

**PUBLIC NOTICE  
CIVIL ACTION LAW  
COURT OF COMMON PLEAS  
MONROE COUNTY  
Number 1926-CV-17**

Finance of America Reverse, LLC

v.  
Jesus Gotay Morales

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

TO: Jesus Gotay Morales

Your house (real estate) at 325 Sycamore Drive, East Stroudsburg, Pennsylvania 18301 is scheduled to be sold at Sheriff's Sale on **February 22, 2018 at 10:00 a.m.** at Monroe County Courthouse, Stroudsburg, Pennsylvania to enforce the court judgment of \$313,250.18 obtained by Finance of America Reverse LLC against the above premises.

**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 canceled if you pay to Finance of America Reverse LLC the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, LLC, Esquire at (215) 790-1010.
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. (See the following notice on how to obtain an attorney.)

**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 bid by calling McCabe, Weisberg and Conway, LLC, Esquire at (215) 790-1010.
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 on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, LLC, at (215) 790-1010.
4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have a 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.
6. 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.

7. 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, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH IN-**

**FORMATION 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**

**ASSOCIATION DE LICENCIADOS**

**Monroe County Bar Assoc.**

**Find a Lawyer Program**

**913 Main Street**

**P.O. Box 786**

**Stroudsburg, PA 18360**

**(570) 424-7288**

**McCABE, WEISBERG & CONWAY, LLC**

**Attorneys for Plaintiff**

**123 S. Broad St., Ste. 1400**

**Phila., PA 19109, 215-790-1010**

PR - Oct. 27

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
6297CIVIL 2017**

COMMONWEALTH OF PENNSYLVANIA

v.

\$1365.00 U.S. CURRENCY

CHAZ DAVIS

**NOTICE**

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

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

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**Monroe County Bar Association**

**913 Main Street**

**Stroudsburg, PA 18360**

**570-424-7288**

PR - Oct. 27

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
NO. 3645 CV 2017**

RIVER VILLAGE PHASE III-B

OWNERS ASSOCIATION,

Plaintiff,

vs.

ALBERTINA HELINSKY,

Defendant.

TO: ALBERTINA HELINSKY :

The Plaintiff, River Village Phase III-B Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the River Village Phase III-B Owners Association by virtue of your ownership of Unit 61, Interval No. 47, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$2,450.73 in delinquent dues, fees and assessments.

The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file you defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by Plaintiff. You may lose money or property or other rights important to you. **YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

**Monroe County Bar Association  
Find a Lawyer Program  
913 Main Street  
Stroudsburg, PA 18360  
Telephone (570) 424-7288  
Fax (570) 424-8234**

Jeffrey A. Durney, Esquire  
Royle & Durney  
Suite 8, Merchants Plaza  
P.O. Box 536  
Tannersville, PA 18372

P Oct. 20; R - Oct. 27

**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 IRMGARD M. CARNAHAN, deceased  
 First and Final Account of Bobette Stiff, Executor  
 • ESTATE OF LAWRENCE EDWARD LAFAVE, deceased  
 First and Final Account of Deborah Conradi, 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 7th day of November, 2017, 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 - Oct. 20, Oct. 27

**PUBLIC NOTICE  
ESTATE NOTICE**

**Edward Arnold**, late of Pocono Township, PA.  
Shirley Arnold, c/o David Crosson, Esq., The Erb Law Firm, P.C., 20 S. Valley Road, Suite 100, Paoli, PA 19301, Administratrix.

The Erb Law Firm, PC  
20 S. Valley Road, Suite 100  
Paoli, PA 19301

PR - Oct. 27, Nov. 3, Nov. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Andrea Lardieri**, late of Paradise Township, Monroe County, Commonwealth of 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 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.

Tara Lardieri  
247 Haystack Road  
Henryville, PA 18332  
PR - Oct. 27, Nov. 3, Nov. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **DIANE L. KNOWLES**, late of 126 Lilac Drive, East Stroudsburg, Monroe County, Pennsylvania 18301, deceased.

Letters Testamentary in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or 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, Monroe County Branch, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address within the County where notice may be given to Claimant.

Daniel G. Knowles, Executor  
P.O. Box 1256  
East Stroudsburg, PA 18301

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

PR - Oct. 27, Nov. 3, Nov. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **Frieda W. Zuhlke**, late of Stroudsburg Borough, Monroe County, Pennsylvania, deceased.

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

Kurt W. Zuhlke, Jr., Executor  
122 Garibaldi Ave.  
Roseto, PA 18013

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

PR - Oct. 13, Oct. 20, Oct. 27

**PUBLIC NOTICE  
NOTICE OF FICTITIOUS NAME**

Notice is hereby given that Ephraim Oliver of Monroe County, Pennsylvania, has filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania as of October 4, 2017, an application for a certificate to do business under the assumed or fictitious name of **AdvantEdge Therapeutic**, said business to be carried on at 146 Azalea Drive, East Stroudsburg, PA 18301.

P - Oct. 13; R - Oct. 27

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of Helga Noack , deceased  
Late of Smithfield Township, Monroe County

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or 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.

Carol O'Neill, Executrix  
c/o

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

PR - Oct. 20, Oct. 27, Nov. 3

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF HERBERT C. SHERMAN

Late of Chestnuthill Township, County of Monroe, Commonwealth of Pennsylvania, DECEASED

WHEREAS, Letters Testamentary in the above Estate have been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payments, and those having claims or demands to present the same without delay to Brian R. Sherman, Executor,

c/o

Steven B. Molder, Esquire  
904 Lehigh Street  
Easton, PA 18042

PR - Oct. 27, Nov. 3, Nov. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of JOHN A. SWEENEY, JR.

Late of EAST STROUDSBURG BOROUGH, Monroe County, deceased

LETTERS TESTAMENTARY in the above named estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his attorney within four 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.

JOHN A. SWEENEY, III, Executor  
c/o

Thomas F. Dirvonas, Esquire  
11 North 8th Street  
Stroudsburg, PA 18360

PR - Oct. 27, Nov. 3, Nov. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF JOHN CSANADI , late of Smithfield 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 or his 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, a particular statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to claimant.

John Joseph Csanadi  
118 Church St.  
Nanuet, NY 10954

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

PR - Oct. 13, Oct. 20, Oct. 27

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of JOHNETTA LOVE , deceased, late of Coolbaugh Township, Monroe County, Pennsylvania.

Letters of Administration in the above-named estate having been granted to the undersigned, all persons indebted to the estate re 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 Monroe County, 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 the Claimant.

Keith Love, Administrator  
c/o

Randall W. Turano, Esquire  
802 Monroe Street  
Stroudsburg, PA 18360

PR - Oct. 13, Oct. 20, Oct. 27

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of John K. Beehler , late of East Stroudsburg Borough, Monroe County, Commonwealth of Pennsylvania, deceased.

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned 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 M. Beehler, Executor  
P.O. Box 669  
Jacksonville, AL 36265

PR - Oct. 27, Nov. 3, Nov. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of Joseph Gantz , late of Pocono Lake, Tobyhanna Township, Monroe County, Pennsylvania.

Letters of Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphan's 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.

Christopher Gantz, Executor  
2439 S. 11th Street  
Philadelphia, PA 19148

MICHELLE F. FARLEY, ESQ.  
P.O. Box 222  
Cresco, PA 18326

PR - Oct. 27, Nov. 3, Nov. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Lillian E. Moore**, deceased  
Late of Pocono Township, Monroe County  
Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his 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.  
Albert Dayson, Administrator  
c/o

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

PR - Oct. 20, Oct. 27, Nov. 3

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Margaret S. Emery**, late Polk Township, Monroe County, Commonwealth of Pennsylvania, deceased.

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay 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.

Edward J. Emery  
188 Black Oak Drive  
Kunkletown, PA 18058  
PR - Oct. 20, Oct. 27, Nov. 3

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Martha Novellino**, late of Pocono Township, Monroe County, Commonwealth of Pennsylvania, deceased.

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned 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.

Gregg Novellino, Executor  
115 Barbara Road  
Dumont, NJ 07628  
PR - Oct. 27, Nov. 3, Nov. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Mary M. O'Rourke**, late of Middle Smithfield Township, Monroe County, Commonwealth of Pennsylvania, deceased.

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned, 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.

Thomas P. Pfender, Esquire  
3143 Knights Road  
Bensalem, PA 19020

PR - Oct. 27, Nov. 3, Nov. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Norma Faye Pudleiner a/k/a Norma F. Pudleiner**

Late of Eldred Township, Monroe County, Commonwealth of Pennsylvania, deceased.

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or their 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.

Co-Executors:  
James D. Pudleiner and Robert C. Pudleiner  
c/o

Jon A. Swartz, Esquire  
7736 Main Street  
Fogelsville, PA 18051

Attorney: Jon A. Swartz, Esquire  
7736 Main Street  
Fogelsville, PA 18051

PR - Oct. 20, Oct. 27, Nov. 3

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **RICHARD A. SOMMERS SR.**, late of 176 Sommers Lane, Canadensis, Monroe County, Pennsylvania 18325, deceased.

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

Jeffrey Sommers, Executor  
198 Lower Seese Hill Road  
Canadensis, PA 18325

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

PR - Oct. 27, Nov. 3, Nov. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **RICHARD NASE**, late of Stroudsburg, Monroe County, Pennsylvania.

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 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.

Sheri Nase, Executor  
149 Victoria Heights Road, Unit 47  
East Stroudsburg, PA 18301

Joseph P. McDonald Jr., Esq. P.C.  
1651 West Main Street  
Stroudsburg, Pennsylvania 18360

PR - Oct. 20, Oct. 27, Nov. 3

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **THOMAS L. HUTCHINSON, JR.**, Deceased May 10, 2017, of Effort, Monroe County, PA.

Letters of Administration in the above named estate have 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 and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the County where notice may be given to Claimant, c/o Administrator.

Law Office of David A. Martino, Esquire  
1854 PA Rte 209, P.O. Box 420  
Brodheads ville, PA 18322

Administrator: Thomas L. Hutchinson, Sr.

PR - Oct. 13, Oct. 20, Oct. 27

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **THOMAS McGLYNN**, 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 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.

Ann Marie Idell, Executrix  
c/o

Timothy B. Fisher II, Esquire  
Fisher & Fisher Law Offices, LLC  
P.O. Box 396  
Gouldsboro, PA 18424

PR - Oct. 27, Nov. 3, Nov. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **VIRGINIA M. KLASS**, late of the Township of Chestnuthill, Monroe County, Pennsylvania, deceased.

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or his attorney within four 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.

William David Klass, Executor  
P.O. Box 750  
Bartonsville, PA 18321

Richard E. Deetz, Esq.  
1222 North Fifth Street  
Stroudsburg, PA 18360

PR - Oct. 27, Nov. 3, Nov. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

GRANT OF LETTERS ADMINISTRATION in the Estate of **RICHARD YUHASZ**, have been granted on the 24th day of March 2017, to the undersigned, all persons indebted to the Estate are requested to make payment, and all those having claims, to present the same without delay to the undersigned.

Steve G. Robinson, Administrator  
c/o

P. Patrick Morrissey, Esq.  
1318 North Fifth St.  
Stroudsburg, PA 18360  
570-420-1991

PR - Oct. 27, Nov. 3, Nov. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

Letters Testamentary have been granted on the Estate of **Richard L. Halupka**, Deceased, late of Monroe County, who died on Sept. 23, 2017, to Sandra M. Wirhanowsky, Executrix.

Connie J. Merwine, Esquire, 501 New Brodheads ville Blvd. N., Brodheads ville, PA 18322 is counsel.

All persons having claims against the estate are requested to present them in writing within 4 months and all persons indebted to the estate to make payment to it in care of the Attorney noted.

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

PR - Oct. 13, Oct. 20, Oct. 27

**PUBLIC NOTICE  
ESTATE NOTICE**

The Estate of **Betty Jo Fetherman**, deceased, of the Township of Stroud, County of Monroe, PA.

Notice is hereby given that Letters Testamentary for the above Estate were granted to Troy Alden Fetherman, Executor, on Aug. 31, 2017.

All persons indebted to the estate are required to make immediate payment, and those having claim or demand are to present the same without delay to Troy Alden Fetherman, in care of:

Gregory R. Reed, Attorney-at-Law  
141 South Broad St.  
P.O. Box 299

Nazareth, PA 18064-0299

PR - Oct. 13, Oct. 20, Oct. 27

**PUBLIC NOTICE  
INCORPORATION NOTICE**

Notice is hereby given that ARTICLES of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania for the purpose of obtaining a Certificate of Incorporation pursuant to the provisions of the Business Corporation Law of the Commonwealth of Pennsylvania, Act of December 21, 1988 (P.L. 1444, no. 177) by the following corporation:

**Barely Used Tires & Auto Center Inc.**

PR - Oct. 27

**PUBLIC NOTICE  
IN THE COURT OF  
COMMON PLEAS OF  
MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
No. 3019 - Civil - 2017**

RIDGE TOP VILLAGE  
OWNERS ASSOCIATION  
Plaintiff

vs.

**MICHAEL A. LAYNER**, et al  
Defendants

AS TO SEPARATE DEFENDANTS: **MICHAEL A. LAYNER**

**TINA M. LAYNER**  
**JOSEPH J. SPRUILL, JR**  
**JENNIFER PERRY**  
**OLEV OLESK**  
**HELJO LAEV**  
**DESMOND NELSON**  
**GRACE NELSON**  
**OLGA S. HENRIQUEZ**  
**STEVEN BARRY BERKMAN**

**NORMA REBECCA BERKMAN  
CATHY ORCUTT  
PHINIJ JULSUWAN  
THERRAKRON JULSUWAN**

The Plaintiff, Ridge Top Village Owners Association, has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to Ridge Top Owners Association by virtue of your ownership of property in Shawnee Village Planned Residential Development. Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of dues, fees, and assessments. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

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

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

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

**Monroe County Bar Association  
Find a Lawyer Program  
913 Main Street  
Stroudsburg, PA 18360  
Telephone: (570) 424-7288  
FAX: (570) 424-8234**

**HAYES, JOHNSON & CONLEY, PLLC  
By: JOEL D. JOHNSON  
Attorney ID No. 322352  
Attorneys for Plaintiff**

**RIDGE TOP VILLAGE OWNERS ASSOCIATION**

700 South 21st Street  
Fort Smith, AR 72901  
Telephone: 479/242-8814  
Facsimile: 479/242-2715  
PR - Oct. 27

**PUBLIC NOTICE  
IN THE COURT OF  
COMMON PLEAS OF  
MONROE COUNTY,  
PENNSYLVANIA  
CIVIL ACTION-LAW  
NO. 1383-CV-2017**

**NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE**

Beneficial Consumer Discount Company d/b/a Beneficial Mortgage Co. of Pennsylvania, Plaintiff vs. John C. Ferguson and Julia G. Ferguson, Defendants  
TO: John C. Ferguson and Julia G. Ferguson, Defendants, whose last known address is 269 Phyllis Court, Stroudsburg, PA 18360.

**COMPLAINT IN  
MORTGAGE FORECLOSURE**

You are hereby notified that Plaintiff, Beneficial Consumer Discount Company d/b/a Beneficial Mortgage Co. of Pennsylvania, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Monroe County, Pennsylvania, docketed to NO. 1383-CV-2017, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 269 Phyllis Court, Stroudsburg, PA 18360, whereupon your property would be sold by the Sheriff of Monroe County.

**NOTICE**

**YOU HAVE BEEN SUED IN COURT.** If you wish to defend against the claims set forth in the notice above, you must take action within twenty (20) days after this Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you. **YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH THE 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. LAWYERS REFERRAL SERVICE, Monroe County Bar Assn., Find a Lawyer Program, 913 Main St., Stroudsburg, PA 18360; 570.424.7288. Mark J. Udren, Stuart Winneg, Lorraine Gazzara Doyle, Sherri J. Braunstein, Elizabeth L. Wassall, John Eric Kishbaugh, Nicole B. Labletta & David Neeren, Attys. for Plaintiff, Udren Law Offices, P.C., 111 Woodcrest Rd., Ste. 200, Cherry Hill, NJ 08003; 856.669.5400.**

PR - Oct. 27

**PUBLIC NOTICE  
IN THE COURT OF  
COMMON PLEAS OF  
MONROE COUNTY,  
PENNSYLVANIA  
CIVIL ACTION-LAW  
NO. 5891-CV-2017**

**NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE**

First American Funding, LLC,  
Plaintiff  
vs.

Laniece C. Mobley,  
Defendant

TO: Laniece C. Mobley, Defendant, whose last known address is 322 L Highview Drive n/k/a 2647 L Highview Drive, Coolbaugh Township, Tobyhanna, PA 18466.

**COMPLAINT IN  
MORTGAGE FORECLOSURE**

You are hereby notified that Plaintiff, First American Funding, LLC, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Monroe County, Pennsylvania, docketed to NO. 5891-CV-2017, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 322 L Highview Drive n/k/a 2647 L Highview Drive, Coolbaugh Township, Tobyhanna, PA 18466, whereupon your property would be sold by the Sheriff of Monroe County.

**NOTICE**

**YOU HAVE BEEN SUED IN COURT.** If you wish to defend against the claims set forth in the notice above, you must take action within twenty (20) days after this Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you. **YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER GO TO OR**



TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH THE 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. LAWYERS REFERRAL SERVICE, Monroe County Bar Assn., Find a Lawyer Program, 913 Main St., Stroudsburg, PA 18360; 570.424.7288. Mark J. Udren, Lorraine Gazzara Doyle, Sherri J. Braunstein, Elizabeth L. Wassall, John Eric Kishbaugh, Nicole B. Labletta, David Neeren & Morris Scott, Attys. for Plaintiff, Udren Law Offices, P.C., 111 Woodcrest Rd., Ste. 200, Cherry Hill, NJ 08003, 856.669.5400.

PR - Oct. 27

**PUBLIC NOTICE  
NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
IN THE COURT OF  
COMMON PLEAS OF  
MONROE COUNTY,  
PENNSYLVANIA  
4592-CV-2017**

Brett A. Solomon, Esquire  
Pa. I.D. #83746

Michael C. Mazack, Esquire  
Pa. I.D. #205742

Tucker Arensberg, P.C.  
1500 One PPG Place  
Pittsburgh, PA 15222  
412-566-1212

Attorneys for PNC Bank, National Association,  
Plaintiff  
PNC BANK, NATIONAL ASSOCIATION,  
Plaintiff,

vs.  
EDWARD CLARK,  
Defendant

TO: EDWARD CLARK ,  
Defendant

You are hereby notified that on June 30, 2017, PNC Bank, National Association filed a Complaint in Action of Mortgage Foreclosure, endorsed with a Notice to Defend, against the above Defendant at the above number.

Property Subject to Foreclosure: 109 & 11. Annie's Way, Canadensis, PA 18325.

**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 this Complaint and Notice are served by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so, the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you.

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

DUCED FEE OR NO FEE.

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

PR - Oct. 27

**PUBLIC NOTICE  
NOTICE OF SHERIFF'S SALE  
IN THE COURT OF  
COMMON PLEAS  
OF MONROE COUNTY,  
PENNSYLVANIA  
NO. 10048-CV-2015**

WELLS FARGO BANK, NA

Vs.

RAYMOND RODRIGUEZ and XENON GOMEZ  
NOTICE TO: RAYMOND RODRIGUEZ  
NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY

Being Premises: 173A BRIARWOOD SEC D DRIVE, a/k/a 3105 BRIARWOOD DRIVE, TOBYHANNA, PA 18466

Being in COOLBAUGH TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania, 3/8B/2/117  
Improvements consist of residential property.

Sold as the property of RAYMOND RODRIGUEZ and XENON GOMEZ

Your house (real estate) at 173A BRIARWOOD SEC D DRIVE, a/k/a 3105 BRIARWOOD DRIVE, TOBYHANNA, PA 18466 is scheduled to be sold at the Sheriff's Sale on 01/25/2018 at 10:00 AM, at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115, to enforce the Court Judgment of \$193,674.39 obtained by, WELLS FARGO BANK, NA (the mortgagee), against the above premises.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorney for Plaintiff

PR - Oct. 27

**PUBLIC NOTICE  
NOTICE OF SHERIFF'S SALE  
IN THE COURT OF  
COMMON PLEAS  
OF MONROE COUNTY,  
PENNSYLVANIA  
NO. 123 CV 2017**

CITIMORTGAGE INC S/B/M ABN AMRO MORTGAGE GROUP INC.

Vs.

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER VALENTINA PEZZUTI, DECEASED and KEITH R. CARROLL

NOTICE TO: KEITH R. CARROLL, in his capacity as Heir of VALENTINA PEZZUTI, Deceased

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

Being Premises: 2753 POCONO CIR a/k/a, 19 POCONO CIRCLE, BARTONSVILLE, PA 18321-7723

Being in POCONO TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania, 12/9B/2/18  
Improvements consist of residential property.

Sold as the property of UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER VALENTINA PEZZUTI, DECEASED and KEITH R. CARROLL

Your house (real estate) at 2753 POCONO CIR A/K/A, 19 POCONO CIRCLE, BARTONSVILLE, PA 18321-7723 is scheduled to be sold at the Sheriff's Sale on 11/30/2017 at 10:00 AM, at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115, to enforce the Court Judgment of \$103,020.03 obtained by,

CITIMORTGAGE INC S/B/M ABN AMRO MORTGAGE GROUP INC. (the mortgagee), against the above premises.

**PHELAN HALLINAN DIAMOND & JONES, LLP**  
Attorney for Plaintiff

PR - Oct. 27

**PUBLIC NOTICE  
NOTICE OF SHERIFF'S SALE  
IN THE COURT OF  
COMMON PLEAS  
OF MONROE COUNTY,  
PENNSYLVANIA  
NO. 2259-CV-2017**

WELLS FARGO BANK, NA

Vs.  
CARMEN M. CAMACHO

**NOTICE TO: CARMEN M. CAMACHO  
NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

Being Premises: 286 PROSPER COURT, a/k/a 6182 PROSPER COURT, COOLBAUGH TOWNSHIP, PA 18466

Being in COOLBAUGH TOWNSHIP, County of MON-

ROE, Commonwealth of Pennsylvania,

TAX CODE: 03/8C/1/158

TAX PIN: 03635814334671

Improvements consist of residential property.

Sold as the property of CARMEN M. CAMACHO

Your house (real estate) at 286 PROSPER COURT, a/k/a 6182 PROSPER COURT, COOLBAUGH TOWNSHIP, PA 18466 is scheduled to be sold at the Sheriff's Sale on 11/30/2017 at 10:00 AM, at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115, to enforce the Court Judgment of \$201,308.99 obtained by, WELLS FARGO BANK, NA (the mortgagee), against the above premises.

**PHELAN HALLINAN DIAMOND & JONES, LLP**  
Attorney for Plaintiff

PR - Oct. 27

**PUBLIC NOTICE  
NOTICE OF SHERIFF'S SALE  
IN THE COURT OF  
COMMON PLEAS  
OF MONROE COUNTY,  
PENNSYLVANIA  
NO. 2967 CV 2015**

DITECH FINANCIAL LLC

Vs.  
KAREN LEYS, LAYLA LEYS and  
ELINE SYLVON FRANCIS

**NOTICE TO: LAYLA LEYS and KAREN LEYS  
NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

Being Premises: 6 VAN AMS WAY, a/k/a 124 VAN AMS WAY, STROUDSBURG, PA 18360

Being in JACKSON TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania, 08/89425

Improvements consist of residential property.

Sold as the property of KAREN LEYS, LAYLA LEYS and ELINE SYLVON FRANCIS

Your house (real estate) at 6 VAN AMS WAY, a/k/a 124 VAN AMS WAY, STROUDSBURG, PA 18360 is scheduled to be sold at the Sheriff's Sale on 01/25/2018 at 10:00 AM, at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115, to enforce the Court Judgment of \$252,622.85 obtained by, DITECH FINANCIAL LLC (the mortgagee), against the above premises.

**PHELAN HALLINAN DIAMOND & JONES, LLP**  
Attorney for Plaintiff

PR - Oct. 27

**PUBLIC NOTICE  
NOTICE OF SHERIFF'S SALE  
IN THE COURT OF  
COMMON PLEAS  
OF MONROE COUNTY,  
PENNSYLVANIA  
NO. 5714-CV-2016**

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

Vs.

SAUL VARGAS, ERWIN LEITO, DAWN KRESS, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MARGARET VARGAS, DECEASED and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER KIM FOCARILE, DECEASED

NOTICE TO: DAWN KRESS, in her capacity as Heir of MARGARET VARGAS, Deceased

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

Being Premises: 1163 DORAL COURT, a/k/a 3324 DORAL COURT, EAST STROUDSBURG, PA 18301-0000

Being in MIDDLE SMITHFIELD TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania, 09/89263

Improvements consist of residential property.

Sold as the property of SAUL VARGAS, ERWIN LEITO, DAWN KRESS, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MARGARET VARGAS, DECEASED and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER KIM FOCARILE, DECEASED

Your house (real estate) at 1163 DORAL COURT, a/k/a 3324 DORAL COURT, EAST STROUDSBURG, PA 18301-0000 is scheduled to be sold at the Sheriff's Sale on 11/30/2017 at 10:00 AM, at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115, to enforce the Court Judgment of \$460,038.35 obtained by, JPMORGAN CHASE BANK, NATIONAL ASSOCIATION (the mortgagee), against the above premises.

**PHELAN HALLINAN DIAMOND & JONES, LLP**  
Attorney for Plaintiff

PR - Oct. 27

**PUBLIC NOTICE  
NOTICE OF SHERIFF'S SALE  
IN THE COURT OF  
COMMON PLEAS  
OF MONROE COUNTY,  
PENNSYLVANIA  
NO. 978-CV-2016**

OCWEN LOAN SERVICING, LLC

Vs.

DRITA AHMETI and ESAT AHMETI

**NOTICE TO: DRITA AHMETI  
NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

Being Premises: 50 LAKE VALHALLA, a/k/a 127 LILAC DRIVE, EAST STROUDSBURG, PA 18301-8710 Being in SMITHFIELD TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania, 16/10/2/18-13

Improvements consist of residential property.

Sold as the property of DRITA AHMETI and ESAT AHMETI

Your house (real estate) at 50 LAKE VALHALLA, a/k/a 127 LILAC DRIVE, EAST STROUDSBURG, PA 18301-8710 is scheduled to be sold at the Sheriff's Sale on 11/30/2017 at 10:00 AM, at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115, to enforce the Court



Judgment of \$29,684.82 obtained by, OCWEN LOAN SERVICING, LLC (the mortgagee), against the above premises.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorney for Plaintiff

PR - Oct. 27

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7009 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

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

**AN UNDIVIDED (1/52) co-tenancy interest being designated as Time period(s) 14 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R52, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**  
**BEING THE SAME premises which Security Bank and Trust Company, Trustee, by deed dated June 4, 1980 and recorded on August 1, 1980 in Record Book Volume 1048 at Page 128 granted and conveyed unto Dominic T. De Loggio and Joyce A. De Loggio.**

**AND**

**AN UNDIVIDED (1/52) co-tenancy interest being designated as Time period(s) 39 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 57, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phased IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**  
**BEING THE SAME premises which Security Bank and Trust Company, Trustee, by deed dated June 5, 1980 and recorded on August 1, 1980 in Record Book Volume 1048 at Page 132 granted and conveyed unto Dominic T. De Loggio and Joyce A. De Loggio.**

Being part of Parcel No. 16/2/1/1-8 and Pin No. 16732102562122  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
DOMINIC T. DE LOGGIO  
JOYCE A. DE LOGGIO**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JEFFREY A DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2099 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN interest in land situate in Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 16 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 which Thomas D. Quackenbush and Patricia S. Quackenbush, by deed dated February 22, 2011 and recorded on March 1, 2011 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record book Volume 2383 at Page 7072 granted and conveyed unto Stella Dirks. Being part of Parcel No. 16/88086/U87 and Pin No. 16732102694134**

**And**

**ALL THAT CERTAIN interest in land situate in Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 20 of Unit No. RT-94 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 which Calvin Love and Doretta Love, by deed dated March 10, 2011 and recorded on May 5, 2011, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2386 at page 2226 granted and conveyed unto Stella Dirks.**

Being part of Parcel No. 16/88095/U94 and Pin No. 16732101386739U94

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
STELLA DIRKS**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4450 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 4, in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 149, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME** premises which Continental Bank, Successor Trustee pursuant to that certain Trust Agreement between United Penn Bank and The Oxford Finance Companies, Inc., said Agreement dated November 14, 1991, by and through its Attorney-in-Fact, Mellon Bank, N.A., duly constituted and appointed by that certain Power of Attorney dated January 31, 1992, by deed dated December 12, 1994 and recorded on January 11, 1995 in Record Book Volume 1990 at Page 0066 granted and conveyed unto Joseph P. Littlejohn.

Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 JOSEPH P. LITTLEJOHN**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3523 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 14 of Unit No. R9, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. the said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).**

**BEING THE SAME** premises which Security Bank and Trust Company, Trustee, by deed dated February 27, 1980 and recorded March 14, 1980 in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed book Volume 1019 at page 272 granted and conveyed unto Eugene De Bellis and Lorraine C. De Bellis.

Being part of Parcel No. 16/2/1/1-7-3C and Pin No. 16732102773564

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 EUGENE DE BELLIS  
 LORRAINE C. DE BELLIS**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JEFFREY A DURNEY, ESQUIRE

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

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6551 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017**

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

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 14 of Unit No. R32, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. the said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage 1, Shawnee Village Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).

**BEING THE SAME** premises which Barbara Colon, by deed dated April 26, 2013 and recorded May 16, 2013 in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed Book Volume 2420 at Page 2239 granted and conveyed unto Lizet C. Trevizo.

Being part of Parcel No. 16/2/1/1-7-8C and Pin No. 16732102770342

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 LIZET C. TREVIZO**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JEFFREY A DURNEY, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2928 CIVIL 2013, I, Todd A. Martin, 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, November 30, 2017**

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

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

**AN UNDIVIDED (1/52) co-tenancy interest** being designated as Time Period(s) 19 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 125, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which United Penn Bank, Successor by Merger to Security Bank and Trust Company, Trustee, by deed dated April 25, 1988 and recorded on June 17, 1988 in Record Book Volume 1624, at Page 141 granted and conveyed unto Catherine Perdrie.

Being part of Parcel No. 16/2/1/1-10 and Pin No. 16732101450770

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

**RAYMOND PERDIE  
 (DECEASED)**

**CATHERINE PERDIE**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JEFFREY A DURNEY, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4424 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 15 of Unit No. R17, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. the said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).

**BEING THE SAME** premises which Karen H. Lee and Kenneth W. Lee, by deed dated July 20, 2013 and recorded November 18, 2013 in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed Book Volume 2430 at page 5275 granted and conveyed unto Amanda Monaco.

Being part of Parcel No. 16/2/1/1-7-5C and Pin No. 16732102772471

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
AMANDA MONACO**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10817 CIVIL 2013, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**AN UNDIVIDED (1/52) co-tenancy interest** being designated as Time Period(s) 12, in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the **Township of Smithfield**, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 158, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated September 23, 1998 and recorded on March 23, 1999 in Record Book Volume 2061 at page 4258 granted and conveyed unto David B. Whitehead and Terriann Whitehead.

Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
DAVID B WHITEHEAD  
TERRIANN WHITEHEAD**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6549 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(S) 13 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 84, on a certain "Declaration Plan Phase IIB of Stage 1," of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated February 4, 2002 and recorded on May 21, 2002 in Record Book Volume 2122 at Page 4827 granted and conveyed unto Karl O. Thomas and Lisa R. Thomas.

Being part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354

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

**KARL O. THOMAS  
LISA R. THOMAS**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6380 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 16 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 133, on a certain "Declaration Plan Phase IIB of Stage 1," of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which United Penn Bank, Successor by Merger to Security Bank and Trust Company, Trustee, by deed dated April 28, 1987 and recorded on June 12, 1987 in Record Book Volume 1558 at Page 1582 granted and conveyed unto Stuart R. Suttle and Karen T. Suttle.

Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

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

**STUART R. SUTTLE  
KAREN T. SUTTLE**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3367 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 48 in that certain piece of parcel of land, together with the messuage (and veranda, if any), situate in the Township of Smithfield, County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 18A on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, page 99.**

**BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated May 31, 2002 and recorded on August 15, 2002 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2129, at page 933, granted and conveyed unto Charles Freeman, III and Marla Freeman.**

**Being part of Parcel No. 16/4/1/48-18A and Pin No. 1673210287798B18A**

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

**CHARLES FREEMAN, III  
MARLA FREEMAN**

**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.**

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10**

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8817 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN interest in land situate in Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 26 of Unit No. RT-4 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in 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 which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated August 8, 2003 and recorded on December 2, 2003, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2175 at Page 5567 granted and conveyed unto Normal Bartley, Ann Marie Bartley, Raphael Seymour and Joan Seymour.**

**Being part of Parcel No. 16/88003/U4 and Pin No. 16732102579805U4**

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

**NORMAL BARTLEY  
ANN MARIE BARTLEY  
RAPHAEL SEYMOUR  
JOAN SEYMOUR**

**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.**

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10**



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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7400 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 4 of Unit No. RT-138, 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 which Mellon Bank, N.A., Successor Trustee to United Penn Bank, pursuant to that certain Trust Agreement between United Penn Bank and The Oxford Finance Companies, Inc. said Agreement dated November 14, 1991, by deed dated July 6, 1999 and recorded on December 3, 1999, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2072 at page 5886, granted and conveyed unto Eugene T. Allen and Laverne E. Allen.

Being part of Parcel No. 16/88139/U138 and Pin No. 16732101495233U138

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

**EUGENE T. ALLEN  
LAVERNE E. ALLEN**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania**

**JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6764 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

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

**AN UNDIVIDED (1/52) co-tenancy interest being designated as Time period(s) 16 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 48, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME** premises which JoAnn Ryan, by deed dated November 1, 2012 and recorded on December 18, 2012 in Record Book Volume 2412 at page 7035 granted and conveyed unto Jason C. Renteria and Nichole M. Renteria.  
Being part of Parcel No. 16/2/1/1-12 and Pin No. 16732102561273

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

**JASON C. RENTERIA  
NICHOLE M. RENTERIA**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania**

**JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5421 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 10 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 104, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the county of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated march 30, 1999 and recorded on November 10, 1999 in Record Book Volume 2071 at Page 5901 granted and conveyed unto Rachel Pantoja, MD.  
Being part of parcel No. 16/2/1/1-10 and Pin No. 16732101450770

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
RACHEL PANTOJA, MD**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5411 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 15 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 165, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Gunter-Hayes & Associates, LLC, Trustee, by deed dated April 21, 2012 and recorded on June 12, 2012 in Record Book Volume 240 at Page 7996 granted and conveyed unto Pedro Nunez and Alicia Nunez.  
Being part of parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
PEDRO NUNEZ  
ALICIA NUNEZ**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6184 CIVIL 2013, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Time Period No. 20 in that certain piece or parcel of land, situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. DV-65F on a certain "Declaration Plan Phase II of Stage 1", of DePuy House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which Security Bank and Trust Company, Trustee, by deed dated May 4, 1979 and recorded on September 7, 1984 in Record Book Volume 1393 at page 97 granted and conveyed unto James Misko and Bonnie J. Misko.**

**Being part of Parcel No. 16/3/3/3-1-65F and Pin No. 16732102994271B65F**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JAMES MISKO  
BONNIE J. MISKO**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania**

**JEFFREY A DURNEY, ESQUIRE**

**Sheriff's Office**

**Stroudsburg, PA**

**Barry J. Cohen, Sheriff's Solicitor**

**PR - Oct 27; Nov 3, 10**

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5229 CIVIL 2013, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Time Period No. 41 in that certain piece or parcel of land, situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. DV-107 on a certain "Declaration Plan Phase II of Stage 1", of DePuy House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which Ruth Ann Shaffer, surviving spouse of Kervin E. Shaffer, by attorney in fact Chad Newbold, by deed dated June 14, 2010 and recorded on June 15, 2010 in Record Book Volume 2371 at Page 9422 granted and conveyed unto Mac & Marcus Partners, LLC.**

**Being part of Parcel No. 16/3/3/3-1-107 and Pin No. 16733101091663B107**

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

**MAC & MARCUS PARTNERS, 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 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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania**

**JEFFREY A DURNEY, ESQUIRE**

**Sheriff's Office**

**Stroudsburg, PA**

**Barry J. Cohen, Sheriff's Solicitor**

**PR - Oct 27; Nov 3, 10**

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 349 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 38 of Unit No. RT-144 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 which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated April 28, 1998 and recorded on May 11, 1998, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2048 at page 0625 granted and conveyed unto Edward H. Benedict, Jr. and Corrine A. Benedict.

Being part of Parcel No. 16/88145/U144 and Pin No. 16732101497127B144

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

**EDWARD H. BENEDICT, JR.  
(DECEASED)**

**CORRINE A. BENEDICT**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania**

**JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8821 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 49 of Unit No. RT-5 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 which Mellon Bank, N.A., POA for Continental Bank, Successor Trustee to United Penn Bank Successor by Merger to Security Bank and Trust Company, Trustee, by deed dated February 24, 1995 and recorded on January 18, 1996, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2021 at Page 6981 granted and conveyed unto Victoria I. Barruela and Daisy T. Tegge.

Being part of Parcel No. 16/88004/U5 and Pin No. 16732102579802U5

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

**VICTORIA I. BARRUELA**

**DAISY T. TEGGE**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania**

**JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6335 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 2 in that certain piece of parcel of land, together with the messuage (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 2C on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 123, page 99.**

**BEING THE SAME premises which Dennis Roggemann, individually and as Executor of the Estate of Lynn Roggemann, by deed dated January 31, 2003 and recorded on February 6, 2003 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2144, at Page 2478, granted and conveyed unto Dennis Roggemann.**

**Being part of Parcel No. 16/4/1/48-2C and Pin No. 1673210287810B2C**

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

**DENNIS ROGGEMANN**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10**

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9678 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 18 of Unit No. RT-84, 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 which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated September 20, 1999 and recorded on December 22, 1999, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2073 at page 3619, granted and conveyed unto Jeanette Arce and Nellie Arce.**

**Being part of Parcel No. 16/88083/U84 and Pin No. 16732102694232**

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

**JEANETTE ARCE**

**NELLIE ARCE**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10**

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7438 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** interest in land situate in **Smithfield Township , Monroe County, Pennsylvania,** known as Interval No. 23 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.

**BEING THE SAME** premises which United Penn Bank Successor by Merger to Security Bank and Trust Company, Trustee, by deed dated July 14, 1989 and recorded on August 28, 1989, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 1697 at Page 1347, granted and conveyed unto Frank M. Amodio and Mildred C. Amodio.

Being part of Parcel No. 16/88006/U7 and Pin No. 16732102579952U7

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

**FRANK M. AMODIO  
MILDRED C. AMODIO**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8861 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** interest in land situate in **Smithfield Township , Monroe County, Pennsylvania,** known as Interval No. 44 of Unit No. RT-119 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 which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated July 13, 2001 and recorded on November 21, 2001, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2109 at Page 1449 granted and conveyed unto Shaista Anwary Adib and Ahmad Zuhib Adib.

Being part of Parcel No. 16/88120/U119 and Pin No. 16732101398096U119

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

**SHAISTA ANWARY ADIB  
AHMAD ZUHIB ADIB**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2089 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 14 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 136, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the county of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Leroy Johnson, by deed dated May 3, 2012 and recorded on July 18, 2012 in Record Book Volume 2405 at Page 4222 granted and conveyed unto Resort Connections, LLC. Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

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

**RESORT CONNECTIONS, 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 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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5250 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 46 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 9A on a certain "Declaration Plan-Phase 1

of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plat Book Volume 23, Page 99.

BEING THE SAME premises which Fairway House Property Owners Association, by deed dated June 1, 2009 and recorded on June 11, 2009 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2354, at Page 8245, granted and conveyed unto Joseph M. Breder.

Being part of Parcel No. 16/4/1/48-9A and Pin No. 16732102879807B9A

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

**JOSEPH M. BREDER**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 325 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 28 of Unit No. RT-152 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 which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated February 27, 1998 and recorded on October 2, 1998, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2054 at Page 3275 granted and conveyed unto Domenico Belli and Antoinette Belli. Being part of Parcel No. 16/110430 and Pin No. 16732101498162U152

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
DOMENICO BELLI  
ANTOINETTE BELLI**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 294 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 43 of Unit No. RT-104 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 which Mellon Bank, N.A., POA of Continental Bank, Successor Trustee to United Penn Bank, Successor by Merger to Security Bank and Trust Company, Trustee, by deed dated June 24, 1994 and recorded on December 2, 1994, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 1984 at page 0819 granted and conveyed unto Brenda J. Belfield.

Being part of Parcel No. 16/88105/U104 and Pin No. 16732101395042U104

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

**BRENDA J. BELFIELD**  
**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 405 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** interest in land situate in **Smithfield Township** , Monroe county, Pennsylvania, known as Interval No. 9 of Unit No. RT-41 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 which Gunter-Hayes & Associates, LLC, Successor Trustee, by deed dated April 30, 2010 and recorded on June 22, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2372 at page 3064 granted and conveyed unto Leslie G. Beckwith and Robert R. Radcliffe.

Being part of Parcel No. 16/3/2/28-41 and Pin No. 16732102689650

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

**LESLIE G BECKWITH  
ROBERT R RADCLIFFE**

**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.

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania  
JEFFREY A DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27: Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8699 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 17 of Unit No. RT-166, 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 which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated July 27, 2005 and recorded on August 3 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2234 at page 8499, granted and conveyed unto Michael W. Bailey and Kim W. Bailey. Being part of Parcel No. 16/110456 and Pin No. 16732102591390U166

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

**MICHAEL W BAILEY  
KIM W BAILEY**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27: Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9680 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 25 of Unit No. RT-8, 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 which Mellon Bank, N.A., P.O.A. for Continental Bank, Successor Trustee to United Penn Bank, Successor by Merger to Security Bank and Trust Company, Trustee, by deed dated January 10, 1995 and recorded on March 28, 1995, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 1999 at Page 0796, granted and conveyed unto Michelle Artis. Being part of Parcel No. 16/88007/U8 and Pin No. 16732102579982U8

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

**MICHELLE ARTIS**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27: Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7404 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** interest in land situate in **Smithfield Township , Monroe County, Pennsylvania,** known as Interval No. 29 of Unit No. RT-65 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 which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated June 24, 1998 and recorded on September 18, 1998, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2053 at page 6115 granted and conveyed unto Amable Almonte and Ana Reyes. Being part of Parcel No. 16/88064/U65 and Pin No. 16732102696149

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

**AMABLE ALMONTE  
ANA REYES**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7402 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** interest in land situate in **Smithfield Township , Monroe County, Pennsylvania,** known as Interval No. 48 of Unit No. RT-214, 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 which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated May 6, 2005 and recorded on May 13, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2225 at page 3736, granted and conveyed unto Jackie D. Allen and Joseph S. Allen. Being part of Parcel No. 16/110818 and Pin No. 16732102593931U214

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

**JACKIE D ALLEN  
JOSEPH S ALLEN**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 238 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** interest in land situate in **Smithfield Township , Monroe County, Pennsylvania,** known as Interval No. 51 of Unit No. RT-14 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 which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated December 1, 2003 and recorded on February 3, 2004, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2181 at Page 115 granted and conveyed unto Henrietta O. Basanez. Being part of Parcel No. 16/88013/U14 and Pin No. 16732102589009

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

**HENRIETTA O. BASANEZ**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8868 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 42 of Unit No. RT-137 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 which Carole A. Melillo, widow, by deed dated June 8, 2010 and recorded on June 21, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2372 at page 2393 granted and conveyed unto Donna Abrusci.

Being part of  
Parcel No 16/88138/U137 and  
Pin No. 16732101495221U137

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

**DONNA ABRUSCI**

**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."

f'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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7401 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 42 of Unit No. RT-13, 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 which Stephanie Leisure Time, LLC, by deed dated February 17, 2009 and recorded on October 1, 2009, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2360 at page 5893, granted and conveyed unto Keith W. Allen.

Being part of Parcel No. 16/88012/U13 and  
Pin No. 16732102589171

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

**KEITH W. ALLEN**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10



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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3179 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017**

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

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

**ALL THAT CERTAIN** message, lot or pieces of land situate in Township of Barrett, County of Monroe, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

**NO. 1 BEGINNING** at an old stone corner in line of lands now or formerly of Allen Price and being also a corner of lands now or formerly of Joseph Michaels; thence by said lands now or formerly of Joseph Michaels (bearings from Magnetic Meridian of 1934), North 84 degrees 30 minutes West, 557 feet to an iron pipe; thence by other lands now or formerly of Wilson J. Heckman, of which this tract was formerly a part, North 09 degrees 50 minutes East, 321.5 feet to a marked pin oak tree; thence by land now or formerly of Jacob Brush, South 84 degrees 30 minutes East, 822 feet to an iron pipe in the Westerly tract of a private road; thence by lands now or formerly of Allen Price, South 47 degrees 45 minutes West, 430.7 feet to the place of BEGINNING.

Containing 5.03 acres, more or less.

**NO. 2 BEGINNING** at a pipe and stones in line of lands now or formerly of lands now or formerly of Allen D. Price, being also the southwesterly corner of other lands of the grantors, Adolph W. Locher and wife; thence by said lands now or formerly of Allen D. Price, South 46 degrees 30 minutes West, 179.9 feet to a pipe; thence by lands now or formerly of Leon Brush and lands now or formerly of Thomas Coniff, North 85 degrees 10 minutes West, (at 775.2 feet, more or less, passing a pipe), 833.2 feet to a corner; thence by lands formerly of Joseph Seese, North 07 degrees 05 minutes East (at 5.9 feet passing a pipe), 137 feet to a corner; thence by lands formerly of Floyd Heckman, lands now or formerly of Carl W. Brown and wife, and other lands of the grantors, Adolph W. Locher and wife, South 85 degrees 20 minutes East (at 391.1 feet passing a pipe) (at 674.6 feet passing a pipe), 948.1 feet to the place of Beginning.

Containing 2.8 acres, more or less.

Together with the right of way over a private road as described in a Report of Viewers to lay out a private road in Barrett Township in regard to Carl w. Brown, et ux., et al, and Leon Brush, et al, recorded in the Office of the Prothonotary of Monroe County at Stroudsburg, Pennsylvania, filed August 2, 1995 and confirmed October 27, 1955.

Excepting and Reserving from the above described tract as follows:

D) Deed from Carl W. Brown and wife, to Adolph W. Locher and wife, Dated April 22, 1949 and recorded in the aforesaid Office in Deed Book Vol. 171, page 160.

E) Further excepting and reserving to the grantors, their heirs and assigns as follows; BEGINNING at a pipe in line of lands now or formerly of Allen D. Price; thence by said lands South 47 degrees 12 minutes West, 293.83 feet to a pipe being the Northeastly corner of lands now of Adolph W. Locher; thence by said lands of Adolph W. Locher, North 73 degrees 36 minutes West (at 208.74 feet passing over the third mentioned corner on deed of Carl W. Brown and wife, to Adolph W. Locher and wife, deed dated April 22,

1949 and recorded in the aforesaid Office in Deed Book Vol. 171 page 160, 242.94 feet to a pipe; thence by lands of Carl W. Brown and wife, of which this lot was formerly a part, North 28 degrees 32 minutes East, 85 feet to a pipe; thence by lands of Claudia Gaultieri, South 85 degrees 01 minute East (at 89.85 feet passing over an old iron pin), 361.6 feet to the place of Beginning.

Containing 1.39 acres, more or less.

Together with a right of way in common over the private road above referred to, to the public road known as the Upper Seese Hill Road. Said right of way being described in the Report of Viewers above referred to and said right of way being fully described in said Report of Viewers as follows: Beginning at the intersection of the center line of the herein described road with the center line of the public road leading from Canadensis to Seese Hill and known as Upper Seese Hill Road; thence along the center line of a private road 18 feet in width through lands of Albert Rosenbeck, lands of Claudia Gaultieri and lands of Carl W. Brown and wife, and parallel to and distant 9 feet in a Northwesterly direction from the dividing line between the said lands and lands of David Price, South 47 degrees 04 minute West, 501.2 feet to a pipe; thence by same and through lands of Carl w. Brown and wife, North 84 degrees 25 minutes West, 97.25 feet to a pipe; thence by the same South 31 degrees 03 minutes West, 113.42 feet to a pipe; thence by the same and parallel to and distant 9 feet in a Westerly direction from the westerly line of lands of Adolph w. Locher and wife, South 22 degrees 19 minutes West, 201.9 feet to a pipe; thence by the same and still through said lands of Carl W. Brown and wife, South 10 degrees 45 minutes East, 89.85 feet to a pipe in the dividing line between said lands of Carl W. Brown and wife, and lands of Leon Brush and others.

F) Further excepting and reserving rights of other adjoining owners of land in said private roadway as described in the above referred to Report to Viewers.

**TITLE TO SAID PREMISES VESTED IN Marsha Spangenberg, by Deed from Adolph W. Locher, Sr. and Helen B. Locher, Trustees under the Locher Family Revocable Living Trused dated May 26, 1997, dated 11/15/2001, recorded 11/29/2001, in Book 2109, Page 6737.**

Being known as 01 Upper Seese Hill Road a/k/a 642 Lavender Lane, Canadensis, PA 18325

TAX CODE: 1/22/1/27

TAX PIN: 01638804921211

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

**MARSHA SPANGENBERG**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PETER WAPNER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10



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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 623 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017**

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

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

**ALL THAT CERTAIN** lot, parcel or tract of land situate in the Township of **Barrett**, County of Monroe, Commonwealth of Pennsylvania, being bounded and described as follows, to wit:

**BEGINNING** at a point at or near the edge of a thirty three (33') foot wide road known as T.R. 579, Lower Seese Hill Road, said point being the most south-westerly corner of Parcel "1-A" and lands now or formerly of Bryon F. Bonser, et ux, per Deed Book Volume 14545, Page 974 and as shown on a certain map entitled "Lot Combination, Sekula Estate", as recorded in and for the County of Monroe at Stroudsburg, Pennsylvania in Plot Book Volume 80 Page 25.

Thence leaving said road and along the lands of Bonser,

1) North one degree forty four minutes ten seconds East (N 01°44'10" E) two hundred forty nine and ninety nine one-hundredths (249.99') feet to a found iron pipe, a corner common to lands now or formerly of Gerald A. Rinker as per Deed Book Volume 1879 Page 1236.

2) Thence by the lands of Rinker, North eighty three degrees sixteen minutes twelve seconds East (N 83°16'12" E) passing over a found iron pipe at two hundred seventy nine and eighty seven one-hundredths (279.87') feet, a total of four hundred forty nine and eighty seven one-hundredths (449.87') feet to a corner common to Parcel-2, lands now or formerly of Elaine C. Sekula as per Record Book Page 2190, Page 9197;

3) Thence by Parcel-2 South two degrees eleven minutes fifty six seconds West (S 02°11'56" W) three hundred forty three and four one-hundredths (343.04) feet to a corner at or near the edge of a small unnamed stream;

4) Thence by the same, North eighty four degrees forty seven minutes forty one seconds West (N 84°47'41" W) two hundred four and nine one-hundredths (204.09') feet to a found railroad spike on the northerly edge of pavement of said Lower Seese Hill Road, a corner common to Parcel-1 and Parcel-2 as shown on the aforementioned plan of lots;

5) Thence along the estate of Joseph T. Sekula and in and along said road, North eighty four degrees forty seven minutes forty one seconds West (N 84°47'41" W) two hundred thirty eight and ninety two one-hundredths (238.92') feet to the place of **BEGINNING** as per a survey and map prepared by George Fetch, Jr., PLS.

**BEARINGS** are based on a Magnetic Meridian. **CONTAINING** a total of 3.0188 acres more or less.

**BEING ALL OF** Parcel-1 and Lands of Joseph T. Sekula, et ux, as shown on the aforementioned Lot Combination of the Sekula Estate. This plan will supersede the previously approved plan recorded in Plot Book Volume 51, Page 71. **PARCEL-1** shall be joined to and become inseparable to Lands of Joseph T. Sekula, et ux, and become known as **PARCEL "1-A"**, and can not be sold separately or apart without first obtaining Barrett Township approval.

**UNDER AND SUBJECT** to the covenants and restric-

tions as they may appear on the Lot Combination and in record.

**TOGETHER** with the right to take water for domestic purposes only from the spring on lands of Edwin W. Seese as is set forth indeed from Edwin W. Seese, et ux., to Clara M. Seese, dated August 28, 1947 and recorded in the Office for the Recording of Deeds in and for the County of Monroe, at Stroudsburg, PA., in Deed Book 161, page 499.

**BEING THE SAME PREMISES WHICH** Thomas J. Sekula, Executor of the Last Will and Testament of Charlotte A. Sekula by Deed dated February 29, 2008 and recorded February 29, 2008 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2328, Page 2517, granted and conveyed unto Daniel M. Carroll.

Daniel M. Carroll departed this life on June 25, 2016. Letters of Administration granted to Jason T. Carroll.

Improvements: Residential property

Tax Code No. 01/8/1/9 and

01/8/1/9-1

Pin # 016397032363447 and

01639703234499

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

**JASON T CARROLL**

**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.

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

AMANDA RAUER, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6585 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017**

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

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

**ALL THAT CERTAIN** lot, piece or parcel of land situate in the Township of **Jackson**, County of Monroe and Commonwealth of Pennsylvania, shown as Lot Number 18 on a plan of Foxborough Heights Subdivision, Drawing 88D1936 as prepared by Joseph E. Policelli, Registered Surveyor, and recorded in the Recorder of Deeds Office for Monroe County in Plan Book 61, Page 437, bounded and described as follows:

BEGINNING at a concrete monument on the northerly side of Foxborough Court, said monument also marking the southwesterly corner of land of Lois Knox, thence along said Foxborough Court, the following 8 courses: 1) south 28 degrees 41 minutes 00 seconds east, 10.00 feet to an iron pipe; 2) south 61 degrees 54 minutes 09 seconds west 32.20 feet; 3) along a curve to the left having a radius of 220.00 feet, a central angle of 17 degrees 15 minutes 09 seconds, an arc distance of 66.24 feet; 4) south 44 degrees 49 minutes 00 seconds west 67.28 feet to a point of curve; 5) along a curve to the right having a radius of 25.00 feet, a central angle of 90 degrees 00 minutes 00 seconds, an arc distance of 39.27 feet to a concrete monument; 6) north 45 degrees 11 minutes 00 seconds west 67.00 feet to a point of curve; 7) along a curve to the right having a radius of 180.00 feet to a central angle of 16 degrees 40 minutes 00 seconds, an arc distance of 52.36 feet; 8) north 28 degrees 41 minutes 00 seconds west 180.00 feet to an iron pipe; thence along lot number 17, north 61 degrees 19 minutes 00 seconds east 220.00 feet to an iron pipe in line of land of Doris Storm, thence along said land and along land of Lois Knox, above mentioned, south 28 degrees 41 minutes 00 seconds east 274.39 feet to the place of beginning.

Under and Subject to the 'Declaration of Covenants and Restrictions pertaining to land known as 'Foxborough Heights Subdivision' recorded in Record Book Volume 1707, Page 838

Under and Subject to the Protective Covenants, Notes and Easements of Plan of Foxborough Heights, Plot Book 61, Page 437.

**TITLE TO SAID PREMISES VESTED** in George M. Vogel and Phyllis H. Vogel, husband and wife, by Deed from Ferenc G. Somogyi and Ines Somogyi, husband and wife, dated 12/29/2004, recorded 01/04/2005, in Book 2212, Page 5261.

Phyllis H. Vogel was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of Phyllis H. Vogel's death on or about 04/04/2015, her ownership interest was automatically vested in the surviving tenant by the entirety. George M. Vogel was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of George M. Vogel's death on or about 03/23/2016, his ownership interest was automatically vested in the surviving tenant by the entirety.

Mortgagor George M. Vogel died on 03/23/2016, and upon information and belief, his surviving heirs are Aviva Vogel, Mark Vogel, Bria Vogel, Darcy Vogel and Kieran Vogel. By executed waiver, Darcy Vogel waived her right to be named as a defendant in the foreclosure action.

TAX CODE: 08/87529  
TAX PIN: 08637101188743

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

**AVIVA VOGEL, IN HER CAPACITY AS HEIR OF GEORGE M. VOGEL, DECEASED  
BRIA VOGEL, IN HER CAPACITY AS HEIR OF GEORGE M. VOGEL, DECEASED  
KIERAN VOGEL, IN HER CAPACITY AS HEIR OF GEORGE M. VOGEL, DECEASED  
MARK VOGEL, IN HIS CAPACITY AS HEIR OF GEORGE M. VOGEL, DECEASED  
UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS, CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER GEORGE M. VOGEL, 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 on-

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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PETER WAPNER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7492 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN message and two lots or pieces of land situate in the Borough of East Stroudsburg, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:**

Parcel No. 1:  
BEGINNING as a post in the southerly line of West Broad Street as shown on a map marked "Map of Maplehurst Addition to East Stroudsburg, 1905" filed in the Office for the Recording of Deeds in and for the County of Monroe, at Stroudsburg, Pennsylvania in Map Book 1, Page 66, said post being the corner also of Lot No. 18, as shown on said Map; Thence by the same south 04°25' East 160 feet to the northerly line of Lot No. 21 as shown on said map; Thence by said lot, North 85°35' East 40 feet to the westerly line of Lot No. 16 as shown on said map; Thence by the same North 04°25' West 160 feet to the southerly line of West Broad Street, Thence by the same South 85°35' West 40 feet to the place of BEGINNING. BE-  
ING Lot No. 17 as shown on said map.

EXCEPTING AND RESERVING thereto and therefrom, all that certain piece of land, which Elizabeth Corcoran and John J. Corcoran, her husband, by their deed dated 28 January 1931 and recorded in the aforesaid Office in Deed Book Volume 115, Page 534, granted and unto Jennie Palmer, more particularly described as follows:

**ALL THAT CERTAIN lot, tract or piece of land, situate in the Borough of East Stroudsburg, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit: BEGINNING at a post on the southerly line of West Broad Street, as shown on a map marked "Map of Maplehurst Addition to East Stroudsburg, 1905", filed in the office for the recording of deeds, &c., at Stroudsburg, in and for the County of Monroe, in Map Book 1, Page 66, said post being the Northwest corner also of Lot No. 16 as shown on said map, said lot being now or formerly land of W. Davis Palmer Estate; Thence along the southerly line of said West Broad Street, South 85°25' West twelve feet to a stake in line of lands of Grantors, of which this was formerly part; Thence along same, South 04°35' East one hundred sixty feet to the Northerly line of Lot No. 21 as shown on said map;**

Thence by said lot North 85°35' East twelve feet to the Westerly line of Lot No. 16 as shown on said map; Thence by the same North 04°25' West one hundred sixty feet to the place of BEGINNING.

Parcel No. 2:

BEGINNING at a stake in the southerly line of West Broad Street as shown on map marked "Map of Maplehurst Addition to East Stroudsburg Borough, 1905", filed in the Recorder's Office of Monroe County, in Map Book 1, Page 66; said stake also being a corner of Lot No. 17 as shown on said map; Thence by the same South 04°25 minutes East 160 feet to Lot No. 21, as shown on said map; Thence by Lot No. 21 South 85°35' 1 West 40 feet to a corner of Lot No. 19, Thence by Lot No. 19, North 04°25' West 160 feet to the southern line of West Broad Street; Thence by the same North 85°35 minutes East 40 feet to the place of BEGINNING. BEING Lot No. 18 as shown on said map.

Title to said premises vested in Susan J. Felker-Leap by Deed from Susan J. Felker dated May 15, 1995 and recorded on May 19, 1995 in the Monroe county Recorder of Deeds in Book 2006, Page 0895.

Being known as: 117 W Broad St, East Stroudsburg, PA 18301

Tax Parcel Number: 05-4/1/3/18

Tax Pin Number: 05730115741758

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

**SUSAN J. FELKER-LEAP A/K/A**

**SUSAN J. FELKER**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ROGER FAY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27: Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6585 CIVIL 2010, I, Todd A. Martin, 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 , November 30, 2017**

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

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

Parcel No. 1

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

(Previous Deed erroneously listed this premises in Robin Hood Lakes)

BEGINNING at an iron on the westerly side of Ash Lane, said iron being the Southeasterly corner of Lot No. 108 as shown on map entitled 'Section II, Pleasant Valley Estates, Revised August 31, 1984'; thence along the Westerly side of Ash Lane in a Southerly direction on a curve to the right having a radius of 3,000 feet, an arc length of 103.41 feet to an iron, said iron being the Northeasterly corner of Lot No. 110; thence along Lot No. 110 (a radial line to the aforementioned curve) South 82 degrees 25 minutes 00 seconds West 248.02 feet to a point on line of lands now or formerly of John Merwine; thence along lands now or formerly of John Merwine, North 04 degrees 22 minutes 00 seconds west 95.32 feet to a point; said point being the Southwesterly corner of Lot No. 108; thence along Lot No. 108, (a radial line to the aforementioned curve) North 80 degrees 26 minutes 30 seconds East 241.04 feet to the place of beginning.

CONTAINING .56 acre, more or less.

Parcel No. 2

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

BEGINNING at an iron on the Westerly side of Ash Lane, said iron being the Northeasterly corner of Lot No. 111 as shown on map entitled 'Section II, Pleasant Valley Estates, Revised August 3, 1984'; thence along Lot No. 113, (a radial line to the herein described curve) South 84 degrees 23 minutes 30 seconds West 251.71 feet to a point on line of lands now or formerly of John Merwine; thence along lands now or formerly of John Merwine, North 04 degrees 22 minutes 00 seconds West 94.86 feet to a point, said point being the Southwesterly corner of Lot No. 109; thence along Lot No. 109, (a radial line to the herein-after described curve) North 82 degrees 25 minutes 00 seconds East 248.02 feet to an iron on the Westerly side of Ash Lane; thence along the Westerly side of Ash Lane in a Southerly direction on a curve to the right having a radius of 3000.00 feet, an arc length of 103.41 feet to the place of beginning.

CONTAINING .68 acre, more or less.

TITLE TO SAID PREMISES VESTED IN James Hook and Joan Hook, husband and wife by Deed from Martin J. Nicholson, as Executor of the estate of John F. Nicholson and Second Successor Trustee of the John F. Nicholson Revocable Living Trust, dated September 11, 2001 and Patricia Dolores Nicholson, as First Successor Trustee of the John F. Nicholson Revocable Living Trust, dated September 11, 2001, dated 04/29/2005, recorded 05/31/2005, in Book 2227, Page 1925.

James M. Hook was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of James M. Hook's death on or about 01/19/2010, his ownership interest was automatically vested in the surviving tenant by the entirety.

TAX CODE: 13/8B/1/87,

13/8B/1/86

TAX PIN: 13621904947696,

13621904948527

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

**JOAN HOOK**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JENNIE C TSAI, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 11123 CIVIL 2009, I, Todd A. Martin, 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 , November 30, 2017**

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

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

**ALL THAT CERTAIN** lot of land situated in **Hamilton Township**, Monroe County, Pennsylvania said lot being known as Lot 1 as shown on a map entitled, "Lands of Harmon Homes Inc., final subdivision plan, NPDES Permit number PA 1024503007, Hamilton Township, Monroe County, PA", prepared by Niclaus Engineering Corporation, dated April 2002, revised through November 22, 2004, filed at the Monroe County Courthouse in Plot Book 76, Page 192, said Lot 1 being bounded and described as follows:

**BEGINNING** at a point in a 36 inches red Oak tree said point being the northwesterly corner of Lot 1 as shown on the above referenced filed Map thence,

1. Along lands now or formerly of John M. and Arlene L. Frailey North sixty-one (61) degrees thirty-six (36) minutes zero (00) second East, three hundred sixty-eight and six tenths (368.60) feet to an iron pin; thence

2. Along Lot 2 South nine (09) degrees twenty-seven (27) minutes forty-six (46) seconds East, two hundred ten and twenty-four one-hundredths (210.24) feet to an iron pin to be set; thence,

3. Along the same South thirty-one (31) degrees thirty-one (31) minutes twenty-three (23) seconds East, sixty-five and zero one-hundredths (65.00) feet (passing an iron pin to be set a forty-eight and five tenths (48.50) feet to a point in the center of SR2004 Cherry Valley Road; thence,

4. Along the center of Cherry Valley Road South fifty-eight (58) degrees twenty-eight (28) minutes thirty-seven (37) seconds West seventy-three and fifteen one-hundredths (73.15) feet to a point of curvature; thence

5. Along the same on a curve to the right with a radius of seven hundred thirty and zero one-hundredths (730.00) feet, an arc length of one hundred forty-two and twenty-six one-hundredths (142.26) feet and a central angle of eleven (11) degrees nine (09) minutes twenty-six (26) seconds to a point of tangency; thence

6. Along the same South sixty-nine (69) degrees thirty-eight (38) minutes thirty-two (32) seconds West one hundred fifty-four and seventy-one one-hundredths (154.71) feet to a point; thence,

7. Along land now or formerly of Camilla German North thirteen (13) degrees twenty-five (25) minutes twenty (20) seconds West two hundred forty-eight and forty-five one-hundredths (248.45) feet passing a concrete monument at eighteen and sixty-three one-

hundredths (18.63) feet to the point of **BEGINNING**. **CONTAINING 2.16 acres more or less.**

Subject to the rights of the public in and to that portion that lies within in the right of way of SR2004 Cherry Valley Road.

Subject to any other easements and restrictions of record.

**TITLE TO SAID PREMISES VESTED IN Criselda A. DelaPena and Ranell Santa Cruz, her husband aka Ranell Santacruz, by Deed from Criselda A. DelaPena and Ranell Santa Cruz, her husband aka Ranell Santacruz, dated 08/09/2006, recorded 08/17/2006, in Book 2277, Page 8634.**

**TAX CODE: 07/97765**

**TAX PIN: 07627700564065**

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

**CRISELDA A DELAPENA  
 RANELL SANTA CRUZ**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania

**JOSEPH E DEBARBERIE, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6591 CIVIL 2014, I, Todd A. Martin, 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 , November 30, 2017**

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

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

**ALL THAT CERTAIN** lot, parcel or tract of land situate in the **Township of Pocono** , County of Monroe and Commonwealth of Pennsylvania, being bounded and described as follows, to wit:

Beginning at an iron pin on the Southerly edge of a certain road fifty (50.00) feet in width known as Sycamore Drive, said pin being at the most Northeasterly corner of Lot 156 and common to the most Northwesterly corner of Lot 157, as shown on a certain map entitled "Final Plan, Parcel 2, Phase 2, The Woodlands, Pine Ridge Equities, Inc. Owner/Developer, 400 Lincoln Ave., Rutherford, NJ 07070, Pocono Township Monroe County, Pennsylvania", as recorded in the Office of the Recorder of Deeds in and for the County of Monroe at Stroudsburg, Pennsylvania in Plot Book Volume 70 Page 223; 1) Thence along said road, North fifty six degrees fifty

eight minutes thirty four seconds East (N 56-58-34 e) two hundred ninety three and six hundredths (293.06') feet to an iron pin, a corner common to Lot 158, Phase 1 Stages 3 and 4 of The Woodlands recorded in Plot Book Volume 69 Page 203;

2) Thence leaving said road and along Lot 158, South thirty three degrees one minute twenty six seconds East (S33-01-026 E) two hundred eighty seven and sixty three (287.63;) feet to an iron pin on line with The Crestwoods Subdivision;

3) Thence by the Crestwoods, South sixty eight degrees twenty four minutes two seconds West (S 68-24-02 W) two hundred ninety eight and ninety eight hundredths (298.98') feet (passing over a found stone corner at two hundred fifty four ad seventy three hundredths (254.73') feet) to an iron pin, a corner common to Lot 157 and 156;

4) Thence along Lot 156, North thirty three degrees one minute thirty six seconds West (N 33-01-36 W) two hundred twenty eight and forty one hundredths (228.41') feet to the Place of Beginning.

Containing a total of 75620.16 square feet of 1.736 acres, more or less. Bearings are based on a Magnetic Meridian.

Being Lot 157 as shown on the aforementioned map. Under and subject to the Restrictive covenants of The Woodlands, recorded in the Office of The Recorder of Deeds of Monroe County, Pennsylvania in volume 2034, page 9788, as amended by an Amendment recorded in such Office in volume 2052, page 6200, and as may be further amended from time to time.

Also under and subject to the notes, covenants, easements and restrictions as appear on the plan of Phase II of The Woodlands, recorded in the said Office of The Recorder of Deeds in plot book volume 70, page 223.

BEING known and numbered as 237 Sycamore Drive f/k/a 157 Sycamore Drive, E Stroudsburg, PA 18301

BEING the same property conveyed to Ronald Batson who acquired title by virtue of a deed from Omar Hakim, dated July 11, 2003, recorded July 16, 2003, at Deed Book 2159, Page 9292, Monroe County, Pennsylvania records.

TAX CODE: 12/90892

PIN NO: 12638100297146

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

**RONALD BATSON**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JUSTIN F KOBESKI, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1609 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017**

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

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

**ALL THAT CERTAIN** piece or parcel of land situate in the **Township of Chestnuthill**, County of Monroe, and Commonwealth of Pennsylvania, shown as Lot 1 on a plan titled, "A Subdivision of Lands of Henry J. Cizon and Johanna M. Cizon, his wife", dated October 1, 1990 (last revised October 18, 1990) as prepared by Frank J. Smith Jr. Inc., and recorded in Plot Book 62 Page 506, bounded and described as follows to wit:

**BEGINNING** at a point at or near the centerline of Burger Hollow Road (S.R. 3007), said point being the westerly common corner of the following described Lot 1 and remaining lands of Henry J. Cizon and Johanna M. Cizon, as shown on the above mentioned plan;

**THENCE 1.)** along the centerline of said Burger Hollow Road, North eighteen degrees thirty-four minutes forty-seven seconds East (N. 18°34'47" E.), twenty and thirty-three one-hundredths (20.33') feet to a point.

**THENCE 2.)** along Lot 2 South eighty-one degrees forty-one minutes fifty-nine seconds East (S. 81°41'59" E.) (passing an iron pin at twenty-five and forty-one one-hundredths (25.41') feet) four hundred and one and fifty-six one-hundredths (401.56') feet to an iron pin.

**THENCE 3.)** by said Lot 2, South eight degrees eighteen minutes one second West (S. 8°18'1" W.) two hundred sixty-seven and thirty-three one-hundredths (267.33') feet to an iron pin in the line of lands now or formerly of Walter G. Gould (Deed Book Volume 320 Page 492).

**THENCE 4.)** by said lands now or formerly of Walter G. Gould, North eighty-one degrees fifty-four minutes thirty-eight seconds West (N. 81°54'38" W.) two hundred and two and twenty-five one-hundredths (202.25') feet to an iron pin.

**THENCE 5.)** by said remaining lands of Henry J. Cizon and Johanna M. Cizon, North eight degrees eighteen minutes one second East (N. 8°18'1" E.) two hundred forty-eight and seven one-hundredths (248.07') feet to an iron pin.

**THENCE 6.)** by the same, North eighty-one degrees forty-one minutes fifty-nine seconds West (N. 81°41'59" W.) (passing an iron pin at one hundred seventy-seven and fifty-three one-hundredths (177.53') feet) two hundred and two and ninety-four one-hundredths (202.94') feet to the place of beginning.

**CONTAINING 1.335 acres.**

Title to said Premises vested in Don T. Broyles and Sandra Broyles by Deed from Henry J. Cizon and Johanna M. Cizon dated August 10, 2012 and recorded on August 22, 2012 in the Monroe County Recorder of Deeds in Book 2407, Page 261 as Instrument No. 20121890.

Being known as: 108 Memory Lane, Effort, PA 18330

Tax Parcel Number: 02/110484

Tax Pin Number: 02-6239-00-04-3784

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



**DON T. BROYLES  
SANDRA BROYLES**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**ROGER FAY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Bary J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2425 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
Parcel #09/98853  
PIN: 09733301058168

ALL THAT CERTAIN lot or parcel of land situated in the Township of Middle Smithfield, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 22 as shown on a plan entitled, "A Final Major Subdivision - Phase Two, The Reserve at Pond Creek, Site Plan", dated November 02, 2005, last revised May 22, 2006 prepared by Herbert, Rowland & Grubic, Inc., East Stroudsburg, PA 18301, recorded in the Monroe County Recorder's Office in Plat Book 78, Pages 201 and 202, more particularly described as follows:

Beginning at a common corner of Lots No. 21 and No. 22 on the Northerly side of Cypress Drive (50' R.O.W.); thence

1. Along the Northerly side, passing along an arc of a circle curving to the left, having a radius of 1,675.00 feet, an arc distance of 66.87 feet, a chord bearing of South 75 degrees 49 minutes 20 seconds West, a chord distance of 66.87 feet to a point of tangency;
2. Continuing along the Northerly side, South 74 degrees 40 minutes 43 seconds West, a distance of 80.15 feet to a corner of Lot No. 23; thence
3. Along Lot No. 23, North 5 degrees 19 minutes 17 seconds West, a distance of 150.00 feet to a corner on line of Lot No. 16; thence
4. Along Lot No. 16, North 74 degrees 40 minutes 43 seconds East, a distance of 80.15 feet to a corner of Lot No. 17; thence
5. Along Lot No. 17, passing along an arc of a circle curving to the right, having a radius of 1,825.00 feet,

an arc distance of 72.85 feet, a chord bearing of North 75 degrees 49 minutes 20 seconds East, a chord distance of 72.85 feet to a corner of Lot No. 21; thence

6. Along Lot No. 21, South 13 degrees 02 minutes 03 seconds East, a distance of 150.00 feet to the first mentioned point and place of beginning.

Containing 22,503 square feet of land.  
Being Parcel No. 09/98853.

Subject to a 20' Drainage, Slope and (10') Utility Easement as shown on the above referenced Final Major Subdivision plan.

Subject to a 20' Utility Easement as shown on the above referenced Final Major Subdivision plan.

Subject to restrictions and easements of record which may be amended from time to time.

Subject to Declaration of Covenants, Conditions and Restrictions of The Reserve at Pond Creek, a Planned Community dated April 25, 2006, recorded May 3, 2006 in Book 2266, Page 3750, which may be amended from time to time.

Fee Simple Title Vested in Winny Blain by deed from, Toll PA IX, L.P., dated 8/24/2007, recorded 8/29/2007, in the Monroe County Recorder of deeds in Deed Book 2314, Page 9258, as Instrument No. 200732958.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
WINNY BLAIN**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**M. TROY FREEDMAN, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Bary J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8423 CIVIL 2013, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**BEGINNING AT A POINT** on the edge of and twenty-five feet from the center of Township Route 526, known as Oak Grove Drive, Said point being also a corner of Lot 37, thence along the edge of and twenty-five feet from the center of Township Route 526, North fifty degrees one minutes forty-five seconds East eight and zero one-hundredths feet to a



point, thence along the same on a curve to the left with a radius of one hundred five feet for one hundred three and eighty-two one-hundredths feet to a point on the edge of a fifty foot wide road leading to lands now or formerly of John Michael as recorded in Plat Book 30, Page 55, thence along the edge of the said fifty foot wide road on a curve to the right with a radius of twenty-five feet for forty-one and ninety-nine one-hundredths feet to a point, thence along the same, North eighty degrees fourteen minutes twenty seconds East one hundred fifty-seven and eighty one-hundredths feet to a point, thence along line of lands now or formerly of John Michael, South six degrees fifty-eight minutes thirty seconds West three hundred eighty-six and seven one-hundredths feet to a point, said point being also a corner of lands now or formerly of Geza Nagy, thence along line of lands now or formerly of Geza Nagy, South sixty-five degrees twenty-two minutes zero seconds West sixty-eight and six one-hundredths feet to a point, said point being also a corner of Lot 37, mentioned above, thence along line of Lot 37, North thirty-nine degrees fifty-eight minutes fifteen seconds West two hundred fifty one and seventeen one-hundredths feet to the point of beginning.

Containing 1.487 acres. Lot 38.

Being part of the same premises which J. Russell Custard and Imogene Driller Steel Custard, his wife, by their deed dated November 17, 1965 and recorded in the Office for the Recording of Deeds etc., in and for the county of Monroe at Stroudsburg, Pennsylvania, in Deed Book Volume 332, Page 213, granted and conveyed unto J. Russell Custard and Imogene Driller Steel Custard, his wife, grantors hereof, in fee.

The above premises are conveyed under and subject to all conditions and restrictions as set forth on previously recorded deeds.

TAX I.D. #: 09/9C/1/54

Pin No. 09732302658085

Being Known As: 122 Oak Grove Drive, East Stroudsburg, Pennsylvania 18301.

Title to said premises is vested in Gerald M. Benoit and Joseph B. Benoit by deed from J. Russell Custard and Imogene Driller Steele Custard, husband and wife, dated January 9, 1982 and recorded January 11, 1982 in Deed Book 1159, Page 137.

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

**GERALDEAN M. BENOIT**

**JOSEPH B. BENOIT**

**UNITED STATES OF AMERICA,**

**C/O UNITED STATES**

**ATTORNEY FOR THE MIDDLE**

**DISTRICT OF PENNSYLVANIA**

**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.

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania

JACOB M OTTLEY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9413 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017**

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

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

**NO. 1**

**ALL THAT CERTAIN** lot or parcel of land situate in the **Township of Middle Smithfield**, County of Monroe and State of Pennsylvania, being Lot No. 20, in Block No. 2 of Unit No. 3, as shown on the survey ad original plat of Monroe Lake Shores, Monroe County, Pennsylvania, made by a Certified Land Surveyor and of record in the Recorder of Deeds Office of Monroe County, Pennsylvania, reference being made thereto for a more particular description of the lot or lots herein conveyed.

**TOGETHER** with all rights of way, rights and privileges and under and subject to all restrictions and conditions as set forth in the deed hereinafter recited.

**No. 2**

**ALL THE FOLLOWING** described lot or parcel of land situate in the **Township of Middle Smithfield** Township, County of Monroe and State of Pennsylvania, being Lot No. 19, in Block No. 2 of Unit No. 3, as shown on the survey and original plat of Monroe Lake Shores, Monroe County, Pennsylvania, made by a Certified Land Surveyor and of record in the Recorder of Deeds Office of Monroe County, Pennsylvania.

**UNDER AND SUBJECT** to restrictions and covenants as recorded in previous Deeds.

**TITLE TO SAID PREMISES VESTED IN** Everett D. Grant, an adult individual, by Deed from William D. Jenkins and Jean Jenkins, by Attorney-in-Fact, Patricia Bono, dated 07/31/2014, recorded 08/01/2014, in Book 2441, Page 5848.

Mortgagor Everett D. Grant died on 03/15/2016, and D'Shea Grant was appointed Administrator/trix of his estate. Letters of Administration were granted to her on 04/19/2016 by the Register of Wills of Kings County, NY, No. 2016-2013. Decedent's surviving heirs at law and next-of-kin are D'Shea Grant, Annette Grant, Olivia Grant, Everette Grant and D'Nita Grant. By executed waivers, Annette Grant, Olivia Grant, and Everette Grant waived their right to be named as a defendant in the foreclosure action.

**TAX CODE:** 09/14B/3-2/20,

09/14B/3-2/19

**TAX PIN:** 09731502870060,

09731502769993

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

**D'SHEA GRANT, IN HER CAPACITY AS ADMINISTRATRIX AND HEIR OF THE ESTATE OF EVERETT D. GRANT**

**D'NITA GRANT, IN HER CAPACITY AS HEIR OF THE ESTATE OF EVERETT D. GRANT**

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER EVERETT D. GRANT, 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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JENNIE C TSAI, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6582 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

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

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. 1147 as shown on a plan entitled "Final land Development Plan, Country Club of the Poconos, Phase III, Sections 4 and 8" dated January 15, 2004 and last revised March 3, 2004, prepared by R.K.R. Hess Associates, Inc., Scranton, Pa. and recorded August 3, 2005 in Plat Book 77 Pages 189 through 195, more particularly described as follows:

BEGINNING at a common corner of Lots No. 1146 and 1147 on the westerly side of Doral Court (50'R.O.W.); thence

1. Along the westerly side, South 12 degrees 01 minutes 38 seconds West, a distance of 40.01 feet to a point of curvature; thence

2. Continuing along the westerly side, passing along an arc of a circle curving to the right, having a radius of 1,299.00 feet, an arc distance of 52.73 feet to a corner of Lot No. 1148; thence

3. Along Lot No. 1148, North 75 degrees 38 minutes 29 seconds West, a distance of 137.00 feet to a corner of Lot No. 1130; thence

4. Along Lot No. 1130, passing along an arc of a circle curving to the left, having a radius of 1,162.00 feet an arc distance of 47.27 feet to a corner; thence

5. Continuing along Lot No. 1130, North 12 degrees 01 minutes 38 seconds East, a distance of 40.01 feet to a corner of Lot No. 1146; thence

6. Along Lot No. 1146, South 77 degrees 58 minutes 22 seconds East, a distance of 137.00 feet to the first mentioned point and place of beginning.

Containing 12,340 square feet or 0.28 acres of land. Subject to a 30' wide Utility Easement as shown on aforesaid referenced Final Land Development Plan.

Subject to a Twenty Foot Wide Drainage, Slope and Utility Easements shall be provided along all road right of ways, except as shown on aforesaid referenced Final Land Development Plan.

Subject to a Ten foot Wide Drainage and Utility Easement shall be providing adjacent to all side and rear lot lines, except as shown on aforesaid referenced Final Land Development Plan.

BEING Parcel No.: 09/89247

PIN No.: 09733403235791

Premises also known as: 1147 Doral Court, Marshalls Creek, Pennsylvania 18335.

Being the same premises which Toll PA IV, L.P. by deed dated october 27, 2006 and recorded November 8, 2006 in the Recorder of Deeds Office in and for Monroe County, in Deed Book 2286, Page 9330 granted and conveyed unto Mario Galarza and Consuelo Galarza, husband and wife, in fee.

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

**MARIO GALARZA  
 CONSUELO GALARZA**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 STEPHEN M HLADIK, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6424 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
 LOT No. 1126

Country Club of the Poconos, Phase III  
 ALL THAT CERTAIN lot or parcel of land situated in the Township of Middle Smithfield , County of Monroe and Commonwealth of Pennsylvania being Lot No. 1126 as shown on a plan entitled, "Final Land Development Plan, Country Club of the Poconos, Phase III, Sections 4 and 8' dated January 15, 2004 last revised March 3, 2004, prepared by R.K.R. Hess Associates, Inc. Scranton, Pa. and recorded August 3, 2005 in Plat Book 77 Pages 189 through 195, more particularly described as follows:

Beginning at a common corner of Lots No. 1126 and No. 1127 on the southeasterly side of Big Ridge Drive (50 feet R.O.W.); thence

1. Along Lot No. 1127, South 60 degrees 18 minutes 24 seconds East, a distance of 137.00 feet to a corner

on line of Lot No. 1151; thence  
 2. Along Lots No. 1151 and No. 1152, passing along an arc of a circle curving to the right, having a radius of 1,162.00 feet, an arc distance of 121.38 feet to a corner on the northeasterly side of Pinehurst Way (50 feet R.O.W.); thence  
 3. Along the northeasterly side, North 52 degrees 45 minutes 15 seconds West, a distance of 89.29 feet to a point of curve; thence  
 4. Passing along an arc of a circle curving to the right, having a radius of 50.00 feet, an arc distance of 76.85 feet to a point of reverse curve on the aforesaid side of Big Ridge Drive; thence  
 5. Along the southeasterly side, passing along an arc of a circle curving to the left, having a radius of 1,025.00 feet, an arc distance of 55.12 feet to the first mentioned point and place of beginning.

Containing 14,926 square feet or 0.34 acres of land. Subject to a Twenty foot Wide Drainage Slope and Utility Easements shall be provided along all road right of ways, except as shown on aforesaid referenced Final Land Development Plan.

Subject to a Ten Foot Wide Drainage and Utility Easement shall be provided adjacent to all side and rear lot lines, except as shown on aforesaid referenced Final Land Development Plan.

Subject to restrictions, covenants and/or easements of record, if any.

As may be amended from time to time.

TITLE TO SAID PREMISES VESTED IN Evette Merced, by Deed from Antonio M. Garcia, dated 02/01/2013, recorded 02/04/2013, in Book 2414, Page 9797.

TAX CODE: 09/89226

TAX PIN: 09733403233393

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

**EVETTE MERCED**

**ANTONIO M. GARCIA**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 PETER WAPNER, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4849 CIVIL 2015, I, Todd A. Martin, 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, November 30, 2017  
 AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THOSE TWO certain lots or piece of land situate in the Township of Middle Smithfield, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:**

**PARCEL NO. 1**

BEGINNING at a pipe on the northwesterly side of Shawnee Drive, a corner of lot no. 312 and Lot No. 313 as shown on 'Map of lots surveyed by Clinton R. Alden, Middle Smithfield Township, Monroe County, Penna.', thence along the northwesterly side of Shawnee Drive South 40 degrees 20 minutes West 75 feet to a pipe; thence by Lot No. 311 North 49 degrees 40 minutes West 150 feet to a point; thence by Lots Nos. 412 and 413 North 40 degrees 20 minutes East 75 feet to a point; thence by Lot No. 313. South 49 degrees 40 minutes East 150 feet to a place of BEGINNING.

BEING LOT NO. 312 of said map of lots surveyed for Clinton R. Alden.

**PARCEL NO. 2**

BEGINNING at a point on the northwesterly side of Shawnee Drive, a corner of Lot No. 313 and Lot No. 314, as shown on 'Map of lots surveyed by Clinton R. Alden, Middle Smithfield Township, Monroe County, Pa.', thence along the northwesterly side of Shawnee Drive South 40 degrees 20 minutes West 75 feet to a point; thence by Lot No. 312 North 49 degrees 40 minutes West 150 feet to a point; thence by Lots Nos. 413 and 414 North 40 degrees 20 minutes East 75 feet to a point; thence by Lot No. 314 South 49 degrees 40 minutes East 150 feet to the place of BEGINNING.

BEING LOT NO. 313 of said map of lots surveyed for Clinton R. Alden.

BEING THE SAME premises which Robert Weller, II and Florence H. Weller, formerly known as Florence H. Caffrey, his wife, by their deed dated the 30th day of January, 1986, and recorded in the Office for the Recording of Deeds, at Stroudsburg, Pennsylvania, in and for the County of Monroe, on the 31st day of January, 1986, in Deed Book 1477 page 1609, granted and conveyed unto Maurice J. Casey and Diana L. Casey, his wife, Grantors hereof, in fee.

UNDER AND SUBJECT to conditions, restrictions and reservations as appearing in Deed Book 1322 page 207.

Parcel Identification No: 9/4A/1/58,  
 9/4A/1/57

Map #: 09-7345-03-10-5940,  
 09-7345-03-10-5977

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

**PETER F. KOENIG (DECEASED)**

**CATHY M. KOENIG**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania

MARTHA E VON ROSENSTIEL,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6305 CIVIL 2014, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**ALL THOSE CERTAIN** message and two lots or pieces of land situate in the **Township of Stroud** , County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows to wit:

No. 1: Beginning at an iron 25 feet southerly from the middle of the concrete pave of the Monroe - Carbon Trail, said iron being the northwest corner of other land of the said Stewart E. Pensyl and wife; thence parallel to the center line of the said concrete road South 77 degrees 38 minutes West 70 feet to an iron; thence by land of Ezra M. Werkheiser, of which this was formerly a part, South 12 degrees 22 minutes East 250 feet to an iron; thence by the same North 77 degrees 38 minutes East 70 feet to a post; thence by other lands of said Stewart E. Pensyl and wife, of which this was formerly a part, and of other lands conveyed to them by deed recorded in Deed Book Volume 133, Page 87, North 12 degrees 22 minutes West 250 feet to the place of Beginning.

No. 2: Beginning at an iron 25 feet southerly from the middle of the State Highway known as the Monroe - Carbon Trail (Route #209), said iron being also the northeast corner of land about to be conveyed to Robert B. Keller and wife, thence by land about to be conveyed to Robert B. Keller and wife, South 12 degrees 6 minutes East 250 feet to an iron, also the southwest corner of the Keller lot; thence by other land of Ezra M. Weerkeiser, of which this was formerly a part, North 77 degrees 54 minutes East 70.9 feet to an iron, the southwest corner of other land of the said Grantee; thence by other land of the said Grantees North 11 degrees 33 minutes West 250 feet to an iron 25 feet southerly from the middle of the above-mentioned State Highway; thence along the southern right-of-way line of the said Highway, South 77 degrees 54 minutes West 73.3 feet to the place beginning.

Containing: .41 acre, more or less. Bearings M.N. of July, 1948.

Title to said Premises vested in Patric Russell Grant and Lorraine Grant by Deed from Patric Russell Grant dated May 20, 2003 and recorded on May 29, 2003 in the Monroe County Recorder of Deeds in Book 2154, Page 9344 as Instrument No. 200324969.

Being known as: RD2 Box 2126 n/k/a 2091 West Main Street, Stroudsburg, PA 18360

Tax Parcel Number: 17/11/1/34

Tax Pin Number: 17639001453645

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

**PATRIC RUSSELL GRANT  
LORRAINE GRANT**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in ac-

cordance 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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ROGER FAY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4548 CIVIL 2012, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

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

Beginning at an iron on the westerly right-of-way line of the Old Lackawanna Trail (Township Route No. 625), said iron being the northeasterly corner of Lot No. 12 as shown on map entitled "Subdivision of portion of lands of Herbert T. Sharbaugh and Nellie Sharbaugh, et al., revised 1 October 1961:

Thence along the rear line of Lot Nos. 12, 10, 8, 6, 4 and 2 sa shown on said map, south 55 degrees 26 minutes 00 seconds west 680.86 feet to an iron on the easterly right-of-way line of U.S. Route No. 611;

Thence along the easterly right-of-way line of U.S. Route No. 611, north 37 degrees 11 minutes 00 seconds west 180.64 feet to a point in the center of Clear Run;

Thence along the center of Clear Run in a generally Northeasterly direction its various meander, 925 feet more or less to a point on said westerly right-of-way line of the Old Lackawanna Trail (the tie between the intersection of the easterly right-of-way line of U.S. Route No. 611 with the center of Clear Run and the intersection of the center of Clear fun with the westerly right-of-way line of the Old Lackawanna Trail being north 41 degrees 22 minutes 47 seconds east 789.68 feet);

Thence along the westerly right-of-way line of Old Lackawanna Trail, south 27 degrees 23 minutes 42 seconds east 104.79 feet to a point of curvature;

Thence along the same on a curve to the right having a radius of 1,263.5 feet an arc length of 252.69 feet to a point of tangency;

Thence still along the same, south 15 degrees 56 minutes 10 seconds east 23.57 feet to the place of beginning. Containing 6.2 acres, more or less.

BEING known and numbered as 375 Hemlock Drive n/k/a 534 Hemlock Drive, Tobyhanna, PA 18466.

Being the same property conveyed to Robert B. Mathews, single man who acquired title by virtue of a deed from Rosemarie E. Markus, no marital status shown, dated July 29, 2004, recorded August 19, 2004, at Instrument Number 200438139, and recorded in Book 2199, Page 7446, Monroe County, Pennsylvania records.

TAX CODE: 03/7/1/52-11

PIN NO: 03635601287774

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

**ROBERT B MATHEWS**

**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.

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

JUSTIN F KOBESKI, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2251 CIVIL 2012, I, Todd A. Martin, 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, November 30, 2017

AT 10:00 A.M.

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

**ALL THAT CERTAIN** lot, piece or parcel of land situate in the **Township of Tobyhanna**, County of Monroe and Commonwealth of Pennsylvania designated as Lot No. 36, on a plan of Laurel Mountain Springs recorded in the Recorder's Office in and for Monroe County, Pennsylvania in Plot Book Volume 56, Page 71

Under and Subject to the indenture of Easement in favor of Pocono Heritage Land Trust, Inc. recorded in Deed Book Volume 1409, Page 171.

Under and Subject to the "Declaration of Covenants and Restriction pertaining to land known as Laurel Mountain Springs Subdivision" recorded in Deed Book Volume 1409 Page 156.

Under and Subject to the Declaration of Protective Covenants, Restrictions, Exceptions, Reservations and Conditions pertaining to Emerald Lakes recorded in Deed Book Volume 630, Page 197.

Under and Subject to the rights of way granted to Pennsylvania Power and Light Company in Deed Book Volume 107, Pages 242, 243, and 244; Deed Book Volume 114, Pages 159 and 486 and Deed Book Volume 1354, Page 98.

The fifty rights of way shown between Lot Nos. Thirty-Six (36), Thirty-Seven (37) Forty-Six (46) and Forty-Seven (47) in Section No. Three (3), recorded in Plot Book Vol. 56 Page 71, are for the use of the Grantee of Parcels or implication of private rights in said rights-of-way is to be inferred by the showing of the rights-of-way on the aforesaid plan, either for the public, the Grantee herein, its heirs and assigns, or the Grantees of Lot Nos. Thirty-Six (36), Thirty-Seven (37), Forty-Six (46) and Forty-Seven (47).

TAX I.D. #: 19/7B/1/31

PIN # 19633404540136

Being Known As: 583 Minsi Trail f/k/a 36 Minsi Trail, Long Pond, Pennsylvania 18334.

Title to said premises is vested in Marie A. Philip by deed from Nationwide Realty Group, Inc. dated February 24, 2004 and recorded March 8, 2004 in Deed Book 2183, Page 8466 Instrument Number 200410578. The said Marie A. Philip died on December 1, 2012. Letters of Administration were granted to Jenae A. Philip, Administratrix of the Estate of Marie A. Philip on September 15, 2015.

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

**JENAE A PHILIP**

**ADMINISTRATRIX OF THE**

**ESTATE OF MARIE A PHILIP**

**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.

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

CHRISTINE L GRAHAM, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1659 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017

AT 10:00 A.M.

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

**ALL THAT CERTAIN** lot situate in the **township of Middle Smithfield**, County of Monroe and Commonwealth of Pennsylvania, being designated as Lot No. 12, Section Three, as shown on a plan entitled, "Final Major Subdivision Plan, The Estates at Great Bear, Phase IX" dated September 7, 2004 last revised November 9, 2004, prepared by Frank J. Smith, Jr., Inc. Marshalls Creek, PA and recorded in the Office of the Recorder of Deeds of Monroe County on December



14, 2004 in Plot Book 76, Page 195, more particularly described as follows:

BEGINNING at a common corner of Lots No. 11 and No. 12 on the northwesterly side of a 20' wide private access drive leading from Spring Hill Farm Court; thence

1. Along Lot No. 11, North 23 degrees 34 minutes 32 seconds West, a distance of 375.14 feet to a corner; thence

2. South 75 degrees 05 minutes 25 seconds East, a distance of 217.18 feet to a corner of Lot No. 13; thence

3. Along Lot No. 13, South 23 degrees 34 minutes 32 seconds East, a distance of 190.78 feet to a corner on the northwesterly side of the aforesaid side of the 20' wide private access drive; thence

4. Along the northwesterly side, South 50 degrees 16 minutes 49 seconds West, a distance of 176.98 feet to the first mentioned point and place of beginning.

Containing 1.104 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 golf course easement as shown on said referenced Final Major Subdivision Plan.

Plate No. 09/97780

PIN: 09-7343-00-13-3127

12 Spring Hill Farm Court

BEING the same premises conveyed to Anthony Diaz by deed dated September 20, 2006 of Toll PA III, LP, and recorded in the Office of the Recorder of Deeds of Monroe County in Deed Book 2282, Page 7834 on October 2, 2006.

Subject to the same rights, reservations, exceptions, covenants and conditions as are found in the prior chain of title.

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

**ANTHONY DIAZ**

**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.

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

JAMES T SHOEMAKER, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7256 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

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

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate mainly in the Township of Paradise , and partially in the Township of Pocono (stated in previous deed as being situate in the Township of Pocono), County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the easterly side of a 33 foot street which point bears South 42 degrees 30 minutes East 100 feet from the most easterly corner of the lot of Milton Cramer, thence along the easterly edge of said 33 foot street North 47 degrees 30 minutes East 184.4 feet to an iron on the southerly edge of a 33 foot road; thence on the edge (east) of said road South 42 degrees 30 minutes East 103.75 feet to a stake in the middle of a stone row, and land of George Coffman; thence on the stone row and land of George Coffman South 15 degrees 30 minutes West 209.3 feet to a stake and stones; thence along other land of the grantors hereof and of which this was formerly a part North 42 degrees 30 minutes West 214 feet to the place of Beginning, marked by an iron. Containing .646 acre, slightly more or less.

BEING Lot No. 7 on plan of lots of the grantors dated February, 1953.

BEING THE SAME PREMISES which J. Burton Hamblin and Harriet M. Hamblin, his wife, by deed dated October 7, 1965 and recorded October 18, 1965 in the Office for the Recording of Deeds, in and for the County of Monroe, Stroudsburg, Pennsylvania in Deed Book Volume 331, Page 36; granted and conveyed unto the Trustees for Swiftwater Methodist Church (now the Swiftwater United Methodist Church) grantor hereof, in fee.

RESERVING, however unto the previous grantors, their heirs and assigns, the right to use the street on the northerly side of the premises hereby conveyed; the use, however, to be in common with the grantees, their successors and assigns.

UNDER AND SUBJECT to restrictions as appearing in Deed Book Volume 331, Page 36.

Being Known As

TAX PARCEL #11/7/2/11

MAP #: 11-6364-02-98-9247

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

**MICHAEL A. CAPRIOLI**

**VALERIE A. CAPRIOLI**

**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.

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

HEATHER RILOFF, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10



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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8497 CIVIL 2013, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

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

**BEGINNING** at an iron pipe on the northerly side of a private driveway, said pipe being a corner common to other lands of Owen Richard Howell and Jeanne L. Howell, as described in Deed Book Volume 215, Page 206;

(1) **THENCE** along the said northerly side of a private driveway, north seventy-seven degrees one minute thirty-five seconds East (N 77°01'35" E) one hundred fifty-six and eighty-six one-hundredths feet (156.86') to an iron pipe;

(2) **THENCE** leaving said driveway and along lands of Susan J. Smith and Stanley S. Smith, Jr., North thirteen degrees fifty-nine minutes ten seconds West (N 13°59'10" W) one hundred twenty-four and twenty-three one-hundredths feet (124.23') to an iron pin;

(3) **THENCE** along lands of Gary Raish and lands of W. Keith Gribbin and Mary Louise Gribbin, South seventy-seven degrees one minutes fifty-five seconds West (S 77°01'55" W) (passing an iron pipe at 107.80) one hundred fifty-four and fifty one-hundredths feet (154.50') to an iron rebar;

(4) **THENCE** along said other lands of Owen Richard Howell and Jeanne L. Howell, South twelve degrees fifty-three minutes fifty seconds East (S 12°53'50" E) one hundred twenty-four and twenty-two one-hundredths feet (124.22') to the place of **BEGINNING**. CONTAINING 0.444 acre.

**UNDER AND SUBJECT** to reservations and conditions of record.

**BEING PARCEL ID No.:** 12/8/1/11

**PIN NO.:** 12637201398160

**BEING** the same premises which Owen Richard Howell and Jeanne L. Howell, his wife, by deed dated October 7, 2005 and recorded October 11, 2005 in the Recorder of Deeds Office in and for Monroe County in Deed Book 2243, Page 2186, granted and conveyed unto Sheri J. Howell, and adult individual and Nicholas R. Safin, an individual, in fee.

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

**NICHOLAS R. SAFIN**

**SHERI J. HOWELL A/K/A**

**SHERI JEAN CLARK**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

STEPHEN M HLADIK, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2193 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** message and tract or piece of land, situate in the Township of Barrett , County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at an iron pipe in line of lands of Rapha Sieg and being a corner of lands intended to be conveyed by Charles J. Price to Herbert Mahlon Price, et ux, from which an iron pipe the southwesterly corner of lands which Conrad C. Henslerand wife, by their deed dated October 6, 1922, and recorded in the Office of the Recording of Deeds, &c., at Stroudsburg, Pennsylvania, in and for the County of Monroe, in Deed Book Volume 88, page 24, granted and conveyed unto Charles J. Price, bears South eleven degrees thirty one minutes West distant two hundred twenty seven and nine-tenths feet; thence by lands of said Rapha Sieg (Bearings from a former meridian) North eleven degrees thirty one minutes East sixty six and six-tenths feet to a corner line of lands of Hedwig Linder, thence by lands of Hedwig Linder South eighty three degrees twenty minutes East (at two hundred nineteen and ninety five-hundredths feet passing an iron and at two hundred thirty seven and two-tenths feet passing a corner of lands of said Hedwig Linder) two hundred forty five and five-tenths feet to a corner in the middle of the public road leading from Canadensis to Skytop; thence along said road south twenty two degrees ten minutes West one hundred five and forty five-hundredths feet to a corner; thence leaving said road and by lands intended to be conveyed by Charles J. Priced to Herbert Mahlon Price, et ux North seventy-four degrees twenty two minutes west (at 23.75 feet passing an iron pipe) two hundred twenty five and four-tenths feet to the place of Beginning.

CONTAINING forty seven one-hundredths (0.47) of an acre.

**TITLE TO SAID PREMISES VESTED IN Ernesto F. Solano**, by Deed from Michael P. Reisenwitz, single, dated 04/22/2005, recorded 05/04/2005, in Book 2224, page 3089.

**TAX CODE:** 01/24/1/39

**TAX PIN:** 01638804744116

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

**ERNESTO F. SOLANO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in ac-

cordance 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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 ABIGAIL BRUNNER, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 551 CIVIL 2012, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel, or piece of land situate in the township of **Stroud** , county of Monroe, and commonwealth of Pennsylvania, bounded and described as follows, to wit:

Beginning at a set iron pipe on the southerly line of brown road, t-505, said pipe being a common corner of lots nos. 3 and 4 as shown on map entitled, "final plan, big pines, section 2", dated 14 September 1993, and revised 28 September 1993, and recorded 5 November 1993, in the office for the recording of deeds, in and for the county of Monroe, at Stroudsburg, Pennsylvania, in plot book vol. 65, page 205; thence along the said lot no. 3, south fifty-four degrees zero minutes fifty-five seconds east one hundred ninety-one and seventy-five one-hundredths feet to a set iron pipe;

Thence along lot no. 2 of the said plan, north thirty-five degrees fifty-nine minutes five Seconds east two hundred fourteen and seventy-four one-hundredths feet to a found iron pipe, being a common corner of the within lot no. 4, and lands now or formerly of Joan E. Christman;

Thence along said lands now or formerly of Joan E. Christman, north fifty-two degrees twenty-six minutes thirty-eight seconds west one hundred ninety-one and eighty-two one-hundredths feet to a set iron pipe on the southerly line of the said brown road;

Thence along the southerly line of brown road south thirty-five degrees fifty-nine minutes five seconds west two hundred twenty feet to the place of beginning.

Containing 0.957 acres, more or less.  
 BEING known and numbered as 4175 Sky Pine Way, East Stroudsburg, PA 18301.

Being the same property conveyed to Leroy Bright and Dawn McFarlane who acquired title by virtue of a deed from Pocono Young Development, Inc., dated July 14, 1994, recorded July 22, 1994, at Document ID 000064, and recorded in Book 1963, Page 573, Mon-

roe County, Pennsylvania records.

TAX CODE: 17/112796

PIN NO: 17639101153399

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**LEROY BRIGHT**

**DAWN M MCFARLANE**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JUSTIN F KOBESKI, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9273 CIVIL 2014, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

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

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

BEGINNING at an iron in the southerly side of a cul-de-sac at the easterly end of Winter Court, being a corner of Lot No. 23, Winter Hill Terrace, Section Three, thence along said cul-de-sac on a curve to the left having a radius of 60.00 feet and an arc length of 80.00 feet to an iron a corner of remaining lands of Josephine Gould thence along remaining lands of Josephine Gould the following two courses and distances:

(1) S 69°13'00" E (Magnetic Meridian) for 218.92 feet to an iron pin;

(2) S 07°10'20" W for 235.36 feet to an iron a corner of Lot No. 30, Winter Hill Terrace, Section Three, thence along Lot No. 30 N 82°49'40" W for 271.10 feet to an iron a corner of Lots No. 23 and 28, Winter Hill Terrace, Section Three, thence along Lot No. 23, N 07°10'20" E for 241.00 feet to the place of BEGINNING.

CONTAINING 1.613 acres more or less.

BEING Lot No. 24 as shown on a map entitled Final Plan of Winter Hill Terrace, Section Three, as recorded in Plot Book Volume 64, Page 235.

BEING Lot No. 24 as shown on a map entitled Final Plan of Winter Hill Terrace, Section Three, as recorded in Plot Book Volume 64, Page 235.

BEING THE SAME PREMISES WHICH Maria Gallop, Warren W. Gallop and Richard Gallop, by Deed dated January 29, 2001 and recorded February 1, 2001 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2090, Page 7436, granted and conveyed unto Warren W. Gallop and Diane T. Gallop, his wife.

Improvements: Residential property  
Parcel Number 02/88906  
Pin Number 0262390028517

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

**WARREN W. GALLOP A/K/A**

**WARREN GALLOP**

**DIANE T. GALLOP A/K/A**

**DIANE GALLOP**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
AMANDA RAUER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3767 CIVIL 2011, I, Todd A. Martin, 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 , November 30, 2017**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, or piece of land situate in the Borough of East Stroudsburg , County of Monroe, and State of Pennsylvania, bounded and described as follows:**

**BEGINNING** at a corner in the Northerly side of Maple Avenue, from which the intersection of the westerly side of North Courtland Street with the northerly side of Maple Avenue bears South eighty degrees forty five minutes East distant one hundred fifty-five feet; thence along the northerly side of Maple Avenue, North eighty degrees forty-five minutes West eighty five feet to a corner; thence by the lands which Andrew G. Keiser and wife by their deed dated January 28, 1953, and recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe at Stroudsburg, in Deed Book Vol. 190, Page 254, granted and conveyed unto Robert R. Lesoine and wife, North nine degrees fifteen minutes East one hundred thirty-three and six hundredths feet to a corner;

thence along the southerly side of Berwick Heights Road, and curving to the left with a radius of two hundred one and four tenths feet for an arc distance of seventy-four and ninety-three hundredths feet (the cord bearing and distance being North eighty-eight degrees three minutes East seventy-four and fifty-one hundredths feet) to a point of tangency; thence by the same North seventy-seven degrees twenty-one minutes East twelve and eighty-four hundredths feet to a corner; then by other lands of Russel C. Cramer, of which this lot was formerly a part, South nine degrees fifteen minutes West one hundred fifty-two and thirty seven hundredths feet to the place of beginning.

Title to said premises is vested in Joseph Dabrowski by deed from Peter G. and Rhonda M. Tiernan, dated August 10, 2000 and recorded August 14, 2010 in Deed Book 2082 Page 6897.

Being Known As: 100 Maple Avenue, East Stroudsburg, PA 18301

Parcel Number: 5-5/2/4/2

Pin Number: 05730112766964

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

**JOSEPH DABROWSKI**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PETER G. TIERNAN and  
RHONDA M. TIERNAN, PRO SE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8826 CIVIL 2014, I, Todd A. Martin, 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 , November 30, 2017**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, piece or parcel of land situate in the Township of Pocono , County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:**

**BEGINNING** at an iron pipe at the northerly right-of-way of Bull Pine Road:

**THENCE** along Lot 43, North 48 degrees 19 minutes 50 seconds West 250.90 feet to an iron pipe;

**THENCE** along lands now or formerly of F. Geiger, North 45 degrees 19 minutes 52 seconds East, 115.00 feet to an iron pipe;

THENCE along Lot 41, South 48 degrees 19 minutes 50 seconds East, 250.90 feet to an iron pipe;

THENCE along the right-of-way of Bull Pine Road, South 45 degrees 19 minutes 52 seconds West 115.00- feet to the point and place of beginning.

CONTAINING 0.66 acres more or less. Subject to covenants as described on plans approved by Pocono Township on November 3, 1970 as prepared by R.F. Graber.

TAX I.D. #: 12/3A/2/23  
Pin #: 12638201178527

Being Known As: 48 Bull Pine Road, East Stroudsburg, Pennsylvania 18301.

Title to said premises is vested in Ilda Annesley by deed from Charles Marzzacco and Gerald Harteis dated August 19, 1996 and recorded August 21, 1996 in Deed Book 2028, Page 3833. The said Ilda Annesley died on July 11, 2014 without a will or appointment of an Administrator.

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

**LISA ANNESLEY, KNOWN SURVIVING HEIR OF ILDA ANNESLEY, DECEASED MORTGAGOR AND REAL OWNER**

**JANE E. WEBER, KNOWN SURVIVING HEIR OF ILDA ANNESLEY, DECEASED MORTGAGOR AND REAL OWNER**

**UNKNOWN SURVIVING HEIRS OF ILDA ANNESLEY, DECEASED MORTGAGOR AND REAL OWNER**

**GLENN P. ANNESLEY, KNOWN SURVIVING HEIR OF ILDA ANNESLEY, DECEASED MORTGAGOR AND REAL OWNER**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JACOB M OTTLEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9012 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

Tax Code Number: 10/8/5/29-1

**ALL THOSE TWO certain tracts of land situate in the Borough of Mount Pocono , Monroe County, Com-**

monwealth of Pennsylvania, improved by a two and one-half story frame and stone house, bounded and described as follows, to wit: No. 1; BEGINNING at an iron pin on the Southerly side of Heller Street in the Village of Mt. Pocono, said beginning point being also a corner of lands at one time conveyed to Lillian VanNort; thence by said lands now or formerly of said Lillian VanNort, South 21.5 degrees East 21 feet to an iron pin; thence still by same, North 76.5 degrees East 46 feet to an iron pin, a corner also of lands now or formerly of Martha Smith; thence North 21.5 degrees West 21 feet to the Southerly side of said Heller Street; thence along the Southerly side of said Heller Street, South 76.5 degrees West 46 feet to the place of BEGINNING. No. 2: BEGINNING at a stake on the South side of Heller Street; thence along the South side of Heller Street, North 76.5 degrees East 150 feet to an iron pin; thence by other land now or formerly of said William C. Heller, South 21.5 degrees East 21 feet to an iron pin; thence by the same North 76.5 degrees East 46 feet to an iron pin; thence by land now or formerly of Martha Smith and the said William C. Heller, South 21.5 degrees East 251 feet to a post; thence by land now or formerly of the Estate of L.T. Smith, deceased, South 76.5 degrees West 196 feet to a post; thence by land now or formerly of William K. LaBar, North 21.5 degrees west 272 feet to the place of BEGINNING.

Tax ID/Parcel No. 10-6355-12-86-9492

BEING the same premises which Edward E. Carroll, Jr. and Marianne K. Carroll, by Deed dated September 30, 1991, and recorded October 2, 1991, in the Office of the Recorder of Deeds in and for the County of Monroe, Pennsylvania, in Book 1796, Page 0729, granted and conveyed unto Peter M. Stravinskas, mortgagor herein, in fee.

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

**PETER M. STRAVINSKAS**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOSEPH M MEISS, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 749 CIVIL 2015, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** tract or piece of land situate in the Township of Polk, County of Monroe, and Commonwealth of Pennsylvania, designated as Lot B-16 in a plan of Lots entitled Pleasant View Lake, bounded and described as follows:

Beginning at a point in Walnut Road and corner common to Lot B-15; thence running along line of Lot B-15 South seventy-three degrees forty-four minutes fifteen seconds East (S 73 degrees 44 minutes 15 seconds E) two hundred twenty and thirty-eight hundredths feet (220.38) feet to an iron pin; thence running along lands of A. Riboldi South eight degrees three minutes East (S 18 degrees 03 minutes E) two hundred thirty-feet (230.00 feet) to an iron pin; thence running along line of Lot B-17 North fifty-five degrees fifty-six minutes forty-five seconds West (N 46 degrees 56 minutes 45 seconds W) three hundred sixty-five and one hundredths feet (365.01) to a point in Walnut Road; thence along the arc of a circle having a radius of 100.00 feet a distance of forty-six and seventy-six hundredths feet (46.76 feet) to the place of beginning.

Containing thirty-one thousand two hundred thirty-seven square feet (31,237 sq. ft.)

The Improvements thereon being commonly known as 3412 Walnut Road, Kunkletown, Pennsylvania 18058.

**TITLE TO SAID PREMISES VESTED IN Douglas E. McCarty and Karen M. McCarty, h/w, by Deed from Thomas F. Ross, Sr. and Sandra Ross, h/w, dated 03/18/2002, recorded 03/28/2002, in Book 2118, Page 4910.**

Karen M. McCarty was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of karen M. McCarty's death on or about 08/05/2010, her ownership interest was automatically vested in the surviving tenant by the entirety.

TAX CODE: 13/2A/1/30

TAX PIN: 13623803319257

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

**DOUGLAS E MCCARTY**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIE C TSAI, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3015 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

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

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

**BEGINNING** at a point in the public road leading from Stormsville to Bossardsville, said point being also a corner of lands of Robert Lamont, thence in and along the said public road (Bearings from Magnetic Meridian of 1955) South fifty-three degrees eight minutes West two hundred feet to a point in the aforesaid public road; thence leaving the road and by lands of the Grantors, of which this tract was formerly part, North thirty-five degrees fifty minutes West (passing a pipe at twenty-five and thirteen one hundredths feet) four hundred seventy-four and two tenths feet to a pipe on line of lands of Stanley Haney; thence by lands of the said Stanley Haney North fifty-nine degrees thirty-three minutes East two hundred and eighty-five one hundredths feet to an iron pin, a corner of lands of the aforementioned Robert Lamont; thence by Lamont's land South thirty-five degrees fifty minutes East (passing a pipe at four hundred twenty-six and five tenths feet) four hundred fifty-one and seven tenths feet to the place of **BEGINNING**. CONTAINING two and thirteen one hundredths (2.13) acres, more or less.

Commonly known as 6075 Cherry Valley Road f/k/a 1406 Cherry Valley Road  
Parcel No. 7/5/1/6-1  
Pin: 07628900810871

**BEING THE SAME PREMISES** which Paul Allen, Executor under the Last Will and Testament of Felix Friedman, by Deed dated 11/30/2011 and recorded 01/17/2012 in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book Page 2396 Page 7822, granted and conveyed to Peter J. McAndrew and Angela M. McAndrew, husband and wife, in fee.

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

**PETER J MCANDREW**

**ANGELA M MCANDREW**

**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.

Todd A. Martin



Sheriff of Monroe County  
 Pennsylvania  
**SAMANTHA GABLE, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5040 CIVIL 2015, I, Todd A. Martin, 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 , November 30, 2017**

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

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

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

**BEGINNING** at an iron on the westerly line of Denise Lane, said iron being the northeasterly corner of Lot No. 412, as shown on map entitled "Plotting No. 1, Map of Wooddale Country Acres, Owner-Developer Reed Fish, 17 Sept. 1973"; thence along Lot No. 412 (a radial line to the hereinafter described curve), S 82°35'43" W 440.32 feet to an iron, the southeasterly corner of Lot No. 401, thence along Lot No. 401, N 20°31'43" E 137.94 feet to an iron, the southeasterly corner of Lot No. 402; thence along Lot No. 402, N 24°58'0" E 71.26 feet to an iron, the most westerly corner of Lot No. 410, as shown on said map; thence along Lot No. 410 (a radial line to the hereinafter described curve), S 86°57'35" E 354.19 feet to an iron on the westerly line of Denise Lane; thence along the westerly line of Denise Lane in a southerly direction on a curve to the left having a radius of 650 feet, an arc length of 118.49 feet to the place of **BEGINNING**. **BEING** Lot No. 411, as shown on map entitled "Plotting No. 1, Map of Wooddale Country Acres", filed and entered of record in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, in Plot Book Volume 21, Page 19.

Being known as 301 Denise Lane, East Stroudsburg, PA 18302

**BEING THE SAME PREMISES** which Francis J. Musson, Jr. by Deed dated 11/29/2013 and recorded 3/10/2014 in the Office of the recorder of Deeds in and for the County of Monroe, in Deed Book 2435 and Page 843, granted and conveyed unto Kelly N. Lafon and Matthew C. Strunk.

Tax ID #: 9/17B/1/38

PIN #: 09731401072227

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

**KELLY N. LAFON**

**MATTHEW C. STRUNK**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**SAMANTHA GABLE, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2381 CIVIL 2013, I, Todd A. Martin, 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 , November 30, 2017**

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

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the Township of Coolbaugh , County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 301, Section D, A Pocono Country Place, 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 18, Pages 101, 103 and 105.

**AND ALSO BEING THE PREMISES** which the Sheriff of the County of Monroe, Pennsylvania by Deed Poll recorded on March 15, 2007, Book 2299, Page 2752 conveyed to HSBC Mortgage Services, Inc.

**TOGETHER** with all and singular the buildings, improvements, ways, streets, alleys, driveways, passages, water, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in any ways appertaining, the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, title interest, property, claim and demand whatsoever of her, the said Grantor Corporation, as well at law as in equity, of, in, and to the same.

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 right to remove of all of such coal and, in that connection, damage may result to the surface of the land any any house, building or other structure on or in such land. The inclusion of this notice does not enlarge, restrict or modify any legal rights, or estates otherwise created, transferred, excepted or reserved by this instrument.

TAX I.D. #: PARCEL #3/8B/2/104

PIN #03635815636136

Being Known As: 3094 Briarwood Drive, aka 4094 Briarwood Drive, Tobyhanna, Pennsylvania 18466.

Title to said premises is vested in Lenwood L. Brodie, Jr. by deed from HSBC Mortgage Service, INC. dated January 15, 2008 and recorded February 1, 2008 in Deed Book 2326, Page 4108.

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

**LENWOOD L. BRODIE, JR**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JACOB M OTTLEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6876 CIVIL 2015, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

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

ALL THAT CERTAIN message, tenement and lot or piece of land situate in the Borough of Delaware Water Gap, known as Castle Inn Garage Lot, bounded and described as follows, to wit:

BEGINNING at an iron pin driven in the ground at the edge of the sidewalk on Main Street, a corner also of land now of John L. Hill; thence by land of said John L. Hill, bearings from a former meridian, North Forty one degrees East one hundred seventy nine and seven tenths feet to an iron pin; thence in a Southerly direction at the rear of the garage about forty eight and one-tenth feet to a fence post at the corner of John M. Strunk's land; thence following said land South forty one degrees West one hundred seventy six and nine tenths feet to a corner at the edge of the sidewalk on Main Street; thence along said sidewalk North fifty degrees fifty seven minutes West forty eight and one-tenth feet to the place of BEGINNING.

ALSO, ALL THAT CERTAIN message, tenement and lot or piece of land, situate in the Village (formerly called Dutotsburg) now called Delaware Water Gap, and number on the plot or draft of said village or town, Number Eighty (80) and bounded and described as follows, to wit:

BEGINNING at a stake on Delaware Street, a corner of Lot Number Seventy Nine (79) on said Town Plot; thence North fifty five degrees East four perches to a stake; thence South thirty five degrees East ten perches to a stake; thence South fifty five degrees West four perches to a stake; thence North thirty five degrees West ten perches to the BEGINNING. CONTAINING one-quarter of an acre, more or less.

TITLE TO SAID PREMISES VESTED IN Christopher Yeaton, single, by Deed from Joyce B. Wetlesen, unmarried widow, dated 01/31/2001, recorded 02/07/2001, in Book 2090, Page 9697.

TAX CODE: 04/2/3/6

TAX PIN: 04731002988604

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
CHRISTOPHER YEATON**

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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIE C TSAI, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 123 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

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

ALL THAT CERTAIN tract of land with the improvements thereon situate in the Township of Pocono, County of Monroe, and Commonwealth of Pennsylvania, bounded and described as follows, to wit;

BEGINNING at a point on the northwesterly side of Pocono Circle, as shown on the hereinafter mentioned map, said point being a corner common to Lots 18 and 19, thence; (1) along the northwesterly side of said road, South fifty-nine degrees forty-seven minutes West, one hundred feet to a point, a corner common to Lots 19 and 20, thence; (2) leaving said road and along said Lot 20, North thirty degrees thirteen minutes West one hundred eighty-five and thirty one hundredths feet to a point on line of lands now or formerly of Harry Sasloe, a corner common to Lots 19 and 20, thence; (3) along said Harry Sasloe North sixty-one degrees three minutes East, one hundred and three one hundredths feet to a point on line of said Harry Sasloe, a corner common to Lots 18 and 19 thence; (4) along said Lot 18, South thirty degrees thirteen minutes East, one hundred eighty-three and eight one hundredths feet to the place of beginning. Containing 16,419 square feet, more or less.

Being Lot No. 19 on the aforesaid map.

TITLE TO SAID PREMISES VESTED IN Valentina Pezuti, by Deed from Elsie M. Fehr and Carol J. Maholland, now by marriage Carol J. Robinson and W. Douglas Robinson, her husband, dated 03/08/1984, recorded 03/19/1984, in Book 1343, page 52.

Mortgagor Valentina Pezuti died on 12/23/2015, and upon information and belief, her heirs or devisees, and personal representative, are unknown.

TAX CODE: 12/9B/2/18

TAX PIN: 12637102669477

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,**

AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER VALENTINA PEZZUTI, 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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIE C TSAI, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4141 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.

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

ALL THAT CERTAIN tract, piece or parcel of land, situate in the Borough of Mount Pocono, County of Monroe State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pipe, the intersection of the northerly line of Church Avenue with the easterly line of Manor View Avenue, as shown on map of 'Montovision Park', from which an iron pipe, the intersection of the northerly line of Church Avenue with the easterly line of Park Avenue, bears (Bearings from the M.M. of 1915), North sixty-nine degrees thirty minutes East distant three hundred seventy-five feet; thence along the easterly line of Manor View Avenue, North twenty degrees thirty minutes West one hundred fifty feet to a common corner of Lots Nos. 30 and 31, Section A, as shown on the hereinafter described plotting of lots; thence along Lot No. 31, North sixty-nine degrees thirty minutes East one hundred fifty feet to the westerly side of a street or land, twenty-five feet wide; thence along the westerly side of said street or land, South twenty degrees thirty minutes East one hundred fifty feet to an iron pipe on the northerly line of Church Avenue; thence along the northerly line of Church Avenue, South sixty-nine degrees thirty minutes West one hundred fifty feet to the place of BEGINNING.

BEING Lots Nos. 28, 29 and 30, Section A, Second Plan of Lots of Montovision Park, made by J.L. Westbrook, August 1927, recorded in the Office for the Recording of Deeds, &c., at Stroudsburg, Pennsylvania, in and for the County of Monroe, in Plot Book Vol. 2,

Page 221.

TITLE TO SAID PREMISES VESTED in Darryll A. McCain, by Deed from Keystone Development co., Inc., A Pennsylvania corporation, dated 04/05/1997, recorded 04/29/1997, in Book 2035, Page 5362.

TAX CODE: 10/8/218-1

TAX PIN: 10635511771127.

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

**DARRYLL MCCAIN**

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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIE C TSAI, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1974 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.

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

ALL THAT CERTAIN lot or tract of land situate in the Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania designated as Lot 102 on a final major subdivision plan of Reservoir Ridge as recorded on October 2, 1990 in the Office for the Recording of Deeds, etc. in and for the County of Monroe at Stroudsburg, Penna., in Map File 62-428, bounded and described as follows, to wit:

BEGINNING at a point on the edge of a fifty foot access easement for the Borough of East Stroudsburg Water Company, being an extension of a fifty foot road known as Watershed Way, said point being also a corner of Lot 103, thence along Lot 103, North 63°20'24" West 249.21 feet to a point in line of Lot 212 of Wooddale Country Acres, Plotting I, thence along Lot 212 and along Lot 211 of Wooddale Country Acres, Plotting I, North 26°53'14" East 199.42 feet to a point, said point being also a corner of Lot 101, thence along Lot 101, South 68°49'25" East 247.84 feet to a point on the edge of the above mentioned Watershed Way, thence along the edge of Watershed Way on a curve to the right with a radius of 375 feet an arc length of 35.89 feet to a point, thence along the same and along the above mentioned access easement which is a part of Lot 103, South 26°39'36"

West 187.27 feet to the point of BEGINNING.  
CONTAINING 1.207 acres.  
BEING a part of the same premises which Ervin R. Bush and Helen M. Bush by deed dated September 22, 1993 and recorded on October 13, 1993 in the Office for the Recording of Deeds, etc. in and for the County of Monroe at Stroudsburg, Penna. in Deed Book Volume 1913, Page 1773, granted and conveyed unto Daniel L. Brandes and Yngrid S. Brandes, his wife.

TAX PARCEL NO.: 9/87739

PIN NO.: 09731401264214

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

**DANIEL L. BRANDES**

**YNGRID S. BRANDES**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JAMES V FARERI, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2452 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017**

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

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

The following described property:

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

Beginning at an iron on the Southerly side of L.R. 45024, said iron being the most northerly corner of Lot No. 8 as shown on map entitled 'Subdivision of Lands of John Sylvester, 11 August 1972'; thence along Lot No. 8, South fourteen degrees thirty-three minutes twenty-seven seconds West 377.39 feet to an iron in line of lands of Pocono Crest; thence along lands of Pocono Crest, North sixty-two degrees nineteen minutes thirty seconds West 123.21 feet to an iron, said iron being the southwesterly corner of Lot No. 6 as shown on said map; thence along Lot No. 6 North fourteen degrees thirty-three minutes twenty-seven seconds East 349.43 to an iron on the southerly side of L.R. 45024; thence along the southerly side

of L.R. 45024, South seventy-five degrees twenty-six minutes twenty-three seconds East 120.00 feet to the place of beginning.

Containing 1.00 acre, more or less.

Being Lot No. 7 as shown on said map.

**TITLE TO SAID PREMISES VESTED IN** Richard Serwin and Donna E. Messmer, his daughter, as joint tenants with right of survivorship, by Deed from Anthony Forte, single, dated 08/04/2006, recorded 08/09/2006, in Book 2277, Page 1155.

Richard Serwin a/k/a Richard M. Serwin was a co-record owner of the mortgage premises as a joint tenant with the right of survivorship. By virtue of Richard Serwin a/k/a Richard M. Serwin's death on or about 08/28/2014, his ownership interest was automatically vested in the surviving joint tenant(s).

TAX CODE: 19/31/13-17

TAX PIN: 19633400983786

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

**DONNA E. MESSMER**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIE C TSAI, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 148 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017**

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

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

**ALL THAT CERTAIN** parcel or tract of land situate in the **Township of Hamilton**, County of Monroe, Commonwealth of Pennsylvania, being Lot #39, Section 11, of Subdivision known as "Berties Green Acres", bounded and described as follows, to wit:

BEGINNING at a point in the centerline of a 33.00 feet wide proposed public road as shown on a Subdivision Plan of "Berties Green Acres" also being a corner of Lot No. 38, "Berties Green Acres", thence along Lot No. 38, S 20 degrees 40' E for 148 +/- feet to a point a corner of Lots No. 38, 44 and 45, "Berties Green Acres", thence along Lot No. 45, S 70 degrees 10' W for 178 +/- feet to a point a corner of Lots No. 40, 45, and 46, "Berties Green Acres", thence along Lot No. 40, N 20 degrees 40' W for 148 +/- feet to a

point in the centerline of a 33.00 feet wide proposed public road as shown on a Subdivision Plan of "Berties Green Acres"; thence in the centerline of a 13.00 feet wide proposed public road N 70 degrees 10' E for 178 +/- feet to the place of BEGINNING.  
CONTAINING 0.60 acres of land.

UNDER AND SUBJECT to that portion of road used for the proposed 33.00 feet wide public road.

UNDER AND SUBJECT to conditions and restrictions of record.

BEING the same premises which Robert L. Kunkle, granted and conveyed unto Christopher Kishbaugh and Heather Kishbaugh, husband and wife, by Deed dated January 30, 2004 and recorded on February 4, 2004 in the Office of the Recorder of Deeds for Monroe County, at Stroudsburg, Pennsylvania in Record Book 2181, Page 872, Instrument 200405455.  
Being Parcel Number: 07/14A/1/33  
Pin Number: 07626902662864

Property Address: 577 Weiss Road, Stroudsburg, PA 18360

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

**CHRISTOPHER KISHBAUGH  
HEATHER KISHBAUGH**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

ROBERT W. WILLIAMS, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

lands formerly of Thomas Phillips, North 64 degrees 14 minutes 51 seconds East 68.68 feet to an iron; thence along the same South 35 degrees 48 minutes 44 seconds East 154.09 feet to a point on the westerly line of L.R. 45057; thence along the westerly line of L.R. 45057, South 20 degrees 19 minutes 41 seconds East 220.14 feet to a point, the intersection of westerly line of L.R. 45057 with the northerly line of the above mentioned road forty (40) feet in width; thence along the northerly line of the mentioned road, South 69 degrees 40 minutes 19 seconds West 50 feet to a point of curvature; thence along the same on a curve to the right having a radius of 50 feet an arc length of 80.77 feet to a point of reverse curvature; thence still along the same on a curve to the left having a radius of 140 feet an arc length of 169.40 feet to the place of BEGINNING.

Title to said Premises vested in Nathaniel Hicks, Jr. by deed from Nathaniel Hicks, Jr. and Elisa Hicks dated April 19, 2013 and recorded on April 19, 2013 in the Monroe County Recorder of Deeds in Book 2418, Page 8892 as Instrument No. 201310571.  
Being known as: 1030 Locust Ln, Stroudsburg, PA 18360

Tax Parcel Number: 17/13/1/8-11  
Tax Pin Number: 17639104524964

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

**NATHANIEL HICKS, JR  
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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

ROGER FAY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 229 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

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

BEGINNING at a point on the northerly line of a road forty (40) feet in width, said point being the southeasterly corner of Lot No. 3 as shown on map entitled "Subdivision of Lands of John Muller, Revised 22 April, 1960; thence along Lot No. 3 (a radial line to the hereinafter described curve) North 2 degrees 53 minutes 43 seconds East 190.45 feet to a point in line of

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4011 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

ALL THAT CERTAIN tract, piece or lot of land situated in the Township of Chestnuthill , County of Monroe and State of Pennsylvania being Lot 9 as shown on a map entitled Final Plan Astolat Estates, recorded in Plot Book Volume 67, Page 83, bounded and described as follows, to wit:

BEGINNING at a iron in a cul-de-sac at the westerly

end of Olympic Way, being also a corner of Lot No. 8, Astolat Estates, thence along Lot No. 8, South 21 degrees fifty-four minutes 09 seconds West (magnetic Meridian) for 202.37 feet to an iron, a corner of lands of Carl F. Kunkle, thence along lands of Carl F. Kunkle North eighty-four degrees 04 minutes forty seconds West for 2281.81 feet to an iron, a corner of lands of Carl F. Kunkle and in line of lands of Constance Hubbard, thence along lands of Constance Hubbard North 05 degrees fifty-five minutes twenty, seconds East for 320.00 feet to an iron, a corner of Lot No. 10, Astolat Estates, thence along Lot No. 10, South seventy-three degrees fourteen minutes twenty-nine seconds East for 300.47 feet to an iron in the westerly side of a cul-de-sac at the westerly side of Olympic Way, thence along said cul-de-sac on a curve to the right having a radius of 60.00 feet and an arc length of 88.86 feet to the place of BEGINNING.

CONTAINING 2.055 acres more or less.

TITLE TO SAID PREMISES VESTED IN Kenneth W. Gallagher and Victoria J. Gallagher, h/w, by Deed from Cesar H. Crespo, single and Gloria Caballero, formerly known as Gloria Crespo, single, dated 03/31/2008, recorded 04/11/2008, in Book 2331, Page 1264.

TAX CODE: 02/89619

TAX PIN: 02623900214448

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

**KENNETH W. GALLAGHER  
A/K/A KENNETH GALLAGHER  
VICTORIA J. GALLAGHER  
A/K/A VICTORIA GALLAGHER**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PETER WAPNER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2776 CIVIL 2015, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN tract, piece or lot of land situate in the Township of Chestnuthill, County of Monroe and State of Pennsylvania, being Lot No. 96, Old**

McMichael Estates, Section Three, recorded in Plot book Volume 68, Page 149, being described as follows, to wit:

BEGINNING at an iron in the southerly side of Deer Moss Court, being a corner of Lot No. 95, Old McMichael Estates, Section Three, thence along Lot No. 95, South 13 degrees 40 minutes 08 seconds West (Magnetic Meridian) for 200.00 feet to an iron, a corner of Lot No. 97, Old McMichael Estates, Section Three, thence along Lot No. 97, North 89 degrees 19 minutes 52 seconds West for 185.20 feet to an iron in the easterly side of Twelve Oaks Trail, North 00 degrees 40 minutes 08 seconds East for 184.07 feet to an iron, thence along an easement arc on a curve to the right having a radius of 45.00 feet and an arc length of 70.69 feet to an iron in the southerly side of Deer Moss Court, thence in the southerly side of Deer Moss Court the following two courses and distances: (1) on a curve to the right having a radius of 325.00 feet and an arc length of 73.47 feet to an iron; (2) South 76 degrees 19 minutes 52 seconds East for 115.00 feet to the place of BEGINNING. CONTAINING 1.040 acres more or less.

TAX I.D. #: 02/90108

Pin No. 02634000348808

Being Known As: 13 Deer Moss Court, Saylorsburg, Pennsylvania 18353

Title to said premises is vested in Fan Dancer, LLC, Sean M. Dively, and Bobbi Jo Dively by deed from Tax Claim Bureau of Monroe County dated September 16, 2011 and recorded November 10, 2011 in Deed Book 2394, Page 266.

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

**FAN DANCER, LLC  
SEAN M. DIVELY  
BOBBI JO DIVELY**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JACOB M OTTLEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2015 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER**

ER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of ground with the buildings and improvements thereon erected, situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point formed by the intersection of the center line of Route 196 which leads from Mt. Pocono to South Sterling and a center line of thirty-three feet wide road, as shown on the map hereinafter referred to; thence, along the center line of the said private road South eighty-three degrees East one hundred eighty-one and three-tenths feet to a point a common corner of Lots No. 20, 21, 25 and 26 as shown on the said map; thence, along line of Lot No. 21, South seven degrees West two hundred two and five-tenths feet to a point in the line of land now or formerly of Schlegel; thence along line of the said Schlegel, North eighty-three degrees West one hundred ninety-two and eight-tenths feet to a point in the aforementioned center line of Route 196; thence, in and along the said center line of route 196, North ten degrees thirty-one minutes East two hundred three and one-tenth feet to the place of BEGINNING. BEING Lot No. 20 on map of Robert Phoenix Lot Development made by Fred C. Schoenagel, R.S. dated June 1961.

UNDER AND SUBJECT to all existing covenants, easements, encroachments, conditions, restrictions, and agreements affecting the property.

TAX I.D. #: 03/3A/2/4  
Pin No. 03635702898143

Being Known As: 102 Robin Lane, Tobyhanna, Pennsylvania 18466.

Title to said premises is vested in Mary Ellen Castimore by deed from Mary Ellen Dunlap dated December 31, 2009 and recorded January 4, 2010 in Deed Book 2364, Page 9759.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**MARY ELLEN CASTIMORE**

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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOSEPH I FOLEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3202 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017

AT 10:00 A.M.

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

ALL THAT CERTAIN piece or parcel or tract of land, situated in the Township of Tobyhanna, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 1425 on the map or plan bearing title or legend "Section F Locust Lake Village, Tobyhanna Township, Monroe County, Pennsylvania Scale: 1"=100' Dated and Revised 2 April 1965, Bounded and Described as follows, to wit:

BEGINNING at a point in the northwesterly line of Tommy's Lane and at the eastern most corner of Lot No. 1426. Thence northeasterly along the northwesterly line of Tommy's Lane by a curve to the left having a radius of 3010 feet for an arc distance of 95.51 feet to a point, the southern most corner of Lot No. 1424 thence north 54 degrees 22 inches 10 feet West along the southwesterly line of Lot No. 1424 (a line radial to said curve) for a distance of 181.42 feet to a point; thence south 35 degrees 37 inches 50 feet west along part of the southeasterly line of Lot No. 1403 and along a southeasterly line of Lot No. 1402 for a distance of 89.78 feet to a point; thence South 52 degrees 33 inches 05 feet East along the northeasterly line of Lot No. 1426 (a line radial to said curve) for a distance of 180 feet to a point; the place of BEGINNING;  
Commonly known as 155 Tommys Lane, Pocono Lake, PA.

BEING THE SAME PREMISES which Joseph V. Pasquarello and Rita L. Pasquarello, his wife and Michael Pallagrosi and Eleanor Pallagrosi, by Deed dated 01/26/2000 and recorded 02/03/2000 in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2074, Page 8709, granted and conveyed unto Carlos A. Barroqueiro, in fee.

Tax ID #: 19/11A/1/284  
PIN #: 19630604627961

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

**CARLOS BARROQUEIRO A/K/A  
CARLOS A. BARROQUEIRO**

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.

Todd A. Martin



Sheriff of Monroe County  
Pennsylvania  
SAMANTHA GABLE, ESQUIRE

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
SAMANTHA GABLE, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 998 CIVIL 2015, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

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

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

BEGINNING at a point on the westerly line of Roosevelt Road, said point being the intersection of the westerly line of Roosevelt Road and the westerly line of a gas line right of way as shown on map entitled "Green Mt. Estates, Van D. Yetter, Pres., 26 May 1970"; thence along the westerly line of a gas line right of way, South 23 degrees 26 minutes 10 seconds West 445.78 feet to a point on line of lands of David Mazer; thence along lands of David Mazer, North 27 degrees 50 minutes 15 seconds West 271.24 feet to a point, said point being the southwest corner of Lot No. 103; thence along Lot No. 103, a radial line to the hereinafter described curve, North 45 degrees 59 minutes 50 seconds East 326.02 feet to a point on the westerly line of Roosevelt Road; thence along the westerly line of Roosevelt Road in a southerly direction on a curve to the left having a radius of 400 feet an arc length of 90.25 feet to the place of BEGINNING.

CONTAINING: 1.414 Acres, more or less  
BEING: all of Lot No. 104 as shown on said map.  
BEING PARCEL: #16/7B/2/20  
Pin #16731102692787

BEING THE SAME PREMISES which Frederick C. Foysyth, III and Cynthia M. Forsyth, husband and wife, by Deed dated 7/17/2009 and recorded 7/20/2009 in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2356, Page 9052 and Instrument #200917816, granted and conveyed unto Rafael D. Romero and Ann Marie Miller, h/w.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

RAFAEL D ROMERO  
ANN MARIE MILLER

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-

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3162 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

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

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

BEGINNING at an iron pipe, the Southeasterly corner of Lot No. 7, Wiscasset Cottage Colony; thence along said Lot No. 7, North 22 degrees 44 minutes East 65.96 feet to a corner; thence by the same and Lot No. 4, North 43 degrees no minutes 30 seconds East (at 63.31 feet passing an iron pipe) 80.74 feet to an iron pipe; thence by said Lot No. 4, North 22 degrees 16 minutes East 48.81 feet to an iron pipe; thence crossing a Township road and by lands of the grantor, of which this was formerly a part, South 67 degrees 17 minutes 30 seconds East 161.59 feet to an iron pipe; thence by the same, South 46 degrees 46 minutes 30 seconds West 140.75 feet to an iron pipe; thence by the same, South 7 degrees 27 minutes 10 seconds West 100.53 feet to an iron pipe; the North-easterly corner of Lot No. 13; thence along said Lot No. 13, North 68 degrees 19 minutes 30 seconds West 76.04 feet to an iron pipe; thence by Lot No. 12 North 45 degrees 54 minutes West 70.13 feet to an iron pipe; thence crossing a right-of-way, North 21 degrees 8 minutes 40 seconds West 28.18 feet to the place of BEGINNING. Local taxes paid to Paradise Township.

BEING THE SAME PREMISES which Elizabeth Ragghoo, by Deed dated 12/1/2005 and recorded 12/6/2005, in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2250, Page 6668, Instrument #200557235, granted and conveyed unto John Harper.

Tax ID #: 11/7/1/76

PIN #: 11636503203562

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JOHN HARPER

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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**SAMANTHA GABLE, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2675 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017  
 AT 10:00 A.M.**

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

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

**BEGINNING** at an iron pin in line of lands of Leisure Equities Corp., from which a pipe at the southwest corner of lands conveyed by James J. Daverso and wife to James J. Daverso and wife by deed dated January 21, 1970 and recorded in Deed Book Vol. 382, Page 498 bears South 24 degrees 15 minutes East distant 299.48 feet; thence by lands of Leisure Equities Corp., North 24 degrees 15 minutes West 210.24 feet to an iron pin; thence by the same North 70 degrees 25 minutes East (at 189.84 feet passing an iron pin) 220.51 feet to a point on the Westerly right of way line of Pa. Legislative Route 498 (Traffic Route No. 611) leading from Stroudsburg to Delaware Water Gap; thence along the said Westerly right of way line of Pa. Legislative Route No. 498 (Traffic Route No. 611) South 26 degrees 35 minutes 20 seconds East 73.04 feet to a point; thence by the same South 24 degrees 35 East 108.76 feet to a point; thence by lands of James J. Daverso, of which this lot was formerly a part, South 63 degrees 2 minutes 30 seconds West 223.64 feet to the place of **BEGINNING**.

**CONTAINING 1 acre, more or less.**  
**BEING THE SAME PREMISES** which Michael E. Cooke and Vicki R. Cooke, husband and wife, by Deed dated 4/30/2012 and recorded 5/1/2012, in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2401, Page 7402, Instrument #201210402, granted and conveyed unto Joseph Ryan, single.

Tax ID #: 17/8/1/6-1  
 PIN #: 17730002953845

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 JOSEPH RYAN**

**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 on-

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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**SAMANTHA GABLE, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3972 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017  
 AT 10:00 A.M.**

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

**ALL THE FOLLOWING lot situate in the Township of Tunkhannock, County of Monroe and State of Pennsylvania and being more particularly described as follows, to wit:**

**BEGINNING** at an iron pipe, said iron pipe being the intersection of the Southerly line of Mountain Road with the Westerly line of Fawn Lane as shown on map entitled, "Section E, Indian Mountain Lake, 17 February 1965"; thence along the Westerly line of Fawn Lane as shown on said map, South 18 degrees 36 minutes 50 seconds East 180.30 feet to a point; thence along Lot #308 and 309 as shown on said map, South 77 degrees 48 minutes 00 seconds West, 115.01 feet to a point; thence along Lot #306 as shown on said map (a radial line to the hereinafter described curve) North 12 degrees 12 minutes 00 seconds West 174.61 feet to the point; thence along the Southerly line of Mountain Road as shown on said map, on a curve to the left having a radius of 990.00 feet, an arc length of 95.00 feet to the place of **BEGINNING**.

**BEING Lot No. 307, Section E, as shown on Plotting of Indian Mountain Lake Development Corp., made by Leo A. Achterman, Jr., dated February 17, 1965.**

**BEING Tax Map No. 20/8B/1/27**  
 Being the same property conveyed to Juan Diaz, by deed from Heinz H. Behnert and Hannelore G. Behnert, husband wife dated August 27, 2004, recorded September 8, 2004 in Monroe County Recorder of Deeds in Book 2201 Page 4953.

**NOTE: Being PIN Tax Map of the Township of Tunkhannock, County of Monroe.**

**Improvements: Residential property  
 Tax Code No. 20/8B/1/27  
 Pin #20632117021258**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 JUAN DIAZ**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MATTHEW J MCDONNELL,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7211 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.

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

ALL THOSE CERTAIN lot or tract of land lying situate in the Township of Polk, County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 1 on a Map of Evergreen Lake, Plotting No. 2 as recorded in the Office for the Recording of Deeds etc. at Stroudsburg, Pennsylvania in Map Book 33, Page 31, bounded and described as follows, to wit:

Beginning at a pipe on the northern edge of a 40 foot road, being Township Route 439 from Kresgeville to Effort, being also a corner of lands now or formerly of James Matsko, thence along lands now or formerly James Matsko, North two degrees eleven minutes (N 2 deg. 11') West for 155.00 feet to a pipe in line of lands of now or formerly of Russell Keller, thence along lands now or formerly of Russell Keller, North seventy-nine degrees twenty minutes twenty seconds ( 79 deg. 20'20") East for 72.98 feet to an iron pin, thence along the same and along now or formerly of Thomas Glidner, North fifty-seven degrees twenty-nine minutes ten seconds East for 214.46 feet to a pipe, being also a corner of Lot No. 2, South twenty-seven degrees seventeen minutes thirty-five seconds (S 27 deg. 17'35") East for 158.76 feet to a pipe on the northern edge of Township Route 439, South sixty-two degrees forty-two minutes twenty-five seconds (62 deg. 42'25") West for 312.61 feet to the point of beginning.

BEING THE SAME PREMISES which Todd Hahn and Nikol Matsko n/b/m Nikol Matsko Hahn, by Deed dated 8/29/2005 and recorded 9/8/2005, in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2239, Page 1529, granted and conveyed unto Kevin M. Conway.

Tax ID #: 13/7A/1/6

PIN #: 13622801356438

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

**KEVIN M CONWAY**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
SAMANTHA GABLE, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2491 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.

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

ALL THAT CERTAIN piece of land known as lot 1611 a/k/a 1611E Block Section C being situated and located in Coolbaugh Township, Monroe County, Pennsylvania, and encompassed and include within one of the following plats; a subdivision drawn by L.A. Achterman, Jr., P.E. of East Stroudsburg, Pennsylvania, known and described as "Section C, Stillwater Lake Estates, Inc., dated July 2, 1960", and approved by the Supervisors of the Township of Coolbaugh on July 31, 1961, and the Supervisors of the Township of Tobyhanna on July 31, 1961, and duly filed and recorded in the Office for the Recording of Plats, in and for the County of Monroe on the 16th day of August, 1961 which said plat is recorded in Plat Book 8, on page 159, and a subdivision drawn by L.A. Achterman, Jr., P.E. of East Stroudsburg, Pennsylvania, known as Section F of Stillwater Lake Estates Sundance Stillwater Corp., dated April 16, 1968, and approved by the Supervisors of the Township of Coolbaugh on June 3, 1968, and approved by the Monroe County Planning and Zoning Commission on May 8, 1968, and duly filed and recorded in the Office for the recording of Plats, in and for the County of Monroe on the 6th day of June 1968, in Plat Book 11, Page 131. Being known as 180 Linden Loop f/k/a 1611 Linden Loop, Pocono Summit, PA 18346.

Being the same premises which T.M. Builders, Inc., by Deed dated 9/25/2006 and recorded 9/29/2006, in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2282, Page 5357, Instrument #200641773, granted and conveyed unto Elizabeth Rayo.

Tax ID #: 3/14C/1/46

PIN #: 03634502855252

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

**ELIZABETH RAYO**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**SAMANTHA GABLE, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**ANDREW MARKOWITZ, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2230 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** piece or parcel or tract of land, situated in the **Township of Tobyhanna** , County of Monroe and Commonwealth of Pennsylvania, being Lot No. 1503 on the map or plan bearing title or legend "Section G-III, Locust Lake Village, Tobyhanna Township, Monroe County, Pennsylvania", bounded and described as follows, to wit:

Beginning at a point on the northeasterly line of Maple Drive and at the western-most corner of Lot No. 1502; thence northwestwardly along the northeasterly line of Maple Drive by a curve to the left having a radius of 1290 feet for an arc distance of 97 feet to a point, the southern-most corner of Lot No. 1504; thence North 50 degrees, 21 feet, 30 inches East along the southeasterly line of Lot No. 1504 (a radial to said curve) for a distance of 207.02 feet to a point; thence South 45 degrees, 34 minutes 30 inches East for a distance of 114.49 feet to a point; thence South 54 degrees, 40 feet West along the northwesterly line of Lot No. 1502 (a line radial to said curve) for a distance of 224.18 feet to a point, the place of BEGINNING.

**UNDER AND SUBJECT** to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited deed.

TAX I.D. #: 19/11B/1/80

Pin No. 19630602755153

Being Known As: 1047 Maple Drive, a/k/a 1503 Maple Drive, Pocono Lake, Pennsylvania 18347.

Title to said premises is vested in Bernadette L. Morin by deed from Curt F. Ostrow and Marianne K. Ostrow dated October 28, 1998 and recorded October 29, 1998 in Deed Book 2055, Page 3837.

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

**BERNADETTE L MORIN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 122 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** Unit in the property known, named and identified as Country Club of the Poconos, Phase III, a Condominium, situated in the **Township of Middle Smithfield** , County of Monroe and Commonwealth of Pennsylvania as shown on a plan entitled, "Final Land Development Plan, Country Club of the Poconos, Phase III Sections 4 and 8" dated January 15, 2004 last revised March 3, 2004 prepared by R.K.R. Hess Associates, Inc. Scranton, PA and recorded August 3, 2005 in Plat Book 77 Pages 189 through 195, which has heretofore been submitted to the provisions of the Uniform Condominium Act 68 PA, C.S.A. §3101, et seq, by the Recording of the Declaration of Condominium recorded in the Office of Recorder of Deeds in and for the County of Monroe on July 17, 2006, in Record Book No. 2274, Page 3752.

BEING designated as Unit No. 1178C

Premises known and numbered as 1178 Big Ridge Drive, Unit C, Marshalls Creek, PA 18335

Together with a proportional undivided interest in the Common Elements (as defined in such Declaration).

Subject to a Twenty Foot Wide Drainage, Slope and Utility Easements shall be provided all along all road rights of ways, except as shown on aforesaid referenced Final Land Development Plan.

BEING the same premises in which Toll PA IV, L.P. by deed dated November 30, 2006 and recorded in the Office of Recorder of Deeds in and for Monroe County on December 5, 2006 at Instrument #200651655, Book 2289 and Page 6336, conveyed unto Damian Josefsberg.

Parcel No. 09/98310/UC

Pin: 09733403246993C

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

**DAMIAN JOSEFSBERG**

## 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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
BRADLEY J OSBORNE, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5194 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017**

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

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

**ALL THAT CERTAIN Lot 1511 Block - Section C** being situated and located in **Coolbaugh Townships**, Monroe County, Pennsylvania, and encompassed and included within one or the following plats; a subdivision drawn by L.A. Achterman, Jr., P.E. of East Stroudsburg, Pennsylvania, known and described as 'Section C, Stillwater Lake Estates, Inc., dated July 2, 1960', and approved by the Supervisors of the Township of Coolbaugh on July 31, 1961 and the Supervisors of the Township of Tobyhanna on July 31, 1961, and July filed and recorded in the Office for the Recording of Plats, in and for the County of Monroe on the 16th Day of August, 1961, which said plat is recorded in Plat Book 8, on page 159, and a subdivision plat drawn by L.A. Achterman, Jr., P.E. of East Stroudsburg, Pennsylvania, known as Section F of Stillwater Lake Estates Sundance Stillwater Corp., dated April 16, 1968, and approved by the Supervisors of the Township of Coolbaugh on June 3, 1968 and duly filed and recorded in the office for the recording of Plats, in and for the County of Monroe on the 6th day of June, 1968, in Plat Book 11, Page 131. Said lot having a frontage on Red Run Road of 115 feet and a rear line of 75+ feet northerly side line of 203+ feet and a southerly side line of 212.63 feet. Dimensions are more or less and actual stream and lake locations governs and determines stream and lake lot side and rear line dimensions.

**TITLE TO SAID PREMISES VESTED IN Edmund V. Cragwell Jr.**, a married person, by Deed from Emily Lockover, dated 06/30/2009, recorded 07/15/2009, in Book 2356, Page 7409.

TAX CODE: 03/14C/1/48

TAX PIN: 03634502856436

**SEIZED AND TAKEN IN EXECUTION AS THE**

## PROPERTY OF:

**EDMUND V. CRAGWELL, JR**

## 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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIE C TSAI, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7375 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017**

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

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

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

**BEGINNING** at a; railroad spike in the center line of Township Road No. 428 (Scheller Hill Road), being a common corner of Lot No. 1, Lot No. 2, Lot No. 3, and Lot No. 4 as shown on a plan titled 'Final Plan, Minor Subdivision of Lands of Neal Strohl', dated May 27, 1987, and recorded May 4, 1988, in Plot Book Vol. 60, Page 140; thence in and along said centerline of Township Road No. 428 North 83 degrees 45 minutes 44 seconds East 70.00 feet to a railroad spike; thence by the same north 82 degrees 45 minutes 44 seconds East 165.00 feet to a railroad spike; thence by lands of Robert P. White South 11 degrees 45 minutes 42 seconds East (at 25.08 feet passing an iron pin) 223.92 feet to a cherry tree; thence by lands of Neal Strohl, of which this Lot was formerly a part, South 83 degrees 45 minutes 44 seconds West 256.53 feet to an iron pin; thence by the afore-mentioned Lot No. 3 north 6 degrees 14 minutes 16 seconds West (at 195.00 feet passing an iron pin) 220.00 feet to the place of BEGINNING.

**CONTAINING 1.247 acres of land.** Being Lot No. 4 as shown on the above described plan.

**TITLE TO SAID PREMISES VESTED IN Mary Louise Hambrick**, by Deed from Dale Strohl, dated 11/18/2002, recorded 11/26/2002, in Book 2137, Page 7959.

TAX CODE: 13/116293

TAX PIN: 13621700187828

**SEIZED AND TAKEN IN EXECUTION AS THE**

PROPERTY OF:  
MARY HAMBRICK A/K/A  
MARY LOUISE HAMBRICK

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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIE C TSAI, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

SEIZED AND TAKEN IN EXECUTION AS THE  
PROPERTY OF:  
CINDY-JEAN BOGART

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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
M TROY FREEDMAN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1980 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH  
PARCEL NO.: 17/16/2/4  
PIN 17638204703642

ALL THAT CERTAIN lot or parcel of land situate in the Township of Stroud, County of Monroe, and Commonwealth of Pennsylvania, designated as Lot No. 1 on a map of Cranberry Acres to be recorded in the Office for the recording of Deeds, etc., at Stroudsburg, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a pipe on the Western edge of a fifty-foot road known as Laurel Circle and in line of lands of Thomas Hruslinski; thence along lands of Thomas Hruslinski, North 82 degrees 6 minutes 50 seconds West for 100.04 feet to a pipe, being a corner of Lot No. 2; thence along Lot No. 2, North 6 degrees 21 minutes 40 seconds East for 276.01 feet to a pipe on the Southern edge of above mentioned Laurel Road; thence along laurel Road, South 72 degrees 8 minutes East for 77.54 feet to a pipe; thence along the same on a curve to the right with a radius of thirty foot for forty and ninety-eight one-hundredths feet to a pipe; thence along the same South 6 degrees 21 minutes 40 seconds West for 233.82 feet to a point of BEGINNING. Above described lot contains 0.604 acres.

Fee Simple Title Vested in Cindy-Jean Bogart by deed from, Gary R. Bogart and Cindy-Jean Bogart, his wife, dated 10/23/1990, recorded 5/11/1992, in the Monroe County Recorder of deeds in Deed Book 1828, Page 505.

Property Address: Road 3 Box 3864 Cranberry Road n/k/a 1117 Townsend Circle, East Stroudsburg, PA 18301

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8057 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH  
ALL THAT CERTAIN Unit in the property known, named and identified as Country Club of the Poconos, Phase III, a Condominium, situated in the Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania as shown on a plan entitled, 'Final Land Development Plan, Country Club of the Poconos, Phase III, Sections 4 and 8' dated January 15, 2004 last revised March 3, 2004, prepared by R.K.R. Hess Associates, Inc. Scranton, Pa. and recorded August 3, 2005 in Plat Book 77 Pages 189 through 195, which has heretofore been submitted to the provisions of the Uniform Condominium Act 68 PA., C.S.A. 3101, et seq, by the Recording of a Declaration of Condominium recorded in the Office of the Recorder of Deeds in and for the County of Monroe on July 17, 2006, in Record Book No. 2274, Page 3752.

Address: 1807 Big Ridge Drive, East Stroudsburg, PA 18302  
Being Parcel Number: 09-98299-UD  
Together with a proportionate undivided interest in the Common Elements (as defined in such Declaration).

Subject to a Twenty Foot Wide Drainage, Slope and Utility Easements shall be provided along all road right of ways, except as shown on aforesaid referenced Final Land Development Plan.

TITLE TO SAID PREMISES VESTED IN Melody Rosally, by Deed from TELL PA IV, L.P., dated 02/27/2014, recorded 03/05/2014, in Book 2434, Page 9164.

TAX CODE: 09/98299/UD  
TAX PIN: 09733401269334D

SEIZED AND TAKEN IN EXECUTION AS THE



**PROPERTY OF:****MELODY ROSALLY****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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PETER WAPNER, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9675 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017**

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

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Tunkhannock** , County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 1605, Section Blll, according to Plan of Emerald Lakes, recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, Pa., in Plot Book Volume 12, Page 115, bounded and described as follows, to wit: In Plot Book Volume and Page Number according to aforementioned Plan on Record.

**UNDER AND SUBJECT** to restrictions, conditions and covenants as appear in Monroe County Record Book Volume 472 at Page 154.

**BEING** the same property which Todd A. Martin, Sheriff of the County of Monroe in the Commonwealth of Pennsylvania, granted and conveyed unto Grantor herein in fee by Sheriff's Deed dated January 28, 1999 and recorded in the office for the Recording of Deeds in and for Monroe County, Pennsylvania on February 23, 1999 in Deed Book Vol. 2060, Page 2216.

Parcel Identification No: 20/1A/1/9

Map #: 20-6344-03-10-7720

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

**KAREN J. PROPER, IN HER CAPACITY AS ADMINISTRATRIX AND HEIR-AT-LAW OF KENT JOHNSON, DECEASED**

**CARLA P. TERO, IN HER CAPACITY AS HEIR-AT-LAW OF KENT JOHNSON, DECEASED**

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT TITLE OR INTEREST FROM OR UNDER KENT JOHNSON, 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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MARTHA E VON ROSENSTIEL,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8827 CIVIL 2015, I, Todd A. Martin, 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 , November 30, 2017**

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

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

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

Beginning at an iron in line of land of Oberst, and which iron bears North 74 degrees 0 minutes East 150.00 feet from the iron which marks the Northeast corner of land of E.R. Longstreth, thence by other land of Kimmels and which this was formerly a part, South 0 degrees 30 minutes East 202.00 feet to the Northerly side of a Private Road; Thence along the North edge of said Private Road North 70 degrees 30 minutes East 131.10 feet to an iron; thence also by Kimmels North 8 degrees 5 minutes West 187.20 feet to the Oberst Line; thence on the Oberst Line on a stone row South 74 degrees 0 minutes West 105.00 feet to the place of beginning. Containing .512 acres, more or less.

**BEING** known and numbered as 337 Hazelle Lane, Readers, PA 18352.

**BEING** the same property conveyed to Douglas M. Lutz and Susan Lutz, husband and wife who acquired title by virtue of a deed from Douglas M. Lutz, a now married man and Susan Lutz, f/k/a Susan Rimmer, a now married woman, dated December 23, 2005, recorded February 14, 2006, at Instrument Number 200606562, and recorded in Book 2257, Page 8148, Monroe County, Pennsylvania records.

TAX CODE: 08/8/1/29-4

PIN NO: 08636103034919

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

**SUSAN LUTZ  
DOUGLAS M LUTZ**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JUSTIN F KOBESKI, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5382 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or piece of ground situate in the **Township of Coolbaugh** , County of Monroe and Commonwealth of Pennsylvania, being Lot No. 67, Section No. G, as shown on Map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book No. 19, Pages 11, 17 and 19.

**BEING THE SAME** premises which Frank A. Barnes, by his Deed dated July 22, 1997 and recorded in the Office for the Recording of Deeds, Monroe County, PA in Record Book 2038, Page 2679, granted and conveyed unto Jeffrey A. Albeck, Grantor hereof in fee.

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

**TAX I.D. #: 03/8D/1/282**

**Pin No. 03635810450887**

**BEING KNOWN AS:** 7034 Vista Drive, Tobyhanna, Pennsylvania 18466.

Title to said premises is vested in Margaret Elizabeth Albeck and Jeffrey A. Albeck, husband and wife by deed from Jeffrey A. Albeck dated February 22, 2000 and recorded July 31, 2001 in Deed Book 2101, page 4367. The said Margaret Elizabeth Albeck died on September 22, 2014 thereby vesting title in his surviving spouse Jeffrey A. Albeck by operation of law. The said Jeffrey A. Albeck died on October 1, 2015 without a will or appointment of an Administrator.

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

**CHRISTIAN R ALBECK KNOWN SURVIVING HEIR OF JEFFREY A ALBECK  
 UNKNOWN SURVIVING HEIRS OF JEFFREY A ALBECK**

**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

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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**LAUREN M MOYER, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2267 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** condominium Unit situate, lying and being in the **Borough of Mount Pocono** , County of Monroe, and Commonwealth of Pennsylvania, including the improvements and appurtenances thereto belonging, subject to the provisions of the Pennsylvania Condominium Act (68PA C.S. Sec. 3101 et seq.) the amendments and supplements thereto, and to the provision of that certain declaration of Nittany Court Condominium, recorded on 7/19/93 in Record Book Volume 1898 at Page 0864 in Monroe County, more particularly described as Unit A, Building 5, Nittany Court Condominium in the Declaration aforesaid, and which Unit is herewith conveyed in conformity with the Condominium Act aforesaid, and includes the fee in an undivided .04166 percent interest in the Common Elements of this Condominium.

**BEING** known for informational purposes only as property address: 112 Nittany Court, Mt. Pocono PA. **BEING** the same premises which Stephen Eng and Michele Eng, husband and wife, by their Deed dated 07.31.2006, and Recorded 08.03.06 in the Office of Recorder of Deeds in and for Monroe County, Stroudsburg, Pennsylvania, as in Record Book Volume 2276, Page 4457, Inst. No. 200633145; granted and conveyed unto Ola M. Jennings and Kensley O. Lewis.

**Tax ID #: 10/112356/UA**

**PIN #: 10635508899262/UA**

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

**OLA M. JENNINGS A/K/A  
 OLA JENNINGS  
 KENSLEY O. LEWIS**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
SAMANTHA GABLE, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1658 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017

AT 10:00 A.M.

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

ALL THAT CERTAIN lot or piece of ground designated as Lot No. 806, Section C being situated and located in Tobyhanna Township, Monroe County, Pennsylvania and encompassed and included within one of the following plats: a subdivision drawn by L.A. Achterman, P.E., of East Stroudsburg, Pennsylvania, known and described as 'Section C, Stillwater Lake Estates, Inc., dated July 2, 1960' and approved by the Supervisors of the Township of Coolbaugh on July 21, 1961 and the Supervisors of the Township of Tobyhanna on July 31, 1961, and duly filed and recorded in the Office for the Recording of Plats, in and for the County of Monroe on the 16th day of August, 1961, which said plat is recorded in Plat Book 8, on Page 159, and a subdivision plat drawn by L.A. Achterman, Jr., P.E., of East Stroudsburg, Pennsylvania, known as Section F of Stillwater Lake Estates Sundance Stillwater Corp., dated April 16, 1968, and approved by the Supervisors of the Township of Coolbaugh on June 3, 1968 and duly filed and recorded in the Office for the Recording of Plats, in and for the County of Monroe on the 6th day of June, 1968, in Plat Book 11, Page 131.

TITLE TO SAID PREMISES VESTED IN Michael Barta, by Deed from Grace E. Busby, a/k/a Grace Busby, dated 02/12/2001, recorded 02/13/2001, in Book 2091, Page 1777.

TAX CODE: 19/4C/1/43

TAX PIN: 19-6345-04-93-2804

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

**MICHAEL B. BARTA A/K/A**

**MICHAEL BARTA**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
VISHAL J DOBARIA, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4771 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017

AT 10:00 A.M.

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

ALL THAT CERTAIN tract, piece or lot of land situated in the Township of Jackson, County of Monroe and State of Pennsylvania, being Lot No. 24, Appenzel Estates, Recorded in Plot Book Volume 43, Page 95, bounded and described as follows, to wit:

BEGINNING at an iron on the westerly side of Executive Drive, said iron also being a corner of Lot No. 25, Appenzel Estates, thence along Lot No. 25, Appenzel Estates, S 87 degrees 26 minutes 51 seconds W (Magnetic Meridian 1979) for 290.40 feet to an iron, thence along lands of Lakefield Associates, N 2 degrees 33 minutes 09 seconds W for 150.00 feet to an iron, thence along Lot No. 23, Appenzel Estates, N 87 degrees 26 minutes 51 seconds E for 290.40 feet to an iron, thence along the westerly side of Executive Drive, S 2 degrees 33 minutes 09 seconds E for 150.00 feet to the place of BEGINNING. CONTAINING 1.000 Acre more or less.

BEING THE SAME PREMISES WHICH Appenzel Marketing, Inc., a Pennsylvania Corporation by deed dated August 12, 1983 and recorded on October 5, 1983 in the Office for the Recording of Deeds, ANDc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, in Deed Book Volume 1297, Page 297, granted and conveyed unto Mark D. Schlageter and Carol A. Schlageter, his wife, Grantors hereof in fee.

Being known as Tax Parcel 8/8C/1/24

Map #: 08-6351-04-72-6579

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

**DONALD E WHEELER**

**BETH S WHEELER**

**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."

f'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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
HEATHER RILOFF, ESQUIRE

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
SAMANTHA GABLE, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Bary J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**  
By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8109 CIVIL 2011, I, Todd A. Martin, 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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3357 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**Thursday , November 30, 2017  
AT 10:00 A.M.**  
**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THAT CERTAIN piece or parcel and tract of land situate in the Township of Jackson , County of Monroe and Commonwealth of Pennsylvania, known as Lot 19, Chatham Hill, as recorded in the Office for the Recording of Deeds, in and for Monroe county, in Plot Book 61 at page 158.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THAT CERTAIN piece, parcel or lot of land situate in the Township of Coolbaugh , County of Monroe and Commonwealth of Pennsylvania, being described as follows, to wit:  
BEGINNING at a point on the northeasterly line of Central Park as shown on map entitled, "Pocono Summit Lakes, Inc., Section J - Plotting 2" and being also a corner of Lot No. 42; thence along the northeasterly line of Central Park, N 37°14' W 280.00 feet to a point on the southeasterly line of park Avenue East, as shown on said map; thence along the southeasterly line of Park Avenue East, N 52°46' E 80.00 feet to a point and being also a corner of Lot No. 57; thence along Lot Nos. 57 through 70, inclusive, S 37°14' E 280.00 to a point; thence along Lot No. 42, S 52°46' W 80.00 feet to the place of beginning.

Excepting and reserving Lot No. 30, Chatham Hill Road, as shown on a map of "Chatham Hill" as record in the Office for the Recording of Deeds, in and for Monroe County, in Plat Book 61 at Page 158.

The above parcels, Lot Nos. 43 through 56, inclusive, shall be merged into one parcel for taxing purposes and shall not be separately conveyed without prior express approval of the municipality, as provided by law.

**UNDER AND SUBJECT** all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as may be more particularly set forth in the above recited Deed and which may run with the land.

BEING designated as Tax No. 3/5/1/149-7 in the Deed Registry Office of Monroe County, Pennsylvania. Being known for informational purposes only as 1336 Central Park f/k/a 56 Central Park, Pocono Summit, PA 18346

Commonly known as 159 Chatham Hill f/k/a 19 Chatham Hill Drive, Reeders, PA.

Tax ID #: 03/5/1/149-7  
PIN #: 03635501189068

**BEING THE SAME PREMISES** which Raintree Enterprises, Inc., a Pennsylvania Corporation, in Deed Book 2/20/2002 and recorded 2/25/2002, in the Office of the Recorder of Deeds in and for the county of Monroe, in Deed Book 2115, Page 9979, Instrument #200207704, granted and conveyed unto Corey Nowak and Joanne Nowak, husband and wife.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
KATHY S KEIPER  
TIMOTHY A KEIPER

Tax ID #: 08/86399  
PIN #: 08635000183827

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**COREY NOWAK  
JOANNE NOWAK  
THE UNITED STATES  
OF AMERICA**

**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."

**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.

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

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.

Todd A. Martin

Sheriff of Monroe County  
Pennsylvania  
SAMANTHA GABLE, ESQUIRE

Pennsylvania  
AMANDA RAUER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3155 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

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

ALL THE FOLLOWING lot situate in the Township of Tobyhanna, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 318, Section C, as shown on "Plotting of Stillwater Estates, Inc. Coolbaugh and Tobyhanna Townships, Monroe County, Pennsylvania, made by Leo A. Achterman, Jr.," and recorded in Monroe County, Pennsylvania, in Plot Book No. 8, page 159.

BEING THE SAME PREMISES WHICH Alan R. McCurdy a/k/a Allan R. McCurdy and Annamarie F. McCurdy, by Deed dated January 28, 2005 and recorded February 4, 2005 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2215, Page 5056, granted and conveyed unto Kevin M. Sweeney and Sharon Sweeney.

Kevin M. Sweeney departed this life on August 25, 2015. Sharon Sweeney departed this life on January 6, 2016.

Improvements: Residential property  
Tax Code No. 19/4C/1/9

Pin #19634504836944

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

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER KEVIN M. SWEENEY, DECEASED**

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER SHARON SWEENEY, 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.

Todd A. Martin  
Sheriff of Monroe County

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 402 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

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

ALL THAT CERTAIN lot or piece of ground situate in Middle Smithfield Township, Monroe County, Pennsylvania, being Townhouse No. 55 of Sweet Fern village, Phase I, as is more completely set forth on the Big Ridge Plot Plan of Mid-Monroe Development Corp., which plan is duly recorded in the Office of the Recorder of Deeds in and for the County of Monroe, Commonwealth of Pennsylvania, at Plot Book Volume 61, Page 106.

IT BEING THE SAME PREMISES which Shala Ettehadih a/k/a Sheila Lynn Ettehadih and Hamid Ettehadih a/k/a Hamid Ettehadih, by indenture bearing date of February 28, 2004, did grant and convey unto Sheila Lynn Ettehadih and Hamid Ettehadih, wife and husband, said deed being recorded in the Office for the Recording of Deeds in and for Monroe County at Stroudsburg, Pennsylvania, in Record Book Volume 2184, Page 4483, reference being thereunto had, the same will more fully and at large appear.

THIS CONVEYANCE is expressly made under and subject to the provisions of the Declaration of Covenants and Restrictions and Deed of Conveyance dated September 1, 1989, and recorded in the Office of the Recorder of Deeds in and for the County of Monroe, Commonwealth of Pennsylvania, in Record Book Volume 1708, Page 1524.

Parcel Identification No: 09/87054/U55

Map #: 09-7323-02-78-2126

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

**JOHN REBOLI**

**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.

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania  
**HEATHER RILOFF, ESQUIRE**  
 Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27: Nov 3, 10

Pennsylvania  
**JACOB M OTTLEY, ESQUIRE**  
 Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27: Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9158 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** message, tenement and lot, tract or parcel of land, situate and lying and being in the **Township of Stroud**, County of Monroe and State of Pennsylvania, designated on the plan of lots of Pokona Tract entered of record in the Recorder's Office at Stroudsburg, Pennsylvania, in and for the County of Monroe as lot #174 bounded and described as follows, to wit:

On the East by lot #175, on the South by West Main Street; on the West by Hazel Street and on the North by Diamond Alley, containing in front on West Main Street 42 1/2 feet nd extending of that same width 120 feet to Diamond Alley.

**UNDER AND SUBJECT** to the following conditions or restrictions. That no building shall be erected within 20 feet to the front building line.

**TAX I.D. #:** 17/12/3/5  
**Pin #** 17639008974570  
 Being Known As: 1672 West Main Street, Stroudsburg, Pennsylvania 18360

Title to said premises is vested in Lloyd W. Leap and Mary J. Leap by deed from Stroudsburg Security Trust Company now by merger Monroe Security Bank and Trust Company, a Corporation dated November 8, 1968 and recorded December 6, 1968 in Deed Book 368, Page 655. The said Lloyd W. Leap died in February, 1988 thereby vesting title into Mary J. Leap by operation of law.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 MARY J. LEAP**

**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.

**Todd A. Martin  
 Sheriff of Monroe County**

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7250 CIVIL 2009, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** tract, piece or parcel of land situated in the **Township of Chestnuthill**, County of Monroe and State of Pennsylvania, being Lot No. 28, Final Subdivision Plan, Mountain Terrace Estates, recorded in Plot Book Volume No. 71 at Page No. 152, bounded and described as follows, to wit:

**BEGINNING** at an iron in the northerly right-of-way Terrace Drive, being a corner of Lot No. 27, Mountain Terrace Estates thence along Lot No. 27 N 11 degrees 25 minutes 41 seconds E (MM) for 330.00 feet to an iron in line of remaining lands of Richard H. and Beverly F. Frantz, thence along remaining lands of Richard H. and Beverly F. Frantz, N 78 degrees 34 minutes 19 seconds E for 150.00 feet to an iron a corner of Lot No. 29, thence along Lot No. 29 S 11 degrees 25 minutes 41 seconds E for 330.00 feet to an iron in the northerly right-of-way of Terrace Drive, thence in the northerly right-of-way of Terrace Drive S 78 degrees 34 minutes 19 seconds W for 150.00 feet to the place of **BEGINNING**.

**CONTAINING** 1.136 acres more or less.  
**TITLE TO SAID PREMISES VESTED** in Ankhami Amendra Akhety En Maat, an unincorporated association Trust, by Deed from John D. Bradley, Jr., dated 10/24/2011, recorded 10/24/2011, in Book 2393, Page 230.

**TAX CODE:** 02/91218  
**TAX PIN:** 02634000361918  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 JOHN D. BRADLEY, JR**

**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.

**Todd A. Martin  
 Sheriff of Monroe County**



Pennsylvania  
 PETER WAPNER, ESQUIRE  
 Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27: Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4120 CIVIL 2013, I, Todd A. Martin, 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, November 30, 2017  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** message, and lot, tract, piece or parcel 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 stake on the southeast side of Analomink Street, in said borough, said stake being one hundred forty-eight feet northeast from the southeast or East corner of Analomink and Prospect Streets, thence along an eight foot alley south thirty-five degrees East one hundred forty-five feet to a stake; thence: North fifty-four and one-half degrees East forty-five feet to a stake; thence, North thirty-five degrees West one hundred forty-five feet to Analomink Street; thence along said Analomink Street South fifty-four and one-half degrees West forty-five feet to the place of beginning. The courses used in this description are true Meridian, Var 6 degrees 45 minutes West.

Being No. 89 Analomink Street

**TITLE TO SAID PREMISES VESTED** in Brian Crawford and Scott A. Bartolacci, as joint tenants with right of survivorship, by Deed from Kevin R. Stine and Carmenn R. Stine, his wife, dated 12/31/2002, recorded 01/09/2003, in Book 2141, Page 7625.

TAX CODE: 05-2/1/2/45  
 TAX PIN:05730116943152

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

**SCOTT A. BARTOLACCI  
 BRIAN CRAWFORD**

**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.

Todd A. Martin  
 Sheriff of Monroe County

Pennsylvania  
 ELIZABETH M BENNETT, ESQUIRE  
 Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27: Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6679 CIVIL 2012, I, Todd A. Martin, 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, November 30, 2017  
 AT 10:00 A.M.**

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

**ALL THOSE TRACTS** of parcels of land and premises, lying and being in the Township of Coolbaugh, in the County of Monroe and Commonwealth of Pennsylvania, more particularly described as follows:

First Tract: Being known and designated as Lot 7740 in Section U as shown on "Plotting of Pocono Farms, Inc., Coolbaugh Township, Monroe County, Pennsylvania, made by Bellante & Clauss" and recorded in Monroe County, Pennsylvania in Plot Book No. 16 at Page 47.

Second Tract: Being known and designated as Lot 7740-A, Section U, as more fully set forth in the Final Plan Resubdivision of Lands of Pocono Farms, Section I-U & L, Lake Road, recorded March 2, 1982, in the Office for the Recording of Deeds, Stroudsburg, Monroe County, Pennsylvania in Plat Book 49, Page 13.

Under and Subject to covenants, easements, restrictions and reservations appearing in the chain of title or otherwise visible upon the land.

**BEING THE SAME PREMISES** which Elia Ulanga and Dennis Ulanga, husband and wife, by deed dated 05/24/2005 and recorded 06/29/2005 in Book 2230 Page 7161 conveyed to Benjamin P. Kornegay and Sharla R. Adamson.

Pin #: 03635703032568  
 Tax Code #: 03/7G/3/25

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

**SHARLA R. ADAMSON  
 BENJAMIN P. KORNEGAY**

**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.

Todd A. Martin  
 Sheriff of Monroe County

Pennsylvania  
REBECCA A SOLARZ, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7873 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the township of Coolbaugh , county of Monroe and commonwealth of Pennsylvania, being lot #2323 section 4 of Pocono farms east as shown on plan of lots recorded in the office of the recorder of deeds of Monroe County in plot book volume 17, page 119.

**TITLE TO SAID PREMISES VESTED** IN Arthur P. Schreiber, by Deed from Pocono Hickory Lane, Inc., a Pennsylvania Corporation, dated 10/29/1992, recorded 12/16/1992 in Book 1864, Page 340.

Mortgagor Arthur P. Schreiber died on 06/29/2005, and upon information and belief, his surviving heirs are Madeline Schreiber, John Schreiber, Mary Coyle, and Agnes Erichsen. By executed waivers, John Schreiber and Agnes Erichsen waived their right to be named as a defendant in the foreclosure action.

**TAX CODE: 03/4D/1/271  
TAX PIN: 03636601283333**

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

**MADELINE SCHREIBER, IN HER CAPACITY AS HEIR OF ARTHUR P. SCHREIBER, DECEASED  
MARY COYLE, IN HER CAPACITY AS HEIR OF ARTHUR P. SCHREIBER, DECEASED  
UNKNOWN HEIRS, SUCCESSORS,  
ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ARTHUR P. SCHREIBER, 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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIE C TSAI, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1069 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** lot or piece of ground situate in the Township of Pocono , County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at a point at or near the center of Township Road 628 (formerly U.S. Route 611), a corner of lands of Frank Monza, et ux; thence, (1) along lands of said Monza South 79 degrees 26 minutes 53 seconds East 488.27 feet to a point on line of lands of William H. Eckroth, a corner of lands of said Monza; thence, (2) along lands of said Eckroth South 10 degrees 48 minutes 0 seconds West 188.44 feet to a point on line of lands of Markley L. Bloss; thence, (3) along lands of said Bloss North 79 degrees 12 minutes 0 seconds West (passing over a pipe at 298.28 feet) 471.91 feet to a point at or near the center of the aforesaid Township Road 628; thence, (4) along or near the center of said road North 4 degrees 47 minutes 34 seconds East 187.05 feet to the point of BEGINNING. CONTAINING 2.065 acres, more or less.

**TITLE TO SAID PREMISES VESTED** IN Helen Widdoss Pfeuffer, single, by Deed from Helen Marie Widdoss, a/k/a Helen Marie Widdoss, single, dated 08/16/1995, recorded 08/23/1995, in Book 2017, Page 5807.

**TAX CODE: 12/7/1/16  
TAX PIN: 12637303138064**

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

**HELEN W. PFEUFFER A/K/A  
HELEN WIDDOSS PFEUFFER**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PETER WAPNER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2734 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017**

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

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

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

**BEGINNING at a point on the southerly line of an unnamed road 40 feet in width, the northwesterly corner of Lot 616 as shown on map entitled "Map of Subdivision of Lands of Isaac Miller, July 1961" thence along Lot 616, S 6°34'00" W 235.01 feet to a point in line of lands of Rainbow Lakes, Inc.; thence along said lands of Rainbow Lakes, Inc., N 82°47'42" W 100.00 feet to a point, the southeasterly corner of Lot 618 as shown on said map; thence along Lot 618, N 6°34'00" E 233.90 feet to a point on the southerly line of said unnamed road; thence along the said unnamed road, S 83°26'00" E 100.00 feet to the place of BEGINNING.**

**CONTAINING 0.536 acres, more or less.**

**BEING the same premises which Jeffrey T. Butz by Deed dated July 11, 2005, and recorded on July 12, 2005 in the Office of the Recorder of Deeds in and for the county of Monroe, Stroudsburg, Pennsylvania in Book No. 2232, Page 3049, granted and conveyed unto Michael Pal and Victoria Riccio-Pal, husband and wife.**

**TAX PARCEL NO.: 12/16/3/58**

**PIN NO.: 12-6354-03-12-0269**

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

**MICHAEL PAL**

**VICTORIA RICCIO-PAL**

**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.**

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JAMES V FARERI, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10**

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10732 CIVIL 2014, I, Todd A. Martin, 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 , November 30, 2017**

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

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

**ALL THAT CERTAIN piece, or lot of land situate within the Township of Tunkhannock , County of Monroe and Commonwealth of Pennsylvania, more particularly and fully described in Schedule "A" hereto attached and made a part hereof.**

**Schedule "A"**

**ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Tunkhannock , County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 7104, Section D11, according to Plan of Emerald Lakes, recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Plot Book Volume 19, page 113, bounded and described as follows, to wit:**

**In Plot Book Volume and Page Number according to aforementioned plan on record.**

**Title to said Premises vested in Jose Rodriguez by Deed from Ancel D. Green dated June 30, 2006 and recorded on July 31, 2006 in the Monroe County Recorder of Deeds in Book 2275, Page 9102 as Instrument No. 200632505.**

**Being known as: 1212 Glade Dr f/k/a 49 Glade Drive, Long Pond, PA 18334**

**Tax Parcel Number: 20/1C/1/20**

**Tax Pin Number: 20634301083661**

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

**JOSE RODRIGUEZ**

**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.**

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ROGER FAY, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10**

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6126 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** tract, piece or lot of land situate in the **Township of Chestnuthill** , County of Monroe and State of Pennsylvania, being Lot No. 8, Harvest Hill Estates, recorded in Plot Book Volume 59 page 318, being described as follows, to wit:

**BEGINNING** at an iron on the southwesterly side of Harvest Hill Drive, being also a corner of Lot No. 14, Harvest Hill Estates, thence along Harvest Hill Drive on a curve to the right having a radius of 275.00 feet and an arc length of 390.68 feet to an iron, a corner of Lot No. 7, Harvest Hill Estates, thence along Lot No. 7 for the following two courses and distances: (1) N 63°39'34" W (Magnetic Meridian) for 50.00 feet to an iron; (2) N 55°00'00" W for 222.47 feet to an iron, a corner of Lot No. 14, Harvest Hill Estates, thence along Lot No. 14, N 34°56'33" E for 241.12 feet to the place of **BEGINNING**.

**CONTAINING 1.147 acres more or less.**

**TAX I.D. #: 2/7/1/46-11**

**PIN #: 0263400001130**

Being Known As: 249 Harvest Hill Drive, Effort, Pennsylvania 18330.

Title to said premises is vested in Lilian J. Guzman by deed from Salvatore Modica and Mark Ciccone dated March 25, 2014 and recorded March 27, 2014 in Deed Book 2435, Page 7772.

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

**LILIAN J GUZMAN**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

**ANDREW MARKOWITZ, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 155 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**ALL THOSE CERTAIN** pieces, parcel or tracts of land known and described as Lot 10, Section N, and Lot 37, Section K, Leisure Lands, Inc., situate in the **Township of Middle Smithfield** , County of Monroe and Commonwealth of Pennsylvania, as shown on map of Leisure Lands, Inc. and Monroe County Plot Book Volume 9, Page 103 and Plot Book Volume 26, Page 125.

**PARCEL NO. 9/13B/1/262**

**BEING** the same premises which Todd A. Martin, sheriff of the County of Monroe in the State of Pennsylvania, by Sheriff's deed dated 05-04-07 and recorded 05-07-07 in the office of the Recorder of Deeds in and for the County of Monroe in Deed Book 2304 Page 4836, granted and conveyed unto T.M. Builders, Inc.

Title to said Premises vested in Gerald Wannermeyer by Deed from T.M. Builders, Inc. dated December 31, 2007 and recorded on February 25, 2008 in the Monroe County Recorder of Deeds in Book 2327, Page 8318 as Instrument No. 200805518.

Being known as: 111 Oriole Way f/k/a 175 Oriole Way, East Stroudsburg, PA 18301

**Tax Parcel Number: 09/13B/1/263**

**Tax Pin Number: 09731602758577**

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

**GERALD WANNERMEYER**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**ROGER FAY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 431 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** tract, piece or lot of land situate in the **Township of Jackson**, County of Monroe and State of Pennsylvania, being Lot No. 6, Section Two, Jackson Mountain View, described as follows to wit: **BEGINNING** at an iron on the easterly side of Jackson View Road, thence along Lot No. 7, Jackson Mountain View, South 86 degrees 17 minutes 55 seconds East (Magnetic Meridian) for 204.35 feet to an iron, thence along lands of Carrie O. Miller Estate, South 1 degree 34 minutes 44 seconds West for 210.14 feet to an iron, thence along Lot No. 5, Jackson Mountain View, North 86 degrees 17 minutes 55 seconds West for 212.13 feet to an iron thence along the easterly side of Jackson View Road, North 3 degrees 42 minutes 5 seconds East for 210.00 feet to the place of **BEGINNING**.

**CONTAINING 1.004 acres, more or less.**

**BEING THE SAME PREMISES** which William D. Vorce and Maria Vorce, now known as Maria Sansaet, single individuals, by deed dated 12/12/2012 and recorded 12/14/2012 in Book 2412 Page 5173 conveyed to Maria Sansaet, a single woman.

Pin #: 08635103007822

Tax Code #: 08/8A/2/20

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

**MARIA SANSAET  
WILLIAM D VORCE**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

**MATTHEW K FISSEL, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 908 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**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. 1617, as shown on a certain Plan entitled Section G-IV Stillwater Lake Estates SunDance Stillwater Corp, as recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Plan Book 13, Page 53.

TAX I.D. #: 3/14E/1/136

Pin No. 03634502982576

Being Known As: 2191 Vacation Lane, Pocono Summit, Pennsylvania 18346

Title to said premises is vested in Daniel Darcy by deed from Federal Home Loan Mortgage Corporation by its Attorney in Fact Phelan, Hallinan LLP NKA Phelan, Hallinan, Diamond & Jones LLP, By Power of Attorney recorded 12/3/2013 BK 2431, PG 1673, INST 201332887 dated October 23, 2015 and recorded November 9, 2015 in Deed Book 2462, Page 6234. The said Daniel Darcy died on July 9, 2016 without a will or appointment of an Administrator.

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

**BRIDGET M. DARCY, KNOWN SURVIVING HEIR OF DANIEL DARCY  
UNKNOWN SURVIVING HEIRS OF DANIEL DARCY**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

**LAUREN M MOYER, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6886 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** piece or parcel of land situate in the Township of Tunkhannock, County of Monroe and State of Pennsylvania, and being more particularly described as follows:

**BEING** all of Lot 706 in Section F as shown and designated on plan of Indian Mountain Lakes, Section F, made by Leo Achterman, Jr. Civil Engineer and Surveyor, dated February 18, 1965 and recorded May 19, 1965 at the Recorder of Deeds for Monroe County, Map Book 9, Page 199.

**BEING THE SAME PREMISES WHICH E. Nancy Finneran and Andrew J. Finneran, w/h and Alfred J. Froeschl, Jr., and Penelope Froeschl, h/w** by deed dated April 23, 2004 and recorded May 4, 2004, in the Office for the Recording of Deeds, etc., in and for the County of Monroe at Stroudsburg, Pennsylvania, in Record Book Volume 2189, page 702, granted and conveyed unto Wendy L. Opperlee, in fee.

**UNDER AND SUBJECT** to Restrictions, etc., as appear in Deed Book Volume 913, page 42.

Being known as  
Tax Parcel #20/8G/1/79  
Map #: 20-6321-14-23-8229

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

**BERTHY J. CALVACHE-MURPHY  
PATRICK R. MURPHY**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**HEATHER RILOFF, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2502 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or piece of ground situate and being in the Township of Tobyhanna, County of Monroe and Commonwealth of Pennsylvania, more particularly described as follows, to wit:

Being designated at Lot Number 116 as set forth on map entitled "Plot of Lots of Harvest Acres, Section 1, Tobyhanna Township, Monroe County, Pennsylvania, dated December 15, 1972, scale 1" to 100', by Achterman Associates, Consulting Engineers, East Stroudsburg, Pennsylvania, and filed in the Recorder of Deeds Office at Stroudsburg, Pennsylvania in Plat book Volume 21 at Page 105.

**BEING** known and numbered as 116 Fox Lane n/k/a 2254 Beaver Circle, Pocono Summit, PA 18346.

Being the same property conveyed to Barrington L. Wright, no marital status shown who acquired title by virtue of a deed from William G. Schwab, Trustee for Irma L. Silverman, dated October 4, 1999, recorded October 8, 1999, at Instrument Number 199937038, and recorded in Book 2070, Page 2192, Monroe County, Pennsylvania records.

TAX CODE: 19/4A/2/16  
PIN NO: 19633504934458

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

**BARRINGTON L WRIGHT**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**KIMBERLY A BONNER, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10



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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9331 CIVIL 2015, I, Todd A. Martin, 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, November 30, 2017**

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

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

**ALL THAT CERTAIN lot/lots, parcel or piece of ground situated in Township of Coolbaugh, County of Monroe, State of Pennsylvania, being Lot/Lots No. 129, Section No, J as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No, 22, page 11, 13, 15 & 17.**

**TOGETHER with the rights and privileges and UNDER AND SUBJECT to the covenants, conditions and restrictions which appear of record in the Deed from A Pocono Country Place Inc. to Arthur J. Bolduc and Jessica Iacono recorded in Monroe County Deed Book Vol. 688, Page 108.**

**BEING THE SAME PREMISES which Albert Ralph Mekeel, a married man, by Deed dated 06/15/2005 and recorded 06/21/2005 in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2229, page 6039, granted and conveyed unto Richard R. Uhlenendorf and Theresa Loibisso.**

**Tax ID #: 03/9B/1/169**

**(Pin #03635919600906)**

**PIN #: 03635919600906**

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

**RICHARD R UHLENDORF**

**THERESA UHLENDORF**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
KRISTEN D LITTLE, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10**

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9412 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017**

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

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

**ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Tobyhanna, County of Monroe and Commonwealth of Pennsylvania designated as Lot No. 5419, Section CIIIA, according to Plan of Emerald Lakes, recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Plot Book Volume 17, Page 77.**

**UNDER AND SUBJECT to all restrictions, reservations, conditions, covenants and exceptions as set forth in prior deeds in the chain of title.**

**BEING THE SAME PREMISES which Haidee Rodriguez, Executrix of The Estate of George A. Rodriguez, by deed dated 11/6/2014 and recorded 11/10/2014 in Book 2446 Page 290 conveyed to Haidee Rodriguez (his wife) and Carmen M. Rodriguez, aka Carmen M. Torres (ex-wife).**

**Pin #: 19634402662473**

**Tax Code #: 19/31/1/126**

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

**HAIDEE RODRIGUEZ, INDIVIDUALLY AND AS EXECUTRIX OF THE ESTATE OF GEORGE A. RODRIGUEZ**

**CARMEN M. TORRES A/K/A**

**CARMEN M RODRIGUEZ**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
NORA C VIGGIANO, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10**

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8920 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH 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 #4043, 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 1, 1973 and filed and recorded in the Office for the Recording of Plats, Monroe County on October 3, 1973 in Plat Book Volume 20, page 109.

The improvements thereon being known as 1182 Trapper Lane, Pocono Summit - 18346.  
**BEING THE SAME PREMISES WHICH** Hannon Homes, Inc., by Deed dated February 14, 2005 and recorded February 28, 2005 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2217, page 4884, granted and conveyed unto Cynthia A. Molloy.

Improvements: Residential property  
Parcel Number 03/14F/2/217  
Pin Number 03634604710437

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
CYNTHIA A. MOLLOY**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**MATTHEW J MCDONNELL,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7199 CIVIL 2015, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** tract or parcel of land and premises, situate, lying and being in the **Township of Tunkhannock** in the County of Monroe and Commonwealth of Pennsylvania, more particularly described as follows:

All the following lot situate in the Township of Tunkhannock, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 38, Section 8, as shown on "Plotting of Sierra View" Tunkhannock Township, Monroe County, Pennsylvania, made by VEP & Associates and recorded in Monroe County, Pennsylvania, in Plot book No. 36, Page 57.  
Title to said Premises vested in George McDaniel and Sheila McDaniel by Deed from George F. Ohm, Jr. and Anne P. Ohm dated April 18, 1998 and recorded on April 20, 1998 in the Monroe County Recorder of Deeds in Book 2047, Page 2112 as Instrument No. 199811593.

Being known as: 2427 Allegheny Drive, Blakeslee, PA 18610

Tax Parcel Number: 20-3A/2/22  
Tax Pin Number: 20633101356191

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
SHEILAH MCDANIEL  
GEORGE MCDANIEL**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**ROGER FAY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8591 CIVIL 2011, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** tract, piece or parcel of land, with improvements, situate in the Township of Pocono, County of Monroe, and Commonwealth of Pennsylvania, being shown and designated as Lot No. 27 on a certain map entitled "Final Plan; Deer Mountain Lake; Pocono Township, Monroe County, PA. Scale: 1"=100'; September 1973" as prepared by Lawrence R. Bailey, Registered Surveyor, Stroudsburg, PA, said map being recorded in Monroe County Plat Book Volume 20, Page 99.

BEING known and numbered as 27 Lake Drive n/k/a 7304 Moss Drive, Swiftwater, PA 18370.

Being the same property conveyed to Nancy Martinez who acquired title by virtue of a deed from Howard L. Marks and Constance Marks, his wife, by her agent, Howard L. Marks, dated November 30, 2004, recorded December 2, 2004, at Instrument Number 200454932, and recorded in Book 2209, Page 4605, Office of the Recorder of Deeds, Monroe County, Pennsylvania.

TAX CODE: 12/12A/2/67

PIN NO: 12636402672126

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

**NANCY MARTINEZ AKA  
NANCY M. MARTINEZ**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
CRISTINA L CONNOR, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2101 CIVIL 2015, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot, parcel or piece of land situate in the Township of Middle Smithfield, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 149, Phase 1, Big Ridge Plot Plan of Mid-Monroe Development Corp., 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 61, Page 106.

BEING THE SAME PREMISES which Adam Luckner by Deed dated December 20 2004 and recorded December 22, 2004 in the Office for the Recorder of Deeds in and for the County of Monroe and Commonwealth of Pennsylvania in Record Book Volume 2211, Page 3967, granted and conveyed unto Paul A. Valenti and Jennifer M. Valenti, h/w, grantor(s) herein.

TITLE TO SAID PREMISES VESTED IN Charles James and Faye James, h/w, by Deed from Paul A. Valenti and Jennifer M. Valenti, h/w, dated 03/25/2008, recorded 04/22/2008, in Book 2331, Page 8291.

TAX CODE: 09/87007

TAX PIN: 09732302774779

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

**FAYE RICHARDS JAMES A/K/A  
FAYE JAMES  
CHARLES JAMES**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIE C TSAI, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2528 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot situate in the township of Middle Smithfield , County of Monroe and Commonwealth of Pennsylvania, being designated as Lot No. 97, Section Three, as shown on Plotting of lake of the Pines, Middle Smithfield Township, Monroe County, Pennsylvania, in Plot Book 17, Page 57 and re-recorded in Plot Book Volume 18, Page 19.**

**Tax Map No. 9/4C/3/97  
PIN: 09-7344-03-43-6063**

Subject to the same rights, reservations, exceptions, covenants and conditions as are found in the prior chain of title.

Being the same premises conveyed to Francis Garnsey by deed of Fannie Mae a/k/a Federal National Mortgage Association organized and existing under the laws of the United States of America, by its Attorney in Fact, KML Law Group, PC, dated October 18, 2013 and recorded in the Office of the Recorder of Deeds of Monroe County in Deed Book Volume 2429 Page 7662.

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

**DOREEN T. GARNSEY,  
ADMINISTRATRIX OF THE  
ESTATE OF  
FRANCIS B. GARNSEY**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JAMES T SHOEMAKER, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4722 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot/lots, parcel or piece of ground situated in the Township of Coolbaugh , County of Monroe and State of Pennsylvania, being Lot/Lots No. 161, Section No. D, as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 18, Page 101, 107 and 109.**

BEING the same premises which Dorothy Ann Simons, widow, by her deed dated January 24, 1991 and recorded on June 17, 1991 in the Office of the Recorder of Deeds in and for the County of Monroe, Stroudsburg, Pennsylvania in Record Book Volume 1781 Page 929, granted and conveyed unto Coventry Homes, Incorporated, a Pennsylvania Corporation, Grantors hereof, in fee.

**Parcel Identification No: 3/8B/2/307  
Map #: 03-6358-16-72-5650**

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

**GREGORY M. GABBETT, IN HIS CAPACITY AS ADMINISTRATOR AND HEIR-AT-LAW OF CHRISTINE V. BAGGETT, DECEASED UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER CHRISTINE V GABBETT, 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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
HEATHER RILOFF, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2564 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** piece, parcel or tract of land known as Lot #508, Section C, situated and located in **Tobyhanna Township**, Monroe County, Pennsylvania, and encompassed and included within one of the following plats, a Subdivision drawn by L.A. Achterman, Jr., P.E. of East Stroudsburg, Pennsylvania, known and described as 'Section C, Stillwater Lake Estates, Inc., dated July 2, 1960' and approved by the Supervisors of the Township of Coolbaugh on July 31, 1961 and the supervisors of the Township of Tobyhanna on July 31, 1961, and duly filed and recorded in the Office for the Recording of Plats, in and for the County of Monroe on the 16th day of August 1961, which said plat is filed in Plat Book Volume 8, page 159.

**BEING THE SAME PREMISES** which Christian Charity Foundation, by deed dated 9/24/2010 and recorded 9/24/2010 in Book 2376 Page 3248 conveyed to Ruben D. Torres and Virginia Encarnacion, husband and wife.

Pin #: 19634504739384

Tax Code #: 19/4C/1/63

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
VIRGINIA ENCARNACION  
RUBEN D. TORRES**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

**MATTHEW K FISSEL, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8665 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT FOLLOWING** lot situate in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 5855, Section P, as shown on "Plotting of Pocono Farms, Inc., Coolbaugh Township, Monroe County, Pennsylvania, made by Bellante & Clauss" and recorded in Monroe County, Pennsylvania, in Plot Book No. 15, page 61.

**CONTAINING 0.34 acres of land.**

**BEING** the same premises which M.D. Everett and Stanley Kenosky, wife and husband, granted and conveyed unto Orlando Villanueva and Renee Villanueva, husband and wife, by Deed dated December 11, 2001 and recorded on December 13, 2001 in the Office of the Recorder of Deeds for Monroe County, at Stroudsburg, Pennsylvania in Record Book 2110, Page 7101, and Instrument 200158589.

Being Parcel Number: 03/71/1/76

Pin Number: 03635704600764.

Property Address: 5855 Seven Nations Drive fka 1120 Seven Nations Drive, Tobyhanna, PA 18466

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

**ORLANDO VILLANUEVA  
RENEE VILLANUEVA**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

**ROBERT W. WILLIAMS, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4973 CIVIL 2015, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
THE LAND REFERRED to in this Commitment is located in the County of Monroe, Township of Stroud, State of Pennsylvania, and described as follows:

BEING Lot No. 72, Section B-1, as is more particularly set forth on the Plot Map of Cranberry Hill Corp, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, PA in Plot Book 65, pages 63 and 64.

HAVING erected thereon a dwelling known as 72 Sec B1 Spicebush n/k/a 274 Spicebush Drive, East Stroudsburg, PA 18301.

PARCEL #17/89277  
PIN: 17639201290390.

BEING the same premises which Raintree Homes, Inc., by Deed dated 7/26/2001 and recorded 08/02/2001 in the Recorder's Office of Monroe County, Pennsylvania, Deed Book Volume 2101, Page 7202, granted and conveyed unto Ralph Thompkins and Marilyn Clowney, joint tenants with right of survivorship.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
RALPH THOMPkins  
MARILYN CLOWNEY**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
LOIS M VITTI, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1116 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being Lot #35, Block #1909, Section #19 of Arrowhead Lakes as shown on plan of lots recorded in the Office of the Recorder of Deeds of Monroe County in Plot Book Volume 25, page 27.

BEING known and numbered as 377 Maxatawny Drive, Pocono Lake, PA 18347.

Being the same property conveyed to John V. Lamia and Gail Lamia, his wife who acquired title by virtue of a deed from Pocono Hickory Lane, Inc., dated June 5, 1993, recorded July 9, 1993, at Deed Book 1896, Page 1796, Office of the Recorder of Deeds, Monroe County, Pennsylvania.

John V. Lamia was a record owner of the mortgaged premises as a tenant by the entirety. By virtue of John V. Lamia's death on or about February 6, 2016, ownership interest was automatically vested in the surviving tenant by the entirety, Gail Lamia.

TAX CODE: 03/19C/1/98  
PIN NO: 03630710266700

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
GAIL LAMIA**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
KIMBERLY A BONNER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10



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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 107 CIVIL 2014, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Tunkhannock, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 3, Mountaintop Estates in Tunkhannock, as shown on the plan of lots recorded in the Office of the Recorder of Deeds, in and for the County of Monroe, in Plot Book Volume/Page 59/58, 59/119 & 71/185.**

**TAX ID No. 20/91338  
PIN No. 20632100648017**

**BEING the same premises which The Bank of New York, as Trustee for the Holders of the EQCC Asset Backed Certificates, Series 2001-2, by Deed dated June 12, 2006 and recorded June 29, 2006 in the Monroe County Recorder of Deeds Office in Deed Book 2272, page 7173, granted and conveyed unto Barbara Gonzalez, married.**

**AND the said Barbara Gonzales, hereby departed this life on or about February 11, 2011.**

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

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER BARBARA GONZALEZ, 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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
KRISTEN D LITTLE, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10**

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8912 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN tract or piece of land situate in the Township of Jackson, County of Monroe and Commonwealth of Pennsylvania, being Lot Number 2 as shown on Map of "The Woods at Neola", as recorded in the Monroe County Recorder of Deeds Office, at Stroudsburg, Pennsylvania, in Plot Book Volume 65, page 187.**

**Together with all rights and privileges and under and subject to the covenants, exceptions, conditions, reservations and restrictions recorded in Record Book Volume 2006, page 872.**

**Title to said Premises vested in George Davis and Suzanne Therese Davis by Deed from Robert E. Forder Jr. and Florence Corcoran dated June 16, 1998 and recorded on June 24, 1998 in the Monroe County Recorder of Deeds in Book 2049, Page 9603 as Instrument No. 199819835.**

**Being known as: 706 Florence court f/k/a 20 Florence Court East, Stroudsburg, PA 18360**

**Tax Parcel Number: 08/89109**

**Tax Pin Number: 08626900144961**

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

**GEORGE DAVIS**

**SUZANNE THERESE DAVIS**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ROGER FAY, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10**

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 575 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, situate and being in the Township of Tunkhannock , County of Monroe and State of Pennsylvania, designated on a Plan or Plans of Emerald Lakes, recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, Pennsylvania in Plot Book Volume and page as follows:**

Lot #7117, Section #D-II, Plot Book Volume 19, Page No. 113.

BEING known and numbered as 7117 Glade Drive a/k/a 1266 Glade Drive, Long Pond, PA 18334.

Being the same property conveyed to Wesley Barnes, no marital status shown and Lena Barnes, no marital status shown who acquired title by virtue of a deed from State Street Bank & Trust Company, as Custodian/Trustee, dated June 17, 2005, recorded April 3, 2006, at Instrument Number 200613828, and recorded in Book 2262, Page 7792, Office of the Recorder of Deeds, Monroe County, Pennsylvania.

TAX CODE: 20/1C/1/33  
PIN NO: 20634301186894

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
WESLEY BARNES  
LENA BARNES**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MEREDITH WOOTERS, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1662 CIVIL 2012, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, piece or parcel of land situate in the Township of Pocono , County of Monroe and State of Pennsylvania, being Lot No. 10, Section 1, as shown on map entitled "Final Plan, Section No. 1, Sunset Pocono", dated February 26, 1973, revised March 1, 1973, in and for the County of Monroe, in Plot Book Volume 19, Page 55.**

BEING known and numbered as 10 Sunglo Court n/k/a 716 Sunglo Court, Henryville, PA 18332.

BEING the same property conveyed to Roland Wilder and Chantel Wilder, husband and wife, as tenants by the entireties who acquired title by virtue of a deed from Joseph L. Valentine and Ada Valentine, husband and wife, dated October 9, 2006, recorded October 18, 2006, at Book 2284, Page 6495, Monroe County, Pennsylvania records.

TAX CODE: 12/5B/1/12  
PIN NO: 12637404720319

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ROLAND R WILDER AKA  
RONALD WILDER  
CHANTEL WILDER AKA  
CHANTEL N WILDER**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JUSTIN F KOBESKI, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9671 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot/lots,parcel or piece of ground situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being Lot/Lots No. 264, Section No. G, as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 19, Pages 11, 17 and 19. Parcel No. 03/8D/1/635. Being the same premises which Rosegas, Inc. A Pennsylvania Corporation, by indenture dated 07-08-04 and recorded 07-12-054 in the Office of the recorder of deeds in and for the County of Monroe in Record Book 2195 Page 9899, granted and conveyed unto Herman Thomas and Julia Thomas, husband and wife.**

**TAX PARCEL NO.: 03/8D/1/635  
PIN NOS.: 03635810267239**

Being the same premises which deed to Herman Thomas and Julia Thomas, husband and wife, from Rosegas, Inc., deed dated 7/8/2004 and recorded 7/12/2004, in Book 2195, Page 9899.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JULIA THOMAS  
HERMAN THOMAS**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PATRICK J WESNER, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3841 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH PARCEL NO.: 19/4C/1/30  
PIN 19634504848049**

**ALL THE FOLLOWING lots situate in the Township of Tobyhanna, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 314, Section C, as shown on "Plotting of Stillwater Lake Estates, Inc., Coolbaugh and Tobyhanna Townships, Monroe county, Pennsylvania, made by Leo A. Achterman, Jr.," and recorded in Monroe County, Pennsylvania in Plot Book No. 8, Page 159.**

**"\*For Informational Purposes Only\*\*"**

The improvements thereon being known as 314 Red Run Road, Pocono Summit, PA 18346 BEING the same property conveyed to Concetta M. Payne from Sandra Chiappone, Single, by Deed dated April 29, 2005, and recorded on May 4, 2005, in Book 2234, Page 2371, among the Land Records of Monroe County, Pennsylvania.

**Tax ID #: 19/4C/1/30  
Property Address: 3239 Red Run Road, a/k/a 314 Red Run Road, Pocono Summit, PA 18346**

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

**CONCETTA M. PAYNE**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
EDWARD J MCKEE, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1085 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THAT CERTAIN lot, parcel or piece of ground, situate in the Township of Chestnuthill, County of Monroe, and State of Pennsylvania, BEING Lot No. 9, Section 1, as shown on a map entitled "Final Plan; Section No. 1, Pohopoco Creek Estates; Chestnuthill Township, Monroe Co., Pa, as prepared by Edward C. Hess Associates Inc., and filed in the Office for the Recording of Deeds in and for County of Monroe, at Stroudsburg, Pennsylvania, in Plot Book Vol. 29, page 87.

BEING known and numbered as 1515 Mohawk Avenue, Effort, PA 18330.

BEING the same premises in which Pohopoco Creek Estates, Inc., by deed dated October 6, 1976 and recorded in the Office of Recorder of Deeds in and for Monroe County on October 12, 1976 at Book 740 and Page 287, conveyed unto John Luzzi and Barbara A. Luzzi.

Parcel No. 2/13A/2/82  
PIN: 02623901271638

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

**JOHN LUZZI  
BARBARA A LUZZI**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**BRADLEY J OSBORNE, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7007 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 20 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 140, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the county of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Anthony Palazzo, by deed dated November 1, 2011 and recorded on November 10, 2011 in Record Book Volume 2394 at page 591 granted and conveyed unto Robert C. Galante.

Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

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

**ROBERT C GALANTE**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**JEFFREY A DURNAY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9124 CIVIL 2014, I, Todd A. Martin, 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, November 30, 2017**

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

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Stroud**, County of Monroe and Commonwealth of Pennsylvania, known as Lot #750, located on Hollow Drive as shown on final plans Phase 11, Blue Mountain Lake, a Planned Unit Development and filed of Record in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Plot Book 73 page 228 and 229.

Title to said Premises vested in Justa N. Cordova and Carlos Cordova by Deed from Edgar De La Vega Jr. and Janina De La Vega dated August 3, 2005 and recorded on August 8, 2005 in the Monroe County Recorder of Deeds in Book 2235, Page 4378 as Instrument No. 200534937.

Being known as: 3119 Hollow Drive f/k/a 750 Hollow Drive, East Stroudsburg, PA 18301

Tax Parcel Number: 17/96252

Tax Pin Number: 17730304602446

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

**JUSTA N. CORDOVA AKA  
JUSTA CORDOVA AKA  
JUSTO CORDOVA  
CARLOS CORDOVA**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ROGER FAY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1740 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** property situated in the **Township of Chestnuthill** in the County of Monroe and Commonwealth of Pennsylvania, being described as follows: Lot 221, Section Four, The Birches West, as recorded in Plot Book Volume 41, Page 211. Being more full described in a deed dated 12/31/94 and recorded 1/17/95, among the land records of the county and commonwealth set forth above, in Deed Volume 1990 and Page 911. Tax Map or Parcel ID No. 02/9E/2/7. Pin No. 02624700178801.

BEING 524 Recreation Drive, Effort, PA 18330

BEING Parcel Number 02/14F/2/9;

PIN 02633002976683

BEING the same premises Teri Lynn Van Britsom and Mark Carl Van Britsom, by Deed dated April 26, 2013, and recorded May 1, 2013, in the Office of the Recorder of Deeds in and for the County of Monroe, Deed Book 2419, Page 4108, granted and conveyed unto Teri Lynn Van Britsom, in fee.

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

**TERI LYNN VAN BRITSON  
MARK CARL VAN BRITSON**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
KERI EBECK, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 624 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** lot, parcel or piece of ground situate in the **Township of Stroud**, Monroe County, Pennsylvania, being Lot No. 124, Section E, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania, in

Plot Book Volume 32, page 127.  
**BEING THE SAME PREMISES WHICH** Salvatore J. Ferrare, Administrator of the Estate of Violet M. Ferrare a/k/a as Violet Margaret Ferrare, deceased by Deed dated February 20, 2004 and recorded February 23, 2004 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2182, Page 4159, granted and conveyed unto Erich J. Melcher and Nichol M. Melcher.  
 Improvements: Residential property  
 Tax Code No. 17/15E/1/124  
 Pin # 17638202855013

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

**ERICH J MELCHER  
 NICHOL M MELCHER**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**AMANDA RAUER, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9497 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Paradise**, County of Monroe, and Commonwealth of Pennsylvania, being Lot 43, as shown on Plotting 1, Timber Hill, 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 10, Page 115.

**TITLE TO SAID PREMISES VESTED** in Peggy Frazier, by Deed from Leon Robinson, dated 04/06/2000, recorded 07/12/2000, in Book 2081, page 3682.

Mortgagor Peggy Frazier died on 04/12/2016, and upon information and belief, her heirs or devisees, and personal representative, are unknown.

**TAX CODE: 11/3/1/38-43  
 TAX PIN: 11-6395-03-23-3464**

Property known as 43 Timberhill Road a/k/a 211 Timber Hill Road, Henryville, PA 18332

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

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER PEGGY FRAZIER, 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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JENNIE C TSAI, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7547 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot/lots, parcel or piece of ground situated in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, being Lot No. 113, Section F, as shown on Map of A Pocomo Country Place on File in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book No. 19, Pages 11, 13 and 15.

**BEING THE SAME PREMISES** which Stall Construction Inc., a Pennsylvania corporation, by deed dated 9/14/1990 and recorded 9/18/1990 in Book 1751 Page 1514 conveyed to Evelyn E. Curry and the said Evelyn E. Curry departed this life on 4/30/2015, vesting title solely in The Unknown Heirs of Evelyn E. Curry, Deceased and Sakina C. Curry, Solely in Her Capacity as Heir of Evelyn E. Curry, Deceased.

**Pin #: 03635814448482  
 Tax Code #: 03/8C/1/464**

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

**THE UNKNOWN HEIRS OF EVELYN E. CURRY, DECEASED**

**SAKINA C. CURRY, SOLELY IN HER CAPACITY AS HEIR OF EVELYN E. CURRY, 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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
REBECCA A SOLARZ, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7494 CIVIL 2014, I, Todd A. Martin, 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, November 30, 2017

AT 10:00 A.M.

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

ALL THAT CERTAIN tract or parcel of land located in Stroud Township, Monroe County, Pennsylvania, and known as: Estate Lot Site #436, located on Blue Mountain Crossing as shown on the Final Plans Phase 4-A, Blue Mountain Lake, a Planned Unit Development, approved by the Stroud Township Board of supervisors on 11-16-1998 and filed of record in the Office of the Recorder of Deeds of Monroe County, Pennsylvania on 12-10-1998 in Plot Book 70, Page 259.

Title to said Premises vested in Maria Velez by Deed from Kathy L. Howell, unmarried dated December 19, 2005 and recorded on January 12, 2006 in the Monroe County Recorder of Deeds in Book 2254, Page 6852 as Instrument No. 200601778.

Being known as: 4314 Blue Mountain Crossing, f/k/a 436 Blue Mountain Lake, East Stroudsburg, PA 18301  
Tax Parcel Number: 17/91147  
Tax Pin Number: 17730201293142

**SEIZED AND TAKEN IN EXECUTION AS THE  
PROPERTY OF:  
MARIA VELEZ**

**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.

Todd A. Martin

Sheriff of Monroe County  
Pennsylvania  
ROGER FAY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3473 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017

AT 10:00 A.M.

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

ALL THE FOLLOWING lot situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, being Lot No. 5974, Section P, as shown on "Plotting of Pocono Farms, Inc., Coolbaugh Township, Monroe County, Pennsylvania made by Bellante & Clauss" and recorded in Monroe County, Pennsylvania, in Plot Book No. 15, Page 61.

UNDER AND SUBJECT to restrictions, conditions and covenants as appear in Monroe county Deed Book Volume 413 at Page 337.

BEING Tax Code No. 3/71/1/19

BEING PIN #03-6357-04-50-2238

BEING the same premise which Michael E. Mazzella, Single by Indenture dated 08/07/1997, and recorded in the Office for the Recording of Deeds, in and for the County of Monroe, aforesaid, in Deed Book 2038 page 8762, granted and conveyed unto Norman Talbot and Claphille Talbot, husband and wife, in fee.

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

**CLAPHILLE TALBOT  
NORMAN TALBOT**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
M TROY FREEDMAN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1656 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

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

**ALL THE FOLLOWING** lot situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 1013, Section E, as shown on "Plotting of Stillwater Lake Estates, Inc., Coolbaugh Township, Monroe County, Pennsylvania, made by Leo A. Achterman, Jr.," and recorded in Monroe county, Pennsylvania, in Plot Book No. 10 at Page 105.

BEING the same premises that nationwide Realty Group, Inc., a Pennsylvania Corporation, by Deed dated May 25, 2006 and recorded July 10, 2006 in the County of Monroe, Deed Book 2273, Page 8081 and Instrument Number 200629293 granted and conveyed unto Pantelis Psallidas, an unmarried man, and Diana Collazo, and unmarried woman.

Being parcel I.D. No. 03/14D/1/106  
Pin No.: 03634604615874

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

**PANTELIS P PSALLIDAS  
DIANA PSALLIDAS A/K/A  
DIANA COLLAZO**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

**STEPHEN M HLADIK, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5181 CIVIL 2016, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH** ALL THAT CERTAIN tract, piece or parcel of land situate in the Township of Middle Smithfield, County of Monroe, Commonwealth of Pennsylvania, being known as Lot No. 9 in Colonial Glen as shown in Plot book 61, page 224.

**UNDER AND SUBJECT** to the covenants conditions and restrictions which run with the land:

**BEING THE SAME PREMISES WHICH** Ronald Midwood and Rick Golden, General Partners t/a Stonehedge Development Co. and Frank J. Smith, Jr., Inc., collectively t/a Colonial Glen, by Deed dated 1/26/1990 and recorded 1/31/1990 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 1721, Page 507, granted and conveyed unto Albert M. Gallucci and Donna M. Gallucci. Improvements: Residential property

Pin #09-7315-00-10-8701

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

**ALBERT M. GALLUCI  
DONNA M. GALLUCCI**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

**GREGORY JAVARDIAN, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 782 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** property situated in the Township of Coolbaugh in the County of Monroe and commonwealth of Pennsylvania, being described as follows: Lot number(s) 7144, and being further described as 'Plotting of Pocono Farms, Inc.' filed in book 16 page 41. Being more fully described in a deed dated 06/10/2005 and recorded 07/06/2005, among the land records of the county and state set forth above, in deed volume 2231 and page 4814.

**TITLE TO SAID PREMISES VESTED IN** James Bolar and Charlene Bolar, husband and wife, by Deed from

Hardin D. Hannah and Shelia P. Hannah, husband and wife, dated 06/10/2005, recorded 07/06/2005, in Book 2231, Page 4814.

Address: 7144 Seneca Way a/k/a 5259 Iroquois St, Tobyhanna, PA 184668852

TAX CODE: 03/7J/2/8

TAX PIN: 03635703413040

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

**CHARLENE BOLAR**

**JAMES BOLAR**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PETER WAPNER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2989 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THE FOLLOWING lot situate in the Township of Ross, Monroe County and Commonwealth of Pennsylvania, marked and designated as Lot No. 20, Owl Hollow, Section 1, as shown on map of lands of Truco, Inc., and recorded in the office of the Recorder of Deeds in and for Monroe County at Stroudsburg, Pennsylvania, in Plot Book Volume 23, Page 103.**

**BEING** the same premises which Charles E. Shaneberger and Louis A. Shaneberger, his wife, by indenture bearing date the 21st day of December, 1987, and being recorded at Stroudsburg in the Office for the Recording of Deeds, in and for the County of Monroe on the 30th day of December, 1987, in Record Book Volume 1597, Page 275, granted and conveyed unto David Piazza and Debra A. Piazza, husband and wife, in fee.

Parcel Identification No: 15/3C/1/52

Map #: 15-6267-00-15-2523

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

**PAUL J BAKER**

**SUSAN M BAKER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in ac-

cordance 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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
HEATHER RILOFF, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4961 CIVIL 2015, I, Todd A. Martin, 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 , November 30, 2017**

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

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

**ALL THAT CERTAIN** lot, piece or parcel of land situate in the township of Tobyhanna , county of Monroe, and state of Pennsylvania, being designated as lot number 105 as set forth on map entitled plot of lots harvest acres, section 1, Tobyhanna township, Monroe county, Pennsylvania, dated December 15, 1972, scale 1 inch to 100 feet by Achterman Associates, consulting engineers, east Stroudsburg, Pennsylvania, and filed in the office for the recording of deeds in and for Monroe county, Pennsylvania, in plot book volume 21 page 105.

**TITLE TO SAID PREMISES VESTED IN** Ronald Ahrens and Judy Ahrens-Day, h/w, by Deed fro Stanley J Mazura and Jo Anne A. Mazura, h/w, dated 03/11/2005, recorded 04/08/2005, in Book 2221, Page 4421, Instrument No. 200514383.

TAX CODE: 19/4A/2/5

TAX PIN: 19634503035536

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

**JUDITH AHRENS-DAY**

**RONALD AHRENS**

**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 un-

less exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 ELIZABETH M BENNETT, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1112 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **township of Coolbaugh** , county of Monroe and commonwealth of Pennsylvania, being lot no. 201, section 1 of Pocono farms east as shown on plan of lots recorded in the office of the recorder of deeds of Monroe County in plot book volume 16, page 49.

TAX parcel IDS: 03-6357-04-90-1615  
 Address: 201 Cambell Way a/k/a 1181 Cambell Way, Tobyhanna, PA 18466  
**TITLE TO SAID PREMISES VESTED IN** Ronald W. Somers and Sharon A. Somers, by Deed from Pocono Hickory Lane, Inc., a Pennsylvania Corporation, Dated 04/25/1987, Recorded 05/19/1987, in Book 1554, Page 478.

TAX CODE: 3/4B/1/27  
 TAX PIN: 03635704901615  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**RONALD W SOMERS  
 SHARON A SOMERS**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JENNIE C TSAI, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6897 CIVIL 2014, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**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 217, Section 2, of Pocono Farms East as shown on a plan of lots recorded in the office of the Recorder of Deeds in Plot Book Volume 16, page 119.

**UNDER AND SUBJECT** to restrictions, conditions, covenants which shall run with the land as appear in the chain of title.  
**BEING THE SAME PREMISES** which Kenneth McGoy, by deed dated 7/6/2009 and recorded 7/7/2009 in Book 2356 Page 2321 conveyed to Kenneth M. McGoy and Marcia McGoy, as joint tenants with right of survivorship.  
 Pin #: 03635602996681  
 Tax Code #: 03/4C/1/126

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**KENNETH MCGOY  
 MARCIA MCGOY**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 REBECCA A SOLARZ, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9420 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

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

**ALL THE FOLLOWING lot(s) situate in the Township of Price, County of Monroe and State of Pennsylvania, marked and designated as lot (2) No. 8 Block F, as shown on Plotting 2, Timber Hill, Inc., Monroe County, Pennsylvania, made by Leo A. Achterman, Jr., R.E. and recorded in Monroe County, Pennsylvania, in Plot Book No. 11, Page 115.**

**BEING the same premises that Paul W. Leone and Roseanne T. Leone, a/k/a Roseanne T. Halvey-Leone, by Deed dated May 6, 2005 and recorded October 25, 2006 in the County of Monroe, Deed Book 2245, page 1156 and Instrument Number 200549042 granted and conveyed unto Paul W. Leone and Roseanne T. Halvey-Leone.**

**Being Parcel I.D. No. 14/8A/1/71**

**Pin No.: 14639504519814**

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

**PAUL W. LEONE**

**ROSANNE T. LEONE A/K/A**

**ROSANNE T. HALVEY LEONE**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

STEPHEN M HLADIK, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1323 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017**

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

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

**ALL THAT CERTAIN tract or parcel of land situate in the Township of Jackson, County of Monroe and State of Pennsylvania, BEING Lot No. 16 Final Plan Map of Lands of Five Springs Estates developed by Theodore J. and Catherine M. Rennekamp recorded February 10, 1989 in the Recorder's Office of Monroe County, Pennsylvania in Plot Book 61 at Page 45.**

**BEING known and numbered as 1127 Spearmint Street f/k/a 16 Aspen Street, Stroudsburg, PA 18360 BEING the same premises in which Catherine M. Rennekamp by deed dated March 10, 2001 and recorded**

**in the Office of Recorder of Deeds in and for Monroe County on March 13, 2001 at book 2092, Page 5971 and Instrument #200117891, conveyed unto Victor Agosto and Deana Agosto.**

**Parcel No. 08/86120**

**Pin: 08626901273905**

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

**DEANA AGOSTO**

**VICTOR AGOSTO**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

BRADLEY J OSBORNE, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8071 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017**

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

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

**ALL THAT CERTAIN lot, parcel or piece of ground situated in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being Lot 528, Section G, as shown on map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book Volume 19, Pages 11, 17, and 19.**

Title to said Premises vested in Ronulfo Tocker by Deed from Classic Quality Homes a/k/a Classic Quality Homes, Inc. dated April 5, 2013 and recorded on April 10, 2013 in the Monroe County Recorder of Deeds in Book 2418, Page 4448 as Instrument No. 201309809.

Being known as: 7313 Meadowlark Dr, Tobyhanna, PA 18466

Tax Parcel Number: 3/8D/1/159

Tax Pin Number: 03635813242818

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

**RONULFO TOCKER**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 ROGER FAY, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

Sheriff of Monroe County  
 Pennsylvania  
 REBECCA S SOLARZ, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 711 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN parcel of land situate in the Township of Chestnuthill , County of Monroe, State of Pennsylvania, being all of Lot No. 4232 in Section UU-2, as shown and designated on plan of Indian Mountain Lakes, Section UU-2, made by Leo Actyerman, Jr., Civil Engineer and Surveyor, dated March 18, 1986 and recorded October 3, 1986, at the Recorder of Deeds for Monroe County in Map Book 58 Page 249.**

BEING the same premises that Anthony D. Pece and Rosemarie A. Pece, by Deed dated October 13, 2000 and recorded October 17, 2000 in the County of Monroe, Deed Book 2085, Page 7348 granted and conveyed unto Michael F. Ryan and Patricia A. Ryan. Being Parcel I.D. No. 02/17B/2/20  
 Pin No.: 02632002791567

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

**MICHAEL F RYAN  
 PATRICIA A RYAN**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 STEPHEN M HLADIK, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7260 CIVIL 2014, I, Todd A. Martin, 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 , November 30, 2017**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in the Township of Middle Smithfield, Monroe County, Pennsylvania, being Lot or Lots No. 135, Phase One, as is more completely set forth on the Big Ridge Plot of Mid-Monroe Development Corp., which Plan is duly recorded in the Office of the Recorder of Deeds, Stroudsburg, Monroe County, Pennsylvania at Plot Book Volume 61, Page 105.**

BEING THE SAME PREMISES which Wayne T. Jones and Judith F. Jones, h/w, by deed dated 1/31/2005 and recorded 2/16/2005 in Book 2216 Page 5947 conveyed to Miroslaw Szmajda and Grazyna Szmajda, h/w.

Pin #: 09732302888028  
 Tax Code #: 09/86980

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

**GRAZYNA SZMEJDA  
 MIROSLAW SZMEJDA**

**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.

Todd A. Martin



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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5585 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN parcel of land situate in the Township of Chestnuthill , County of Monroe and Commonwealth of Pennsylvania, being known and designated as Lot Number 154, Section One, as shown on "Plotting of Sierra View", Chestnuthill Township, Monroe County, Pennsylvania, made by Lawrence R. Bailey and recorded in Monroe County, Pennsylvania, in Plot Book No. 29 and page 61.**

**BEING the same premises that John W. Powers, a married man, by Deed dated August 27, 2003 and recorded September 12, 2003 in the County of Monroe, Deed Book 2167, Page 1503 and Instrument Number 200345774 granted and conveyed unto John W. Powers and Leah M. Powers, husband and wife.**

**Being Parcel I.D. No. 02/14B/1/140**

**Pin No.: 02633002678554**

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

**JOHN W. POWERS**

**LEAH M. POWERS**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania**

**STEPHEN M HLADIK, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA**

**Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10**

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6622 CIVIL 2012, I, Todd A. Martin, 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 , November 30, 2017**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEV-**

**ER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot parcel or piece of land situate in the Township of Coolbaugh , County of Monroe and Commonwealth of Pennsylvania, being Lot Number 210, Section 1, of Pocono Farms East as shown on plan of lots recorded in the Office of the Recorder of Deeds, of Monroe County, in Plot Book Volume 16, page 49.**

**TAX I.D. #: 3/4B/1/36**

**PIN # 03635602993914**

**Being Known As: 1149 Cambell Way a/k/a 210 Campbell Way a/k/a 210 Campbell Way, Tobyhanna, Pennsylvania 18466.**

**Title to said premises is vested in Salvador Penaloza and Isabel Penaloza by deed from Deanna Moerer and Kim Moerer dated June 30, 2003 and recorded July 17, 2003 in Deed Book 2160, Page 497.**

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

**SALVADOR PENALOZA**

**ISABEL PENALOZA**

**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.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania**

**ANDREW MARKOWITZ, ESQUIRE**

**Sheriff's Office**

**Stroudsburg, PA**

**Barry J. Cohen, Sheriff's Solicitor**

**PR - Oct 27; Nov 3, 10**

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 584 CIVIL 2014, I, Todd A. Martin, 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 , November 30, 2017**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot parcel or piece of ground situate in the Township of Coolbaugh , County of Monroe and State of Pennsylvania, being Lot/Lots No. 470, Section No. H. as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 19, Page 21, 23 & 25.**

**TITLE TO SAID PREMISES VESTED IN Cesar Gonzalez, by Deed from Thomas J. Darnowski, Jr. and Carole M. Travers, as tenants in common, dated 05/31/2002, recorded 06/06/2002, in Book 2123, Page 8195.**

**TAX CODE: 3/8E/1/625**

**TAX PIN: 03635809063913**

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**  
**CESAR M GONZALEZ, JR**  
**THE UNITED STATES OF AMERICA C/O THE**  
**UNITED STATES ATTORNEY FOR THE MIDDLE**  
**DISTRICT OF PA**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JENNIE C TSAI, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7546 CIVIL 2015, I, Todd A. Martin, 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 , November 30, 2017**  
**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
 BEING all of lot 4408 in section QQ-1 as shown and designated on plan of Indian Mountain lakes, section QQ-1 made by Leo Achterman, Jr., civil engineer and surveyor, sated January 11, 1982 and recorded February 3, 1983 at the recorder of deeds for Monroe county, in map book 51, page 31. Being lot no. 4408, section QQ-1, as shown on plotting of Indian Mountain lake development corp., made by Leo Achterman, Jr. dated January 11, 1982.

**TITLE TO SAID PREMISES VESTED IN Marion R. Gaeta, unmarried, sole owner, by Deed from Chester M. Baczkowski and Linda Baczkowski, his wife, and John Baczkowski single, tenants in common, dated 08/04/2005, recorded 08/18/2005, in Book 2236, Page 8187.**

**TAX CODE: 20/8K/1/65**  
**TAX PIN: 20632103317659**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**MARION R GAETA**

**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."

f'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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**PETER WAPNER, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 868 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017**  
**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
 ALL THAT CERTAIN piece or parcel of land situate in the Township of Tobyhanna , County of Monroe, Commonwealth of Pennsylvania, designated as Lot 94 on a plan of Laurel Mountain Spring recorded in the Recorder's Office in and for Monroe County, Pennsylvania, in Plot Book Volume 56, page 69. BEING known and numbered as 94 Minsi Trail East, a/k/a 702 Minsi Trail East, Long Pond, PA 18334. Being the same property conveyed to June Farrell and Patrick T. Farrell, her husband, dated April 3, 2006, recorded April 19, 2006, at Instrument Number 200616223, and recorded in Book 2264, Page 4504, Office of the Recorder of Deeds, Monroe County, Pennsylvania.

**TAX CODE: 19-7B-1-68**  
**PIN NO: 19633403419937**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**PATRICK T. FARRELL**  
**JUNE FARRELL**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**CRISTINA L CONNOR, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1210 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017**

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

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

**ALL THAT CERTAIN** lot parcel or piece of land situate in **Coolbaugh Township**, County of Monroe and Commonwealth of Pennsylvania, being Lot 627, Section K (Ext). A Pocono Country Place, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in an for the County of Monroe, in Plot Book Volume 24, Page 53, 53 & 55.

Title to said Premises vested in Ciji Bryant by Deed from Ciji Bryant, f/k/a Ciji A. Baksh and Robert S. Carrion dated June 27, 2013 and recorded on July 17, 2013 in the Monroe County Recorder of Deeds in Book 2423, Page 7163 as Instrument No. 201319237. Being known as: 1298 Winding Way, Tobyhanna, PA 18466

Tax Parcel Number: 03/9F/1/234

Tax Pin Number: 03636913138992

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

**CIJI A. BRYANT AKA  
CIJI BRYANT**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ROGER FAY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1655 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEV-**

**ER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** piece or parcel of land situate in the township of **Paradise**, county of Monroe and commonwealth of Pennsylvania, and more particularly described as follows, to wit:

**BEING** lot no. 22, as shown on a plan entitled 'Cranberry Creek estates, final subdivision plan prepared by Martin and Robbins - registered surveyors, Rd #1, Box 355 Cresco, Pennsylvania 18326, dated 12/27/82', and recorded in the office for the recording of deeds in and for the county of Monroe, at Stroudsburg, Pennsylvania, in plot book 52, page 21.

**TITLE TO SAID PREMISES VESTED IN** Jaime A. Bonifacio, a married man, by Deed from Edward S. Scott, Jr., dated 11/20/2007, recorded 01/07/2008, in Book 2324, Page 6675.

TAX CODE: 11/5B/1/22

TAX PIN: 11637604843914

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

**JAIME A. BONIFACIO**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIE C TSAI, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8927 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THE FOLLOWING** lot situate in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 2512, Section J, as shown on 'Plotting of Pocono Farms, Inc., Coolbaugh Township, Monroe County, Pennsylvania, made by Bellante and Clause' and recorded in Monroe County, Pennsylvania in Plot Book No. 16, page 121.

Under and subject to the covenants, conditions, and restrictions as appear in Deed Book 681, page 139.

**TITLE TO SAID PREMISES VESTED IN** Leonard Um, individually, by Deed from Leonard Um and Chung Um, his wife, dated 12/28/2013, recorded 01/02/2013, in Book 2413, Page 4133.

TAX CODE: 03/7H/1/113

TAX PIN: 03635703225962

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
LEONARD UM**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**JENNIE C TSAI, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2999 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

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

TAX I.D. #: 09/97676 PIN: 09731400089915  
Being Known As: 134 Waverly Drive fka 6 Waverly Drive aka Lot #3, East Stroudsburg, Pennsylvania 18302.

Title to said premises is vested in John C. Tietjen by deed from LTS Development, LLC, successor by merger to LTS Development, Inc dated April 11, 2007 and recorded May 15, 2007 in Deed Book 2305, Page 2594 Instrument Number 200718973.

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

**JOHN C. TIETJEN**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**LAUREN M MOYER, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1666 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

By virtue of Writ of Execution No. 1666-CV-2017 New Penn Financial LLC dba Shellpoint Mortgage Servicing v. Kathleen A. McCrann and William J. McCrann, 864 Grey Birch Lane n/k/a 2457 Grey Birch Lane, Long Pond, PA 18334, Parcel No. 19/3D/1/141, PIN 19634401373221. Improvements thereon consisting of a Residential Dwelling, sold to satisfy judgment in the amount of \$145,018.89

Attorneys for Plaintiff:  
Andrew J. Marley, Esquire  
Stern & Eisenberg, PC  
1581 Main Street, Suite 200  
The Shops at Valley Square  
Warrington, PA 18976  
Phone: (215) 572-8111

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

**KATHLEEN A. MCCRANN**

**WILLIAM J. MCCRANN**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**ANDREW J MARLEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2174 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or piece of land situated in the **Township of Pocono** , County of Monroe and Commonwealth of Pennsylvania, known as Lot No. 28 of Tara Hills as shown on a map recorded in Plot Book Volume 56 page 115.

**BEING THE SAME PREMISES WHICH** Pocono Land and Homes, Inc., by Deed dated May 19, 2006 and recorded May 22, 2006 in the Office of the Recording of Deeds, in and for Monroe County, in Record book Volume 2268, Page 2692, Instrument 200621823, granted and conveyed unto Jean Pierre Litus and Joules Litus, husband and wife.

Improvements: Residential property  
Parcel Number 12/9E/1/28

Pin Number 12637204711362

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

**JEAN PIERRE LITUS  
JOULES LITUS**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
AMANDA RAUER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9709 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEV-**

**ER IS HIGHER BY CASHIERS CHECK OR CASH** Land situated in the Township of Coolbaugh in the County of Monroe in the State of PA

**ALL THAT CERTAIN** lot, parcel or piece of ground situated in the **Township of Coolbaugh** , County of Monroe and State of Pennsylvania, being Lot No. 104, Section No. K, as shown on map A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plat Book No. 24, Pages 1, 3 and 5. **BEING THE SAME PREMISES** which Ronald Holmes, a single man, by deed dated 1/28/2005 and recorded 2/11/2005 in Book 2216 Page 1589 conveyed to Mark Holmes, a single man.

Pin #: 03635920807202  
Tax Code #: 03/9E/1/243

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

**MARK HOLMES  
MORTGAGOR(S) AND  
RECORD OWNER(S)**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

REBECCA A SOLARZ, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 725 CIVIL 2011, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH** ALL THAT CERTAIN piece or parcel situate in **Coolbaugh Township** , Monroe County, Pennsylvania. Being Lot No. 5911, Section P, of Pocono Farms as shown on plan of lots recorded in Monroe County Recorder of Deeds Office in Plot Book 15, Plot Book 15, page 61.

**BEING** known and numbered as 3136 Mohawk Trl, Tobyhanna, PA 18466. Being the same property conveyed to Cesar Gonzalez, Jr. who acquired title by virtue of a deed from Clery Bennett, dated September 13, 2012, recorded March 24, 2016, at Instrument Number 201606636, and recorded in Book 2468, Page 8216, Office of the Recorder of Deeds, Monroe County, Pennsylvania.

TAX CODE: 03/71/1/132

PIN NO: 03635704700517  
SEIZED AND TAKEN IN EXECUTION AS THE  
PROPERTY OF:  
CLERY BENNETT

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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
CRISTINA L CONNOR, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2230 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.

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

ALL THAT CERTAIN situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 3208, Section 7, as shown on 'Plotting of Pocono Farms East, Coolbaugh Township, Monroe County, Pennsylvania, in Plot Book No. 17, Page 123.

SUBJECT to restrictions, reservations, conditions and covenants as set forth in prior deeds forming the chain of title.

TITLE TO SAID PREMISES VESTED IN Josephine M. Abdo, by Deed from Federal National Mortgage Association a/k/a Fannie Mae, dated 12/27/2007, recorded 01/04/2008, in Book 2324, Page 4939.

TAX CODE: 03/4B/2/152  
TAX PIN: 03636703205881

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JOSEPHINE M. ABDO A/K/A  
JOSEPHINE ABDO

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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIE C TSAI, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1756 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Coolbaugh , County of Monroe, and Commonwealth of Pennsylvania, being Lot 1106, Section F, Pocono Farms, 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 15, Page 59.

BEING THE SAME PREMISES which David Partovi, married, by deed dated 6/17/2003 and recorded 6/25/2003 in Book 2157 Page 8455 conveyed to Nacanieli Vosarogo and Elenoa Vosarogo, h/w and the said Nacanieli Vosarogo departed this life on 12/9/2014, vesting title solely in elenoa Vosarogo.

Pin #: 03635702558960  
Tax Code #: 03/7D/2/131

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ELENOA VOSAROGO

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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
NORA C VIGGIANO, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10



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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2507 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of ground situate in the Township of Stroud , Monroe County, Pennsylvania, being Lot No. 99, Section B, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, etc., Stroudsburg, Monroe County, Pennsylvania, in Plot Book Vol. 31, Page 69. BEING THE SAME PREMISES which Matthew D. Williams, by Deed dated October 20, 2006 and recorded November 15, 2006 in the Office of the Recorder of Deeds in and for Monroe County, in Deed book 2287, Page 5895, granted and conveyed unto Guermont St. Hubert and Rhonda Cameron, in fee.

Tax ID #: 17/15A/1/19  
PIN #: 17639201290145

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

**GUERMONT ST. HUBERT  
RHONDA CAMERON**

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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

SAMANTHA GABLE, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1477 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of ground sit-

uated in the Township of Coolbaugh , County of Monroe, and State of Pennsylvania, being Lot/Lots No. 35, Section H, as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania Record Book 2207, page 708. Being known as Tax #3/8E/1/315. Being set forth in PLOT Book 19, pages 21, 23 and 25.

TITLE TO SAID PREMISES VESTED IN Luis R. Rivera and Ana L. Sosa, his wife, by Deed from Joseph Sellare and Diane Sellare, his wife, dated 02/29/2008, recorded 03/03/2008, in Book 2328, Page 3324.

TAX CODE: 3/8E/1/315  
TAX PIN: 03635806277528

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

**ANA L. SOSA  
LUIS R. RIVERA**

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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PETER WAPNER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1203 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in the Township of Tunkhannock , Monroe County, Pennsylvania, being Lot or Lots No. 145, Section 2, Tunkhannock Trails, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plat Book No. 58, Page 194 and 195.

TITLE TO SAID PREMISES VESTED IN Herminio Rosado and Sonia Iris Rosado, by Deed from Gregory Imerato and Rebekah Imperato, n/k/a Rebekah Sue Imperato, dated 03/30/2010, recorded 04/05/2010, in Book 2368, Page 8407.

TAX CODE: 20/1E/1/145  
TAX PIN: 20-6333-04-83-0443

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

**HERMINIO ROSADO  
SONIA IRIS ROSADO**

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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 PETER WAPNER, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 435 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot, parcel or piece of ground situate in the **Township of Coolbaugh** , County of Monroe and Commonwealth of Pennsylvania, being Lot No. 211, Section D, as shown on map of A Pocomo Country Place on file in the Recorder of Deeds Office at Stroudsburg, Monroe County, Pennsylvania, in Plat Book No. 18, at Pages 101, 103, and 105.

**BEING THE SAME PREMISES** which Charles Santiago and Erin J. Santiago, his wife, by deed dated 5/28/2004 and recorded 6/1/2004 in Book 2191 Page 6981 conveyed to Jose Rodriguez and Cristina Rodriguez, his wife.

Pin #: 03635819628091  
 Tax Code #: 03/8B/2/14

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 CRISTINA RODRIGUEZ  
 JOSE RODRIGUEZ**

**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.

Todd A. Martin

Sheriff of Monroe County  
 Pennsylvania  
 MATTHEW K FISSEL, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6339 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Middle Smithfield** , County of Monroe, and Commonwealth of Pennsylvania, being Lot 9, Phase 1, Northpark Estates, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 64, Page 217.

**UNDER AND SUBJECT** to all conditions, covenants and restrictions as appear of record.

**TITLE TO SAID PREMISES VESTED IN** Tania Rhiney, single, by Deed from Tania Rhiney and Lillian Ellis, dated 03/18/2004, recorded 04/12/2004, in Book 2186, Page 7690.

TAX CODE: 09/88767  
 TAX PIN: 09734301482163

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 TANIA RHINEY**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 PETER WAPNER, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7035 CIVIL 2010, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel or piece of ground situate in the Township of Stroud , County of Monroe and State of Pennsylvania, being Lot 57 set forth on the Plot Map of Arbor Woods, dated May 14, 2002 and recorded July 22, 2003, in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania, in Plot Book Volume 75, Page 120.

TITLE TO SAID PREMISES VESTED IN Charles Major and Delisa Banks, husband and wife, by Deed from LTS Development, LLC successor by merger to LTS Development, Inc., dated 02/08/2006, recorded 02/17/2006, in Book 2258, Page 2484.

TAX CODE: 17/97115

TAX PIN: 17-6381-04-84-0656

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

**CHARLES MAJOR**

**DELISA BANKS**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

PETER WAPNER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1553 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

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

70-01842760

ALL THAT CERTAIN lot or parcel of land situate in the township of Coolbaugh , county of Monroe and commonwealth of Pennsylvania, being lot no. 338 and 339, section F, as shown on map of A Pocono Country Place, on file in the office of the recorder of deeds, in and for Monroe county, in plot book 19, pages 11, 13, and 15.

TITLE TO SAID PREMISES VESTED IN Feliz Lebron and Theresa S. Lebron, by Deed from Steven M. Abdo, single, dated 05/26/2005, recorded 05/27/2005, in Book 2226, Page 8912.

TAX CODE: 03/8C/1/493

TAX PIN: 03-6358-14-43-0384

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**FELIX LEBRON**

**THERESA S LEBRON**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

PETER WAPNER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3269 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

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

ALL THAT CERTAIN lot/lots, parcel or piece of ground situate in the Township of Coolbaugh , County of Monroe, and State of Pennsylvania, being Lot/Lots No. 456 Section No. F, as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 19, Page 11, 13 & 15.

TITLE TO SAID PREMISES VESTED IN Gregory B. Johnson, by Deed from D, E, & S Properties, Inc. t/a Classic Quality Homes, dated 05/31/2016, recorded 06/01/2016, in Book 2472, Page 3243.

Property Address: 6416 Marvin Gardens a/k/a 6416 Marvin Terrace, Tobyhanna, PA 184667

TAX CODE: 03/8C/1/230

TAX PIN: 03635814249482

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**GREGORY B. JOHNSON**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 PETER WAPNER, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2546 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** tract or parcel of land located in **Stroud Township** , Monroe County, Pennsylvania, and known as Estate Lot site Number 747, as shown on the Final Plan Phase 11, Blue Mountain Lake Development, filed of record in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Plot Book 73 at Pages 228 and 229.

**TITLE TO SAID PREMISES VESTED IN** Lincoln Charles and Winsome C. Charles, h/w, as tenants by the entireties, by Deed from Rino J. Mermini, Jr. and Marlene J. Mermini, his wife, dated 01/17/2006, recorded 01/19/2006, in Book 2255, Page 2028.

**TAX CODE:** 17/96249  
**TAX PIN:** 17730304604133

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

**LINCOLN CHARLES  
 WINSOME C. CHARLES**

**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.

Todd A. Martin

Sheriff of Monroe County  
 Pennsylvania  
 PETER WAPNER, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1460 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, piece or parcel of land situate in the Township of **Coolbaugh** , County of Monroe and Commonwealth of Pennsylvania, being known as Lot 5822, Section P of Pocono Farms as shown on a plan of lots recorded in the Office of the Recorder of Deeds in Plot Book Volume 15, Page 61.

**TITLE TO SAID PREMISES VESTED IN** Janelle S. Blanchard, by Deed from Stanley E. Gawlik and Maureen E. Gawlik, his wife, dated 12/22/2003, recorded 03/30/2004, in Book 2185, Page 7769.

**SUBJECT TO** the same exceptions, reservations, restrictions and covenants as appear in prior deeds in the chain of title.

**TAX CODE:** 3/71/1/38  
**TAX PIN:** 03635704517147

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

**JANELLE S BLANCHARD**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 VISHAL J DOBARIA, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 978 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

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

ALL THE FOLLOWING lots situated in the Township of Smithfield , County of Monroe and State of Pennsylvania, marked and designated as lots No. 70, 71, 72, 73 and 74, Section B, as shown on "Plotting No. 1 Lake Valhalla, Inc., Smithfield Township, Monroe County, Pennsylvania, made by G. Kempter, dated November 5, 1956" and recorded in Monroe County, Pennsylvania, in Plot Book No. 8, Page 68.

TITLE TO SAID PREMISES VESTED IN Drita A Ahmeti, a married woman, by Deed from Rafael P. Cervantes and Dianna L. Cervantes, husband and wife, dated 04/14/2000, recorded 04/17/2000-, in Book 2077, Page 5330.

TAX CODE: 16/10/2/18-13

TAX PIN: 16731201155052

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

**DRITA AHMETI**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIE C TSAI, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1426 CIVIL 2015, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

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

ALL THAT CERTAIN lot or piece of ground situate in

the Township of Pocono , County of Monroe and Commonwealth of Pennsylvania, being Lot No. 82 as shown on plan entitled 'Cobble Creek Estates', dated May 7, 1971, Edward C. Hess Associates, Inc., and recorded in the Office for the Recording of Deeds, etc., at Stroudsburg, PA, in and for the County of Monroe in Plot Book Volume 14, Page 85.

TITLE TO SAID PREMISES VESTED IN Angel Carmelo Perez Soto, by Deed from Antonio S. Barros, dated 04/25/2014, recorded 04/30/2014, in Book 2437, Page 3130.

TAX CODE: 12/11B/1/81

TAX PIN: 12636303245756

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

**ANGEL CARMELO PEREZ SOTO**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIE C TSAI, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10749 CIVIL 2013, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Pocono , County of Monroe, and Commonwealth of Pennsylvania, being Lot 207, Section 3, Barton Glen, 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 9, Page 163.

TITLE TO SAID PREMISES VESTED IN John D. O'Brien, by Deed from Rachael L. Petrozza, a/k/a Rachael Lynn Ryals and Robert T. Petrozza, Jr., h/w, dated 06/15/2006, recorded 06/20/2006, in Book 2271, Page 5520.

TAX CODE: 12/9C/1/15

TAX PIN: 12637102573423

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

**JOHN D O'BRIEN**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**PETER WAPNER, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8210 CIVIL 2015, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

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

ALL CERTAIN lot/lots, parcel or piece of ground situate in the Township of Coolbaugh , County of Monroe and State of Pennsylvania being Lot No. 35, Section D, as shown on map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book No. 18, Pages 101, 103 and 105.

TITLE TO SAID PREMISES VESTED IN Loretta La Valle, by Deed from Keystone Development Company, Inc., dated 09/09/1995, recorded 09/22/1995, in Book 2018, Page 4501.

TAX CODE: 03/8B/2/207

TAX PIN: 03635820719848

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

**LORETTA LAVALLE A/K/A  
 LORETTA LA VALLE**

**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.

Todd A. Martin  
 Sheriff of Monroe County

Pennsylvania  
**PETER WAPNER, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1496 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate and lying in the township of Tunkhannock , County of Monroe and Commonwealth of Pennsylvania, being Lot No. 129, Section North Two of Stone Crest Park, as recorded in Plot Book Volume 9, Page 213.

TITLE TO SAID PREMISES VESTED IN Andrew F. Gvoth and Maureen T. Gvoth, (h/w), by Deed from Andrew F. Gvoth and Maureen T. Peterson, dated 01/16/2007, recorded 01/26/2007, in Book 2294, Page 8447.

TAX CODE: 20/8F/1/155

TAX PIN: 20632102570244

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

**ANDREW F. GVOTH  
 MAUREEN T. GVOTH**

**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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**PETER WAPNER, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2496 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or tract of land situate in the Township of Chestnuthill , County of Monroe and Commonwealth of Pennsylvania, being known as Lot No. 30, as shown on a certain plan entitled Subdivision Plan of Sierra View, Section 7, as recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Plot book 58, Page 260.

BEING THE SAME PREMISES which Silvio Vitiello, by deed dated 7/29/2016 and recorded 8/15/2016 in Book 2476 Page 3498 conveyed to William K. Stocker, Jr.

Pin #: 02633103349420

Tax Code #: 02/16A/1/30

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

**WILLIAM K STOCKER, JR**

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.

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

MATTHEW K FISSEL, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10012 CIVIL 2009, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Borough of Mount Pocono, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 2, The Lodges, 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 39/5.

TITLE TO SAID PREMISES VESTED IN Catherine Shirer, by Deed from Michael Caputo, single, dated 08/05/2005, recorded 08/10/2005, in Book 2235, Page 8126.

TAX CODE: 10/3/1/4-3

TAX PIN: 10636506381100

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

CATHERINE SHIRER

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.

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

PETER WAPNER, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2140 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Coolbaugh , County of Monroe and Commonwealth of Pennsylvania, being Lot #509, Section 1, of Pocono Farms East as shown on Plan of Lots recorded in the Office of the Recorder of Deeds of Monroe County in Plot Book Volume 16, page 49.

TITLE TO SAID PREMISES VESTED IN Louis Marchi, a single person, by Deed from PoconoDreams, LLC, dated 08/31/2011, recorded 09/28/2011, in Book 2391, Page 9726.

TAX CODE: 03/4B/1/171

TAX PIN: 03635704914328

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

**LOUIS MARCHI**

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.

Todd A. Martin

Sheriff of Monroe County  
Pennsylvania  
VISHAL J DOBARIA, ESQUIRE

Thursday , November 30, 2017

AT 10:00 A.M.

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Coolbaugh , County of Monroe and Commonwealth of Pennsylvania, being Lot 286, Section F, A Pocono Country Place, 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 19, pages 11, 13 and 15. TITLE TO SAID PREMISES VESTED IN Carmen M. Camacho, by Deed from D, E & S Properties, Inc., t/a Classic Quality Homes, dated 05/28/2010, recorded 06/01/2010, in Book 2371, Page 5859.

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6784 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot/lots, parcel or piece of ground situated in the Township of Coolbaugh , County of Monroe and State of Pennsylvania, being Lot No. 283, Section No. F, as shown on map of A Pocono Country Place on file in the Recorder's office at Stroudsburg, Pennsylvania in Plot Book No. 19, Page 11, 13 & 15.

TITLE TO SAID PREMISES VESTED IN Candice De La Torre, Single, by Deed from Timothy M. Frankenfield and Elizabeth A. Frankenfield, h/w, dated 09/16/2005, recorded 10/06/2005, in Book 2242, Page 9825.

TAX CODE: 03/8C/1/155

TAX PIN: 03635814332577

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

**CANDICE S. DE LA TORRE**

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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIE C TSAI, ESQUIRE

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

**CARMEN M CAMACHO**

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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIE C TSAI, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9158 CIVIL 2015, I, Todd A. Martin, 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 , November 30, 2017

AT 10:00 A.M.

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot of land situate in Middle Smithfield , Monroe County, Pennsylvania: Being Known As 19 Eastridge Ln., East Stroudsburg, PA 18302

Parcel Number: 09/97751

Pin Number: 09731500200327

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

**EVELYN SPICER KNOWN HEIR OF JOHN H SPICER JR UNKNOWN HEIRS SUCCESSORS ASSIGNS AND ALL PERSONS FIRMS OR ASSOCIATIONS CLAIMING RIGHT TITLE OR INTEREST FROM OR UNDER JOHN H SPICER JR**

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2259 CIVIL 2017, I, Todd A. Martin, 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

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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 ERIC KISHBAUGH, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9605 CIVIL 2016, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or piece of land situated in the Township of Middle Smithfield, County of Monroe and State of Pennsylvania, bounded and described as follows:

BEING shown and designated as Lot No. 122 on a certain map of plan of lots entitled 'Subdivision of Winona Lakes, Section 14, Bushkill Creek Village'.

TITLE TO SAID PREMISES VESTED IN Jessica Mussone, by Deed from Michael Price, dated 06/16/2010, recorded 06/18/2010, in Book 2372, Page 1389.

TAX CODE: 9/4D/4/81  
 TAX PIN: 09734401190664

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 JESSICA MUSSONE**

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.

Todd A. Martin  
 Sheriff of Monroe County

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3428 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot of land situate in Township of Chestnuthill , Monroe County, Pennsylvania: Being Known As 7 Melody Lane Effort, PA 18330 aka 7 Melody Lane, RR#1 Box 46 Effort, PA 18330, n/k/a 1656 Melody Lane South, Effort, PA 18330, Effort, PA 18330

Parcel Number: 2/13A/2/84

Pin Number: 02623901189024

Improvements: Residential property

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

ALAN LAVIN  
 BARBARA LAVIN

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.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 DAVID NEEREN, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1767 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017  
 AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER

ER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot of land situate in Coolbaugh Township , Monroe County, Pennsylvania: Being Known As 21 Maxatawny Drive n/k/a 351 Maxatawny Dr, Pocono Lake, PA 18347 Parcel Number: 03/19C/1/84 Pin Number: 03630709169815 Improvements: Residential property

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER IGNAZIO ALOGNA**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**SHERRI J BRAUNSTEIN, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9825 CIVIL 2011, I, Todd A. Martin, 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 , November 30, 2017**  
**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot of land situate in Township of Stroud , Monroe County, Pennsylvania:** Being Known As 440 Shook Avenue, Stroudsburg, PA 18360 Parcel Number: 17/5/2/35 Pin Number: 17730114444700 Improvements: Residential property

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: AMANDA J. VAN WHY BRENDA J. VAN WHY RICKY A. VAN WHY**

**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 on-

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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**MORRIS SCOTT, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1394 CIVIL 2017, I, Todd A. Martin, 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 , November 30, 2017**  
**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot of land situate in Coolbaugh Township , Monroe County, Pennsylvania:** Being Known As: 10-2104-21 Maxatawny Dr n/k/a 103 Oneida Dr, Pocono Lake, PA 18347 Parcel Number: 03/19C/1/505 Pin Number: 03630714321571 Improvements: Residential property

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: GILBERTO RAMIREZ GRACIELA VARGAS N/K/A GRACIELA RAMIREZ**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**NICOLE B LABELLETTA, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4104 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot of land situate in Stroud Township, Monroe County, Pennsylvania:**

Being Known As 138 Runnymede Drive a/k/a 134 Runnymede Drive, East Stroudsburg (Stroud Township), PA 18301

Parcel Number: 17/15D/1/103

Pin Number: 17639201154134

Improvements: Residential property

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

**GRACE S. OWUSU**

**STEPHEN OWUSU**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

**SHERRI J BRAUNSTEIN, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1090 CIVIL 2017, I, Todd A. Martin, 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, November 30, 2017**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot of land situate in Township of Polk, Monroe County, Pennsylvania:**

Being Known As 5 Victoria Circle, Kunkletown, PA 18058 n/k/a 139 Victoria Arms Circle, Kunkletown, PA 18058

Parcel Number: 13/111748/U5

Pin Number: 13622700499416

Improvements: Residential property  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**CESAR GONZALEZ A/K/A**

**CESAR GONZALEZ, JR.**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

**J ERIC KISHBAUGH, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7207 CIVIL 2012, I, Todd A. Martin, 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, November 30, 2017**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot of land situate in Township of Polk, Monroe County, Pennsylvania:**

Being Known As 1596 Primrose Lane, Kunkletown, PA 18058

Parcel Number: 13/11A/2/75

Pin Number: 13621901170825

Improvements: Residential property

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

**ROGER SJOGREN**

**CHERIE SJOGREN**

**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.

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania  
SHERRI J BRAUNSTEIN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 746 CIVIL 2011, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.

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

ALL THAT CERTAIN lot of land situate in Coolbaugh Township, Monroe County, Pennsylvania:

Being Known As: 2505 Kilmer Road, n/k/a 1175 Kilmer Road, Tobyhanna, PA 18466

Parcel Number: 3/7H/1/120

Pin Number: 03635703234029

Improvements: Residential property

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

**VINCENT R CAPRIO  
ELIZABETH CAPRIO**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
DAVID NEEREN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8316 CIVIL 2014, I, Todd A. Martin, 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, November 30, 2017  
AT 10:00 A.M.

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

ALL THAT CERTAIN lot of land situate in Township

of Pocono, Monroe County, Pennsylvania:  
Being Known As 00 Warner Road f/k/a 701C Warner Road n/k/a 350 Warner Road, Tannersville, PA 18372  
Parcel Number: 12/8/2/77

Pin Number: 12637204531904

Improvements: Residential property

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

**CHIN HSIA CHEN**

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

SHERRI J BRAUNSTEIN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Oct 27; Nov 3, 10