page 317, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration Plans of Deputy House Planned Residential Area. Said Declaration Plans for Phase II-A, Units 60-84 were filed on August 6, 1976, in Plot Book Volume 30, at Page 13; for Phase II-B, Units 85-109 and Units 130-132 were filed on August 1, 1977, in Plot Book Volume 33, at Page 67; for Phase II-C, Units 110-129 were filed on October 26, 1977, in Plot Book Volume 34, at Page 73; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, as built.

BEING THE same premises conveyed by deed recorded 8/19/1982, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1202, Page 235 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/3/3-1-87

PIN NO.: 16732102996670B87

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ELENITA HERRMANN, HELENA BRAGG AND CHRISTY DELLOTA A/K/A CHRISTIANA DELLOTA, KNOWN HEIRS OF RUSSELL C HERRMANN, JR, DECEASED

AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH RUSSELL C HERRMANN, JR, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County

Pennsylvania
Joel D Johnson, Esquire
Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 6814 CIVIL 2019 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

Thursday, August 26, 2021

AT 10:00 A.M.

By accessing the web address:

www.bid4assets.com/monroecountysheriffsales
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

ALL THAT CERTAIN piece, parcel or tract of land SITUATE in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, known as Lot #4416, of a Subdivision plat drawn by Spotts, Stevens and McCoy, Inc., Consulting Engineers, known as Section H-IV of Stillwater Lake Estates, Sun Dance Stillwater Corp., dated May 25, 1973, approved by the Monroe County Planning and Zoning Commission on August 28, 1973 and approved by the Supervisors of the Township of Coolbaugh, on October 1, 1973 and filed and recorded in the Office for the recording of plats, in and for the County of Monroe on October 3, 1973 in Plat Book Volume 20, Page 109.

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

BEING KNOWN AS: 5112 EAGLE PLACE F/K/A 4416 BEAVER PLACE, POCONO SUMMIT, PA 18346

BEING THE SAME PREMISES WHICH DOUGLAS HAUSLER BY DEED DATED 2/29/2008 AND RECORDED 3/7/2008 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2328 AT PAGE 7924, GRANTED AND CONVEYED UNTO DOUGLAS HAUSLER AND KAREN L. HAUSLER.

PIN #: 03634604727311

TAX CODE #: 03/14F/2/306

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

DOUGLAS HAUSLER

KAREN L. HAUSLER

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks

before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Evan J. Harra, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5317 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: PAT GRAHAM-BLOCK, PAM SMITH, PENNY PARROTT AND KERRY FANNING, KNOWN HEIRS OF CLARENCE E FANNING, DECEASED AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM, UNDER OR THROUGH CLARENCE E FANNING, DECEASED

CONTRACT NO.: 1078000213

FILE NO.: PA-DV-043-031

An undivided one fifty-second (1/52) co-tenancy interest being designated as Time Period(s) No(s). 46 in that certain piece or parcel of land, together with the message (and veranda, if any), situated in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 99, in a certain Statement of Mutual Ownership Agreements of Deputy House Planned Residential Area, filed on August 5, 1976, in Deed Book Volume 721, at Page 317, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration Plans of Deputy House Planned Residential Area. Said Declaration Plans for Phase II-A, Units 60-84 were filed on August 6, 1976, in Plot Book Volume 30, at Page 13; for Phase II-B, Units 85-109 and Units 130-132 were filed on August 1, 1977, in Plot Book Volume 33, at Page 67; for Phase II-C, Units 110-129 were filed on October 26, 1977, in Plot Book Volume 34, at Page 73; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, as built.

BEING The same premises conveyed by deed recorded 1/17/1986, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1476, Page 461 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/3/3-1-99

PIN NO.: 16732102999543B99

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

PAT GRAHAM-BLOCK, PAM SMITH, PENNY PARROTT AND KERRY FANNING, KNOWN HEIRS OF CLARENCE E FANNING, DECEASED, AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH CLARENCE E FANNING, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1909 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 26, 2021
AT 10:00 A.M.**

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

LEGAL DESCRIPTION

OWNERS: ANN CLARK-FULLER, CHRISTOPHER CLARK, MICHAEL CLARK AND FRAN GHOLANIPOUR, KNOWN HEIRS OF RICHARD A CLARK, DECEASED

AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM, UNDER OR THROUGH RICHARD A CLARK, DECEASED

CONTRACT NO.: 1109100560

FILE NO.: PA-RT-040-043

Smithfield Township, Monroe County, Pennsylvania, being an undivided one-twenty sixth (1/26) co-tenancy fee simple interest in Unit No. RT-FL 201 67, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and right to reserve and occupy Intervals of Split-Intervals in such Unit or any other Two-Week Floating/Flex Time Unit of the same or similar type are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as supplemented, and as further described in the Declaration of Protective Covenants, Conditions, Restrictions, and Easements for two-week Floating/Flex Time Units in Ridge Top Village, dated June 27, 1989 and duly recorded in the aforesaid Office in

Deed Book Volume 1688, at Page 276, (collectively referred to hereinafter as the Declarations).

BEING THE same premises conveyed by deed recorded 2/4/1999, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2059, Page 4880 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/110807

PIN NO.: 16732102595722U201

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANN CLARK-FULLER, CHRISTOPHER CLARK, MICHAEL CLARK AND FRAN GHOLANIPOUR, KNOWN HEIRS OF RICHARD A CLARK, DECEASED, AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH RICHARD A CLARK, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5318 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 26, 2021
AT 10:00 A.M.**

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

LEGAL DESCRIPTION

OWNERS: EUGENE STARR

GWENDOLYN JOY STARR

RISA STARR

FREDERICK STARR

SHARI STARR YELLIN

CONTRACT NO.: 1070301254

FILE NO.: PA-DV-043-007

An undivided one fifty-second (1/52) co-tenancy interest being designated as Time Period(s) No(s). 51 in that certain piece or parcel of land, together with the messuage (and veranda, if any), situated in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 69C, in a certain Statement of Mutual Ownership Agreements of Deputy House Planned Residential Area, filed on August 5, 1976, in Deed Book Vol-

ume 721, at Page 317, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration Plans of Depuy House Planned Residential Area. Said Declaration Plans for Phase II-A, Units 60-84 were filed on August 6, 1976, in Plot Book Volume 30, at Page 13; for Phase II-B, Units 85-109 and Units 130-132 were filed on August 1, 1977, in Plot Book Volume 33, at Page 67; for Phase II-C, Units 110-129 were filed on October 26, 1977, in Plot Book Volume 34, at Page 73; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, as built.

BEING THE same premises conveyed by deed recorded 10/17/2011, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2392, Page 7666, granted and conveyed unto the Judgment Debtors. Also being the same premises conveyed by deed recorded 3/28/2003, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2148, Page 6652 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/3/3-1-69C
PIN NO.: 16732102984954B69C

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

EUGENE STARR,
GWENDOLYN JOY STARR,
RISA STARR,
FREDERICK STARR and
SHARI STARR YELLIN

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1909 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: RONILO V CATAULIN,
LANILYN M CATAULIN,
OLIVER O BUNALES, INDIVIDUALLY AND AS KNOWN HEIR OF

DOLLY S BUNALES A/K/A DOLLY GOMEZ BUNALES, DECEASED,
MARIO P SUMALLO,
ELENITA M SUMALLO,
AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM, UNDER OR THROUGH
DOLLY S BUNALES A/K/A DOLLY GOMEZ BUNALES, DECEASED

CONTRACT NO.: 1108805789

FILE NO.: PA-RT-040-057

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 30 of Unit No. RT-139, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE same premises conveyed by deed recorded 11/10/1999, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2071, Page 6301 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88140/U139

PIN NO.: 16732101495179U139

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

RONILO V CATAULIN,
LANILYN M CATAULIN,
OLIVER O BUNALES, INDIVIDUALLY AND AS KNOWN HEIR OF DOLLY S BUNALES A/K/A DOLLY GOMEZ BUNALES, DECEASED,
MARIO P SUMALLO,
ELENITA M SUMALLO,
AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH DOLLY S BUNALES A/K/A DOLLY GOMEZ BUNALES, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6774 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 26, 2021
AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffsales
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

ALL That Certain Lot Or Tract Of Land Located in the Borough of Mount Pocono, (Formerly a Part of Coolbaugh Township), Monroe County, Pennsylvania, bounded and Described As Follows, To Wit:

BEGINNING at a stake On The Westerly Side of Winona Road, said stake being One Hundred Ninety-Two Feet Southerly Of The Intersection of Winona Road With Marenthal Road As Shown On The Hereinafter Mentioned Map; Thence Along Said Road North Fourteen Degrees Thirty-Two Minutes West One Hundred And Nine One Hundredths Feet To A Stake A Corner Of Lot No. 1, Block R, As Shown On The Hereinafter Mentioned Map; Thence South Seventy-Three Degrees Zero Minutes West One Hundred Forty-Three Feet More Or Less To A Stake A Corner Of Lot No. 1, Block R, As Shown On The Hereinafter Mentioned Map; Thence South Seventeen Degrees Zero Minutes East One Hundred Feet To A Stake A Corner Of Lot No. 3, Block R, As Shown On The Hereinafter Mentioned Map; Thence North Seventy-Three Degrees Zero Minutes East One Hundred Thirty-Nine Feet More Or Less To The Place of BEGINNING.

It Being Intended To Convey Lot No. 2, Block R, As Shown On Map of Pocono Forest Park - Pine Hill Park - (Formerly a part of Coolbaugh Township), Mount Pocono, Pennsylvania, Dated January, 1927.

BEING KNOWN AS: 247 WINONA ROAD, MOUNT POCONO, PA 18344

BEING THE SAME PREMISES WHICH ANDREW B. ULICHNEY AND FLORENCE I. ULICHNEY, HUSBAND AND WIFE BY DEED DATED 2/19/1999 AND RECORDED 2/25/1999 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2060 AT PAGE 3199, GRANTED AND CONVEYED UNTO JOSEPH CAPURSO AND CRISTINA E. CAPURSO, HUSBAND AND WIFE.

PIN #: 10635620827176

TAX CODE #: 10.1.1.25

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

CHRISTINA CAPURSO AKA CRISTINA E. CAPURSO

JOSEPH CAPURSO

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Evan J. Harra, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 3071 CIVIL 2018 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 26, 2021
AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffsales
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

ALL THAT CERTAIN LOT OR PARCEL OR PIECE OF LAND SITUATE IN THE Township of Ross, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron in the northerly right-of-way of Rolling Meadows Road, being a corner of Lot No. 27, Spring Valley Farms at Ross, Section One, thence along Lot No. 27 the following two courses and distance:

(1) N 63 degrees 50' 57" E (Magnetic Meridian) for 50.00 feet to an iron;

(2) N 54 degrees 54' 40" E for 274.67 feet to an iron in line of remaining lands of Deck Creations, Inc., thence along remaining lands of Deck Creations, Inc., the following two courses and distances.

(1) S 35 degrees 05'20" E for 145.00 feet to an iron

(2) S 16 degrees 28'57" E for 29.86 feet to an iron a corner of Lot No. 29, Spring Valley Farms at Ross, Section One, thence along Lot No. 29, S 63 degrees 50'57" W for 338.85 feet to an iron in the northerly right-of-way of Rolling Meadows Road, thence in the northerly right-of-way of Rolling Meadows Road, N26 degrees 09'03" W for 130.00 feet to the place of BEGINNING.

CONTAINING 1.142 acres more or less

BEING Lot No. 28 as shown on map entitled Final Plan Spring Valley Farms at Ross, Section One, recorded in Plot Book Volume No. 69 at Page No. 108.

BEING THE SAME PREMISES which George Roosevelt and Sandra Roosevelt, husband and wife, by their Deed dated March 17, 2008, and recorded April 18, 2008, in the office of the Recorder of Deeds in and for Monroe County, Pennsylvania, at Record Book Volume 2331, page 6703, granted and conveyed unto Christopher W. Honor and Shelley Honor, husband and wife, Grantors herein.

BEING known and numbered as 103 Rolling Meadows Road Township of Ross, PA 18353

Tax Parcel(s) 15/90488

PIN # 15624700627267

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

Christopher W. Honor and Shelley Honor

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to

collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County
Pennsylvania

Emmanuel J. Argentieri, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5860 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 26, 2021
AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffsales
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

All that certain piece or parcel of land situated, lying and being in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania bound and described as follows:

Beginning at an Iron pin in the intersection of the northerly 50 foot right of way of Huron Place and the easterly 50 foot right of way of Lake Road as shown on a subdivision plan entitled Pocono Farms, Section K, recorded in Map Book 16, Page 113; thence along the easterly right of way of Lake Road North 53 degrees 16 minutes 05 seconds West 171.00 feet to an iron pin; thence leaving said right of way and along Lot No. 7292 North 36 degrees 43 minutes 55 seconds East 100.00 feet to an iron pin; thence still along Lot No. 7292 North 06 degrees 27 minutes 53 seconds East 54.07 feet to an iron pin; thence along Lot No. 7295 South 84 degrees 35 minutes 23 seconds East 185.16 feet to an iron pin on the northerly right of way of Huron Place; thence along the northerly right of way of Huron Place on a curve to the right having a radius of 275.00 feet and an arc length of 150.33 feet to an iron pin; thence still along said right of way of Huron Place South 36 degrees 43 minutes 55 seconds West 100.00 feet to the point and place of beginning. Being Lot Nos. 7293 and 7294, Section K, as shown on aforementioned map.

**BEING KNOWN AS: 1109 HURON PLACE AKA 7294 HURON PLACE, TOBYHANNA, PA 18466
BEING THE SAME PREMISES WHICH YUNGNING LIU, INDIVIDUALLY BY DEED DATED 4/6/2001 AND RECORDED 4/27/2001 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2095 AT PAGE 2307, GRANTED AND CONVEYED UNTO YUNGNING LIU, INDIVIDUALLY, NOW DECEASED.**

PIN #: 03634704831387

TAX CODE #: 03/7F/2/85

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**Stephen Hnatew as Administrator of the Estate of Yungning Liu, a/k/a Yung Ning Liu Deceased
TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Evan J. Harra, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5317 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 26, 2021
AT 10:00 A.M.**

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

LEGAL DESCRIPTION

**OWNERS: ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH ERNEST J KITTKA AND ROSE MARIE A KITTKA, DECEASED
CONTRACT NO.: 1077703197
FILE NO.: PA-DV-043-014**

An undivided one fifty-second (1/52) co-tenancy interest being designated as Time Period(s) No(s). 3 in that certain piece or parcel of land, together with the message (and veranda, if any), situated in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 82D, in a certain Statement of Mutual Ownership Agreements of Deputy House Planned Residential Area, filed on August 5, 1976, in Deed Book Volume 721, at Page 317, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration Plans of Deputy House Planned Residential Area. Said Declaration Plans for Phase II-A, Units 60-84 were filed on August 6, 1976, in Plot Book Volume 30, at Page 13; for Phase II-B, Units 85-109 and Units 130-132 were filed on August 1, 1977, in Plot Book Volume 33, at Page 67; for Phase II-C, Units 110-129 were filed on October 26, 1977, in Plot Book Volume 34, at Page 73; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, as built.

BEING The same premises conveyed by deed recorded 12/16/1977, in the Office of the Recorder of

Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 836, Page 83 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/3/3-1-82D
PIN NO.: 16732102996306B82D

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH ERNEST J KITTKA AND ROSE MARIE A KITTKA, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5317 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:
**Thursday, August 26, 2021
AT 10:00 A.M.**

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

LEGAL DESCRIPTION

OWNERS: ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH DELORES H MAXIMO, DECEASED

CONTRACT NO.: 1078301173
FILE NO.: PA-DV-043-032

An undivided one fifty-second (1/52) co-tenancy interest being designated as Time Period(s) No(s). 41 in that certain piece or parcel of land, together with the messuage (and veranda, if any), situated in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. DV130, in a certain Statement of Mutual Ownership Agreements of Deputy House Planned Residential Area, filed on August 5, 1976, in Deed Book Volume 721, at Page 317, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration Plans of Deputy House Planned Residential Area. Said Declaration Plans for Phase II-A, Units 60-84 were filed on

August 6, 1976, in Plot Book Volume 30, at Page 13; for Phase II-B, Units 85-109 and Units 130-132 were filed on August 1, 1977, in Plot Book Volume 33, at Page 67; for Phase II-C, Units 110-129 were filed on October 26, 1977, in Plot Book Volume 34, at Page 73; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, as built.

BEING THE same premises conveyed by deed recorded 6/5/2017, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2492, Page 3886 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/3/3-1-130
PIN NO.: 16732102998544B130

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH DELORES H MAXIMO, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5151 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:
**Thursday, August 26, 2021
AT 10:00 A.M.**

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

LEGAL DESCRIPTION

OWNERS: MIN-TOONG FOO
CONTRACT NO.: 1060812492

FILE NO.: PA-RT-042-005

A 84,000/137,743,500 undivided fee simple interest in Units: 260-272; 278-280 in RIDGE TOP-CRESTVIEW, A CONDOMINIUM, located within Ridge Top Village, Stage II of Shawnee Village Planned Residential Development at Shawnee-on-Delaware, Smithfield Township, Monroe County, Pennsylvania 18356, according to the Plat filed of record in Plot Book Volume 46 at Page 39, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, as amended by the Amended Final Planned Residential Development (PRD) Plan, recorded on May 12, 2006, in the Office of

the Recorder of Deeds for Monroe County, Pennsylvania, in Plot Book Volume 78, at Page 98, as the same may be amended pursuant to the approval of the Board of Supervisors of Smithfield Township, Monroe County, Pennsylvania to reflect the "as-built" status of the said units. Subject to all matters contained in the Schedule B, Section 2, herein.

BEING THE same premises conveyed by deed recorded 11/20/2009, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2362, Page 9247 granted and conveyed unto the Judgment Debtors.

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

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

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MIN-TOONG FOO

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 23, 30; Aug 6

PUBLIC NOTICE SHERIFF'S SALE OF VALUABLE REAL ESTATE

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

of Pennsylvania to 2724 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

Thursday, August 26, 2021

AT 10:00 A.M.

By accessing the web address:

www.bid4assets.com/monroecountysheriffsales

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

LEGAL DESCRIPTION

ALL THAT CERTAIN lot, parcel or piece of land situate in the Borough of East Stroudsburg, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the northerly side of Analomink Street, in the center of a road leading from Analomink Street, to the residence now or late of C.H. Travis; thence along the northerly side of Analomink Street, North sixty-two degrees forty-three minutes East one hundred sixty-four feet, more or less, to a corner of other lands of prior Grantor hereof; thence along said other land of the prior Grantor hereof, North thirty-two degrees twelve minutes West, one hundred thirty-five feet, more or less, to a point in the middle of the aforementioned road; thence along the middle of the aforementioned road, South twenty-one degrees West, one hundred ninety-eight feet, more or less, to the point and place of BEGINNING.

Under and Subject to the easement referred to above leading from Analomink Street to the residence now or late of C.H. Travis.

Property known as: 168 Analomink Street, East Stroudsburg, PA 18301.

Parcel ID # 05-4.1.10.9

Map No. 05731113040822

BEING THE SAME PREMISES Rita Valley and Russell D. Valley, by deed dated January 7, 1999 and recorded January 20, 1999 at Instrument Number 199901849 conveyed unto Russell D. Valley.

Russell D. Valley died on 6/13/2019 and upon information and belief, his surviving heirs are Debra Valley, Martin Kollmer and James Kollmer. By executed waiver, Debra Valley, Martin Kollmer and James Kollmer, waived their right to be named as defendants in the foreclosure action.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

RUSSELL D. VALLEY

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
LAUREN R. TABAS, Esquire

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 23, 30; Aug 6

PUBLIC NOTICE SHERIFF'S SALE OF VALUABLE REAL ESTATE

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

of Pennsylvania to 2020 CIVIL 3709. I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

Thursday, August 26, 2021

AT 10:00 A.M.

By accessing the web address:

www.bid4assets.com/monroecountysheriffsales

PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER

THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATED in the Township of Tobyhanna County of Monroe and the State of Pennsylvania. More particularly bounded and described as follows, to wit: Beginning at a point on the Northeasterly side line of 50.60 foot wide of Nakora Drive and in the dividing line between lots number 1 and 2 on plot of lots known as Greenwood Acres, Block 2, as prepared by Edward C. Hess R.E. Dated June 23, 1967 and recorded 25 October, 1967 in the Recorder of Deeds Office in and for Monroe County in Plot Book, Vol 11, Page 85, thence from said point and long the dividing line between lots numbers 1 and 2, north 51 degrees 39 minutes 50 seconds east, 200.33 feet to a point common to lots numbers 1,2, 19 and 20, thence from said point and along, the dividing line between lots numbers 1 and 20, South 35 degrees 02 minutes east 30 feet to a point on the northwesterly side line of 50.00 foot Beechwood road, thence from said point and along the Northwesterly side line o 50.00 foot wide Beechwood Road, South 51 Degrees 39 Minutes 50 seconds West, 168.55 feet to a point, thence along a curve to the right at the intersection of 50.00 foot wide Nakora Drive and Beechwood Road, having a radius of 30 feet, a tangent of 31.78 feet and an arc length of 48.85 feet to a pipe on Nakora Drive, thence along the northeasterly side line of 50.00 wife Nakora Drive, north 35 degrees 02 minutes west, 98.22 feet to a point, the place of beginning, being all o lot no. 1 section D, Block 2 of Greenwood Access, for information purpose only the APN is shown by the County Assessor as 19-5394-82-56-6577, source of title is Book 2169 page 4419 (recorded 10/02/03).

Tax I.D. 19/19A/1/12

PIN # 19 5394 02 56 6577

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

Kieth A. Ritchie

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Edward Hoffman, Jr., Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5317 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: ANITA F WILLIAMS AND RICHARD E WILLIAMS, SURVIVING JOINT TENANTS WITH RIGHT OF SURVIVORSHIP OF PARVEEN A WILLIAMS, DECEASED

CONTRACT NO.: 1070200431

FILE NO.: PA-DV-043-005

An undivided one fifty-second (1/52) co-tenancy interest being designated as Time Period(s) No(s). 28 in that certain piece or parcel of land, together with the messuage (and veranda, if any), situated in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. DV-106, in a certain Statement of Mutual Ownership Agreements of Depuy House Planned Residential Area, filed on August 5, 1976, in Deed Book Volume 721, at Page 317, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration Plans of Depuy House Planned Residential Area. Said Declaration Plans for Phase II-A, Units 60-84 were filed on August 6, 1976, in Plot Book Volume 30, at Page 13; for Phase II-B, Units 85-109 and Units 130-132 were filed on August 1, 1977, in Plot Book Volume 33, at Page 67; for Phase II-C, Units 110-129 were filed on October 26, 1977, in Plot Book Volume 34, at Page 73; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, as built.

BEING THE same premises conveyed by deed recorded 9/10/2003, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2166, Page 7603 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/3/3-1-106

PIN NO.: 16733101091634B106

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANITA F WILLIAMS AND RICHARD E WILLIAMS, SURVIVING JOINT TENANTS WITH RIGHT OF SURVIVORSHIP OF PARVEEN A WILLIAMS, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

Pennsylvania
Joel D Johnson, Esquire

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

of Pennsylvania to 1909 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: JOHN DRAKEFORD

MATTIE DRAKEFORD

THOMAS E EPPS, SURVIVING TENANT BY THE ENTIRETY OF GERLIE M EPPS, DECEASED

CONTRACT NO.: 1109200667

FILE NO.: PA-RT-040-066

Smithfield Township, Monroe County, Pennsylvania, being an undivided one-twenty sixth (1/26) co-tenancy fee simple interest in Unit No. RT-FL 212 62 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and right to reserve and occupy Intervals of Split-Intervals in such Unit or any other Two-Week Floating/Flex Time Unit of the same or similar type are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as supplemented, and as further described in the Declaration of Protective Covenants, Conditions, Restrictions, and Easements for two-week Floating/Flex Time Units in Ridge Top Village, dated June 27, 1989 and duly recorded in the aforesaid Office in Deed Book Volume 1688, at Page 276, (collectively referred to hereinafter as the Declarations).

BEING THE same premises conveyed by deed recorded 7/10/2002, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2126, Page 1936 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/110816

PIN NO.: 16732102593806U212

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JOHN DRAKEFORD,

MATTIE DRAKEFORD and

THOMAS E EPPS, SURVIVING TENANT BY THE ENTIRETY OF GERLIE M EPPS, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5318 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: ROBERT J TAYLOR

BRENDA C TAYLOR

ROBIN MOULTRIE

CONTRACT NO.: 1075100495

FILE NO.: PA-DV-043-012

An undivided one fifty-second (1/52) co-tenancy interest being designated as Time Period(s) No(s). 24 in that certain piece or parcel of land, together with the message (and veranda, if any), situated in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 103, in a certain Statement of Mutual Ownership Agreements of Deputy House Planned Residential Area, filed on August 5, 1976, in Deed Book Volume 721, at Page 317, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration Plans of Deputy House Planned Residential Area. Said Declaration Plans for Phase II-A, Units 60-84 were filed on August 6, 1976, in Plot Book Volume 30, at Page 13; for Phase II-B, Units 85-109 and Units 130-132 were filed on August 1, 1977, in Plot Book Volume 33, at Page 67; for Phase II-C, Units 110-129 were filed on October 26, 1977, in Plot Book Volume 34, at Page 73; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, as built.

BEING THE same premises conveyed by deed recorded 11/7/1983, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1309, Page 37 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/3/3-1103

PIN NO.: 16733101090620B103

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ROBERT J TAYLOR,

BRENDA C TAYLOR and

ROBIN MOULTRIE

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5149 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: SUSAN LEITCH COPPOLA, THOMAS S LEITCH A/K/A THOMAS S LEITCH JR, WILLIAM H LEITCH AND MICHELLE FISCHBACH FORNELIUS, SURVIVING JOINT TENANTS WITH RIGHT OF SURVIVORSHIP OF LAUREN HOLDEN AND DONNA T FISCHBACH, DECEASED

CONTRACT NO.: 1109903757

FILE NO.: PA-RT-042-035

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 32 of Unit No. RT-115, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded 4/13/2006, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2264, Page 84 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88116/U115

PIN NO.: :16732101399065U115

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

SUSAN LEITCH COPPOLA, THOMAS S LEITCH A/K/A THOMAS S LEITCH JR, WILLIAM H LEITCH AND MICHELLE FISCHBACH FORNELIUS, SURVIVING JOINT TENANTS WITH RIGHT OF SURVIVORSHIP OF LAUREN HOLDEN AND DONNA T FISCHBACH, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5318 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: ANTONIO JONES SR

TENIA JONES

CONTRACT NO.: 1061210290

FILE NO.: PA-DV-043-001

An undivided one fifty-second (1/52) co-tenancy interest being designated as Time Period(s) No(s). 45 in that certain piece or parcel of land, together with the message (and veranda, if any), situated in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 65F, in a certain Statement of Mutual Ownership Agreements of Depuy House Planned Residential Area, filed on August 5, 1976, in Deed Book Volume 721, at Page 317, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration Plans of Depuy House Planned Residential Area. Said Declaration Plans for Phase II-A, Units 60-84 were filed on August 6, 1976, in Plot Book Volume 30, at Page 13; for Phase II-B, Units 85-109 and Units 130-132 were filed on August 1, 1977, in Plot Book Volume 33, at Page 67; for Phase II-C, Units 110-129 were filed on October 26, 1977, in Plot Book Volume 34, at Page 73; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, as built.

BEING THE same premises conveyed by deed recorded 12/19/2016, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2483, Page 6306 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/3/3-1-65F

PIN NO.: 16732102994271B65F

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANTONIO JONES SR and

TENIA JONES

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5317 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: CAROL S TOUW, SURVIVING TENANT BY THE ENTIRETY OF DONALD C TOUW, DECEASED
CONTRACT NO.: 1077708782

FILE NO.: PA-DV-043-022

An undivided one fifty-second (1/52) co-tenancy interest being designated as Time Period(s) No(s). 4 in that certain piece or parcel of land, together with the messuage (and veranda, if any), situated in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 105, in a certain Statement of Mutual Ownership Agreements of Depuy House Planned Residential Area, filed on August 5, 1976, in Deed Book Volume 721, at Page 317, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration Plans of Depuy House Planned Residential Area. Said Declaration Plans for Phase II-A, Units 60-84 were filed on August 6, 1976, in Plot Book Volume 30, at Page 13; for Phase II-B, Units 85-109 and Units 130-132 were filed on August 1, 1977, in Plot Book Volume 33, at Page 67; for Phase II-C, Units 110-129 were filed on October 26, 1977, in Plot Book Volume 34, at Page 73; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, as built.

BEING THE same premises conveyed by deed recorded 1/30/1978, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 845, Page 1 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/3/3-1-105

PIN NO.: 16733101090696B105

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**CAROL S TOUW, SURVIVING TENANT BY THE ENTIRETY OF DONALD C TOUW, DECEASED
TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5149 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: HATTIE BEVERLY, SURVIVING TENANT BY THE ENTIRETY OF WINSTON BEVERLY, DECEASED

CONTRACT NO.: 1109000901

FILE NO.: PA-RT-041-004

Smithfield Township, Monroe County, Pennsylvania, being an undivided one-twenty sixth (1/26) co-tenancy fee simple interest in Unit No. RT-FL 178 71, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and right to reserve and occupy Intervals of Split-Intervals in such Unit or any other Two-Week Floating/Flex Time Unit of the same or similar type are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as supplemented, and as further described in the Declaration of Protective Covenants, Conditions, Restrictions, and Easements for two-week Floating/Flex Time Units in Ridge Top Village, dated June 27, 1989 and duly recorded in the aforesaid Office in Deed Book Volume 1688, at Page 276, (collectively referred to hereinafter as the Declarations).

BEING THE same premises conveyed by deed recorded 2/6/2001, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2090, Page 9266 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/110468

PIN NO.: 16732102592483U178

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**HATTIE BEVERLY, SURVIVING TENANT BY THE ENTIRETY OF WINSTON BEVERLY, DECEASED
TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1909 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: DAVID ARMSTRONG, KNOWN HEIR OF ROBERT L ARMSTRONG, DECEASED, AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM, UNDER OR THROUGH ROBERT L ARMSTRONG, DECEASED

CONTRACT NO.: 1108903923

FILE NO.: PA-RT-040-009

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 5 of Unit No. RT-129, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE same premises conveyed by deed recorded 3/13/1990, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1726, Page 1044 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88130/U129

PIN NO.: 16732101399268U129

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

DAVID ARMSTRONG, KNOWN HEIR OF ROBERT L ARMSTRONG, DECEASED AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH ROBERT L ARMSTRONG, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1909 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: IDANIA ISABEL ESPINAL MAGALY QUINONES

AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM, UNDER OR THROUGH PETRA IDELSI ESPINAL, DECEASED

CONTRACT NO.: 1108804808

FILE NO.: PA-RT-040-049

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 49 of Unit No. RT-134, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE same premises conveyed by deed recorded 7/3/2001, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2099, Page 6992 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88135/U134

PIN NO.: 16732101491126U134

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

IDANIA ISABEL ESPINAL, MAGALY QUINONES, AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH PETRA IDELSI ESPINAL, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1909 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 26, 2021
AT 10:00 A.M.**

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

LEGAL DESCRIPTION

OWNERS: FELICIA BARNES AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM, UNDER OR THROUGH JOSEPHINE GANUZA A/K/A JOSEPHINE MARIA GANUZA, DECEASED
CONTRACT NO.: 1108800269
FILE NO.: PA-RT-040-040

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 49 of Unit No. RT 12, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE same premises conveyed by deed recorded 8/18/1998, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2052, Page 2195 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88011/U12

PIN NO.: 16732102589068

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

FELICIA BARNES

AND ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH JOSEPHINE GANUZA A/K/A JOSEPHINE MARIA GANUZA, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5149 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 26, 2021
AT 10:00 A.M.**

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

LEGAL DESCRIPTION

OWNERS: EDITH S WASHINGTON, SURVIVING TENANT BY THE ENTIRETY OF DANFORD D WASHINGTON, DECEASED

CONTRACT NO.: 1109404061

FILE NO.: PA-RT-042-011

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 2 of Unit No. RT-141, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded 12/14/1994, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1985, Page 1596 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88142/U141

PIN NO.: 16732101495284U141

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

EDITH S WASHINGTON, SURVIVING TENANT BY THE ENTIRETY OF DANFORD D WASHINGTON, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1805 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

**OWNERS: ADELINO HENRIQUES
SOLEDAD CIURLIZZA A/K/A SOLEDAD HENRIQUES
CONTRACT NO.: 1100406222
FILE NO.: PA-RT-039-011**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 18 of Unit No. RT-037, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded 5/22/2014, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2438, Page 2888 granted and conveyed unto the Judgment Debtors.

TAX CODE SE: 16/3/2/28-37

PIN NO.: 16732102689531

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ADELINO HENRIQUES and
SOLEDAD CIURLIZZA A/K/A
SOLEDAD HENRIQUES**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County

**PUBLIC NOTICE
SHERIFF'S SALE
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REAL ESTATE**

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

of Pennsylvania to 1909 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

OWNERS: ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS

**CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH LILY B OWENS, DECEASED
CONTRACT NO.: 1108704297
FILE NO.: PA-RT-040-028**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 18 of Unit No. RT-110, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE same premises conveyed by deed recorded 2/11/2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2075, Page 1312 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88111/U110

PIN NO.: 16732101397000U110

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM, UNDER OR THROUGH LILY B OWENS DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County

Pennsylvania
Joel D Johnson, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1805 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: JOHN F STUZYNSKI

SUSAN L STUZYNSKI

CONTRACT NO.: 1100400639

FILE NO.: PA-RT-039-004

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 2 of Unit No. RT-246, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded 8/3/2004, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2198, Page 683 granted and conveyed unto the Judgment Debtors.

TAX CODE #: 16/110853

PIN NO.: 16732203408220

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JOHN F STUZYNSKI and

SUSAN L STUZYNSKI

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

**PUBLIC NOTICE
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REAL ESTATE**

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

of Pennsylvania to 1805 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: KATHRYN P MULLINS

TOSHA WARREN

CONTRACT NO.: 1100406016

FILE NO.: PA-RT-039-010

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 26 of Unit No. RT-145, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded 7/30/2004, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2197, Page 8586 granted and conveyed unto the Judgment Debtors.

TAX CODE #: 16/88146/U145

PIN NO.: 16732101497220U145

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

KATHRYN P MULLINS and

TOSHA WARREN

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1805 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: ERNEST J GRANT

WILLIE WASHINGTON

CONTRACT NO.: 1100405091

FILE NO.: PA-RT-039-007

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 35 of Unit No. RT-252, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded 12/16/2004, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2210, Page 8627 granted and conveyed unto the Judgment Debtors.

TAX CODE #: 16/110859

PIN NO.: 16732203406228

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ERNEST J GRANT and

WILLIE WASHINGTON

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1705 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

Thursday, August 26, 2021

AT 10:00 A.M.

By accessing the web address:

www.bid4assets.com/monroecountysheriffsales

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

LEGAL DESCRIPTION

ALL THAT CERTAIN piece or parcel of land situate in Middle Smithfield Township, Monroe County, Pennsylvania, being Lot No. 38 Section A, and the most Northerly one-half of Lot 39, Section A, as shown on Plan of Lots entitled "Plotting No. 1, Leisure Lands, Inc., Middle Smithfield Township, Monroe County, Pennsylvania, Guyton Kempter, Registered Civil Engineer, dated February 22, 1965 and recorded in the Office for the Recording of Deeds, in and for the County of Monroe at Stroudsburg, Pennsylvania in Plat Book Volume 9 page 103.

BEING KNOWN AS: 5320 RED FOX TRAIL F/K/A 43 LEISURE LANDS, EAST STROUDSBURG, PA 18302 BEING THE SAME PREMISES WHICH R. SCOTT AMBLER AND CATHY AMBLER, HIS WIFE BY DEED DATED 3/13/1990 AND RECORDED 4/2/1990 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 1729 AT PAGE 1061, GRANTED AND CONVEYED UNTO ROGER R. LECUYER AND DONNA M. LECUYER, HIS WIFE AND GISELE HELMKEN, HIS MOTHER, NOW DECEASED.

PIN #: 09732603037614

TAX CODE #: 09/13A/1/132

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

DONNA M. LECUYER AND ROGER R. LECUYER

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Evan J. Harra, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5148 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: TANISHA WALTON

TAVARES WALTON

CONTRACT NO.: 1109706242

FILE NO.: PA-RT-042-024

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 25 of Unit No. RT-188, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded 5/16/2008, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2333, Page 6552 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/110479

PIN NO.: :16732102594644U188

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

TANISHA WALTON and

TAVARES WALTON

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1805 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: KARIM A KHAN

BETTY KHAN

CONTRACT NO.: 1100306547

FILE NO.: PA-RT-039-003

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 19 of Unit No. RT 246, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded 6/17/2014, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2439, Page 4358 granted and conveyed unto the Judgment Debtors.

TAX CODE #: 16/110853

PIN NO.: 16732203408220

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

KARIM A KHAN and

BETTY KHAN

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5148 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: JULIET D ANTON

NORMA D GUERRERO

CONTRACT NO.: 1109509729

FILE NO.: PA-RT-042-021

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 39 of Unit No. RT-15, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded 5/19/2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2078, Page 8956 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88014/U15

PIN NO.: :16732102589112

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JULIET D ANTON and

NORMA D GUERRERO

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5148 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: B SHEILA BEASELY-REID

HENRY L REID SR

CONTRACT NO.: 1109605212

FILE NO.: PA-RT-042-023

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 15 of Unit No. RT-23, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded 4/18/2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2077, Page 6093 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88022/U23

PIN NO.: :16732102687035

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

B SHEILA BEASELY-REID and

HENRY L REID SR

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5148 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST... WHICHEVER IS HIGHER BY CASHIER'S CHECK

LEGAL DESCRIPTION

OWNERS: MICHELE KLASS

BRANDON GREGORY

CONTRACT NO.: 1109803296

FILE NO.: PA-RT-042-028

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 8 of Unit No. RT-7, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded 10/28/2013, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2429, Page 5235 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88006/U7

PIN NO.: :16732102579952U7

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MICHELE KLASS and

BRANDON GREGORY

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 733 CIVIL 2021, I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

Thursday, August 26, 2021

AT 10:00 A.M.

By accessing the web address:

www.bid4assets.com/monroecountysheriffsales

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

LEGAL DESCRIPTION

ALL that certain lot or parcel of ground situate in the Township of Pocono, County of Monroe, and Commonwealth of Pennsylvania, described as Lot No. 1 on a map entitled "Subdivision of Land for Eileen A. Pasquin Vol 448, Page 179", prepared by Leonard T. Tusar, R.S., and recorded in the Office for the Recording of Deeds, &c., of Monroe County, at Stroudsburg, Pennsylvania, in Plot Book Volume 48, Page 61. CONTAINING 1.07 acres, more or less.

BEING the same premises which Michael T. Richwalski and Veronica M. Richwalski, his wife by deed dated October 16, 1995 and recorded on October 17, 1995 in the Office for the Recording of Deeds, etc. in and for the County of Monroe at Stroudsburg, Penna. in Deed Book Volume 2019, Page 1578, granted and conveyed unto Robert C. Bishop and Cheryl A. Bishop, his wife.

UNDER AND SUBJECT to covenants, conditions and restrictions of record.

TAX PARCEL NO.: 12/3/1/3-3

PIN NO.: 126939000502065

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

Robert C. Bishop and Cheryl A. Bishop

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
James V. Fareri, Esquire
(Attorney for Plaintiff)

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5148 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST... WHICHEVER IS HIGHER BY CASHIER'S CHECK

LEGAL DESCRIPTION

OWNERS: BEVERLY SMITH

CONTRACT NO.: 1109601757

FILE NO.: PA-RT-042-022

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 20 of Unit No. RT-106, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as amended and/or supplemented. The said Unit is more particularly shown and described on that certain Declaration Plan filed on May 13, 1981, in Plot Book 46, at Pages 39 and 41; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded 5/17/2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2225, Page 7657 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88107/U106

PIN NO.: 16732101395084U106

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

BEVERLY SMITH

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 5604 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

Thursday, August 26, 2021

AT 10:00 A.M.

By accessing the web address:

www.bid4assets.com/monroecountysheriffsales

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

LEGAL DESCRIPTION

ALL THAT CERTAIN, lot or parcel situated in the Township of Ross, County of Monroe, Commonwealth of Pennsylvania, described as follows:

BEING Lot No. 26, Section 1, High Point, in the Township of Ross, County of Monroe, Commonwealth of Pennsylvania as recorded in Plot Book Volume No. 61 at Page No. 408, 409, 410 and 411.

PARCEL # 15.87297

FOR INFORMATIONAL PURPOSES ONLY: 26 Highpoint, Saylorburg, Pennsylvania 18353

BEING THE SAME PREMISES which Charlotte O'Callaghan, single and Richard O'Callaghan, as joint tenants with the right of survivorship by Deed dated January 16, 2008 in the Office of the Recorder of Deeds in and for the County of Monroe, Pennsylvania in Book 2326, at Page 5951, Instrument Number 200803693 granted and conveyed unto Charlotte O'Callaghan, single, in fee.

Tax ID #: 15.87297

PIN #: 15626700180393

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

Charlotte O'Callaghan

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Leslie J. Rase, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5231-CV-2016 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 26, 2021
AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffssales
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

ALL THAT CERTAIN lot, tract piece or parcel of land situate in the Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania, and being more particularly described as follows: BEING all of Lot No. 25 on Final Plan Ledgewood North, prepared by Frank J. Smith, Jr., R.S., dated February 11, 1986 and recorded May 28, 1986 in the Office for the Recording of Deeds, in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Plot Book 58, Page 96. BEING THE SAME PREMISES which James W. Halterman and Shirley M. Halterman, his Wife, by deed dated September 25, 1986 and recorded November 14, 1986 in the Office for the Recorder of Deeds, Monroe County, Pennsylvania, in Record Book 1523, Page 32 granted and conveyed unto Gary G. Boushell and Brenda L. Boushell, his wife, in fee. Tax Map ID No: 09/18/4/25 Pin No: 09730402994904 GSS4147

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

AISHA BODDIEWILLIS A/K/A AISHA BODDIE-WILLIS

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Lauren Tabs, Esquire, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1925 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 26, 2021
AT 10:00 A.M.**

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

LEGAL DESCRIPTION

OWNERS: RODNEY PRESTON BUTLER

BARBARA ANN BUTLER

CONTRACT NO.: 1108704164

FILE NO.: PA-RT-040-027

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 33 of Unit No. RT-109, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE same premises conveyed by deed recorded 9/2/1998, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2052, Page 9483 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88110/U109

PIN NO.: :16732101387907U109

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

RODNEY PRESTON BUTLER and

BARBARA ANN BUTLER

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1925 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: FRANK V SELLIER

PATRICIA DEBRA SELLIER

CONTRACT NO.: 1108604919

FILE NO.: PA-RT-040-021

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 32 of Unit No. RT-103, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE same premises conveyed by deed recorded 2/13/1987, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1538, Page 0991 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88104/U103

PIN NO.: 16732101385902U103

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

FRANK V SELLIER and

PATRICIA DEBRA SELLIER

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1925 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: PEDRO DONES

LUZ E DONES

CONTRACT NO.: 1109003707

FILE NO.: PA-RT-040-025

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 23 of Unit No. RT-87, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE same premises conveyed by deed recorded 11/6/2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2086, Page 7180 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88086/U87

PIN NO.: 16732102694134

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

PEDRO DONES and

LUZ E DONES

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1925 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

OWNERS: LEX A MANAOIS

ARCELI Q MANAOIS

CONTRACT NO.: 1108601212

FILE NO.: PA-RT-040-016

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 29 of Unit No. RT-23, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE same premises conveyed by deed recorded 10/23/1991, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1799, Page 0742 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88022/U23

PIN NO.: 16732102687035

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

LEX A MANAOIS and

ARCELI Q MANAOIS

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1925 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

OWNERS: LUIS R ZOLETA

LOURDES M ZOLETA

CONTRACT NO.: 1109003426

FILE NO.: PA-RT-040-024

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 12 of Unit No. RT-75, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE same premises conveyed by deed recorded 5/19/2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2226, Page 0178 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88074/U75

PIN NO.: 16732102697319

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

LUIS R ZOLETA and

LOURDES M ZOLETA

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 2020 CIVIL 02683 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 26, 2021
AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffsales
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Stroud, County of Monroe, and Commonwealth of Pennsylvania, being Lot no. 574, Phase 5, Blue Mountain Lake, as shown on a plan of lots recorded in the office of the recorder of Deeds, in and for the County of Monroe, in Plot Book Volume/page 70/257 and 258.

ALSO KNOWN AS: 5238 Hilltop Circle a/k/a 5238 Hilltop Drive a/k/a 574 Hilltop Circle, East Stroudsburg, PA 18301

PIN: 1773030125136

TAX ID: 17/91090

BEING the same premises which David Michael Stewart, Jr., and Denise Stewart, husband and wife by Deed dated June 24, 2003 and recorded in the Office of Recorder of Deeds of Monroe County on October 15, 2003 at Book 2170 Page 6417 of Official Records granted and conveyed unto Carol A. Mandala

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

Carol A. Mandala

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Andrew J. Marley, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1925 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday, August 26, 2021
AT 10:00 A.M.**

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

OWNERS: STEVEN CHRISTINE

HOLLY CHRISTINE

CONTRACT NO.: 1108907460

FILE NO.: PA-RT-040-012

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 31 of Unit No. RT-158, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE same premises conveyed by deed recorded 7/10/2006, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2273, Page 6723 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/110438

PIN NO.: :16732102591106U158

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

STEVEN CHRISTINE and

HOLLY CHRISTINE

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1925 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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LEGAL DESCRIPTION

OWNERS: DOUGLAS R CHALMERS

CONTRACT NO.: 1108600610

FILE NO.: PA-RT-040-015

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 51 of Unit No. RT-11, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE same premises conveyed by deed recorded 1/8/1992, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1809, Page 1168 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88010/U11

PIN NO.: 16732102589046

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

DOUGLAS R CHALMERS

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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of Pennsylvania to 1925 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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LEGAL DESCRIPTION

OWNERS: MARTA SORAYA CANDELARIO

CONTRACT NO.: 1108904384

FILE NO.: PA-RT-040-010

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 22 of Unit No. RT 140, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE same premises conveyed by deed recorded 7/5/1995, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2012, Page 1375 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88141/U140

PIN NO.: 16732101495291U140

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MARTA SORAYA CANDELARIO

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 1925 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: PATRICIA MARIE STAERK KENNEDY

CONTRACT NO.: 1108702440

FILE NO.: PA-RT-040-026

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 24 of Unit No. RT-99, of Ridge Top Village, Shawnee Village Planned Residential Development,

development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE same premises conveyed by deed recorded 9/29/2017, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2499, Page 0732 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/88100/U99

PIN NO.: 16732101385868U99

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

PATRICIA MARIE STAERK KENNEDY

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6

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

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

of Pennsylvania to 08696 CIVIL 2019 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

Thursday, August 26, 2021

AT 10:00 A.M.

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

LEGAL DESCRIPTION

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being known as Lot 106, on a plan of Whispering Glen recorded in the Office of the Recorder of Deeds in Plot Book Volume 56, Page 63.

BEING THE SAME premises which Paulette A. Lo Porto, by Deed dated October 9, 2006 and Recorded in the Office of Recorder of Deeds in and for Monroe County, Stroudsburg, Pennsylvania, as in Record Book Volume 2284, Page 6168 granted and conveyed unto Jerome Wilson, single man, in fee.

PIN: 03/4C/2/65

Parcel Number 03-6356-02-99-1065

Premises Being: 3133 Robert David Dr, Tobyhanna, PA 18466

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JEROME WILSON

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
LAUREN R. TABAS, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - July 23, 30; Aug 6