

WAYNE COUNTY BAR ASSOCIATION

# OFFICIAL LEGAL JOURNAL

OF WAYNE COUNTY, PA



February 12, 2021  
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Honesdale, PA



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

The Hon. Janine Edwards  
*President Judge*

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



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Legal Journal of Wayne County

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

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

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

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

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

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MESSAGE FROM THE  
WAYNE COUNTY BAR ASSOCIATION



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

PRICING & RATES

**Notice Pricing**

*One time Insertions*

Incorporation Notices	\$45
Fictitious Name Registration	\$45
Petition for Change of Name	\$45
Estate Notice (3-time insertion)	\$65
Orphans Court; Accounting on Estates (2-time insertion)	\$45

*All other notices will be billed at \$1.90 per line. Minimum insertion fees apply. A fee of \$10 will be added to all legal notices for the Notarized Proof of Publication.*

**Subscription Rates**

*Per Year*

Mailed Copy	\$100
Emailed Copy	Free

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Prorated subscriptions available*

WAYNE COUNTY OFFICIALS

**Judge of the Court of Common Pleas**

Janine Edwards, *President Judge*  
Raymond L. Hamill, *Senior Judge*

**Magisterial District Judges**

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Ronald J. Edwards  
Linus H. Myers

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Mark Steelman

**District Attorney**

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Catherine Rickard  
Kathleen A. Schloesser

# *Raising the Bar*



**Wayne County Bar Association**  
922 Church Street, 2<sup>nd</sup> Floor  
Honesdale, Pa 18431

*Are you in need of clothing for that job interview?  
Are you in need of clothing for the job you currently have?*

The Wayne County Bar Association is excited to announce the opening of a Women's Clothing Closet.

***Raising the Bar*** is a project started to support women in the community in need of professional clothing and accessories. All clothing is free to those in need.

Hours: Available Upon Request

**ACCEPTING DONATIONS NOW!**

For Information call the Wayne County Bar Association: (570) 253-0556 or go to  
[www.waynecountylawyers.org](http://www.waynecountylawyers.org)

## CRIMINAL CASES

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Wayne County District Attorney A.G. Howell announces the following cases were addressed by the Honorable Janine Edwards, President Judge Wayne County Court:

### **HONESDALE, PA — February 4, 2021**

ROBERT J. CIUFALO, age 37 of Sterling Pa, was sentenced to under incarceration in a State Correctional Facility for a period of not less than 15 months nor more than 48 months for one count of Aggravated Assault with a Deadly Weapon (F2) and one count of Criminal Mischief – Damage Property (F3). He was also ordered to pay the cost of prosecution, and pay restitution to the victim. This incident took place on May 18, 2019 in Dreher Township.

THOMAS J. FISHER, age 35 of Honesdale Pa, was sentenced to 6 months probation for one count of Driving Under the Influence of Alcohol (M). He was also ordered to pay the cost of prosecution, pay a mandatory minimum fine of \$300.00, participate in and cooperate with the drug and alcohol addiction treatment in accordance with his assessment, complete the Alcohol Highway Safety Program, and undergo a mental health evaluation and comply with any recommendations for treatment. This incident took place March 20, 2020 in Cherry Ridge Township.

KELLEY MUNN, age 29 of Lakeville Pa, was sentenced to undergo incarceration in the Wayne County Correctional Facility for a period of not less than 10 days nor more than 12 months for one count of Possession of Drug Paraphernalia (M). She was also ordered to pay the cost of prosecution, undergo a drug and alcohol evaluation and comply with any recommendations for treatment, undergo a mental health evaluation and comply with all treatment recommendations, and obtain employment within 60 days. This incident took place on February 2, 2020 in Honesdale Borough.



**LEGAL NOTICES**

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

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**ESTATE NOTICES**

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

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**EXECUTRIX NOTICE**

Estate of Doris W. Bryant  
Late of Damascus Township  
EXECUTRIX

Constance E. Moser  
205 Longmeadow Drive  
Wilmington, NC 28412  
ATTORNEY

Ronald M. Bugaj, Esq./  
Bugaj/Fisher, PC  
308 9th St., PO Box 390  
Honesdale, PA 18431

**2/12/2021 • 2/19/2021 • 2/26/2021**

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**ADMINISTRATOR NOTICE**

Estate of Edward J. Perkin AKA  
Edward Perkin AKA Edward John  
Perkin

Late of Berlin Township  
ADMINISTRATOR  
George E. Martin  
355 Beach Lake Highway  
Honesdale, PA 18431

**ATTORNEY**

Ronald M. Bugaj, Esq./  
Bugaj/Fisher, PC  
308 9th St., PO Box 390  
Honesdale, PA 18431

**2/12/2021 • 2/19/2021 • 2/26/2021**

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**EXECUTRIX NOTICE**

Estate of Albert Lawrence  
Blodnikar AKA Albert L. Blodnikar  
Late of Clinton 2 Township

EXECUTRIX  
Michele Durmiaki  
405 Main Street  
Forest City, PA 18421

ATTORNEY  
Marissa McAndrew, Esquire  
707 Main Street, P.O. Box 157  
Forest City, PA 18421

**2/5/2021 • 2/12/2021 • 2/19/2021**

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**ESTATE NOTICE**

**NOTICE IS HEREBY GIVEN,**  
that Letters Testamentary have  
been issued in the Estate of  
Carmine Melfi, who died on  
December 8, 2020, late resident of  
Honesdale, PA 18431, to Anthony  
Melfi, Executor of the Estate. All  
persons indebted to said estate are  
required to make payment and  
those having claims or demands  
are to present the same without  
delay to Anthony Melfi, Executor  
c/o Law Offices of ALFRED J.

HOWELL, Attorney for the Estate,  
at 109 Ninth Street, Honesdale, PA  
18431.

ALFRED J. HOWELL, ESQUIRE  
ATTORNEY FOR THE ESTATE

2/5/2021 • 2/12/2021 • 2/19/2021

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**EXECUTOR NOTICE**

Estate of Janet M. Tiel AKA Janet  
Tiel

Late of Honesdale Borough  
CO-EXECUTRIX

Carol L. Calicchio  
205 Terrace Heights  
Honesdale, PA 18431

CO-EXECUTOR  
Robert Wayne Tiel  
424 Candlewood Road  
Broomall, PA 19008

ATTORNEY

Nicholas A. Barna  
207 Tenth Street  
Honesdale, PA 18431

1/29/2021 • 2/5/2021 • 2/12/2021

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**ESTATE NOTICE**

Notice is hereby given that Letters  
Testamentary have been granted in  
the Estate of Bernhard J. Harms,  
a/k/a Bernhard Harms, late of  
Damascus Township, Wayne  
County, Pennsylvania, who died on  
December 12, 2020. All persons  
having claims or demands against  
the estate of the decedent shall  
make them known and present  
them, and all persons indebted to  
the decedent shall make payment  
thereof, without delay, to Eric J.  
Harms, Executor, of 600 Plank

Road, Beach Lake, PA 18405, or to  
Richard B. Henry, Esquire,  
Attorney for the Estate, 1105 Court  
Street, Honesdale, PA 18431.

Richard B. Henry, Esquire  
Attorney ID No. 31768  
1105 Court Street  
Honesdale, PA 18431  
570-253-7991

1/29/2021 • 2/5/2021 • 2/12/2021

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**EXECUTRIX NOTICE**

Estate of Michael Yevich  
Late of Honesdale Borough

EXECUTRIX  
Laurie Jill George  
44 Cabin Corner  
Honesdale, PA 18431

1/29/2021 • 2/5/2021 • 2/12/2021

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**ESTATE NOTICE**

NOTICE IS HEREBY GIVEN that  
Letters Testamentary have been  
granted in the estate of DOUGLAS  
EDWARD ORTHOUSE A/K/A/  
DOUGLAS ORTHOUSE, late of  
Equinunk, PA., Date of death  
December 6, 2020. All persons  
indebted to the said estate are  
required to make payment and those  
having claims or demands to present  
the same without delay to the  
Executor/Executrix, in care of  
Matthew L. Meagher, Esquire, 1018  
Church Street, Honesdale, PA 18431.

1/29/2021 • 2/5/2021 • 2/12/2021

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**NOTICE OF FILING OF  
SHERIFF'S SALES**

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

**SHERIFF'S SALE  
MARCH 3, 2021**

By virtue of a writ of Execution instituted by: Lakeview Loan Servicing, LLC issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 3rd day of March, 2021 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND SITUATE IN THE TOWNSHIP OF LEHIGH, COUNTY OF WAYNE AND COMMONWEALTH OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT AN IRON STAKE ON THE NORTHEAST SIDE OF A PUBLIC STREET AND ALONG THE NORTHERN BOUNDARY LINE OF ARTHUR SYKES;

THENCE BY SAID MARK EAST

ONE HUNDRED TWO (102) FEET;

THENCE NORTH ONE HUNDRED TWENTY-FIVE (125) FEET ALONG WILSON FRITZ'S LINE;

THENCE WEST ONE HUNDRED TWO (102) FEET ALONG SAID WILSON FRITZ'S LAND;

THENCE SOUTH ONE HUNDRED TWENTY-FIVE (125) FEET ALONG THE AFOREMENTIONED PUBLIC STREET TO POINT OF BEGINNING.

CONTAINING 11,986 SQUARE FEET.

BEING KNOWN AS: 18 SHADY LANE GOULDSBORO, PA 18424

PROPERTY ID: 14-0-0371-0032

TITLE TO SAID PREMISES IS VESTED IN ELAINE J. MOYER BY DEED FROM ARTHUR A. FREEMAN AND CYNTHIA L. FREEMAN, HUSBAND AND WIFE DATED 09/11/2006 RECORDED 09/22/2006 IN BOOK NO. 3133 PAGE 264 INSTRUMENT NO. 200600011105.

Seized and taken in execution as property of:  
Elaine J. Moyer 18 Shady Lane  
GOULDSBORO PA 18424

We are proud to serve  
**Wayne  
County**  
*for over 40 years!*



*Injury?* C-A-L-L-D-L-P  
DLPLAW.COM

**DLP** DOUGHERTY  
LEVENTHAL  
& PRICE, LLC  
"Injury? Call 570-CALL-DLP"

Execution No. 117-Civil-2020  
Amount \$86,589.40 Plus additional  
costs

December 9, 2020  
Sheriff Mark Steelman

**TO ALL CLAIMANTS TAKE  
NOTICE:**

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will

be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

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

Robert Flacco Esq.

**2/5/2021 • 2/12/2021 • 2/19/2021**

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WAYNE MEMORIAL  
HEALTH  
FOUNDATION

*An Affiliate of Wayne Memorial Health System, Inc.*

## Leave a legacy, make a difference!



Paul M. & Sandra Meagher



### *Legacy Circle*

**JOIN TODAY**

**Help your local hospital thrive for the years to come.**

This initiative honors individuals who inform the Wayne Memorial Health Foundation in writing that they have included the Foundation in their estate plans. This may be done through a beneficiary designation in a will, trust, insurance policy, life income gift, or retirement plan.

WAYNE MEMORIAL HEALTH FOUNDATION

601 Park Street, Honesdale, PA 18431

Call 570.253.8274 | Email to [wmhf@wmh.org](mailto:wmhf@wmh.org)

## CIVIL ACTIONS FILED

*FROM JANUARY 16, 2021 TO JANUARY 22, 2021  
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

### JUDGMENTS

NUMBER	LITIGANT	DATE	DESCRIPTION	AMOUNT
2008-21567	WILCOX MICAH	1/22/2021	SATISFACTION	—
2016-00247	PAULL RONALD FAIR III	1/21/2021	DEFAULT JUDGMENT	40,000.00
2016-00247	LPL FINANCIAL LLC	1/21/2021	DEFAULT JUDGMENT	40,000.00
2017-00606	SLOWIK MICHAEL	1/19/2021	SATISFACTION	—
2018-20556	POCONO SPRINGS ESTATES INC	1/22/2021	SATISFACTION	—
2020-00245	FEDERAL NATIONAL MORTGAGE ASSOCIATION, IND. AND AS SUCCES	1/19/2021	LIS PENDENS	—
2020-00350	KOLARCIC TERA APPELLANT	1/20/2021	JDGMT BY COURT ORDER	1,800.00
2020-20494	ZIC IVAN	1/22/2021	SATISFACTION	—
2020-20494	ZIC OLGA	1/22/2021	SATISFACTION	—
2020-20679	HOTEL SEAGRAVES & SEAGRAVES DEV CO INC THE	1/22/2021	SATISFACTION	—
2021-00019	MARTIN CHARLES J II	1/20/2021	QUIET TITLE	—
2021-20010	WORMUTH BRITTANY MICHELLE	1/19/2021	JUDGMENT	2,027.25
2021-20011	WILLSON PATRICK ARTHUR	1/19/2021	JUDGMENT	1,676.25
2021-20012	FIGUEROA DEREK J	1/20/2021	JUDGMENT	1,433.75
2021-20013	SEIFERT ROBYN CHRISTINA	1/21/2021	JUDGMENT	1,244.75
2021-20014	SERRANO CHARLES KERMIT	1/20/2021	JUDGMENT	1,158.75
2021-20015	BERTIG THOMAS	1/20/2021	JP TRANSCRIPT	1,435.63
2021-20016	SINGER GROUP LLC THE	1/21/2021	FEDERAL TAX LIEN	20,263.97
2021-20016	THE SINGER GROUP LLC	1/21/2021	FEDERAL TAX LIEN	20,263.97
2021-40013	FURDIN COREY J OWNER P	1/19/2021	STIP VS LIENS	—
2021-40013	DENZAL CONSTRUCTION CO LLC CONTRACTOR	1/19/2021	STIP VS LIENS	—

### CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2021-00017	AMERICAN EXPRESS NATIONAL BANK	PLAINTIFF	1/19/2021	—
2021-00017	OLIVO GABRIELLE A/K/A	DEFENDANT	1/19/2021	—
2021-00017	OLIVO GABRIELLE W	DEFENDANT	1/19/2021	—
2021-00018	PORTFOLIO RECOVERY ASSOCIATES LLC	PLAINTIFF	1/19/2021	—
2021-00018	WAGNER WILLIAM	DEFENDANT	1/19/4021	—
2021-00021	CITIBANK N A	PLAINTIFF	1/21/2021	—
2021-00021	MOORE AMBER	DEFENDANT	1/21/2021	—
2021-00023	AMERICAN EXPRESS NATIONAL BANK	PLAINTIFF	1/21/2021	—
2021-00023	MUCHA NANCY	DEFENDANT	1/21/2021	—
2021-00023	BTM FLOORING	DEFENDANT	1/21/2021	—

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

2021-00024	CAVALRY SPV I LLC AS ASSIGNEE OF CITIBANK NA	PLAINTIFF	1/22/2021	—
2021-00024	BETZ RICHARD E	DEFENDANT	1/22/2021	—
2021-00025	U S BANK NATIONAL ASSOCIATION D/B/A	PLAINTIFF	1/22/2021	—
2021-00025	ELAN FINANCIAL SERVICES	PLAINTIFF	1/22/2021	—
2021-00025	DECKER EMILEE ROSE	DEFENDANT	1/22/2021	—

**MISCELLANEOUS — REPLEVIN**

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2021-00020	SOUTHSTAR FINANCIAL LLC	PLAINTIFF	1/21/2021	—
2021-00020	URSA MAJOR DIRECTIONAL CROSSINGS LLC	DEFENDANT	1/21/2021	—
2021-00020	POLLARA ROBERT THEODORE	DEFENDANT	1/21/2021	—

**NAME CHANGE**

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2021-00022	EISELE-BOCKELKAMP ZACHARY JEFFREY	PETITIONER	1/21/2021	—

**REAL PROPERTY — QUIET TITLE**

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2021-00019	TIGUE PATRICK A	PLAINTIFF	1/20/2021	—
2021-00019	MARTIN CHARLES J II	DEFENDANT	1/20/2021	—

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**MOSCOW OFFICE • 570-842-9600**

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Our Insurance Companies are rated by  
AM Best's Insurance Company Rating Guide.

[www.OlsommerClarke.com](http://www.OlsommerClarke.com)

**MORTGAGES AND DEEDS**

*RECORDED FROM FEBRUARY 1, 2021 TO FEBRUARY 5, 2021  
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

**MORTGAGES**

<b>GRANTOR</b>	<b>GRANTEE</b>	<b>LOCATION</b>	<b>AMOUNT</b>
Ardisson Richard Jr	Wayne Bank	Berlin Township	
Ardisson Jennifer			248,400.00
Musselman Erma	Agchoice Farm Credit	South Canaan Township	
Musselman Clayton			46,750.00
Bilecky Walter	Honesdale National Bank	Damascus Township	
Bilecky Brian			146,000.00
Mosher Timothy C	Mortgage Electronic Registration Systems	Lake Township	
Metscher Susanne E	Bank Of America		89,800.00
Rhodes Stephen M	Mortgage Electronic Registration Systems	Lake Township	
	Newrez LLC Newrez L L C		184,370.00
Ribando Anthony P	American Financial Resources Inc Mortgage Electronic Registration Systems	Lehigh Township	
			112,917.00
Ugrekheldidze Paata	Mortgage Electronic Registration Systems	Lake Township	
Ugrekheldidze Ana	Amres Corporation		160,000.00
Cahill Logan	Dime Bank	Berlin Township	
Ploransky Bryan			165,000.00
R Three LLC	Dime Bank	Honesdale Borough	
R Three L L C			52, 500.00
Dalby Suzanne F	Mortgage Electronic Registration Systems	Lake Township	
	PHH Mortgage Corporation P H H Mortgage Corporation		98,400.00
Eitelberg Scott	Pnc Bank	Salem Township	
Eitelberg Louise	P N C Bank		243,750.00
Tole Aditya	Mortgage Electronic Registration Systems	Lebanon Township	
Ramakrishnan Dipthi	Loandepot Com		548,000.00
Alberti James R	Citizens Bank	Paupack Township	897,000.00
Sullivan Brian	Mortgage Electronic Registration Systems	Mount Pleasant Township	
Sullivan Elizabeth G	USAA Federal Savings Bank U S A A Federal Savings Bank		268,755.00
Boyles Andrew H	Mortgage Electronic Registration Systems	Oregon Township	
Boyles Julia B	Guaranteed Rate Inc		78,000.00

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

Knecht John D	Mortgage Electronic Registration Systems	Sterling Township	
Knecht Gina M	Quicken Loans		189,000.00
Terry Caroline M	Mortgage Electronic Registration Systems	Manchester Township	
Terry Andrew W	Quicken Loans		110, 552.00
Westcott Joseph	Amerihome Mortgage Company	Sterling Township	
Rockstroh Daisy	Mortgage Electronic Registration Systems		142,938.00
Livingstone James	Dime Bank	Lake Township	105,000.00
Degannes Marlon A	Mortgage Electronic Registration Systems Summit Mortgage Corporation	Damascus Township	124,000.00
Murray Teresa M	Mortgage Electronic Registration Systems Summit Mortgage Corporation	Preston Township	187,878.00
Freda Thomas J	Jeff Bank	Damascus Township	
Freda Catherine R			150,000.00
Branning Garritt Edward	NBT Bank	Scott Township	
Hiller Elizabeth Marie	N B T Bank		208,050.00
Varaksa Anthony	Mortgage Electronic Registration Systems	Salem Township	
Ohora Patricia	Invicta Mortgage Group Inc		305,000.00
Leonard Paul J	Axos Bank	Manchester Township	
Kerrigan Daryl A	Mortgage Electronic Registration Systems		289,000.00
Dieterich Kelly	Wells Fargo Bank	Damascus Township	
Dieterich Michael John Jr			230,300.00
Wilkins Peter Lee	Freedom Mortgage Corporation	Lake Township	
Wilkins Nicole Griffin	Mortgage Electronic Registration Systems		216,729.00
Horvath James	Mortgage Electronic Registration Systems Keller Mortgage	Honesdale Borough	159,200.00
Crestmont Farm LLC	Wayne Bank	Preston Township	
Crestmont Farm L L C			149,500.00
Brookview Holdings	Brown Gordon S	Paupack Township	145,000.00
Pappas Valerie Jane AKA	Fidelity Deposit & Discount Bank	Salem Township	
Johnson Valerie			38,000.00
Davis Steven J	Honesdale National Bank	Lebanon Township	
Mason Robyn M			172,250.00
Bayly Kevin Roy	Honesdale National Bank	Berlin Township	
Bayly Kimberly D			206,000.00
OSA Holdings	Dime Bank	Paupack Township	
O S A Holdings			232,000.00
Hoffmann Kevin F	Wayne Bank	Paupack Township	
Hoffmann Tiffany M			173,000.00
Shields James V	Honesdale National Bank	Damascus Township	
Shields Elizabeth A			245,000.00

Shields James V	Honesdale National Bank	Damascus Township	
Shields Elizabeth A			196,000.00
Predmore Karlee A	Mortgage Electronic Registration Systems	Dyberry Township	
Predmore Robert L	Summit Mortgage Corporation		133,045.00

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**DEEDS**

GRANTOR	GRANTEE	LOCATION	LOT
Hess Shelby J	Kelg Real Estate	Waymart Borough	
Seeley John D	Musselman Clayton Musselman Erma	South Canaan Township	Lot A 1
Price Ruth	Price Ruth Price Audrey	Buckingham Township Buckingham & Manchester Twps Manchester Township Manchester & Buckingham Twps	
Dolph Mike AKA Dolph Michael D AKA Dolph Jeff AKA Dolph Jeffrey S Sr AKA Dolph John Dolph William Dolph Mark Rieman Melissa Dolph	Dolph Michael D Dolph Jeffrey S Sr	Clinton Township 1	
Rutledge Valerie Hawley Christina Adm Hawley Eric Mark Est	Rutledge Valerie Hawley Christina R	Manchester Township	
Tourtellot Jane C	Giannini Mike Giannini Elizabeth	Preston Township	
Pa Tractor LLC Pa Tractor L L C Pa Trailer LLC Pa Trailer L L C	Pa Tractor LLC Pa Tractor L L C	Honesdale Borough	
Saylor Genevieve G Gutt Matthew M Gutt Erik J	Saylor Genevieve G	Lake Township	
Carey Eugene	Ugrekhelidze Paata Ugrekhelidze Ana	Lake Township	Lot 2164
Dejong Rochelle	Ribando Anthony P	Lehigh Township	Lot 39
Smith Alison D Karkheck Piesecki Alison	Cahill Logan Ploransky Bryan	Berlin Township	Lot 6R
Sengun Kayhan	R Three LLC R Three L L C	Honesdale Borough	
Leopardi Salvatore G AKA Leopardi Sal AKA Leopardi Linda T AKA Leopardi Linda AKA	Leopardi Salvatore G Leopardi Linda T	Paupack Township	Lot 113

Gray Kenneth	Tole Aditya	Lebanon Township	
Gray Susan W	Ramakrishnan Diphthi		Lot 84
Gray Kenneth	Tole Aditya	Lebanon Township	
Gray Susan W	Ramakrishnan Diphthi		Lot 83
Skeuse John Thomas Tr	Battista Colleen Skeuse	Paupack Township	
Skeuse Elaine C Tr	Sosebee Kelly Skeuse		
John Thomas Skeuse Two Zero Zero Eight	Skeuse Michael		
Elaine C Skeuse Two Zero Zero Eight			
Capichiano Joseph AKA By Agent	Degannes Marlon A	Damascus Township	
Capichiano Joseph Jr AKA By Agent			Lot 2
Capichiano Joseph M Agent			
Capichiano Helen By Agent			
Smaldone Charlotte A	Branning Garritt Edward	Scott Township	
Babiarz Chester S Jr	Hiller Elizabeth Marie		
Babiarz Joseph M			
Dennis Patrick H	Horvath James	Honesdale Borough	
Dennis Leslie A	Horvath Harmony		
Spangenberg Arthur S By Agent	Crestmont Farm LLC	Preston Township	
Spangenberg Margot E Agent	Crestmont Farm L L C		Lot 5
Spangenberg Margot E			
Bihler Laurie By Sheriff	Gifford Charles	Sterling Township	
Bihler Shawn By Sheriff			
Kaszner Donald C	Kaszner Thomas C Kaszner Donald T McCann Denise Kaszner	Buckingham Township	
Lake Region Development II	Lake Region Development II	Paupack Township	
Lake Region Development II	Messinetti Mariel	Paupack Township	Lot 1
Harvey Donna M	Brookview Holdings LLC Brookview Holdings L L C	Paupack Township	Lot 188
Upham Ronald D	Barker Bryan Lance Siegel Jesse	Salem Township	Lot 663
ONEill Benedict L	Milos Bridget	Mount Pleasant Township	
ONEill Mary E	Kulasinsky Katie ONEill Jeremy		
Solderitz Larry Jr	Solderitz Larry Roe Michael	Berlin Township	
Duck Harbor Company	Davis Steven J Mason Robyn M	Lebanon Township	Lot 68
Neugebauer Ronald C	Rumain Catherine J	Berlin Township	
Angelis Shirley O	Bednarczyk Richard J Bednarczyk Margaret Ann	South Canaan Township South Canaan & Lake Townships Lake Township Lake & South Canaan Townships	Lot A    Lot A

Fitzsimmons Jodie L By Sheriff	AJT Properties	Paupack Township	
Roses Joseph C By Sheriff	A J T Properties		Lot 5
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Vangorden Emily Adm	Vangorden Emily	Dyberry Township	
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Bowen Benjamin W Est	Bowen William E		
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Bowen William E Adm			
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PHH Mortgage Corporation	Barton Tracie		
P H H Mortgage Corporation			
Sekelsky James R	Fletcher Realty LLC	Salem Township	
Sekelsky Julie A	Fletcher Realty L L C		Lot 217
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**COURT CALENDAR**

*February 15, 2021–February 19, 2021*

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**Monday, February 15, 2021**

Presidents Day-Courthouse Closed

**Tuesday, February 16, 2021**

8:30 AM  
Petrocine v. McKenney 460-2018-DR  
Petition to Intervene  
Martin II/ Rechner

---

9:00 AM  
Skelton v. Skelton 569-2019-DR  
Demand Support  
Pro Se/Farrell

---

9:30 AM  
Civil Pre-trials

9:30 Duffy v Roberts 499-2019-cv Suda/Comerford  
10:00 Peters v Wayne County Housing Authority 535-2019-cv  
Hughes/Joyce  
11:30 Parente v Hansen 388-2019-cv Treat/Lehutsky/Rydzewski

---

11:00 AM  
Peters v. Wayne County Housing Authority 535-2019-CV  
Argument on Defendant's Motion for summary Judgment  
Hughes/Kilpatrick/Joyce

---

1:00 PM  
Rivera v. Rivera 358-2020-DR  
Argument on Defendants exceptions to masters report.  
Farrell/Chesnov

---

1:30 PM  
In re: Estate of Christina Harageones 30-2020-OCD  
Petition to Approve Sale of Real Estate  
Jennings/ Martin (GAL)

---

2:00 PM  
In re: Estate of D.J.P. 86-2016-OCD  
Petition for Review Hearing and Removal of current guardian and  
appointment of neutral guardian  
Pro se or Anderson/Speyer

---

**COURT CALENDAR**

*February 15, 2021–February 19, 2021*

---

3:00 PM  
In re: C.W. Susquehanna Cty case

**Wednesday, February 17, 2021**

8:30 AM  
Smith v. Smith 156-2020-DR  
second half day of Custody Hearing  
Bugaj/Farrell

---

9:00 AM  
Central Court 3rd Floor Courtroom

---

12:00 PM  
Drug Court Team Meeting

---

12:30 PM  
Drug Court

---

1:30 PM  
Haviland v. Collins 389-2012-DR  
Custody Contempt  
Pro Se/Bugaj

---

2:30 PM  
Shear v. Bellino 113-2020-DR  
Contempt  
Eagen/Campbell

**Thursday, February 18, 2021**

9:00 AM  
Commonwealth Matters  
9:00 Sentencing 217-2020-CR; 311-2020;319-2020-CR Hanrahan, Daniel  
Martin II  
9:15 Sentencing 369-2020-CR Hadden, David Farrell  
9:45 Sentencing 320-2020-CR Marushock, Jessica Scanlon  
10:00 Sentencing 274-2020-CR Hayes, Dene Toczdlowski  
10:15 Sentencing 328-2020-CR Bird, Tiffani Rogan  
10:45 Sentencing 156-2020 & 371-2020-CR O'Neil, Matthew Martin II  
11:15 Sentencing 227-2020-CR Kovaleski, Jeffrey Campbell  
11:30 Sentencing 352-2020-CR Everett, Damon Kathleen Martin

**COURT CALENDAR**

*February 15, 2021–February 19, 2021*

---

1:00 PM  
Criminal pre-trials  
180-2019-CR Anderson, Matthew Norman Elo/Katsock  
43 & 44-2020-CR Donahue, Glen Anderson/Zimmerman

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166-2019-CR Perez, Androty Saurman  
402-2019-CR Caballero, Luis OAG (Doherty)/Burlein

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**Friday, February 19, 2021**

9:00 AM  
PFA  
9:00 PFA Culter v. Scarpati Clause/Martin  
9:00 PFA 537-2020-DR Trapper v. Martzen Henry/Campbell

---

10:00 AM  
Commonwealth v. Emilee Decker 374-2019-CR  
Hearing on Motion in Limine Re: Marvin Miller, David Ayoub & Joseph Scheller  
Howell/Comerford

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**CUSTODY CALENDAR**  
*February 15, 2021–February 19, 2021*

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1:00 PM  
Malpasse v. Malpasse 213-2018-DR  
Divorce Hearing (Schloesser)  
Ellis/Pro Se

**Friday, February 19, 2021**

9:00 AM  
Tolley v. White 503-2020-DR  
Conciliation Conference (Karam)  
Martin II/ Pro se

---

9:30 AM  
Tonetti v. Tonetti 263-2018-DR  
Divorce Hearing (Schloesser)  
Ellis/Campbell

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1:00 PM  
Steele v. Hendrickson 570-2016-DR  
Custody Hearing (Schloesser)  
Rechner/Bugaj/Campbell

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