

**PUBLIC NOTICE
COMPLAINT
COURT OF COMMON PLEAS
OF MONROE COUNTY
43rd JUDICIAL DISTRICT
COMMONWEALTH OF
PENNSYLVANIA
No. 4341 CIVIL 2018**

Stillwater Lakes Civic Association and Stillwater Sewer Corporation
Plaintiffs

vs.
Vidya Motiram and Chandrabassie J. Deokaran
Defendants

TO:
Chandrabassie J. Deokaran

You are hereby notified that on June 15, 2018, Plaintiffs, Stillwater Lakes Civic Association and Stillwater Sewer Corporation filed a Complaint, which was endorsed with a Notice to Defend, against you in the Court of Common Pleas of Monroe County, Pennsylvania, docketed to No. 4341 CIVIL 2018, wherein Plaintiffs alleged, in essence, as follows:

1. Plaintiffs are the owner of the roads, common areas and sewer facilities in Stillwater Lakes Civic Association, a residential subdivision in Monroe County, Pennsylvania.
2. Plaintiffs perform regular maintenance upon the roads, common areas and sewer system in Stillwater Lakes Civic Association.
3. Defendant is the owner of Lot No. 1908, Section G-IV in Stillwater Lakes Civic Association.
4. Defendant, as owner of Lot No. 1908, Section G-IV, was invoiced for dues, assessments, sewer charges and various charges and has refused and neglected to pay the amounts invoiced.

WHEREFORE, Plaintiffs demand judgment against Defendants in the amount of Twelve Thousand Sixty-Eight Dollars and Fifty-Seven Cents (\$12,068.57) plus interest at the rate of fifteen percent (15%) from Jan. 1, 2018 pursuant to the Uniform Planned Community Act and Plaintiffs' By-Laws, all future dues, assessments, and sewer charges incurred through the time of trial, all costs of suit, and all attorneys fees pursuant to the Uniform Planned Community Act and Plaintiffs' By-Laws.

Plaintiff has made a diligent search and inquiry and has been unable to locate Defendant and/or the Defendant has avoided service of the Complaint.

WHEREUPON, Plaintiff filed a Motion in the Court of Common Pleas of Monroe County, and the Court ordered that the above Notice to you be served by publication as provided by the Pennsylvania Rules of Civil Procedure.

You are notified to appear and plead to the said Complaint within TWENTY (20) days after the publication of this Notice or default judgment may be entered against you.

If you wish to defend, you must enter a written appearance personally or by an 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 NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

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

**Monroe County Bar Association
Find a Lawyer Program**

**913 Main Street
Stroudsburg, PA 18360
570-424-7288**

**KEVIN A. HARDY
ATTORNEY AT LAW, P.C.
Kevin A. Hardy, Esquire
Attorney for Plaintiff
I.D. #62273
P.O. Box 818
Stroudsburg, PA 18360**

PR - May 31

**PUBLIC NOTICE
COURT OF COMMON PLEAS
CIVIL DIVISION
MONROE COUNTY
NO.: 2018-06844**

DWALDMANLAW, P.C.,
ATTORNEYS FOR PLAINTIFF
BY: KATHRYN WAKEFIELD,
ESQUIRE - ID #85395
4900 CARLISLE PIKE, #182
MECHANICSBURG, PA 17050
TELEPHONE: (844) 899-4162
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT
IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS
CAPACITY AS OWNERS TRUSTEE OF MATAWIN
VENTURES TRUST SERIES 2017-4

c/o
Kondaur Capital Corporation
333 S. Anita Dr.
Orange, CA 92868
PLAINTIFF

vs.
FRANK J. MCGRAW

237 Donalds Road
Effort, PA 18330
and
COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE
c/o
Commonwealth of PA
Attorney General
16th Floor, Strawberry Square
Harrisburg, PA 17120
INTERNAL REVENUE SERVICE
111 Constitution Avenue, N.W.
Washington, D.C. 20224
DEFENDANTS

**COMPLAINT IN
MORTGAGE FORECLOSURE
NOTICE TO DEFEND**

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, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

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**LAWYER REFERRAL SERVICE
Monroe County Bar Association
Find a Lawyer Program
913 Main Street
Stroudsburg, PA 18360**

(570) 424-7288
monroebar.org
NOTICE

The amount of your debt is as stated in the attached document. The name of the creditor to whom the debt is owed is as named in the attached document. Unless you notify us within 30 days after receipt of this Notice and the attached document that the validity of the stated debt, or any portion of it, is disputed, we will assume that the debt is valid.

If you do notify us in writing of a dispute within the 30-day period, we will obtain verification of the debt or a copy of a judgment against you and mail it to you.

If you do not dispute the debt, it is not an admission of liability on your part. Also, upon your written request within the 30-day period, we will provide you with the name and address of the original creditor if different from the current creditor.

If you notify us in writing within the 30-day period as stated above, we will cease collection of your debt, or any disputed portion of it, until we obtain the information that is required and mail it to you. Once we have mailed to you the required information, we will then continue the collection of your debt.

PR - May 31

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Annie Elisa Deschodt a/k/a Annie E. Deschodt**, late of Chestnuthill Township, Monroe County, Pennsylvania, deceased.

LETTERS OF ADMINISTRATION C.T.A. in the above-named estate having been granted to the undersigned. All persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or their attorney within four (4) months from the date hereof, and 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.

Marie Rose Saghm, Administrator
Zarmen Saghm, Administrator
142 Turkey Ridge Drive
Kunkletown, PA 18058

James A. Wimmer, Esq.
Philip & Wimmer
419 Delaware Avenue
P.O. Box 157
Palmerton, PA 18071

PR - May 24, May 31, June 7

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Anthony A. Balto a/k/a Anthony Balto**, late of Coolbaugh Township, Monroe County, Commonwealth of 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 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.

Anthony P. Balto
1577 Mount Everest Lane
Toms River, NJ 08753

Ian V. Gallo, Esq.
10 E. Athens Avenue
Suite 210B
Ardmore, PA 19003

PR - May 17, May 24, May 30

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **BERTHA E. DEIHL**, late of 403 Woodcliff Avenue, Stroudsburg, Monroe County, Pennsylvania 18360, deceased.

Letters Testamentary in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or her attorney within four 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 without the County where notice may be given to Claimant.

Debra Anne Tandarich, Executrix
412 Dogwood Lane
Coatesville, PA 19320

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

PR - May 24, May 31, June 7

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Ella L. Williams, a/k/a Ella Williams**, late of Albrightsville, Tunkhannock 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.

Louise Williams-Gee, Executrix
142 Kiowa Ln
Albrightsville, PA 18210

PR - May 31, June 7, June 14

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Errol A. Moo**, deceased
Late of Stroud 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 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.

Josephine Milano, Administratrix
c/o

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

PR - May 17, May 24, May 31

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF **ESTELLE SAFIN**, late of Stroud Township, Monroe County, Pennsylvania, deceased.

Letters Testamentary in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-third Judicial District, a particular

statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to claimant.

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

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

PR - May 17, May 24, May 31

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Frances S. Borger, late of Eldred 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 her attorney within four (4) months from the date hereof, and 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.

Mary Lou Kocher, Executrix
198 Meixsell Valley Road
Kunkletown, PA 18058

James A. Wimmer, Esq.
Philip & Wimmer
419 Delaware Avenue
P.O. Box 157
Palmerton, PA 18071

PR - May 24, May 31, June 7

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **FREDERICK J. BENONIS, a/k/a FREDERICK JOSEPH BENONIS, a/k/a FRED J. BENONIS**, late of Middle Smithfield Township, Monroe County, Pennsylvania, Deceased

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

Richard P. Benonis, Administrator
123 Thousand Oaks Drive
Pittsburgh PA 15241
OR TO:

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

PR - May 24, May 31, June 7

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF **GRACE B. BUSH**, deceased, late of Tobyhanna Township, Monroe County, Pennsylvania.

Letters Testamentary have been granted to the undersigned, who request all persons having claims or demands against the Estate of the decedent to make known the same, and all persons indebted to the Decedent to make payments without delay to:

Timerey Bush, Executrix

c/o

Patrick J. Best, Esquire
ARM Lawyers
18 N. 8th St.
Stroudsburg PA 18360
(570) 424-6899

PR - May 24, May 31, June 7

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Joyce M. DeMatteo**
Late of East Stroudsburg Borough, Monroe County, Commonwealth of Pennsylvania
Deceased: 4/1/19

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

Nick DeMatteo
797 Bryant Street
Stroudsburg, PA 18360

PR - May 17, May 24, May 31

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Kevin N. Kuhenbeaker a/k/a Kevin Kuhenbeaker**, deceased
Late of Jackson 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 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.

Lois M. Kuhenbeaker,
Administratrix
c/o

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

PR - May 17, May 24, May 31

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Maria Dolores Araya**
Late of Stroudsburg, 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 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.

Maria E. Montalvo
242 Spicebush Drive
East Stroudsburg, PA 18301
PR - May 24, May 31, June 7

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF **Mary Ellen Telford**, late of Polk Township, Monroe County, Pennsylvania.

Letters of Testamentary 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 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.

Dianne Giangreco
124 Brantwood Road
Snyder, NY 11426
or to

ARM Lawyers
Jason R. Costanzo, Esq.
18 North 8th Street
Stroudsburg, PA 18360

PR - May 31, June 7, June 14

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Patrick J. McGovern**, late of Coolbaugh 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 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.

Diane McGovern, Carly Ann Goulianos,
co-administratrixes
899 Penn Oak Drive
Lower Gwynedd, PA 19002
PR - May 31, June 7, June 14

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF: **Ruth Leon, a/k/a Ruth G. Leon**, 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 (4) months of this date and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, Monroe County, Pennsylvania, a particular statement of claim duly verified by an Affidavit setting forth an address within the county where notice may be given to the Claimant.

Patricia Hoffman, Administratrix
c/o
Scott M. Amori, Esq.
513 Sarah Street
Stroudsburg, PA 18360

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

PR - May 24, May 31, June 7

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Samuel W. Newman a/k/a Samuel Whitman Newman**, late of 7257 Hickory Lane, Stroudsburg, 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 their attorney within four (4) 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.
Maryjane Newman and
ESSA Bank & Trust by William Evans, Trust Officer
Co-Executors
c/o
Todd R. Williams, Esquire
712 Monroe Street
Stroudsburg, PA 18360

NEWMAN, WILLIAMS, MISHKIN,
CORVELEYN, WOLFE & FARERI, P.C.
By: Todd R. Williams, Esq.
712 Monroe Street
Stroudsburg, PA 18360-0511

PR - May 17, May 24, May 31

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Virginia Scheirer a/k/a Virginia Louise Scheirer**, late of Hamilton 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 their attorney within four (4) 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.
Kevin D. Scheirer, Co-Executor
2274 Storm Road
Stroudsburg, PA 18360

Eric Charles Scheirer, Co-Executor
115 Burns Hill Road
Greentown, PA 18426

NEWMAN, WILLIAMS, MISHKIN,
CORVELEYN, WOLFE & FARERI, P.C.
By: David L. Horvath, Esq.
712 Monroe Street
P.O. Box 511
Stroudsburg, PA 18360-0511

PR - May 24, May 31, June 7

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **William C. Wolejsza a/k/a William Charles Wolejsza**, deceased

Late of Tobyhanna 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 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.

Timothy B. Fisher II, Executor
c/o

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

PR - May 24, May 31, June 7

**PUBLIC NOTICE
ESTATE NOTICE**

Notice is hereby given that Letters of Testamentary have been granted in the **ESTATE OF MARY L. GRUMBINE a/k/a MARY LUVERN GRUMBINE**, late of 561 Laurel Drive, Tobyhanna, Monroe County, Pennsylvania (died April 7, 2019), to William T. Grumbine Jr., as Executor.

All persons indebted to the said Estate are required to make payment and those having claims to present the same without delay to the Executor named above in c/o Tammy Lee Clause, Esquire, P.O. Box 241, Newfoundland, PA 18445.

PR - May 24, May 31, June 7

**PUBLIC NOTICE
ESTATE NOTICE**

NOTICE IS HEREBY GIVEN THAT Letters Testamentary have been granted in the Estate of **Michael J. Romano**, late of 352 Barbara Court, Saylorsburg, Hamilton Township, Monroe, County, Monroe, Pennsylvania 18630 (died March 24, 2019), to Ann Law, Executrix.

All persons indebted to said Estate are requested to make payment and those having claims or demands to present the same without delay to the said Executrix above named or her Attorney.

Charles D. McCormick, Esq.
Elliott Greenleaf & Dean
15 Public Square, Ste. 310
Wilkes-Barre, PA 18701
(570) 371-5290
cdm@elliottgreenleaf.com

PR - May 24, May 31, June 7

**PUBLIC NOTICE
ESTATE NOTICE**

NOTICE IS HEREBY GIVEN that Letters Testamentary have been issued in the Estate of **James C. Mazurik, a/k/a James Mazurik**, a/k/a James Charles Mazurik, who died on April 13, 2019, late resident of 1024 Tobyhanna Road, Gouldsboro, PA 18424, to Kerri Ann Mazurik, Executrix 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 Kerri Ann Mazurik c/o Law Offices of HOWELL & HOWELL, ATTN: ALFRED G. HOWELL, ESQUIRE, Attorney for the Estate, at 109 Ninth Street, Honesdale, PA 18431.

ALFRED G. HOWELL, ESQUIRE
ATTORNEY FOR THE ESTATE

PR - May 31, June 7, June 14

**PUBLIC NOTICE
FICTITIOUS NAME**

Notice is hereby given that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on April 10, 2019 for **Pocono HouseKeeping** at 2123 Freedom Way Pocono Summit, PA 18346.

The name and address of each individual interested in the business is Aydin Matos at 2123 Freedom Way Pocono Summit, PA 18346. This was filed in accordance with 54 Pa.C.S. 311.

PR - May 31

**PUBLIC NOTICE
NAME CHANGE**

NOTICE IS HEREBY GIVEN that on May 17, 2019, the Petition for Change of Name, was filed in the Monroe County Court of Common Pleas, requesting an order to change the name of **Vida Saunders** to **Veda Saunders**.

The Court has fixed the day of July 8, 2019 at 3:15 p.m. in Courtroom No. 6, of the Monroe County Courthouse, Stroudsburg, Pennsylvania 18360, as the time and place for the hearing on said Petition, where all interested parties may appear and show cause, if any, why the request of the Petitioner should not be granted.

PR - May 31

**PUBLIC NOTICE
NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
IN THE COURT OF
COMMON PLEAS OF
MONROE COUNTY,
PENNSYLVANIA
CIVIL ACTION - LAW
COURT OF COMMON PLEAS
CIVIL DIVISION
MONROE COUNTY
No. 2019-02574**

WELLS FARGO BANK, N.A.

Plaintiff

vs.

DOMINICK MANCINI, in his capacity as Co-Administrator and Heir of the Estate of STEVEN M. MANCINI a/k/a STEVEN MICHAEL MANCINI
MARSHA MANCINI, in her capacity as Co-Administrator and Heir of the Estate of STEVEN M. MANCINI a/k/a STEVEN MICHAEL MANCINI
UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER STEVEN M. MANCINI a/k/a STEVEN MICHAEL MANCINI, DECEASED
Defendants

NOTICE

To UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER STEVEN M. MANCINI A/K/A STEVEN MICHAEL MANCINI, DECEASED

You are hereby notified that on April 4, 2019, Plaintiff, WELLS FARGO BANK, N.A., 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. 2019-02574. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 301 JAMES ROAD, EFFORT, PA 18330-2041 whereupon your property would be sold by the Sheriff of MONROE County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

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

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER

LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Lawyer Referral Service:

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

PR - May 31

**PUBLIC NOTICE
NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
IN THE COURT OF
COMMON PLEAS OF
MONROE COUNTY,
PENNSYLVANIA
CIVIL ACTION - LAW
COURT OF COMMON PLEAS
CIVIL DIVISION
MONROE COUNTY
No. 1736 CV 19**

THE MONEY SOURCE INC.

Plaintiff

vs.

LARRY WILSON, SHAHIRA C. WILSON
Defendants

NOTICE

TO SHAHIRA C. WILSON

You are hereby notified that on March 6, 2019, Plaintiff, THE MONEY SOURCE INC., 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. 1736 CV 19. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 7124 ROBINWOOD DRIVE, TOBYHANNA, PA 18466-3532 whereupon your property would be sold by the Sheriff of MONROE County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

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.

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Lawyer Referral Service:

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Stroudsburg, PA 18360
Telephone (570) 424-7288
Fax (570) 424-8234

PR - May 31

**PUBLIC NOTICE
NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
IN THE COURT OF
COMMON PLEAS
OF MONROE COUNTY,
PENNSYLVANIA
CIVIL ACTION - LAW
NO. 5208 CV 2018**

PENNYMAC LOAN SERVICES, LLC

vs.

Giovanny Castillo

NOTICE

TO: Giovanny Castillo

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

TAKE NOTICE that the real estate located at 1587 Fawn Valley Drive, Brodheadsville, PA 18322, is scheduled to be sold at Sheriff's Sale on October 31, 2019 at 10:00 A.M., at Monroe County Courthouse - 610 Monroe Street, Stroudsburg, PA 18360, to enforce the Court Judgment of \$278,791.81 obtained by PENNYMAC LOAN SERVICES, LLC against you.

Property situated in Monroe County
BEING premises: 1587 Fawn Valley Drive,
Brodheadsville, PA 18322

Tax Parcel: 02/9/3/21

Improvements consist of residential property.

Sold as the property of Giovanny Castillo

TERMS OF SALE: The purchaser at sale must pay the full amount of his/her bid by two o'clock P.M. on the day of the sale, and if complied with, a deed will be tendered by the Sheriff at the next Court of Common Pleas for Monroe County conveying to the purchaser all the right, title, interest and claim which the said defendant has in and to the said property at the time of levying the same. If the above conditions are not complied with on the part of the purchaser, the property will again be offered for sale by the Sheriff at three o'clock P.M., on the same day. The said purchaser will be held liable for the deficiencies and additional costs of said sale.

TAKE NOTICE that a Schedule of Distribution will be filed by the Sheriff on a date specified by the Sheriff not later than thirty (30) days after sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within 10 days after the filing of the schedule.

Powers Kirn, LLC
Eight Neshaminy Interplex
Suite 215

Trevose, PA 19053
(215) 942-2090

Attorney for Plaintiff

PR - May 31

**PUBLIC NOTICE
NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
IN THE COURT OF
COMMON PLEAS
OF MONROE COUNTY,
PENNSYLVANIA
CIVIL ACTION - LAW
NO. 7366 CV 18**

BANK OF AMERICA, N.A. C/O PENNYMAC LOAN SERVICES, INC.

vs.

ANNA FUJAK

NOTICE

TO: ANNA FUJAK

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

TAKE NOTICE that the real estate located at 102 SCENERY COURT FKA 102 RIDGE VIEW ROAD, EAST STROUDSBURG, PA 18302, is scheduled to be sold at Sheriff's Sale on September 26, 2019 at 10:00 A.M., at Monroe County Courthouse - 610 Monroe Street, Stroudsburg, PA 18360, to enforce

force the Court Judgment of \$273,305.58 obtained by BANK OF AMERICA, N.A. C/O PENNYMAC LOAN SERVICES, LLC against you.

Property situated in the township of Middle Smithfield

BEING premises: 102 SCENERY COURT FKA 102 RIDGE VIEW ROAD, EAST STROUDSBURG, PA 18302
Tax Parcel: 09/9C/1/14

Improvements consist of residential property.

Sold as the property of ANNA FUJAK

TERMS OF SALE: The purchaser at sale must pay the full amount of his/her bid by two o'clock P.M. on the day of the sale, and if complied with, a deed will be tendered by the Sheriff at the next Court of Common Pleas for Monroe County conveying to the purchaser all the right, title, interest and claim which the said defendant has in and to the said property at the time of levying the same. If the above conditions are not complied with on the part of the purchaser, the property will again be offered for sale by the Sheriff at three o'clock P.M., on the same day. The said purchaser will be held liable for the deficiencies and additional costs of said sale.

TAKE NOTICE that a Schedule of Distribution will be filed by the Sheriff on a date specified by the Sheriff not later than thirty (30) days after sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within 10 days after the filing of the schedule.

Powers Kim, LLC
Eight Neshaminy Interplex
Suite 215
Trevoze, PA 19053
(215) 942-2090
Attorney for Plaintiff

PR - May 31

**PUBLIC NOTICE
NOTICE OF SHERIFF'S SALE
IN THE COURT OF
COMMON PLEAS
OF MONROE COUNTY,
PENNSYLVANIA
NO. 7196-CV-17**

SPECIALIZED LOAN SERVICING LLC
vs.

MARGARET K. WALKER A/K/A MARGARET K. TOMPKINSON, INDIVIDUALLY AND IN HER CAPACITY AS HEIR OF CHARLES F. TOMPKINSON, DECEASED, DANIEL A. WALKER, IN HIS CAPACITY AS HEIR OF CHARLES F. TOMPKINSON, DECEASED AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER CHARLES F. TOMPKINSON, DECEASED
NOTICE TO: UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER CHARLES F. TOMPKINSON, DECEASED

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

Being Premises: LOT#32-1 MAC LANE, A/K/A 527 MAC LANE, EAST STROUDSBURG, PA 18301-1505
Being in STROUD TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania, TAX CODE: 17/4/2/32-1 TAX PIN: 17730105187600

Improvements consist of residential property.

Sold as the property of MARGARET K. WALKER A/K/A MARGARET K. TOMPKINSON, INDIVIDUALLY AND IN HER CAPACITY AS HEIR OF CHARLES F. TOMPKINSON, DECEASED, DANIEL A. WALKER, IN HIS CAPACITY AS HEIR OF CHARLES F. TOMPKINSON, DECEASED AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER CHARLES F. TOMPKINSON, DECEASED

Your house (real estate) at LOT#32-1 MAC LANE,

A/K/A 527 MAC LANE, EAST STROUDSBURG, PA 18301-1505 is scheduled to be sold at the Sheriff's Sale on 10/31/2019 at 10:00 AM, at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115, to enforce the Court Judgment of \$42,120.85 obtained by, SPECIALIZED LOAN SERVICING LLC (the mortgagee), against the above premises.

PHELAN HALLINAN DIAMOND
& JONES, LLP
Attorney for Plaintiff

PR - May 31

**PUBLIC NOTICE
PETITION FOR
CHANGE OF NAME**

NOTICE IS HEREBY GIVEN that on May 13, 2019, the Petition for Change of Name, was filed in Monroe County Court of Common Pleas, requesting an order to change the name of Kelly DePaoli to Alexandria Ann Rose.

The Court has fixed the day of June 4, 2019, at 3pm in Courtroom No. 6, of the Monroe County Courthouse, 610 Monroe Street, Stroudsburg, Pennsylvania 18360, as the time and place for the hearing on said Petition, where all interested parties may appear and show cause, if any, why the request of the Petitioner should not be granted.

PR - May 31

**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 1230 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, June 27, 2019
AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 6 of Unit No. RT-131 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 Ridge Top Village Owners Association, by deed dated April 8, 2010 and recorded on April 9, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2369 at Page 883 granted and conveyed unto Rosalind Bowman-King.

Being part of Parcel No. 16/88132/U131 and Pin No. 16732101490260U131

AND

ALL THAT CERTAIN interest in land situate in Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 17 of Unit No. RT-71 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 Ridge Top Village Owners Association, by deed dated April 8, 2010 and recorded on April 9, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Re-

Record Book Volume 2369 at Page 964 granted and conveyed unto Rosalind Bowman-King.
Being part of Parcel No. 16/88070/U71 and Pin No. 16732102696362

AND

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 39 of Unit No. RT-9 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 Ridge Top Village Owners Association, by deed dated April 8, 2010 and recorded on April 9, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2369 at Page 898 granted and conveyed unto Rosalind Bowman-King.

Being part of Parcel No. 16/88008/U9 and Pin No. 16732102579978U9

AND

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 38 of Unit No. RT-105 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 Ridge Top Village Owners Association, by deed dated April 8, 2010 and recorded on April 9, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2369 at Page 873 granted and conveyed unto Rosalind Bowman-King.

Being part of Parcel No. 16/88106/U105 and Pin No. 16732101395064U105

AND

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 15 of Unit No. RT-122 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 Ridge Top Village Owners Association, by deed dated April 8, 2010 and recorded on April 9, 2010 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2369 at Page 927 granted and conveyed unto Rosalind Bowman-King.

Being part of Parcel No. 16/88123/U122 and Pin No. 16732101398260U122

AND

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 51 of Unit No. RT-130 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 Trust Agreement between United Penn Bank and the Oxford Finance Companies, Inc., said Agreement dated November 14, 1991, by deed dated October 31, 2000 and recorded on December 15, 2000, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2088 at Page

6117 granted and conveyed unto Rosalind Bowman-King.

Being part of Parcel No. 16/88131/U130 and Pin No. 16732101490168U130

AND

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 5 of Unit No. RT-131 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 Ridge Top Village Owners Association, by deed dated April 8, 2010 and recorded on April 9, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2369 at Page 969 granted and conveyed unto Rosalind Bowman-King.

Being part of Parcel No. 16/88132/U131 and Pin No. 16732101490260U131

AND

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 18 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 Ridge Top Village Owners Association, by deed dated April 8, 2010 and recorded on April 9, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2369 at Page 954 granted and conveyed unto Rosalind Bowman-King.

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

AND

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 2 of Unit No. RT-182 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 Ridge Top Village Owners Association, by deed dated January 20, 2010 and recorded on March 12, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2367 at Page 9234 granted and conveyed unto Rosalind Bowman-King.

Being part of Parcel No. 16/110472 and Pin No. 16732102592528U182

AND

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 4 of Unit No. RT-116 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 Ridge Top Village Owners Association, by deed dated April 8, 2010 and recorded on April 9, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2369 at Page 878 granted and conveyed unto Rosalind Bowman-King.

Being part of Parcel No. 16/88117/U116 and Pin No. 16732101399063U116

AND

ALL THAT CERTAIN interest in land situate in Smith-field Township, Monroe County, Pennsylvania, known as Interval No. 46 of Unit No. RT-86 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 Ridge Top Village Owners Association, by deed dated April 8, 2010 and recorded on April 9, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2369 at Page 938 granted and conveyed unto Rosalind Bowman-King. Being part of Parcel No. 16/88085/U86 and Pin No. 16732102694153

AND

ALL THAT CERTAIN interest in land situate in Smith-field Township, Monroe County, Pennsylvania, known as Interval No. 48 of Unit No. RT-22 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 Ridge Top Village Owners Association, by deed dated April 8, 2010 and recorded on April 9, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2369 at Page 922 granted and conveyed unto Rosalind Bowman-King. Being part of Parcel No. 16/88021/U22 and Pin No. 16732102687017

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ROSALIND BOWMAN-KING

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 - May 24, 31; June 7

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 6797 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, June 27, 2019

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
CASE NO. 6797 CIVIL 2016

JUDGMENT \$10,453.37, plus accruals

JOSEPH S. WIESMETH, ESQUIRE

PROPERTY DESCRIPTION

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being all of Lot 1ABC, Block A-1510, Section 15, Arrowhead Lake (Arrowhead North), 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 25, Page 19.

ALL THAT CERTAIN portion of Lot 117ABC, Block A-114, Section 11, Arrowhead Lake, situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, 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 5 and Volume 9, Page 181, and more particularly described as follows:

BEGINNING at a point in the right-of-way line of Yuma Court, as shown on the above captioned map, said point being a corner common to Lots 116ABC and 117ABC; thence

Leaving said right-of-way line and along Lot 116ABC, North 65 deg. 53' West 146.05 feet to a point, said point being a corner common to Lots 116ABC and 117ABC and in the line of lands now or formerly All-American Realty Co., Inc.; thence

Along said Lot 117ABC of which this parcel was formerly a part, and lands now formerly All-American Realty Co., Inc., North 53 deg. 47' East, 96.76 feet to a point; thence

Leaving said line of lands now or formerly All-American Realty Co., Inc., and through Lot 117ABC as shown on the aforementioned map of Section 11, Arrowhead Lake, South 27 deg. 47' East 126.76 feet to a point in the right-of-way line of Yuma Court; thence

Along said right-of-way line of Yuma Court along a curve to the left having a radius of 50 feet and an arc length of 4.15 feet to the place of beginning. Containing 6,450 square feet, more or less.

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

BEING Parcel No. 03-5397-20-90-0945.

BEING THE SAME PREMISES which Lynn Cracknell and Joseph T. Kramer, Grantors, by Deed dated December 9, 2012, and recorded in the Office for the Recording of Deeds, in and for Monroe County, at Stroudsburg Pennsylvania in Record Book Volume 2419, Page 4332, granted and conveyed unto Joseph T. Kramer, Grantee herein.

IMPROVED LOT - RESIDENTIAL DWELLING

ASSESSMENT: \$18,790

PIN #03539720900945

TAX PARCEL NO.: 03/19A/1/185

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JOSEPH KRAMER

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 S WIESMETH, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 4239 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, June 27, 2019
AT 10:00 A.M.

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

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 16 in that certain piece of parcel of land, together with the mesuagium (and veranda, if any), situate in the Township of Smithfield, County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 30F 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 Security Bank and Trust Company, Trustee, by deed dated November 10th, 1975 and recorded on December 12th, 1975 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 671, at Page 17, granted and conveyed unto Antrinett M. Roach.

Being part of
Parcel No. 16/4/1/48-30F and
Pin No. 16732102888198B30F

LEGAL DESCRIPTION

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 51 in that certain piece of parcel of land, together with the mesuagium (and veranda, if any), situate in the Township of Smithfield, County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. 52B 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 Security Bank and Trust Company, Trustee, by deed dated November 10th, 1975 and recorded on December 12th, 1975 in

the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 671, at Page 17, granted and conveyed unto Antrinett M. Roach. Being part of

Parcel No. 16/4/1/48-52B and
Pin No. 16732102885478B52B

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANTRINETT M. ROACH

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 DURNERY, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 481 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, June 27, 2019
AT 10:00 A.M.

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period No. 16 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. 78C, 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 John J. Powell and Mary E. Powell, a married couple, by deed dated October 27th, 2008, and recorded on December 2nd, 2008, in Record Book Volume 2345 at page 7508 granted and conveyed unto Timeshare Independence LLC, a Nevada Corporation.

Being part of Parcel No. 16/3/3/3-1-78C and
Pin No. 16732102997452B78C

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period No. 4 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. 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 Marge Allely and Barbara Hansen, by deed recorded on December 8, 2008, in Record Book Volume 2346 at Page 241 granted and conveyed unto Timeshare Independence LLC, a Nevada Corporation.

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

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

TIMESHARE INDEPENDENCE, 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 - May 24, 31; June 7

**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 1577 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 39 of Unit No. RT-74 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 David Saiz and Barbara Saiz, husband and wife, by deed dated October 7th, 2008 and recorded on October 8th, 2008, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2343 at Page 1825 granted and conveyed unto Dharmesh S. Patel.

Being part of Parcel No. 16/88073/U74 and Pin No. 16732102696389

LEGAL DESCRIPTION

ALL THAT CERTAIN interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 4 of Unit No. RT-160 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 Patrick O'Donnell and Margaret O'Donnell, by deed dated August 15th, 2008, and recorded on September 3rd, 2008, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2341 at page 4616 granted and conveyed unto Dharmesh S. Patel.

Being part of Parcel No. 16/110441 and Pin No. 16732102590119U160

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

DHARMESH S. PATEL

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 - May 24, 31; June 7

**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 2572 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 22 of Unit No. RT-75 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Michael A. Nevin and Colleen M. Nevin, by deed dated June 19th, 2013, and recorded on November 20th, 2013, in the Office

of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2430 at Page 5874 granted and conveyed unto Nicholas Peters. Being part of Parcel No. 16/88074/U75 and Pin No. 16732102697319

LEGAL DESCRIPTION

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 9 of Unit No. RT-206 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 Cynthia M. Phillips a/k/a Cynthia M. Christman, by deed dated December 3, 2012, and recorded on October 16, 2013, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2428 at Page 9146 granted and conveyed unto Nicholas Peters.

Being part of Parcel No. 16/110787 and Pin No. 16732102594707U206

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

NICHOLAS PETERS

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 - May 24, 31; June 7

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 9344 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 31 of Unit No. RT-71 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 Vincent J Russo, by deed dated August 9th, 2012, and recorded on December 27th, 2012, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2413 at page 819 granted and conveyed unto Milliner Enterprises, Inc.

Being part of Parcel No. 16/88070/U71 and Pin No. 16732102696362

LEGAL DESCRIPTION

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 21 of Unit No. RT-215 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 Vincent J Russo, by deed dated August 9th, 2012, and recorded on December 27th, 2012, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2413 at Page 819 granted and conveyed unto Milliner Enterprises, Inc.

Being part of Parcel No. 16/110819 and Pin No. 16732102593910U215

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MILLINER ENTERPRISES, INC.

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 - May 24, 31; June 7

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 683 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 , June 27, 2019

AT 10:00 A.M.

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

**OWNERS: UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH ROBERT H NOWICKI
CONTRACT NO.: 1109007617**

FILE NO.: PA-RT-7-54
Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 40 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 conveyed by deed recorded June 7, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2079, Page 7485 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110456
 Pin No.: 16732102591390U166

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, UNDER OR THROUGH
 ROBERT H NOWICKI**

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
 JOEL D JOHNSON, ESQUIRE

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 PR - May 24, 31; June 7

**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 3688 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 12 of Unit No. R4, 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 United Penn Bank, Successor to Security Bank and Trust Company, Trustee, by deed dated october 6th, 1988, and recorded November 25th, 1988, in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed book Volume 1654 at Page 1027 granted and conveyed unto Adelindo M. Fedele and Carol T. Fedele, a married couple.

Being part of Parcel No. 16/2/1-1-7-1C and Pin No. 16732102774648

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ADELINDO M. FEDELE
 CAROL T. FEDELE**

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 - May 24, 31; June 7

**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 682 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 , June 27, 2019

AT 10:00 A.M.

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

OWNERS: MICHAEL SAFT

CHERYL SAFT

LELAND KROLL

JUDITH KROLL

CONTRACT NO.: 1109004945

FILE NO.: PA-RT-014-076

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 52 of Unit No. RT-121, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded March 10, 1998, in the Office of the Recorder of

Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2045, Page 7248 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88122/U121

Pin No.: 16732101398145U121

SEIZED AND TAKEN IN EXECUTION AS THE

PROPERTY OF:

MICHAEL SAFT

CHERYL SAFT

LELAND KROLL

JUDITH KROLL

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
JOEL D JOHNSON, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - May 24, 31; June 7

**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 3968 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 14 of Unit No. RT-145 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Ridge Top Village Owners Association, a Pennsylvania Non-Profit Corporation, by deed dated November 11th, 2010, and recorded on November 22nd, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2379 at Page 2278 granted and conveyed unto Beatrice Roscoe, of Philadelphia Pennsylvania, and Dantay Roscoe, Kiana Watkins, Keisha Watkins and Kierra Watkins, her children.

Being part of Parcel No. 16/88146/U145 and Pin No. 16732101497220U145

SEIZED AND TAKEN IN EXECUTION AS THE

PROPERTY OF:

BEATRICE ROSCOE

DANTAY ROSCOE

KIANA WATKINS

KEISHA WATKINS

KIERRA WATKINS

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 - May 24, 31; June 7

**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 6800 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 , June 27, 2019

AT 10:00 A.M.

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 43 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. RV-100, 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. 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 May 25th, 1994 and recorded on September 16th, 1994 in Record Book Volume 1972 at page 0319 granted and conveyed unto Kamal K. Ghosh & Ashima Ghose, his wife.

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

SEIZED AND TAKEN IN EXECUTION AS THE

PROPERTY OF:

KAMAL K. GHOSH

ASHIMA GHOSH A/K/A

ASHIMA GHOSE

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 - May 24, 31; June 7

**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 683 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 , June 27, 2019

AT 10:00 A.M.

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

OWNERS: UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH CONRAD A DORN

CONTRACT NO.: 1108807660

FILE NO.: PA-RT-7-63

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 34 of Unit No. RT-168, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded July 30, 1993, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1900, Page 1225 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110458

Pin No.: 16732102591395U168

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, UNDER OR THROUGH CONRAD A DORN

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
JOEL D JOHNSON, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - May 24, 31; June 7

**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 683 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 , June 27, 2019

AT 10:00 A.M.

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

OWNERS: UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH ROBERT K MILLS

CONTRACT NO.: 1109003582

FILE NO.: PA-RT-9-68

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 51 of Unit No. RT-82, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded May 3, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2224, Page 103 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88081/U82

Pin No.: 16732102694239

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, UNDER OR THROUGH ROBERT K MILLS

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
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 4462 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 48 of Unit No. R28, 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 May 6th, 1980, and recorded January 25th, 1985, in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed book Volume 1436 at page 134 granted and conveyed unto Albert D. Heiser and Patricia A. Heiser, a married couple.

Being part of Parcel No. 16/21/1-7-7C and Pin No. 16732102771324

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ALBERT D. HEISER
PATRICIA A. HEISER**

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 - May 24, 31; June 7

**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 5996 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 16 of Unit No. RT-223 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 15, 2003 and recorded on October 21, 2003, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2171 at Page 3740 granted and conveyed unto Patricia A. Tighe, Joseph Tighe, Nancy Robinson, Suzanne Reilly and Joseph Tighe, Jr.

Being part of Parcel No. 16/110827 and Pin No. 16732102591699U223

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**PATRICIA A. TIGHE
JOSEPH TIGHE
NANCY ROBINSON
SUZANNE REILLY
JOSEPH TIGHE, 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
JEFFREY A DURNAY, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 9353 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, June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: SONIA RODRIGUEZ
SONIA RODRIGUEZ AS CUSTODIAN FOR WALTER ARTHUR MCNEIL II
CONTRACT NO.: 1100210970
FILE NO.: PA-RT-003-057**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 26 of Unit No. RT-193, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded October 16, 2002, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2134, Page 2013 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110757
Pin No.: 16732102595680U193

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
SONIA RODRIGUEZ, INDIVIDUALLY AND AS CUSTODIAN FOR WALTER ARTHUR MCNEIL II, UNDER THE PENNSYLVANIA UNIFORM TRANSFERS TO MINORS ACT**

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
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 5024 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, June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 12 of Unit No. R013, 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 Joseph Breslin and Kathleen Breslin, a married couple, by deed dated May 19th, 2011, and recorded August 23rd, 2011 in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed book Volume 2390 at page 5849 granted and conveyed unto Petrus Vacation Rentals, LLC.

Being part of Parcel No. 16/2/1-1-7-4C and Pin No. 16732102773427

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

PETRUS VACATION RENTALS, 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 - May 24, 31; June 7

**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 3324 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township , Monroe County, Pennsylvania**, known as Interval No. 4 of Unit No. R6, 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 Allen S. Vansant, Jr. and Nancy A. Vansant, his wife, by deed dated April 9th, 2012 and recorded April 11th, 2012 in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed book Volume 2400 at Page 7287 granted and conveyed unto Executive Property Options, LLC.

Being part of Parcel No. 16/2/1/1-7-2C and Pin No. 16732102774601

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

EXECUTIVE PROPERTY OPTIONS, 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 - May 24, 31; June 7

**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 4609 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township , Monroe County, Pennsylvania**, known as Interval No. 45 of Unit No. R27, 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 Janet D. Williams, sole surviving spouse of Janet D. Williams and Louis Williams, by deed dated February 5th, 2014, and recorded October 29th, 2014, in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed book Volume 2445 at page 5118 granted and conveyed unto Jordan Duke.

Being part of Parcel No. 16/2/1/1-7-7C and Pin No. 16732102771324

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JORDAN DUKE

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 - May 24, 31; June 7

**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 9715 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 , June 27, 2019
AT 10:00 A.M.**

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

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 47 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 02C 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 John F. Ulatowski and Kathleen Van Houten, now by marriage Kathleen Ulatowski, by deed dated December 18th, 1998, and recorded on January 6th, 1999, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2058, at Page 3414, granted and conveyed unto James R. Vandenbos and Bridget C. Vandenbos.

Being part of
Parcel No. 16/4/1/48-2C and
Pin No. 16732102878710B2C

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**JAMES R VANDENBOS
BRIDGET C VANDENBOS**

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 - May 24, 31; June 7

**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 182 CIVIL 2018, 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 23 of Unit No. RT-10 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 Patricia A. Gorman, by deed dated April 13th, 2000, and recorded on April 26th, 2000, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2077 at Page 9238 granted and conveyed unto Irvin Taliaferro and Annie Taliaferro, a married couple, and Rachel Taliaferro, Chikeisha Taliaferro, and James Taliaferro.

Being part of Parcel No. 16/88009/U10 and Pin No. 16732102579997

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**IRVIN TALIAFERRO
ANNIE TALIAFERRO
RACHEL TALIAFERRO
CHIKEISHA TALIAFERRO
JAMES TALIAFERRO**

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 - May 24, 31; June 7

**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 682 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, June 27, 2019
AT 10:00 A.M.**

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

**MUHAIED ELISAYD
SAFA ALLAS**

CONTRACT NO.: 1108802158

FILE NO.: PA-RT-014-059

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 30 of Unit No. RT-118, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded February 26, 1990, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1724, Page 496 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88119/U118

Pin No.: 16732101399018U118

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**HUSSEIN SOLIMAN
MUHAIED ELISAYD
SAFA ALLAS**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 4534 CIVIL 2018, 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, June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 48 of Unit No. RV 1, 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 John Edward Curran and Sondra Curran, by deed dated October 31st, 2014, and recorded November 21st, 2014, in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed book Volume 2446 at Page 5488 granted and conveyed unto Sage Forteen, LLC. Being part of Parcel No. 16/21/1-7-1C and Pin No. 16732102774648

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

SAGE FORTREEN, 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 - May 24, 31; June 7**

**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 5700 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, June 27, 2019
AT 10:00 A.M.**

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 24 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. RV-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 Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated September 22nd, 2005 and recorded on November 7th, 2005, in Record Book Volume 2247 at Page 553 granted and conveyed unto Rowland Clinton Miner and Vernitha V. Miner, a married couple.

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

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
ROWLAND CLINTON MINER
VERNITHA V. MINER**

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 - May 24, 31; June 7

**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 2520 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, June 27, 2019
AT 10:00 A.M.**

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 46 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. RV-122, 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 May 14th, 2005, and recorded on September 27th, 2005, in Record Book Volume 2241 at Page 4488 granted and conveyed unto Kim McNeal and Keuan D. McNeal, a married couple.

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

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
KIM MCNEAL
KEUAN D. MCNEAL**

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 - May 24, 31; June 7

**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 6811 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 , June 27, 2019
AT 10:00 A.M.**

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 41 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. RV-116, 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 May 16th, 2000, and recorded on June 26th, 2000, in Record Book Volume 2080 at Page 4540 granted and conveyed unto Barbara Ann Hiltner and Carroll Pensmith Hiltner, her husband.

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

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**BARBARA ANN HILTNER
CARROLL PENSMITH HILTNER**

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 - May 24, 31; June 7**

**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 4858 CIVIL 2018, 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 23 of Unit No. RT-139 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Gunter-Hayes & Associates, LLC, Successor Trustee, by deed dated September 17, 2008 and recorded on October 14, 2008, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2343 at Page 4172 granted and conveyed unto Johnson A. Hernandez, Maria Hernandez, Johnson G. Hernandez, Carolina Hernandez and Johenny Green. Being part of Parcel No. 16/88140/U139 and Pin No. 16732101495179U139

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**JOHNSON A. HERNANDEZ
MARIA HERNANDEZ
JOHNSON G. HERNANDEZ
CAROLINA HERNANDEZ
JOHENNY GREEN**

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 - May 24, 31; June 7**

**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 102 CIVIL 2018, 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, June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 32 of Unit No. RT-55 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 November 7th, 2007, and recorded on December 14th, 2007, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2323 at Page 2803 granted and conveyed unto Ronald A. Greco, Josephine C. Greco, Ronald A. Greco, Jr., and Scott V. Greco, Joint Tenants with the Right of Survivorship.

Being part of Parcel No. 16/3/2/28-55 and Pin No. 16732102688912

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**RONALD A GRECO
JOSEPHINE C GRECO
RONALD A GRECO, JR
SCOTT V GRECO**

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 - May 24, 31; June 7

**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 2553 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, June 27, 2019
AT 10:00 A.M.**

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 26 in that certain piece or 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. R41, 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 December 1st, 1986, and recorded on December 19th, 1986, in Record Book Volume 1529 at page 728 granted and conveyed unto Ernst A. Abrahamsen and Svanhild D. Abrahamsen

Being part of Parcel No. 16/2/1/1-12 and Pin No. 16732102561273

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ERNST A ABRAHAMSEN
SVANHILD A ABRAHAMSEN**

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 - May 24, 31; June 7

**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 165 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 , June 27, 2019
AT 10:00 A.M.**

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

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Time Period No. 43 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. 114, 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 Howard Henderson Ankenbrand Jr. a/k/a Howard Ankenbrand and Eleanor I. Ankenbrand, a married couple, by deed dated April 19th, 2011 and recorded on May 12th, 2011 in Record Book Volume 2386 at Page 5277 granted and conveyed unto Real Time Vacations, LLC, a New Mexico Limited Liability Company.

Being part of Parcel No. 16/3/3/3-1-114 and Pin No. 16733101093702B114

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

REAL TIME VACATIONS, 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 - Apr 26; May 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 5863 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 , June 27, 2019
AT 10:00 A.M.**

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 11 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. RV 161, 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 27th, 1990, and recorded on May 14th, 1990, in Record Book Volume 1735 at page 355 granted and conveyed unto Franklin A. Piper and Carlotta D. Piper.

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

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**FRANKLIN A PIPER
CARLOTTA D PIPER**

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 - May 24, 31; June 7

**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 687 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, June 27, 2019

AT 10:00 A.M.

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

CHRISTOPHER A NICHOLS

TRACEY MCCOY NICHOLS

CONTRACT NO.: 1109704007

FILE NO.: PA-RT-8-91

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 47 of Unit No. RT-4, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded June 16, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2229, Page 1147 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88003/U4

Pin No.: 16732102579805U4

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

CHRISTOPHER A. NICHOLS

TRACEY MCCOY NICHOLS

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 5913 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, June 27, 2019

AT 10:00 A.M.

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

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 messuage (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. RV 113, 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 September 11th, 1990, and recorded on October 25th, 1990, in Record Book Volume 1756 at Page 602 granted and conveyed unto Larkin Mayberry, III and Tanya Mayberry. Being part of Parcel No. 16/2/1/1-10 and Pin No. 16732101450770

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**LARKIN MAYBERRY, III
TANYA MAYBERRY**

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 DUNEY, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 682 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 , June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: HECTOR ORTEGA, JR
GRISelda ORTEGA
CONTRACT NO.: 1109004754
FILE NO.: PA-RT-014-053**

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 22 of Unit No. RT-116, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded December 5, 1996, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2031, Page 5931 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88117/U116
Pin No.: 16732101399063U116**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
HECTOR ORTEGA, JR
GRISelda ORTEGA**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 2304 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 , June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: TERENCE J REILLY, JR
JOANNE C REILLY
CONTRACT NO.: 1100105980
FILE NO.: PA-RT-001-108**

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 38 of Unit No. RT-126, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded July 8, 2010, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2373, Page 718 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88127/U126
Pin No.: 16732101399217U126**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
TERENCE J. REILLY, JR
JOANNE C. REILLY**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 682 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, June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: ROBERT L COLLINS
VANDA K.M.D. COLLIS
CONTRACT NO.: 1108705260
FILE NO.: PA-RT-014-051**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 12 of Unit No. RT-116, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded September 11, 1995, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2018, Page 923 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88117/U116
Pin No.: 16732101399063U116**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ROBERT L. COLLINS
VANDA K M D COLLIS**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 8786 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, June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: MORRIS LEWIS
BARBARA BASTEK
CONTRACT NO.: 1100109222
FILE NO.: PA-RT-025-001**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 13 of Unit No. RT-75, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded July 8, 2010, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2373, Page 654 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88074/U75
Pin No.: 16732102697319**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**MORRIS LEWIS
BARBARA BASTEK**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 823 CIVIL 2018, 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, June 27, 2019
AT 10:00 A.M.**

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

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 37 and 38 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 34F 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 Walter Y. Anthony and Jean B. Anthony, his wife, by deed dated December 27th, 2005 and recorded on December 30th, 2005 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2253, at Page 3192, granted and conveyed unto World Impact, Inc., a non-profit corporation.

Being part of

Parcel No. 16/4/1/48-34F and
Pin No. 16732102887049B34F

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
WORLD IMPACT, INC.**

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 - May 24, 31; June 7

**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 687 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, June 27, 2019
AT 10:00 A.M.**

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

OWNERS: HOWARD MARK WOOD

TWANA REDDRICK WOOD

CONTRACT NO.: 1108905274

FILE NO.: PA-RT-12-100

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 39 of Unit No. RT-148, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded September 17, 1999, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2069, Page 2629 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16110426

Pin No.: 16732101497197U148

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

HOWARD MARK WOOD

TWANA REDDRICK WOOD

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**

JOEL D JOHNSON, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - May 24, 31; June 7

**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 5872 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, June 27, 2019
AT 10:00 A.M.**

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 5 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. R142, 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 Mitchell Kozikowski and Cheryl Kozikowski, by deed dated August 18th, 2006, and recorded on October 3rd, 2006, in Record Book Volume 2283 at Page 437 granted and conveyed unto Leigh Walling and Heather Walling. Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
LEIGH WALLING
HEATHER WALLING**

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 - May 24, 31; June 7**

**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 4885 CIVIL 2018, 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, June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 20 of Unit No. RT-66 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 March 31, 2005 and recorded on April 22, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2222 at Page 9495 granted and conveyed unto Vicente Villegas, Santiago Villegas and Ely Villegas.

Being part of Parcel No. 16/88065/U66 and Pin No. 16732102696168

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
VICENTE VILLEGAS
SANTIAGO VILLEGAS
ELLY VILLEGAS**

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 - May 24, 31; June 7**

**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 687 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, June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: THOMAS E TRAINOR
MARSIA FLUEHR TRAINOR
CONTRACT NO.: 1108602889
FILE NO.: PA-RT-9-116**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 24 of Unit No. RT-87, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded May 30, 1989, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1491, Page 614 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88086/U87

Pin No.: 16732102694134

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**THOMAS E TRAINOR
MARSIA FLUEHR TRAINOR**

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
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 666 CIVIL 2018, 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, June 27, 2019
AT 10:00 A.M.**

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

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Time Period No. 34 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-119, 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 Ira Lieberman, a single man and widower of Linda L. Lieberman, by deed dated November 11th, 2013 and recorded on February 5th, 2014, in Record Book Volume 2433 at Page 7880 granted and conveyed unto Thomas Taylor Investing, LLC.

Being part of Parcel No. 16/3/3/3/1/119 and

Pin No. 16733101094813B119

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

THOMAS TAYLOR INVESTING, 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 - May 24, 31, June 7

**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 682 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 , June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: BARBARA A TAGGART
SUSAN PECK
CONTRACT NO.: 1108802174
FILE NO.: PA-RT-014-066**

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 12 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 conveyed by deed recorded November 17, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2248, Page 3171 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88120/U119
Pin No.: 16732101398096U119**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
BARBARA A TAGGART
SUSAN PECK**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 687 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 , June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: WILLIE SWINNEY
PATRICIA SWINNEY
CONTRACT NO.: 1108901778
FILE NO.: PA-RT-010-109**

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 23 of Unit No. RT-74, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded February 24, 1998, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2045, Page 2353 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88073/U74
Pin No.: 16732102696389**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
WILLIE SWINNEY
PATRICIA SWINNEY**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 10700 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 , June 27, 2019
AT 10:00 A.M.**

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 34 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. RV-97, 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, by deed dated July 7th, 1994 and recorded on August 9th, 1994 in Record Book Volume 1966 at Page 0683 granted and conveyed unto Laverne Stuckey and Mary T. Stuckey, a married couple. Being part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
LAVERNE STUCKEY
MARY T. STUCKEY**

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 - May 24, 31; June 7

**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 687 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 , June 27, 2019
AT 10:00 A.M.**

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

OWNERS: JAMES STAHLER

JULIA STAHLER

CONTRACT NO.: 1109305144

FILE NO.: PA-RT-12-87

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 9 of Unit No. RT-151, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded June 15, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2228, Page 9544 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110429

Pin No.: 16732101498140U151

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
JAMES STAHLER
JULIA STAHLER**

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**

JOEL D JOHNSON, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - May 24, 31; June 7

**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 687 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, June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: ELDRIDGE W SMITH
NORMA J HILL-SMITH
CONTRACT NO.: 1109206078
FILE NO.: PA-RT-12-84**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 14 of Unit No. RT-131, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded April 10, 1996, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2023, Page 9015 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88132/U131
Pin No.: 16732101490260U131

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ELDRIDGE W SMITH
NORMA J HILL-SMITH**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

**Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 687 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, June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: PAUL R ROLLAND
BEATRICE ROLLAND
CONTRACT NO.: 1109004325
FILE NO.: PA-RT-9-102**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 21 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 conveyed by deed recorded September 2, 1997, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2039, Page 5984 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88105/U104
Pin No.: 16732101395042U104

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**PAUL R. ROLLAND
BEATRICE ROLLAND**

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
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 687 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 , June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: DENISE S REED
STEPHON A PAYNE
CONTRACT NO.: 1109600379
FILE NO.: PA-RT-8-80**

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 20 of Unit No. RT-26, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded August 4, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2235, Page 396 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/3/2/28-26
Pin No.: 16732102687180

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
DENISE S. REED
STEPHON A. 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
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 687 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 , June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: FRANK E POST
MARION POST
CONTRACT NO.: 1108400342
FILE NO.: PA-RT-11-092**

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 43 of Unit No. RT-2, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded December 22, 1987, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1598, Page 559 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88001/U2
Pin No.: 16732102578851U2

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
FRANK E POST
MARION POST**

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
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 158 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 , June 27, 2019
AT 10:00 A.M.**

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

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Time Period No. 34 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-100 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 Dennis D. Gehman and Glenda P. Gehman, a married couple, by deed dated July 18th, 2011, and recorded on September 7th, 2011, in Record Book Volume 2391 at page 1737 granted and conveyed unto Petrus Vacation Rentals, LLC, a Florida Limited Liability Company.

Being part of Parcel No. 16/3/3/3-1-100 and Pin No. 16732102999594B100

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

PETRUS VACATION RENTALS 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 - May 24, 31, June 7**

**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 9363 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 , June 27, 2019
AT 10:00 A.M.**

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

OWNERS: GOLDIE L LASSITER

LLOYD E SHEPHERD

CONTRACT NO.: 1109502872

FILE NO.: PA-RT-005-040

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 39 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 conveyed by deed recorded July 9, 2002, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2126, Page 978 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88139/U138

Pin No.: 16732101495233U138

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

GOLDIE L LASSITER

LLOYD E SHEPHERD

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**

JOEL D JOHNSON, ESQUIRE

**Sheriff's Office
Stroudsburg, PA**

**Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 678 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, June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: GIRTHIA KING, SURVIVING JOINT TENANT OF HARRISON GRIMES, DECEASED
CONTRACT NO.: 1108802968
FILE NO.: PA-RT-014-101**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 25 of Unit No. RT-126, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded August 9, 2002, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2128, Page 6703 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88127/U126
Pin No.: 16732101399217U126**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

GIRTHIA KING, SURVIVING JOINT TENANT OF HARRISON GRIMES, 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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 678 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, June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: LORRAINE HILL, SURVIVING SPOUSE OF RICHARD HILL, DECEASED
CONTRACT NO.: 1108601162
FILE NO.: PA-RT-010-043**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 31 of Unit No. RT-22, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded September 2, 1997, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2039, Page 5951 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88021/U22
Pin No.: 16732102687017**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

LORRAINE HILL, SURVIVING SPOUSE OF RICHARD HILL, 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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 9681 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, June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: MANNY FRANQUI
MIGGY FRANQUI
CONTRACT NO.: 1109009712
FILE NO.: PA-RT-006-039**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 43 of Unit No. RT-185, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded April 29, 1996, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2024, Page 7428 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/110475
Pin No.: 16732102593517U185**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
MANNY FRANQUI
MIGGY FRANQUI**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 698 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, June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: DAVID M CHELNIK
SHEILA J CHELNIK
CONTRACT NO.: 1108802778
FILE NO.: PA-RT-014-097**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 3 of Unit No. RT-125, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded August 23, 2002, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2129, Page 6148 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88126/U125
Pin No.: 16732101399205U125**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
DAVID M CHELNIK
SHEILA J CHELNIK**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 678 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, June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: KENNETH CARTER, SURVIVING SPOUSE OF ELOISE CARTER, DECEASED
CONTRACT NO.: 1108706342
FILE NO.: PA-RT-014-074**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 41 of Unit No. RT-121, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded August 25, 1998, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2052, Page 4988 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88122/U121

Pin No.: 16732101398145U121

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

KENNETH CARTER, SURVIVING SPOUSE OF ELOISE CARTER, 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
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - May 24, 31; June 7

**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 2304 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, June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: MICHAEL A CAMILLI
SHARON CAMILLI
CONTRACT NO.: 1108605254
FILE NO.: PA-RT-015-014**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 16 of Unit No. RT-111, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded August 18, 1998, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2052, Page 2180 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88112/U111

Pin No.: 16732101397021U111

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**MICHAEL A CAMILLI
SHARON CAMILLI**

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
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - May 24, 31; June 7

**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 2304 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 , June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: BARUCH SPIRA
LEAH SPIRA
CONTRACT NO.: 1100309202
FILE NO.: PA-RT-003-070**

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 41 of Unit No. RT-120, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded June 18, 2014, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2439, Page 5080 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88121/U120
Pin No.: 16732101398142U120**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
BARUCH SPIRA
LEAH SPIRA**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 9681 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 , June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: FREDERICK A NOBLE
GWENDOLYN E MURRAY NOBLE
CONTRACT NO.: 1109009852
FILE NO.: PA-RT-006-048**

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 17 of Unit No. RT-186, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded November 28, 1995, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2020, Page 4443 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/110477
Pin No.: 16732102593610U186**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
FREDERICK A NOBLE
GWENDOLYN E MURRAY NOBLE**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 9363 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, June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: ERIC D. MIMS
VICTORIA A MIMS
CONTRACT NO.: 1109503953
FILE NO.: PA-RT-005-057**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 28 of Unit No. RT-122, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded October 21, 2002, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2134, Page 5984 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88123/U122
Pin No.: 16732101398260U122**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ERIC D. MIMS
VICTORIA A. MIMS**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 8738 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, June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: EDGAR A MCELWEE
DARLENE M MCELWEE
CONTRACT NO.: 1109902346
FILE NO.: PA-RT-002-024**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 10 of Unit No. RT-116, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded June 3, 2002, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2123, Page 2880 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88117/U116
Pin No.: 16732101399063U116**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**EDGAR A MCELWEE
DARLENE M MCELWEE**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 1489 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 , June 27, 2019
AT 10:00 A.M.**

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period 45 in that certain piece or 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. R83, 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 lora D. Bonham and lora D. Bonham, Executrix of the Estate of Alecia T. Webb, by deed dated April 27th, 2010 and recorded on June 21st, 2010 in Record Book Volume 2372 at Page 2136 granted and conveyed unto M&D Partners, LLC, a Florida Limited Liability Company. Being part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

M&D 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 - May 24, 31; June 7

**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 687 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 , June 27, 2019
AT 10:00 A.M.**

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

OWNERS: GREGORY M KELLY

PAMELA J KELLY

CONTRACT NO.: 1108903543

FILE NO.: PA-RT-014-067

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 18 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 conveyed by deed recorded January 29, 1999, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2059, Page 2161 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88120/U119

Pin No.: 16732101398096U119

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

GREGORY M. KELLY

PAMELA J. KELLY

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**

JOEL D JOHNSON, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - May 24, 31; June 7

**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 160 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 , June 27, 2019
AT 10:00 A.M.**

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period No. 12 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-101, 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 DePuy House Property Owners Association, by deed dated April 24, 2007 and recorded on July 27, 2007 in Record Book Volume 2311 at Page 9883 granted and conveyed unto Melissa Pinkney-Hill, Eric Pinkney and Joseph Hill. Being part of Parcel No. 16/3/3/3-1-101 and Pin No. 16733101090523B101

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**MELISSA HILL-PINKNEY
ERIC PINKNEY
JOSEPH HILL**

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 - May 24, 31; June 7**

**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 682 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 , June 27, 2019
AT 10:00 A.M.**

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

**OWNERS: RICHARD E HARVEST
ROWENA T HARVEST
CONTRACT NO.: 1109105312
FILE NO.: PA-RT-014-061**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 49 of Unit No. RT-118, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded August 18, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2236, Page 7611 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88119/U118

Pin No.: 16732101399018U118

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**RICHARD E HARVEST
ROSENA T HARVEST**

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**

JOEL D JOHNSON, ESQUIRE

**Sheriff's Office
Stroudsburg, PA**

**Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 682 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 , June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: ROBERT O HARVELL
VANESSA M WILLIAMS
CONTRACT NO.: 1109004952
FILE NO.: PA-RT-014-082**

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 14 of Unit No. RT-122, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded May 17, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2225, Page 7732 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88123/U122
Pin No.: 16732101398260U122**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ROBERT O. HARVELL
VANESSA M. WILLIAMS**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 682 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 , June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: ANGELO L GUTIERREZ
RUTH M GUTIERREZ
CONTRACT NO.: 1108706649
FILE NO.: PA-RT-014-089**

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 25 of Unit No. RT-124, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded February 8, 2002, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2114, Page 9174 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88125/U124
Pin No.: 16732101398244U124**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ANGELO L GUTIERREZ
RUTH M GUTIERREZ**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 687 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 , June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: WILLIAM L B GRAY
BRENDA G GRAY
CONTRACT NO.: 1109303792
FILE NO.: PA-RT-014-084**

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 17 of Unit No. RT-122, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded November 7, 1994, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1980, Page 305 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88123/U122
Pin No.: 16732101398260U122**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
WILLIAM L. B. GRAY
BRENDA G. GRAY**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 9145 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 , June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: IDELIA F GILLESPIE
CHERYL GILLESPIE
CONTRACT NO.: 1100309228
FILE NO.: PA-RT-003-017**

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 38 of Unit No. RT-87, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded October 24, 2003, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2171, Page 8538 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88086/U87
Pin No.: 16732102694134**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
IDELIA F. GILLESPIE
CHERYL GILLESPIE**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 682 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, June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: DENNIS FOREMAN
VICKI L FOREMAN
CONTRACT NO.: 1108705823
FILE NO.: PA-RT-014-062**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 7 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 conveyed by deed recorded October 14, 1998, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2054, Page 7355 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88120/U119
Pin No.: 16732101398096U119**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
DENNIS FOREMAN
VICKI L. FOREMAN**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 682 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, June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: JERRY L ESQUILIN
ADRIANE Y COLCLOUGH-ESQUILIN
CONTRACT NO.: 1109105643
FILE NO.: PA-RT-014-086**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 16 of Unit No. RT-123, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded June 22, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2229, Page 9595 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88124/U123
Pin No.: 16732101398241U123**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
JERRY L. ESQUILIN
ADRIANE Y. COLCLOUGH-ESQUILIN**

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
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 682 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 , June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: PREMATI DALLY
ZOTAUD P C DALLY
CONTRACT NO.: 1109303784
FILE NO.: PA-RT-014-083**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 11 of Unit No. RT-122, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded December 5, 1996, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2031, Page 5979 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88123/U122
Pin No.: 16732101398260U122

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
PREMATI DALLY
ZOTAUD P C DALLY**

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
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 5526 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 21 of Unit No. RT-216 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 23rd, 2002, and recorded on July 23rd, 2002, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2127 at Page 1935 granted and conveyed unto Nathaniel Boothe and Queen V. Boothe. Nathaniel Boothe is deceased sole title, therapy vesting in Queen V. Boothe as surviving tenant by the entireties.

Being part of Parcel No. 16/110820 and Pin No. 16732102591804U216.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
QUEEN V. BOOTHE**

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 - May 24, 31; June 7

**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 107 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 21 of Unit No. RT-45 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 14th, 2005, and recorded on August 30th, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2238 at Page 9 granted and conveyed unto Luz M. Victorino and Hector J. Victorino, a married couple.

Being part of Parcel No. 16/3/2/28-45 and Pin No. 16732102689751

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

LUZ M. VICTORINO

HECTOR J. VICTORINO

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 - May 24, 31; June 7

**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 654 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 13 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., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated September 8th, 2004, and recorded on January 18th, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2213 at Page 6597 granted and conveyed unto Andrew Turner and Olivia D. Turner, a married couple.

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

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANDREW TURNER

OLIVIA D. TURNER

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 - May 24, 31; June 7

**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 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, June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 20 of Unit No. RT-234 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 November 26th, 2013, and recorded on July 18th, 2014, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2440 at Page 8506 granted and conveyed unto Wayne Thompson and Lorraine Sinclair, Joint Tenants with the Right of Survivorship.

Being part of Parcel No. 16/110841 and Pin No. 16732101499700

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**WAYNE THOMPSON
LORRAINE SINCLAIR**

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 - May 24, 31; June 7

**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 7636 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, June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 25 of Unit No. RT-231 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 June 11th, 2010 and recorded on July 8th, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2373 at Page 419 granted and conveyed unto Clifton B. Smith and Rita M. Williams, Joint Tenants With the Right of Survivorship.

Being part of Parcel No. 16/110835 and Pin No. 16732102590645U231

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**CLIFTON B SMITH
RITA M WILLIAMS**

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 - May 24, 31; June 7

**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 5483 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 , June 27, 2019

AT 10:00 A.M.

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

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Time Period No. 25 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-123 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 November 2nd, 1978, and recorded on April 15th, 1983, in Record Book Volume 1254 at page 25 granted and conveyed unto Betty J. Sinclair.

Being part of Parcel No. 16/3/3/3-1-123 and Pin No. 16733101095809B123

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

BETTY J. SINCLAIR

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 - May 24, 31, June 7

**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 7270 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 41 of Unit No. RT-224 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 November 21st, 2013, and recorded on May 22nd, 2014, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2438 at Page 2955 granted and conveyed unto Maria Saldana, Vicente Araujo, and Brunilda Peralta.

Being part of Parcel No. 16/110828 and Pin No. 16732102591678U224

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MARIA SALDANA

VICENTE ARAUJO

BRUNILDA PERALTA

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 - May 24, 31; June 7

**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 5578 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 , June 27, 2019

AT 10:00 A.M.

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

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 messuage (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. RV-62, 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 February 7th, 2006 and recorded on June 22nd, 2006 in Record Book Volume 2271 at Page 9829 granted and conveyed unto Anna M. Sadowsky.

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

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANNA M. SADOWSKY

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 - May 24, 31; June 7**

**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 8786 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 , June 27, 2019

AT 10:00 A.M.

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

**OWNERS:
KG GLOBAL SERVICES, LLC
CONTRACT NO.: 1108400540
FILE NO.: PA-RT-025-005**

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 45 of Unit No. RT-3, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded April 7, 2015, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2451, Page 9832 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88002/U3

Pin No.: 16732102578886U3

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

KG GLOBAL SERVICES, 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**

JOEL D JOHNSON, ESQUIRE

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 8616 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 6 of Unit No. RT-243 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 October 12th, 2005, and recorded on November 7th, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2247 at Page 571 granted and conveyed unto Jason A. Franco and Cindy Franco, a married couple.

Being part of Parcel No. 16/110850 and Pin No. 16732203408270

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JASON A. FRANCO

CINDY FRANCO

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 - May 24, 31; June 7

**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 5443 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 45 of Unit No. RT-01 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 May 4th, 1993, and recorded on May 24th, 1993, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 1888 at Page 0205 granted and conveyed unto Thomas L. Ford and Rosa Ford, a married couple.

Being part of Parcel No. 16/88000U1 and Pin No. 16732102578832U1

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

THOMAS L. FORD

ROSA FORD

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 - May 24, 31; June 7

**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 4516 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 21 in that certain piece or 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. 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 Gerard P. Donohue and Donna L. Donohue, by deed dated March 23rd, 1990, and recorded on November 30th, 1990, in Record Book Volume 1760 at Page 1312 granted and conveyed unto Gerard P. Donohue.

Being part of Parcel No. 16/2/1/1-8 and Pin No. 16732102562122

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

GERARD P. DONOHUE

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 - May 24, 31; June 7**

**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 3498 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 1 of Unit No. 3 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 Leoncio B Tena and Rosita Gregorio-Tena, a married couple, by deed dated August 20th, 2012, and recorded on November 7th, 2012, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2410 at Page 7319 granted and conveyed unto Joe L. Rutherford and Deborah A. Rutherford, a married couple, as joint tenants with right of survivorship. Being part of Parcel No. 16/88002/U3 and Pin No. 16732102578886U3

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JOE L. RUTHERFORD

DEBORAH A. RUTHERFORD

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 - May 24, 31; June 7**

**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 8621 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 15 of Unit No. RT-223 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 30th, 2010 and recorded on June 22nd, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2372 at Page 2852 granted and conveyed unto Manuel Marquez and Nolvía Marquez, Joint Tenants with the Rights of Survivorship.

Being part of Parcel No. 16/110827 and Pin No. 16732102591699U223

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MANUEL MARQUEZ

NOLVIA MARQUEZ

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 - May 24, 31; June 7

**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 4621 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 17 of Unit No. RT-16 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 August 12th, 2005, and recorded on September 12, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2239 at Page 4221 granted and conveyed unto Rick M. Jenarine and Sita Jenarine.

Being part of Parcel No. 16/88015/U16 and Pin No. 16732102588036

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

RICK M. JENARINE

SITA JENARINE

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 - May 24, 31; June 7

**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 6548 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 11 of Unit No. RT-237 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 28th, 2005, and recorded on August 23rd, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2237 at Page 2208 granted and conveyed unto Rizalina Javier and Charlie Javier, a married couple.

Being part of Parcel No. 16/110844 and Pin No. 16732203409110

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

RIZALINA JAVIER

CHARLIE JAVIER

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 - May 24, 31; June 7

**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 9318 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 23 of Unit No. RT-231 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 March 4th, 2002, and recorded on April 2nd, 2002, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2118 at Page 7433 granted and conveyed unto Anthony Ferlazzo and Colleen Ferlazzo, a married couple.

Being part of Parcel No. 16/110835 and Pin No. 16732102590645U231

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANTHONY FERLAZZO

COLLEEN FERLAZZO

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 - May 24, 31; June 7

**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 104 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 37 of Unit No. RT-60 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 8th, 2005, and recorded on September 26th, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2241 at Page 3044 granted and conveyed unto Michael J. Donaghue and Theresa M. Lamp, two single people
Being part of Parcel No. 16/3/2/28-60 and Pin No. 16732102699073

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MICHAEL J. DONAGHUE

THERESA M. LAMB

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 - May 24, 31; June 7

**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 7503 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, June 27, 2019

AT 10:00 A.M.

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

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. RV-50, 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 Roger C. Spafford and Carol R. Spafford, married, by deed dated April 4th, 2011 and recorded on April 11th, 2011 in Record Book Volume 2385 at Page 3370 granted and conveyed unto Stella Dirks, an unmarried woman.
Being part of Parcel No. 16/2/1/1-8 and Pin No. 16732102562122

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 - May 24, 31; June 7

**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 687 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, June 27, 2019

AT 10:00 A.M.

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

DELORES NOBLES DANIELS

CONTRACT NO.: 1109808576

FILE NO.: PA-RT-015-006

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 37 of Unit No. RT-47, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded May 2, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2223, Page 8028 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/3/2/28-47

Pin No.: 16732102780751

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

DELORES NOBLES DANIELS

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
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 5702 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 19 of Unit No. RT-253 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 13th, 2005, and recorded on June 1st, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2227 at Page 3913 granted and conveyed unto Hamilton Bryan, Jr. and Sherida Davis Bryan, a married couple

Being part of Parcel No. 16/110860 and Pin No. 16732203406116

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

HAMILTON BRYAN, JR

SHERIDA DAVIS BRYAN

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 - May 24, 31; June 7

**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 1190 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, June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 31 of Unit No. RT-81 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 19th, 1996, and recorded on December 19th, 1996, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2032 at Page 0677 granted and conveyed unto Florence M. Briggs, a single person, and Donna Martin, her daughter Being part of Parcel No. 16/88080/U81 and Pin No. 16732102694369

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**FLORENCE M. BRIGGS
DONNA MARTIN**

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 - May 24, 31; June 7**

**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 7756 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, June 27, 2019
AT 10:00 A.M.**

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period No. 23 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. 112, 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 lantha M. Austin, by deed dated June 15th, 2001, and recorded on June 19th, 2001, in Record Book Volume 2098 at Page 5135 granted and conveyed unto lantha M. Austin (the same person) and Jeannine Bennett, her daughter.

Being part of Parcel No. 16/3/3/3-1-112 and Pin No. 16733101092786B112

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JEANNINE 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
JEFFREY A DURNEY, ESQUIRE**

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 7440 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 12 of Unit No. RT-183 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 August 19th, 1997, and recorded on March 10th, 1998, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2045 at Page 7236 granted and conveyed unto Anibal Amaya, A Single Man and Carmen A. Martinez, A Single Woman.

Being part of Parcel No. 16/110473 and Pin No. 16732102592630U183

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANIBAL AMAYA

CARMEN A. 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

JEFFREY A DURNEY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - May 24, 31; June 7

**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 2304 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 , June 27, 2019

AT 10:00 A.M.

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

OWNERS: ROSELL KNIGHT

CONTRACT NO.: 1108501461

FILE NO.: PA-RT-015-005

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 36 of Unit No. RT-24, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded August 25, 1998, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2052, Page 5073 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88023/U24

Pin No.: 16732102687132

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ROSELL KNIGHT

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

JOEL D JOHNSON, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - May 24, 31; June 7

**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 698 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 , June 27, 2019

AT 10:00 A.M.

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

OWNERS: LINDA MARIE LOGAN

CONTRACT NO.: 1109202028

FILE NO.: PA-RT-010-069

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 46 of Unit No. RT-63, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described

bed in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded April 20, 2007, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2302, Page 9124 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88062/U63

Pin No.: 16732102696162

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
LINDA MARIE LOGAN**

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
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 698 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 , June 27, 2019

AT 10:00 A.M.

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

OWNERS: PATRICK F FINN

CONTRACT NO.: 1109904201

FILE NO.: PA-RT-2-063

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 28 of Unit No. RT-48, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded April 14, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2077, Page 4566 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/3/2/28-48

Pin No.: 16732102780744

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

PATRICK F FINN

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
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 9363 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 , June 27, 2019

AT 10:00 A.M.

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

OWNERS: JOANNE M RICH

CONTRACT NO.: 1109409110

FILE NO.: PA-RT-005-072

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 44 of Unit No. RT-66, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded December 7, 1994, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1984, Page 1716 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88065/U66

Pin No.: 16732102696168

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JOANNE M RICH

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
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 8615 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 15 of Unit No. RT-226 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 June 11th, 2010, and recorded on July 8th, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2373 at page 758 granted and conveyed unto Guillermo Peguero and Dircia Peguero.

Being part of Parcel No. 16/110830 and Pin No. 16732102591600U226

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**GUILLERMO PEGUERO
DIRCIA PEGUERO**

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 - May 24, 31; June 7

**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 687 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 , June 27, 2019
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: BETTY M MURPHY
CONTRACT NO: 1108700766
FILE NO.: PA-RT-010-082

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 25 of Unit No. RT-67, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises conveyed by deed recorded November 19, 1981, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1590, Page 637 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88066/U67
Pin No.: 16732102696196

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

BETTY M 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
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 8565 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 , June 27, 2019

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: ALEXANDER MARTINEZ
CONTRACT NO.: 1109809053
FILE NO.: PA-RT-002-042

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 27 of Unit No. RT-59, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded May 13, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2225, Page 3761 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/3/2/28-59

Pin No.: 16732102699051

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ALEXANDER 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
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 682 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 , June 27, 2019

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: BERNARD J LOGAN
CONTRACT NO.: 1108802372
FILE NO.: PA-RT-014-080

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 5 of Unit No. RT-122, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded November 19, 1998, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2056, Page 3919 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88123/U122

Pin No.: 16732101398260U122

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

BERNARD J LOGAN

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
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 682 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 , June 27, 2019

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: BERNARD J LOGAN
CONTRACT NO.: 1108802364
FILE NO.: PA-RT-014-079

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 4 of Unit No. RT-122, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described

bed in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded November 19, 1998, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2056, Page 3916 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88123/U122

Pin No.: 16732101398260U122

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

BERNARD J. LOGAN

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
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

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 1433 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 13 of Unit No. RT-162 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 Arlene L. Lee, by deed dated September 24th, 2009, and recorded on October 1st, 2009, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2360 at Page 5671 granted and conveyed unto Cory M. Lea and Christina C. Lea, a married couple.

Being part of Parcel No. 16/110451 and Pin No. 16732102590214U162

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

CORY M. LEA

CHRISTINA C. LEA

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 DUNEY, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

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 687 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 , June 27, 2019

AT 10:00 A.M.

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

OWNERS: YVONNE JEWELL

CONTRACT NO.: 1108501867

FILE NO.: PA-RT-010-055

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 38 of Unit No. RT-26, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded June 8, 1993, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1891, Page 100 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/3/2/28-26

Pin No.: 16732102687180

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

YVONNE JEWELL

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
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 682 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 , June 27, 2019
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: DAVID T HARGETT
CONTRACT NO.: 1109303826
FILE NO.: PA-RT-014-088**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 21 of Unit No. RT-123, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded March 23, 1993, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1878, Page 1312 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88124/U123
Pin No.: 16732101398241U123

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
DAVID T HARGETT**

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 - May 24, 31; June 7

**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 4845 CIVIL 2018, 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 37 of Unit No. RT-140 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Gunter-Hayes & Associates, LLC, Successor Trustee, by deed dated November 5, 2013, and recorded on May 22, 2014, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2438 at Page 3301 granted and conveyed unto Miguel A. Guardia and Grace D. Guardia.

Being part of Parcel No. 16/88141/U140 and Pin No. 16732101495291U140

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**MIGUEL A. GUARDIA
GRACE D. GUARDIA**

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 - May 24, 31; June 7

**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 1470 CIVIL 2018, 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, June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 45 of Unit No. RT-116 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 Marl L. Elsas and Prescila C. Elsas, his wife, by deed dated January 16th, 2008 and recorded on January 24th, 2008, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2325 at Page 9122 granted and conveyed unto Joshua Elsas and Yenni Elsas, his wife.

Being part of Parcel No. 16/88117/U116 and Pin No. 16732101399063U116

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
JOSHUA ELSAS
YENNI ELSAS**

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 - May 24, 31; June 7

**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 687 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, June 27, 2019

AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
OWNERS: MONICA Y DOTTIN
CONTRACT NO.: 1109107516
FILE NO.: PA-RT-12-10**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 23 of Unit No. RT-148, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded December 13, 1999, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2072, Page 9047 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110426

Pin No.: 16732101497197U148

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MONICA Y. DOTTIN

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
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 4841 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 32 of Unit No. RT-51 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 November 5, 2013 and recorded on May 22, 2014, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2438 at page 3292 granted and conveyed unto Michael DeBari and Gladys M. DeBari.

Being part of Parcel No. 163/2/28-51 and

Pin No. 16732102689895

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**MICHAEL DEBARI
GLADYS M. DEBARI**

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 DUNEY, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 4680 CIVIL 2018, 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 49 of Unit No. RT-151 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 Ridge Top Village Owners Association, by deed dated October 14, 2004 and recorded on November 10, 2004, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2207 at Page 4912 granted and conveyed unto Luca De Candia and Filomena De Candia.

Being part of Parcel No. 16/110429 and Pin No. 16732101498140U151

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**LUCA DE CANDIA
FILOMENA DE CANDIA**

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 DUNEY, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 3868 CIVIL 2018, 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 39 of Unit No. RT 22 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 Fred Bailey and Margaret Bailey, a married couple, by deed dated November 7th, 2011 and recorded on November 10th, 2011, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2394 at Page 460 granted and conveyed unto Argyro Chatzidakis and Antonios Chatzidakis.

Being part of Parcel No. 16/88021/U22 and Pin No. 16732102687017

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ARGYRO CHATZIDAKIS
ANTONIOS CHATZIDAKIS**

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 - May 24, 31; June 7

**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 682 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 , June 27, 2019
AT 10:00 A.M.**

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

**OWNERS: MARK CHASE
CONTRACT NO.: 1108706136
FILE NO.: PA-RT-014-073**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 4 of Unit No. RT-121, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded September 16, 1994, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1672, Page 343 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88122/U121
Pin No.: 16732101398145U121

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

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
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 687 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 , June 27, 2019
AT 10:00 A.M.**

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

**OWNERS: RICHARD P CERNOK
CONTRACT NO.: 1108700931
FILE NO.: PA-RT-010-003**

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 9 of Unit No. RT-72, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded November 7, 1988, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1651, Page 331 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88071/U72
Pin No.: 16732102696390

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

RICHARD P. CERNOK

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
JOEL D JOHNSON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 188 CIVIL 2018, 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 32 of Unit No. RT-182 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 13th, 2000, and recorded on August 14th, 2000, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2082 at Page 7159 granted and conveyed unto John W. Edgecombe.

Being part of Parcel No. 16/110472 and Pin No. 16732102592557U182

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
JOHN W. EDGECOMBE**

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 - May 24, 31; June 7

**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 3373 CIVIL 2018, 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 26 of Unit No. RT-129 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which William E. Weinholz, widower, by deed dated December 3rd, 2012, and recorded on February 6th, 2013, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2415 at Page 1839 granted and conveyed unto Adrian Washington, sole owner.

Being part of Parcel No. 16/88130 and Pin No. 16732101399268U129

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

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

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

JEFFREY A DURNEY, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 8056 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 42 of Unit No. RT-233 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 October 2nd, 2009 and recorded on November 30th, 2009, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2363 at Page 3385 granted and conveyed unto Robert G. Peacock, Sole Owner.

Being part of Parcel No. 16/110840 and Pin No. 16732101499731

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
ROBERT G PEACOCK**

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 - May 24, 31; June 7

**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 1524 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 50 of Unit No. RT-193 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 Jossette G. Chavez and Renato M. Chavez, by deed dated September 17, 2009 and recorded on September 24, 2009, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2360 at Page 2328 granted and conveyed unto Etchel N. Paragas.

Being part of Parcel No. 16/110757 and Pin No. 16732102595680U193

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
ETCHEL N. PARAGAS**

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

JEFFREY A DURNEY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - May 24, 31; June 7

**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 643 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 06 of Unit No. RT-060 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 October 22nd, 2013, and recorded on January 15th, 2004, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2433 at Page 346 granted and conveyed unto Chris D. Osborne.

Being part of Parcel No. 16/3/2/28-60 and Pin No. 16732102699073

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

CHRIS D. OSBORNE

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
JEFFREY A DURNEY, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 9322 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 41 of Unit No. RT-228 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 January 9th, 2003, and recorded on March 31st, 2003, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2148 at Page 8934 granted and conveyed unto Margaret Ann McDermott.

Being part of Parcel No. 16/110832 and Pin No. 16732102590650U228

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MARGARET ANN MCDERMOTT

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 - May 24, 31; June 7

**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 1525 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 50 of Unit No. RT-86 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 Ridge Top Village Owners Association, a Pennsylvania Non-Profit Corporation by deed dated November 2nd, 2009, and recorded on November 5th, 2009, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2362 at Page 1914 granted and conveyed unto Raphael Layne.

Being part of Parcel No. 16/88085/U86 and Pin No. 16732102694153

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

RAPHAEL LAYNE

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 - May 24, 31; June 7

**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 291 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 50 of Unit No. RT-30 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 William Faber, by deed dated September 15th, 2011, and recorded on October 14th, 2011, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2392 at page 6665 granted and conveyed unto International Resort Exchange, LLC, a limited liability company.

Being part of Parcel No. 16/3/2/28-30 and Pin No. 16732102689147

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

INTERNATIONAL RESORT EXCHANGE, 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 - May 24, 31; June 7

**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 3461 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 2 of Unit No. RT-43 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 Brian J. Mack and

Lorie A. Mack, by deed dated March 22nd, 2013, and recorded on June 28th, 2013, in the Office of the Recorder of Deeds for Monroe county, Pennsylvania, in Record Book Volume 2422 at Page 6078 granted and conveyed unto Exclusive Venture Ownership, LLC, A Wyoming Limited Liability Company.
Being part of Parcel No. 16/3/2/28-43 and Pin No. 16732102689677

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

EXCLUSIVE VENTURE OWNERSHIP, 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 - May 24, 31; June 7

**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 8693 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 37 of Unit No. RT-136 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 14th, 2005, and recorded on May 3rd, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2224 at Page 81 granted and conveyed unto Ricardo A. Balcazar, a married man.
Being part of Parcel No. 16/88137/U136 and Pin No. 16732101495129U136

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

RICARDO A. BALCAZAR

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
JEFFREY A DURNEY, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 9701 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 23 of Unit No. RT-154 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 2nd, 2005, and recorded on July 5th, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2231 at Page 2396 granted and conveyed unto June A. Arnett.

Being part of Parcel No. 16/110434 and Pin No. 16732102591185U154

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JUNE A. ARNETT

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.

less 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 - May 24, 31; June 7

**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 4856 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 42 of Unit No. RT-118 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 Ellen Caruso and Ina Sheryl Pearl, by deed dated July 25, 2004 and recorded on August 9, 2004, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2198 at page 7549 granted and conveyed unto Joya V. Perrone.

Being part of Parcel No. 16/88119/U118 and Pin No. 16732101399018U118

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JOYA V. PERRONE

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 - May 24, 31; June 7

**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 1440 CIVIL 2018, 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, June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 15 of Unit No. RT-185 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 Mazel Lindo, by deed dated December 20, 2006 and recorded on January 3, 2007, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2292 at Page 4512 granted and conveyed unto Juliet Legister-Kelly.

Being part of Parcel No. 16/110475 and Pin No. 16732102593691U185

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JULIET LEGISTER-KELLY

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 - May 24, 31; June 7

**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 3485 CIVIL 2018, 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, June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 36 of Unit No. RT-183 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 Robert L. Hawkins, by deed dated March 13, 2014 and recorded on November 14, 2014, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2446 at Page 2055 granted and conveyed unto Valerie Coplen.

Being part of Parcel No. 16/110473 and Pin No. 16732102592579U183

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

VALERIE COPLEN

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 - May 24, 31; June 7

**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 2186 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, June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 33 of Unit No. RT-80 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 Kenneth J. Bue-

chel, by deed dated July 28th, 2014, and recorded on August 20th, 2014, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2442 at Page 3328 granted and conveyed unto Jennifer L. Buechel.

Being part of Parcel No. 16/88079/U80 and Pin No. 16732102694306

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JENNIFER L BUECHEL

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 - May 24, 31; June 7

**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 2598 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 39 of Unit No. RT-25 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 Continental Bank, Successor Trustee, by deed dated January 27th, 1994, and recorded on March 11th, 1994, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 1941 at page 0530 granted and conveyed unto Rosalyn C. Blair.
Being part of Parcel No. 16/88024/U25 and Pin No. 16732102687162

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ROSALYN C BLAIR

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 - May 24, 31; June 7

**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 7554 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THOSE CERTAIN tracts, pieces or parcels of land, situate in the Township of Pocono , County of Monroe and State of Pennsylvania, bounded and described as follows:

(1) BEGINNING at an old stone corner in line of lands of John Henry and late Morris Henry; thence, by land of the said John Henry, South seventy-seven and three-quarters degrees West 79.5 perches to a post; thence, by the same, North fifty-nine degrees West 32.8 perches to a point in the ditch; thence, by land of Samuel Henry, formerly parcel thereof, devised to him by the Will of James M. Henry, now deceased, the following courses and distances; North forty degrees East 12 perches to a stone; North forty-five degrees East 16 perches to a stone; North thirty-seven degrees East ten perches to a stone; North forty-two and one-half degrees East 54 perches to a stone in Butz Run; thence, down said Butz Run, still along the land of the said Samuel Henry, South seventy-seven degrees East 10.5 perches, South sixty-four degrees East 9.4 perches, South forty-six degrees East 16 perches, South sixty-two degrees East 18 perches; thence, by land late of Morris Henry, South three degrees West 45.4 perches to the place of BEGINNING. CONTAINING 35 acres, 122 perches, more or less.

(2) BEGINNING at a corner in the middle of Butz Run in line of land of the Marcy Lumber Company; thence, along the said Marcy Lumber Company's land, North three and one-half degrees East 14.7 perches to a point in the public road leading from the Brodhead's Creek Road by the residence place of said Samuel Henry, to the Union Church; thence, along the middle of the said public road, North forty-five and three-fourths degrees West 8.5 perches, North twenty-six degrees West 11.4 perches; thence, North forty degrees West 24 perches; thence, North sixty degrees West 22.6 perches; thence, North eighty-seven degrees West 12.7 perches; thence South sixty-six and one-half degrees West 23.3 perches; thence, South

forty-four and one-half degrees West 7.3 perches; thence, South sixty-two and one-fourth degrees West 18.8 perches; thence, diverging from the said public road by other land of the said Samuel Henry, of which this is a parcel, South forty-five and three-fourths degrees East 12.9 perches to a stone; thence, along the same, South forty-nine degrees West 25.9 perches to a post; thence, still along the same, South forty-two degrees West 21 perches to a post, South sixty-one and three-fourths degrees West 26.6 perches to a stone; thence, by land of John Henry, South fifty-eight and one-half degrees East 48.6 perches to a stone; thence, by land of John H. Henry, along a ditch, North forty and one-half degrees East 12 perches; thence, North forty-five and one-half degrees East 16 perches; thence, North thirty-seven and one-half degrees East ten perches; thence, North forty-three degrees East 54 perches to a point in the middle of said Butz Run; thence, down the middle of the said creek, the following courses and distances thereof; South seventy-six and one-half degrees East 10.5 perches; thence, South sixty-three and one-half degrees East 9.4 perches; thence, South forty-five and one-half degrees East 16 perches; thence, South sixty-one and one-half degrees East 18 perches to the place of BEGINNING. CONTAINING 38 acres, 54 perches.

Under and Subject, nevertheless, to a certain right-of-way granted by the said Walter J. Brodell and Frances S. Brodell, his wife, unto the Pennsylvania Power and Light Company dated August 10, 1949, and recorded in the Office of the Recorder of Deeds, as aforesaid, in Deed Book Vol. 173, page 142

TITLE TO SAID PREMISES VESTED IN Charles A. Poalillo, by Deed from Walter J. Brodell and Frances S. Brodell, his wife, dated 10/06/1972, recorded 10/06/1972, in Book 428, page 12.

Deborah A. Poalillo died on 09/17/1989, and upon information and belief, her heirs or devisees, and personal representative are unknown. Mortgagor Charles A. Poalillo a/k/a Charles A. Poalillo, Jr a/k/a Charles Poalillo died on 10/13/2014, and Melanie Murphy-Poalillo a/k/a Murphy-Poalillo was appointed Administrator/trix of his estate. Letters of Administration were granted to her on 12/17/2014 by the Register of Wills of Monroe County, No. 4514-0644. Decedent's surviving heirs at law and next-of-kin are Melanie Murphy-Poalillo, Charles R. Poalillo, Mitch Poalillo and Carla Marinellie.

TAX CODE: 12/4/1/1, 12/4/1/1-1, 12/4/1/1-2

TAX PIN: 12639400013571, 12639400028083, 12639400111828

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MELANIE MURPHY-POALILLO A/K/A M. MURPHY-POALILLO, IN HER CAPACITY AS ADMINISTRATRIX AND HEIR OF THE ESTATE OF CHARLES A. POALILLO A/K/A CHARLES A. POALILLO, JR. A/K/A CHARLES POALILLO CHARLES R. POALILLO, IN HIS CAPACITY AS HEIR OF THE ESTATE OF CHARLES A. POALILLO A/K/A CHARLES A. POALILLO, JR. A/K/A CHARLES POALILLO

MITCH POALILLO, IN HIS CAPACITY AS HEIR OF THE ESTATE OF CHARLES A. POALILLO A/K/A CHARLES A. POALILLO, JR. A/K/A CHARLES POALILLO CARLA MARINELLIE, IN HER CAPACITY AS HEIR OF THE ESTATE OF CHARLES A. POALILLO A/K/A CHARLES A. POALILLO, JR. A/K/A CHARLES POALILLO

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER CHARLES A. POALILLO A/K/A CHARLES A. POALILLO, JR. A/K/A CHARLES POALILLO, 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 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
KENYA BATES, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

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 1228 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, June 27, 2019

AT 10:00 A.M.

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

PARCEL ONE:

ALL THAT CERTAIN lot, or piece of land situate in the Township of Polk, County of Monroe and Commonwealth of Pennsylvania, designated as Lot #6, in the subdivision of land belonging to Chestnuthill Homes, Inc., recorded in Monroe County Map Book Vol. 28, Page 123, bounded and described as follows:

BEGINNING at an iron pin in the westerly edge of Pheasant Lane, said pin also being in line of land now or formerly of Raymond Burger; thence along the westerly edge of said Pheasant Lane, South 0 degrees 31 minutes 41 seconds West 141.50 feet to a point; thence along Lot Number 5, of Subdivision of Land belonging to Chestnuthill Homes, Inc., North 89 degrees 28 minutes, 19 seconds West 228.30 feet to a point; thence along the same, passing through the partition wall of a double dwelling, North 48 degrees 12 minutes 13 seconds West 213.91 feet to a point; thence along land now or formerly of the aforementioned Raymond Burger, South 89 degrees 31 minutes 55 seconds East 389.09 feet to the place of beginning. Containing 1.0016 acres, more or less.

PARCEL ONE BEING TAX CODE No. 13/2/1/40-26

Together with right of ingress, egress and regress for persons and vehicles at all times to and from the above-described property and over across and upon the rights-of-way designated on the map of Subdivision of Chestnuthill Homes, Inc., recorded in Monroe County Map Book Vol. 28, Page 123.

Under and subject to a 25 feet wide easement as shown on map in Plot Book 28, Page 123. Under and subject to Declaration of Taking as found in Record Book 1913, Page 943.

PARCEL TWO:

An undivided one-half (1/2) interest as tenant in common in:

All that certain lot, or piece of land situate in the Township of Polk, County of Monroe and Commonwealth of Pennsylvania, bounded and described as

follows:

BEGINNING at a point in line of lands now or formerly of Roger Heckman from which an iron pin at the southwesterly corner of said lands now or formerly of Roger Heckman bears S 0 14'37" E distant 269.00 feet; thence along lands now or formerly of Warren L. Getz, Jr., et al of which this parcel was formerly a part, S 89 45'23" W 140.00 feet to a point; thence along the same N 0 14'37" W 160.00 feet to a point; thence along the same, N 89 45'23" E 140.00 feet to a point in line of lands now or formerly of Roger Heckman; thence along said lands now or formerly of Roger Heckman S 0 14'37" E 160.00 feet to the place of beginning. Containing 0.514 acres more or less.

Together with the right of ingress, egress and regress in common with others over a strip of land 30 feet in width extending from the southeasterly corner of the above-described parcel to Grassy Road, and being described as follows, to wit:

BEGINNING at a point in line of lands now or formerly of Roger Heckman said point being also the beginning point of the above described parcel; thence along said lands now or formerly of Roger Heckman and crossing the westerly end of Grassy Road S 0 14'37" E (at 269.00 feet passing an iron at the southwesterly corner of said lands now or formerly of Roger Heckman) 309.01 feet to a point on the southerly side of Grassy Road, said point being the northwesterly corner of lands of Angelo Dalvaio; thence through the lands of Warren L. Getz, Jr. et. al., N 89 28'19" W 30.00 feet to a point; thence through the same N 0 14'37" W 309.51 feet to a point in the southerly line of the above-mentioned parcel; thence along the southerly line of the above-mentioned parcel N. 89 45'23" S 30.00 feet to the place of **BEGINNING**.

And also together with the right of the Grantee her heirs and assigns to construct, maintain repair and reconstruct a sewer line within the above-described 30 foot wide right-of-way.

Together with and under and subject to a sewer easement along Grassy Road and Pheasant Lane as described in Deed Book 1399 page 193, together with a proportionate share of maintenance thereof.

Parcel 2 being Lot 1 on Subdivision of lands of Warren L. Getz, Jr., et al., dated July 26, 1984 approved by the Polk Township Planning Commission on November 23, 1987 and by the Polk Township Supervisors on December 14, 1987 and filed in the recorder of Deeds Office as part of a certain deed Recorder at Record Book Volume 1602 Page 346.

PARCEL TWO BEING TAX CODE No. 13/7/1/28-27

Title to said Premises vested in Annamarie T. Struble, single, her heirs and assigns by Deed from Crisse A. Witte, single dated 05/10/2007 and recorded 05/30/2007 in the Monroe County Recorder of Deeds in Book 2306, Page 6607.

Being known as 6 Pheasant Lane, Kunkletown, PA 18058

Tax Parcel Number: 13/2/1/40-26 and 13/7/1/28-27

Tax Pin Number: 13622700998347 and 13622700890034

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANNAMARIE T. STRUBLE

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

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

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

PATRICK J WESNER, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - May 24, 31; June 7

**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 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN message and two contiguous 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 a pipe in the Northerly right-of-way line of State Highway Route 45079 extending from Dreher Avenue (State Highway Route No. 612) to the Monroe Carbon Trail (State Highway Route No. 209) from which a pipe at the Southeasterly corner of lands now or formerly of Henry Bielefield bears North 72 degrees 54 minutes East distant 108.5 feet; thence along the Northerly right-of-way line of said highway and parallel to and distant 16.5 feet Northerly of the centerline of the macadam paving of said highway, South 77 degrees West 243.78 feet to a pipe; thence by lands of Irvin Transue, North 53 degrees 02 minutes West 21.54 feet to a stone corner; thence by the same North 36 degrees 25 minutes East, 298 feet to a pipe; thence by lands of Minnie M. Dennis, of which this lot was formerly a part, South 21 degrees 29 minutes East 212.78 feet to the place of beginning.

Containing .66 of an acre, more or less.

The above described tract is conveyed together with all rights reserved and under and subject to all rights given in a certain Indenture pertaining to a 12.5 foot wide right-of-way, dated January 14, 1958 between Taft S. Hunt and Edwina J. Hunt, his wife and Russell e. Dennis and Elsie M. Dennis, his wife, said Indenture having been recorded in the aforesaid Office in Deed Book Volume 174, Page 247, the common users of said right-of-way being subject to the equal half part of all necessary charges and expenses which shall from time to time accrue in repairing, cleaning and maintaining said right-of-way, said right-of-way being described as follows:

Beginning at a pipe in the Northerly right-of-way line of State Highway Route No. 45079 and being the second mentioned corner of lands which Minnie M. Dennis, widow, by her Deed dated March 2, 1949 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 169, page 597, granted and conveyed unto Taft S. Hunt and Edwina J. Hunt, his wife; thence by lands of Irvin Transue and along the Southwesterly side of said right-of-way; thence by lands of Irvin Transue and along the Southwesterly side of said right-of-way, North 53 degrees 02 minutes West, 21.54 feet to a stone corner; thence by the same along the Northwesterly side of said

right-of-way, North 36 degrees 25 minutes East 298 feet to a pipe; thence by lands which Minnie M. Dennis, widow by her Deed dated January 14, 1950 and recorded in the aforesaid Office in Deed Book Volume 174, page 244, conveyed unto Taft S. Hunt and Edwina J. Hunt, his wife and across Northeasterly end of said right-of-way, South 21 degrees 29 minutes East 14.75 feet to a corner; thence along the Southeasterly side of said right-of-way, parallel to and distant 12.5 feet Southeasterly from the above mentioned Northeasterly side of the same, South 36 degrees 25 minutes West 277.78 feet to a corner; thence along the Northeasterly side of said right-of-way, parallel to and distant 12.5 feet Northeasterly from the above mentioned Southwesterly side of the same, South 53 degrees 02 minutes East 19.66 feet to a corner; thence along Northerly right-of-way line of said highway, South 77 degrees West 16.33 feet to the place of Beginning.

No. 2
Beginning at a pipe, corner of other lands of Taft S. Hunt; thence by other lands of Taft S. Hunt, North 36 degrees 25 minutes East 121.65 feet to a pipe, corner of lands of Joseph Kovarik; thence by lands of Joseph Kovarik, South 42 degrees 16 minutes East 111.35 feet to a pipe; thence by lands about to be conveyed to Julia Woolover South 60 degrees 14 minutes West distant 144.44 feet to a pipe; thence by other lands of Taft S. Hunt, North 21 degrees 29 minutes West distant 60.7 feet to the place of Beginning.

BEING known and numbered as 5038 Dreher Avenue, aka 1374 Reish Road, Stroudsburg, PA 18360.

Being the same property conveyed to Philip Dailey and Jacqueline Futchko who acquired title, with rights of survivorship, by virtue of a deed from Gail Anne Johnson n/b/m Gail Anne Wert, no marital status show, dated December 2, 2005, recorded December 5, 2005, at Instrument Number 200556900 and recorded in Book 2250, Page 4363, Office of the Recorder of Deeds, Monroe County, Pennsylvania.

TAX CODE: 17/12/7/3

PIN NO: 17639016944983

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

PHILIP DAILEY, AKA PHILIP R. DAILEY AKA PHILIP RODNEY DAILEY

JACQUELINE FUTCHKO AKA JACQUELINE MICHELE FUTCHKO

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 - May 24, 31; June 7

**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 2565 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

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

BEGINNING at an iron pin in line of lands of Edward J. Lockwood, a common corner of Lot No. 1 and Lot No. 2, as shown on a plan titled "Subdivision of Lands of Helene Kugelman" dated May 11, 1983, prepared by Robert G. Beers R.S. #23669-E, a copy of which is attached hereto and made a part hereof; thence by said lands of Edward J. Lockwood North 3 degrees 34 minutes 00 seconds East 230.00 feet to an iron pin; thence by Lot No. 3 South 66 degrees 12 minutes 23 seconds East (at 370.61 feet passing an iron pin) 390.61 feet to a railroad spike in the centerline of Township Road No. 466 (Kennel Road); thence in and along said center line of Township Road No. 466 on a curve to the left having a radius of 300.00 feet for an arc length of 109.84 feet (chord bearing and distance being South 26 degrees 48 minutes 03 seconds West 109.22 feet) to a railroad spike; thence by the aforementioned Lot No. 1 North 85 degrees 28 minutes 27 seconds West (at 20.00 feet passing an iron pin) 323.48 feet to the place of **BEGINNING**.
CONTAINING 1.334 acres of land, Being Lot No. 2 as shown on the above-described plan.

The improvements thereon being known as 369 Kennel Road, Saylorburg, Pennsylvania 18353.

SUBJECT to Deed of Easement to Use Water from Well between Helene S. Kugelman and Paul A. Kugelman, et al., as recorded in Deed Book Volume 1306, page 139.

ALSO subject to a Well Maintenance Agreement between Henry R. Kugelman, Jr., and Margaret Rose Kugelman, husband and wife, and Jim Blaine, dated August 30, 1988, and intended to be recorded.

BEING THE SAME PREMISES WHICH Federal National Mortgage Association, by Deed dated July 6, 1998 and recorded July 8, 1998 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2050, Page 5486, granted and conveyed unto Einar Runolfsson and Thor Runolfsson, as Tenants in Common.

Improvements: Residential property

Tax Code No. 02/4/1/41-21

Pin 02625900401661

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ALMA E. RUNOLFSSON, INDIVIDUALLY AND IN HER CAPACITY AS HEIR OF EINAR RUNOLFSSON, DECEASED

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT TITLE OR INTEREST FROM OR UNDER EINAR RUNOLFSSON, DECEASED THOR RUNOLFSSON, INDIVIDUALLY AND IN HIS CAPACITY AS HEIR OF EINAR RUNOLFSSON, 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 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
MATTHEW J. MCDONNELL,
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 5318 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THOSE TWO CERTAIN lots or pieces of land situate in the Borough of East Stroudsburg , County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

PARCEL #1: BEGINNING at a point on the North side of a forty foot wide street called Berwick Heights Road, said point being distant three hundred fifty feet on a bearing of South eighty degrees forty five minutes East from a concrete monument at the corner of Lots Nos. 101 and 102 on the hereinafter mentioned plotting, thence along Lot No. 95 of said plotting North nine degree fifteen minutes East one hundred fifty feet to the Northeast corner of said last mentioned lot, thence South eighty degrees forty five minutes East along land of the Stroud Realty Company one hundred seven and nine-tenths feet to the Northwesterly corner of Lot No. 92 on said plotting, thence South twelve degrees fifty one and forty eight one-hundredths minutes West long said Lot No. 92, one hundred fifty feet to a corner on the North side of said Berwick Heights Road, thence along the North side of said road North eighty degrees forty five minutes West one hundred feet to the place of Beginning. Containing 15,525 square feet, more or less. Being Lots Nos. 93 and 94 on plan of lots of Stroud Realty Company, Berwick Development, recorded in the Office for the Recording of, &c., at Stroudsburg, in and for the County of Monroe in Plot Book Vol. 4, Page 93.

PARCEL #2: BEGINNING at a point on the northerly side of Berwick Heights Road, a corner of Lots Nos. 92 and 93 as shown on map of lots of Stroud Realty Company, Berwick Development, East Stroudsburg, Pennsylvania, recorded in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book Vol. 4, Page 93; thence by Lot No. 93 North twelve degrees fifty one and forty eighty one-hundredths minutes East

one hundred fifty feet to a point; thence by lands of Chester Bogart on a curve to the right having a radius of 743.69 feet an arc length of sixty two and sixty three one-hundredths feet; thence by Lot No. 91 South seventeen degrees twenty one and forty eight one-hundredths minutes West one hundred fifty feet to a point; thence along the northerly side of Berwick Heights Road on a curve to the left having a radius of 593.69 feet an arc length of fifty feet to the place of BEGINNING. BEING Lot No. 92 as shown on said map of Berwick Development.

BEING THE SAME PREMISES which Candido Ataide, by deed dated 5/25/2018 and recorded 5/25/2018 in Book 2510 Page 9890 conveyed to Janine Louise Garcia.

Pin #: 05730111772203

Tax Code #: 05-5/2/2/2

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JANINE LOUISE GARCIA A/K/A JANINE ATAIDE AS ADMINISTRATRIX OF THE ESTATE OF CANDIDO ATAIDE, 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
MATTHEW K FISSEL, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 6825 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

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

BEGINNING at an iron pipe on the Easterly right of way line of Sunset Road, said point being a common corner of Lot 13A and Lot 13B as shown on plan titled, "Minor Subdivision, Destiny Acres, Lot 13, Jackson Township, Monroe County, Pa." prepared by Lawrence R. Bailey, Inc., Registered Surveyor, Stroudsburg, Pa and recorded in Plot Book Vol. 56 page 13; thence

1. leaving said road and by Lot 13B North 75 degrees

22'49" East 290.23 feet to an iron pipe; a common corner to Lots 13A, 13B and 13C; thence

2. by Lot 13C South 23 degrees 06'02" East 220.00 feet to an iron pipe on the northerly right of way line of Legislative Route 45087 (Smith Hill Road S.R. 3024) thence;

3. along the Northerly right of way line of Smith Hill Road (S.R. 3024) South 64 degree 33'17" West 96.14 feet to a point; thence

4. along the same South 58 degrees 39'59" West 209.29 feet to a point of curvature; thence

5. leaving said road along a curve to the right having a radius of 30.00 feet for an arc length of 44.82 feet (chord bearing and distance North 78 degrees 32'01" West 40.77 feet) to a point of compound curvature on the Easterly right of way line of Sunset Road; thence,
6. along the easterly right of way line of Sunset Road on a curve to the right having a radius of 275.00 feet for an arc length of 184.58 feet (chord bearing and distance North 16 degrees 30'19" West 181.13 feet) to a point of reverse curvature; thence

7. along the same on a curve to the left having a radius of 325.00 feet for an arc length of 98.37 feet (chord bearing and distance North 05 degrees 56'32" West 97.99 feet) to the place of BEGINNING.

BEING all of Lot 13A as shown on the above captioned plan.

BEING KNOWN AS: 630 Smith Hill Road, Stroudsburg, PA 18360

BEING TAX PARCEL NO. 08/9B/1/21

PIN 08635004549363

BEING the same premises in which James R. Lynch, widower, by deed dated 02/25/2008 and recorded 03/03/2008 in the Office of the Recorder of Deeds, in and for the County of Monroe, Commonwealth of Pennsylvania, in Deed Book 2328, Page 3356, and in Instrument No. 200806273, granted and conveyed unto James R. Lynch, single

Tax ID #: 08/9B/1/21

PIN 08635004549363

PIN #: 08635004549363

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JAMES R. LYNCH A/K/A

JAMES LYNCH

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
KATHERINE WOLF, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - May 24, 31; June 7

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 5589 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

Parcel 1

ALL THAT CERTAIN lot, piece, parcel or tract of land situate, lying and being in the **Township of Chestnuthill**, County of Monroe and Commonwealth of Pennsylvania, consisting of Lot 50 x 75, adjoiners; now or formerly Lee Scheidt - John Groller.

Parcel 2

ALL THAT ONE-HALF of the undivided Lot No. 3 of the "Lot Plan" of the property of John L. Smith, now Lizzie Smith, situate in the **Township of Chestnuthill**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit: BEGINNING at an iron stake on the north side of a private road, thence by Lot No. 8 North seventeen (17) degrees forty-three (43) minutes West sixty-five (65) feet to a stake; thence by Lot No. 4 South seventy (70) degrees fifteen (15) minutes West seventy-four and fifty-five (74.55) hundredths feet to an iron stake; thence along a private road South seventeen (17) degrees thirty (30) minutes East sixty-four and eight tenths (64.8) feet to a stake; thence along a private road North seventy (70) degrees twenty-four (24) minutes East seventy-five and four tenths (75.4) feet to the place of BEGINNING.

CONTAINING 4,875 square feet more or less.

Parcel 3

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

BEGINNING at an iron stake the Southwest corner of Yardley Hill thence along lot of Yardley Hill North twenty-two and one-half (22.5) degrees, East, eighty-two and eight tenths (82.8) feet to an iron stake, thence along lot of David M. and Flora L. Atkinson North seventeen (17) degrees West one hundred sixty-four (164) feet to an iron stake, thence along lot of Charles Stitzer North twenty-three and one-half (23.5) degrees West sixty (60) feet to an iron stake, thence along land of the grantors hereof South ten (10) degrees West two hundred ninety-eight (298) feet to an iron stake, thence along the same North eighty-six (86) degrees East ninety-one and nine tenths (91.9) feet to the place of BEGINNING.

CONTAINING 0.5 acre more or less.

TITLE TO SAME PREMISES VESTED in Stephen D. Sodl and Theresa M. Sodl, h/w, as tenants by the entireties, by Deed from Flora L. Atkinson, widow, dated 08/26/2003, recorded 09/08/2003, in Book 2166, Page 4517.

TAX CODE: 02/9/1/69-2, 02/10/1/11, 02/10/1/12

TAX PIN: 02623800919669, 02624817010736, 02624817010751

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

THERESA M SODL

STEPHEN D SODL

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 - May 24, 31; June 7

**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 1518 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, June 27, 2019
AT 10:00 A.M.

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

ALL THAT CERTAIN parcel or tract of land situate in the Township of Middle Smithfield, County of Monroe and State of Pennsylvania designated as Parcel "D" on a minor subdivision of lands of Josephine A. Squires et al as recorded in the office for the recording of Deeds etc. in and for the County of Monroe at Stroudsburg Penna. in map file 61-115, bounded and described as follows, to wit:

Beginning at a point on the edge of said sixteen and one-half feet from the center of Legislative Route 45014, said point being also a corner of lands now or formerly of Rudolph Kasak et ux, thence along the edge of and sixteen and one-half feet from the center of the said L.R. 45014 the following courses, in a Northerly direction on a curve to the left with a radius of 516.50 feet for 31.13 feet, North 22 degrees 19'19" East 116.40 feet, North 26 Degrees 22'53" East 95.47 feet, on a curve to the right with a radius of 133.50 for 97.27 feet and North 68 degrees 07'43" East 25.50 feet to a point, said point being also a corner of Parcel C, thence along said Parcel C and crossing the end of a private access drive serving Parcel C and Parcel D, south 21 degrees 52'17" East 225.05 feet passing a corner of parcel C_ 308.63 feet to a point in line of remaining lands of Josephine A. Squires, of whose lands this tract was formerly a part, thence along the said remaining lands, of Josephine A. Squires and along a right-of-way of manufactures Heat and Light Company, South 89 degrees 12'08" West 133.71 feet to a point, thence still along remaining lands of Josephine A. Squires, South 11 degrees 32'57" East 5.09 feet to a point, said point being also a corner of lands of Rudolph Kasak et ux, thence along lands of Rudolph Kasak et ux, South 89 degrees 12'08" West 175.15 feet to the point of beginning. Containing 1.212 acres.

BEING known and numbered as 340 Lower Lakeview Drive n/k/a 506 Lower Lakeview Drive, East Stroudsburg, PA 18302.

Being the same property conveyed to Roy M. Squires, II who acquired title by virtue of a deed from Joseph R. Squires, Jr. and Ronda S. Squires, his wife, dated November 10, 1994, recorded November 19, 1994, at Official Records Volume 1981, Page 546, Office of the Recorder of Deeds, Monroe County, Pennsylvania.

TAX CODE: 09/116720
PIN NO: 09734404640824

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ROY M. SQUIRES, II, AKA ROY SQUIRES

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 - May 24, 31; June 7

**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 1243 CIVIL 2018, 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, June 27, 2019
AT 10:00 A.M.

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

ALL THAT CERTAIN 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 placed for a corner in the Northwesterly side or right-of-way line of Rock Swamp Road; said corner being the most Easterly corner of the herein described lot and common to the most Southerly corner of Lot #31 in Section "D"; thence along said Northwesterly side or right-of-way line of Rock Swamp Road, south 51 degrees, 56 minutes 00 seconds West 50.00 feet to the common corner of Lot #29 being also the most Southwesterly side or right-of-way line of Ridge Road and the intersection with the Northwesterly side or right-of-way line of said Swamp Road; thence leaving said road right-of-way and along the Northeasterly line of the aforesaid Lot #29, North 71 degrees 45 minutes West 360.53 feet to a found iron pin corner, the most Westerly corner of the original tract; thence along lands of Sherwood Oaks North 51 degrees 56 minutes 00 seconds East 250.00 feet to an iron pin placed for a corner, the most Northerly corner of the herein described

lot and the common with the most Westerly corner of the aforesaid Lot #31; thence along the Westerly said of said Lot #31, South 38 degrees 04 minutes 00 seconds East 300.00 feet to the place of beginning.

CONTAINING 1.033 acres.

BEING Lot #30, Section "D" of Locust Paradise.

SUBJECT to Restrictions and Covenants of record.

Commonly known as 1211 Blackberry Road f/k/a 30 Blueberry Lane, Pocono Lake, PA.

BEING THE SAME PREMISES which Robert Keiper and Elнора B. Keiper by Deed dated June 12, 1981 and recorded June 18, 1981 in the Office of the Recorder of Deeds in and for the County of Monroe in Deed Book 1114, Page 221 granted and conveyed unto Sarah B. Marshall, in fee.

Tax ID #: 19/16A/1/63

Pin: 19630503345500

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

LINDA SOLTIS, CO-EXECUTRIX OF THE ESTATE OF SARAH B. MARSHALL AKA SARAH E. BARTZ, DECEASED

LOIS HUGHES, CO-EXECUTRIX OF THE ESTATE OF SARAH B. MARSHALL AKA SARAH E. BARTZ, 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
DANIEL LUTZ, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 4265 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN tract of land, with buildings and improvements situate in Monroe County, Pennsylvania, being UPI NO. 02-9C-1-13, otherwise known as 2 Scott St, Brodheadsville, PA and being more fully described in deed book 2020, page 280, date of deed 10/28/95, located in Chestnuthill Twp .

Being more fully described in Deed as the following:

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

BEGINNING at a pipe in the Westerly line of Scott Street, a common corner of Lot 1 and Lot 2, as shown on a plan titled "Final Plan, Section No. 1, Del-Jo Terrace, Jay Kresge, Owner and Developer, "Chestnuthill Township], Monroe County, Pennsylvania, dated June 12, 1974, prepared by Edward C. Hess Associates, Inc., Stroudsburg, Pa., and recorded in Plot Book 23, Page 39; thence by Lot 1 South 85 degrees 43 minutes 09 seconds West 281.95 feet to pipe in line of lands of George F. Bihler; thence by lands of George F. Bihler, North 12 degrees 47 minutes 15 seconds East 242.72 feet to a pipe, the Southwest corner of Lot 3; thence by Lot 3 South 89 degrees 09 minutes 54 seconds East 213.04 feet to a pipe in the Westerly line of Scott Street on a curve to the left having a radius of 370.00 feet for an arc length of 33.04 feet to a pipe, the point of curvature of a tangent curve; thence by the same South 04 degrees 16 minutes 51 seconds East 180.04 feet to the place of BEGINNING. CONTAINING 1.267 acres more or less.

BEING Lot 2 on the above mentioned plan of Del-Jo Terrace, said plan being recorded in the Recorder of Deeds Office of Monroe County, at Stroudsburg, Pennsylvania in Plot Book 23 at Page 39.

BEING THE SAME PREMISES which Robert B. Radaker and Pamela S. Radaker, husband and wife, by deed dated 10/28/1995 and recorded 11/14/1995 in Book 2020 Page 280 conveyed to Pamela S. Radaker. Pin #: 02624804523761

Tax Code #: 02/9C/1/13

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

PAMELA S. YARWOOD AKA

PAMELA S. RADAKER

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 - May 24, 31; June 7

**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 4325 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN piece, parcel and tract of land

situate, lying and being in the Borough of Delaware Water Gap, County of Monroe and State of Pennsylvania, more particularly described as follows:

BEGINNING at an iron on the easterly line of Kimberly Road, said iron being the southwest corner of Lot 4 as shown on map entitled, "Resubdivision of Lots 3, 4, 5 & 6, Delaware Valley Estates, Map Book 51, Page 8, Lands of Yoshio Inomata, Et Ux", dated 28 July 1993 and revised 20 September 1993; thence along Lot 4, South 88 degrees 03 minutes 15 seconds East 119.62 feet to an iron in line of Lot 2, Delaware Valley Estates as shown on said map; thence along Lot 2, South 01 degree 56 minutes 45 seconds West 27.98 feet to an iron; thence along the same South 20 degrees 54 minutes 40 seconds East 79.82 feet to an iron on the northerly line of Shepard Avenue; thence along the northerly line of Shepard Avenue, South 69 degrees 05 minutes 20 seconds West 163.67 feet to an iron on the easterly line of Kimberly Road; thence along the easterly line of Kimberly Road, North 01 degree 58 minutes 45 seconds East (passing a concrete monument at 41.69 feet) 165.11 feet to the place of **BEGINNING**. CONTAINING 18, 100 square feet; more or less.

BEING Lot 3 as shown on said Subdivision Plan, signed by the Borough Council of Delaware Water Gap, as required under the Subdivision Ordinance, and recorded in the Recorder's Office for Monroe County in Plat Book Volume 65, Page 188.

TOGETHER With the right to use Dent Street as set forth on the aforesaid Subdivision Plan as a means of ingress and egress to the above-described premises.

TAX I.D. #: Parcel #04/112753

PIN: 04731012862795

Being Known As: 60 Kimberly Road, Delaware Water Gap, Pennsylvania 18327.

Title to said premises is vested in John Julian by deed from John Julian and Linda Julian dated February 14, 2001 and recorded March 28, 2001 in Instrument Number 200119903.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JOHN JULIAN

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
CHELSEA A NIXON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 6112 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

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. 17, Mountain View 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 68, Page 92, bounded and described as follows, to wit:

BEGINNING at an iron pin in the easterly side of Martha Lane, a corner of Lot No. 16, Mountain View Estates, thence along Lot No. 16, South 78 degrees 43'22" East (Magnetic Meridian) for 150.00 feet to an iron, a corner of lot No. 18, Mountain View Estates, thence along Lot No. 18, South 11 degrees 16'38" 295.00 feet to an iron in the northerly side of Colleen Drive; thence along the northerly side of Colleen Drive, North 78 degrees 43'22" East for 105.00 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 on the easterly side of Martha Lane; thence in the easterly side of Martha Lane, North 11 degrees 16'38" East for 250.00 feet to the place of **BEGINNING**.

CONTAINING 1.0058 acres, more or less.

Being Known As: 201 Martha Lane f/k/a 116 Colleen Drive, Blakeslee, PA 18610

Being Tax Parcel No. 20/89996

Pin 20632100934408

BEING the same premises in which Wojciech Skrobowski and Krystyna Straub, husband and wife, by deed dated 10/15/2009 and recorded 12/11/2009 in the office of the Recorder of Deeds in and for the County of Monroe, Commonwealth of Pennsylvania, in Deed Book 2364, Page 307 and at Instrument No. 200935102, granted and conveyed unto Alexander Petroff and Tatiana Krivola, in fee.

Tax ID #: 20/89996

PIN 20632100934408

PIN #: 20632100934408

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ALEXANDER PETROFF

TATIANA KRILOVA

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
 KATHERINE M WOLF, ESQUIRE

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 PR - May 24, 31; June 7

**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 3988 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, or parcel of land situate in the Township of Chestnuthill, County of Monroe and State of Pennsylvania designated as Lot 48 on map of Long Mountain Acres, recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Plot Book 15, page 93 bounded and described as follows, to wit:

BEGINNING at a point on the edge of a forty-foot road known as Long Mountain Drive South, said point being also a corner of Lot 33, thence along Lot 33, North twenty-three degrees fifty-two minutes, thirty eight seconds West two hundred seventy and fifty four one-hundredths feet to a point, being also a corner of Lot 34, thence along Lot 34 and along Lot 35, North twenty degrees twenty-nine minutes fifteen seconds West two hundred seventy feet to a point, being also a corner of Lot 38, thence along Lot 38 and along Lot 39, North seventy nine degrees six minutes forty five seconds East one hundred sixty eight and thirty-five one-hundredths feet to a point, being also a corner of Lot 47, thence along Lot 47, South twenty three degrees fifty two minutes thirty eight seconds East five hundred two and twenty two one-hundredths feet to a point on the edge of the above mentioned Long Mountain Drive South, thence along the edge of Long Mountain Drive South, South sixty six degrees seven minutes twenty two seconds West one hundred eighty feet to the point of **BEGINNING**.

CONTAINING 2.111 acres.

TITLE TO SAID PREMISES VESTED IN Robert E. Step[han and Leanne Stephan, h/w, by Deed from First Fidelity Bank, N.A., dated 05/11/1995, recorded 05/17/1995, in Book 2005, Page 1576.

TAX CODE: 02/11/3/41

TAX PIN: 02623801483122

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

LEANNE M. STEPHAN A/K/A LEANNE STEPHAN

ROBERT E. STEPHAN

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 - May 24, 31; June 7

**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 10708 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN message, tracts or pieces of land, situate in the Township of Paradise, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

No. 2 Beginning at a point in the public road leading from The Devil's Hole to the public road leading from Henryville to Mount Pocono and being also a corner of other lands of Harriet Watchorn; thence in and along the said public road (Bearings from Magnetic Meridian of 1933) North four degrees fourteen minutes East sixty five and seven-tenths feet to an iron; thence by the same North twenty three degrees thirteen minutes West, seventy and one-tenth feet to a corner; thence by other lands of John W. Knoll of which this tract was formerly a part, North eighty two degrees forty nine minutes East one hundred thirty six and fifteen one-hundredths feet to an iron; thence by the same North fifty two degrees forty three minutes East four hundred eighty nine, feet to a stone corner in line of land of G. Koerner, being also a corner of other lands of Harriet Watchorn; thence by lands of Harriet Watchorn South thirty four degrees eleven minutes West, four hundred eight four feet to an iron; thence by the same South seventy nine degrees fifty minutes West two hundred thirty five feet to the place of beginning.

BEING THE SAME PREMISES which Harriet Watchorn, widow, by deed dated 5/17/1950 and recorded 5/25/1950 in Book 173 Page 659 conveyed to Robert H. Franklin and Carolyn E. Franklin, his wife and the said Carolyn E. Franklin departed this life on 1/28/2005 and the said Robert H. Franklin departed this life on 8/1/2005, vesting title solely in Robert L. Franklin Executor of the Estate of Robert H. Franklin.
 Pin #: 11637603004465

Tax Code #: 11/5/3/10

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ROBERT L FRANKLIN
 EXECUTOR OF THE ESTATE OF
 ROBERT H FRANKLIN**

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 - May 24, 31; June 7

**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 6502 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, June 27, 2019

AT 10:00 A.M.

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

PARCEL NO.: 15/87394
PIN NO.: 15625600085630

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

Beginning at an iron pin on the northwesterly line of Pheasant Road, being a common corner of Lot No. 47 and Lot o. 48, as shown on the plan titled "Final Plan, Section 4, Chestnut Ridge Plantation," dated January 6, 1988, and recorded October 11, 1989, in Plot Book Volume 61, Page 423; thence along said northwesterly line of Pheasant Road south 43 degrees, 23 minutes, 25 second west 150.00 feet to an iron pin; thence by Lot No. 46 north 46 degrees, 36 minutes, 35 seconds west 292.52 feet to an iron pin on the southeasterly line of Lot No. 18, "Chestnut Farm Sub-division"; thence by said Lot No. 18, "Chestnut Farm" subdivision, north 43 degrees, 16 minutes, 46 seconds east 150.00 feet to an iron pin; thence by the aforementioned Lot No. 48 south 46 degrees, 36 minutes, 35 seconds east 292.81 feet to the place of beginning.

Containing 1,008 acres of land, more or less and being Lot No. 47 as shown on the above described plan. Under and subject to restrictions, covenants, conditions, ETC., of record in Monroe County Courthouse which appear in Record Book 1850, Page 1369.

Fee Simple Title Vested in Robert Lopez and Luz D. Cadena, husband and wife, as Tenants by the entirety, by Deed from, Bradford B. Baucom, dated 4/20/2014, recorded 6/23/2014, in the Monroe County Recorder of Deeds in Deed Book 2439, Page 6682, as Instrument No. 201414201.

Property Address: 552 Pheasant Road, Saylorburg, PA 18353

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
ROBERT LOPEZ
LUZ D. CADENA**
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 - May 24, 31; June 7

**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 5223 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK
PARCEL NO.: 03/89828
PIN: 03635602671972

ALL THAT CERTAIN lot, parcel, or piece of land situate in the Township of Coolbaugh, County of Monroe, and Commonwealth of Pennsylvania, being Lot 14, Simpson's 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 67, Page 169.

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

TOGETHER with all and singular the improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in any way appertaining, and the reversions and remainders, rents, issues and profits thereof; and all the estate, right, title, interest property, claim and demand whatsoever of the said Grantor, as well at law as in equity, of, in and to the same.

Fee Simple Title Vested in Lawrence E. Ennis and Margaret Ennis, husband and wife, and Helen M. Lynch, as Tenants by the Entireties by deed from Lawrence E. Ennis and Margaret Ennis, husband and wife, dated 11/14/2003, recorded 12/9/2003, in the Monroe County Clerk's Office in Deed Book 2176, Page 1947, as Instrument No. 200361738.

...and the said Helen M. Lynch, died 2/28/2012, whereupon title to premises in question became vested in Lawrence E. Ennis and Margaret Ennis, husband and wife, by right of survivorship.

Property Address: 246 McNamara Lane, a/k/a 14 McNamara Lane, Tobyhanna, PA 18466

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

LAWRENCE E ENNIS**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
JESSICA MANIS, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 6556 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

PARCEL NO.: 02/6D/1/30

PIN: 02634002590883

ALL THAT CERTAIN lot, piece or parcel of land situate in the Township of Chestnut Hill, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 64, The Birches Three, Section Two, as recorded in Plot Book 44, page 21, being described as follows, to wit:

BEGINNING at an iron on the northerly side of Darcy Drive, said iron also being a corner of Lot No. 64, The Birches Three, Section Two, thence along the northerly side of Darcy Drive, S 77 degrees 27 minutes 23 seconds West (Magnetic Meridian 1978) for 150.00 feet to an iron; thence along Lot No. 63, The Birches Three, Section Two, North 12 degrees 32 minutes 37 seconds West for 300.00 feet to an iron, thence along Lot No. 54, The Birches Three, Section Two, North 77 degrees 27 minutes 23 seconds East for 150.00 feet to an iron, thence along Lot No. 65, The Birches Three, Section Three, Section Two, South 12 degrees 32 minutes 37 seconds East for 300.00 feet to the place of BEGINNING.

UNDER AND SUBJECT to Declaration of Protective Covenants as recorded in Deed Book Volume 1022, page 135 and Deed Book Volume 1054, page 171.

SUBJECT to the same conditions, exceptions, reservations and restrictions as are contained in all prior Deeds forming the chain of title.

Fee Simple Title Vested in James Betancourt, by deed from Cynthia L. O'Dell, dated 08/15/2008, recorded 08/19/2008, in the Monroe County Clerk's Office in Deed Book 2340, Page 7128, as Instrument No. 200824751.

Property Address: 110 Darcy Drive, Saylorsburg, PA 18353.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JAMES BETANCOURT

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 - May 24, 31; June 7

**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 1466 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN lots or pieces of land situate in Middle Smithfield Township, Monroe County, Pennsylvania. BEING Lots Nos. 84 and 87, Section B, as shown on Plan of Lots entitled "Plotting No. 1, Leisure Lands, Inc., Middle Smithfield Township, Monroe County, Pennsylvania, Guyton Kempter, Registered Civil Engineer, dated February 22, 1965" and recorded in the Office for the Recording of Deeds, in and for the County of Monroe at Stroudsburg, Pennsylvania, in Plat Book Volume 9, Page 103.

Being the same premises conveyed by Harmon Homes, Inc. to Calvin Williams and Noble Williams, husband and wife, by Deed dated July 18, 2006 and recorded in Monroe County as Instrument Number 200630787, Deed Book 2274, page 7582.

UNDER AND SUBJECT to all conditions, covenants and restrictions and reservations as set forth in Deed Book Volume 455, page 260.

Tax Code 9/13A/1/217

Pin No. 09731604914810

IMPROVEMENTS THEREON CONSIST OF residence known as 6068 Little Bear Lane, f/k/a Lots 84 & 87 Section B Leisure Lands, East Stroudsburg, Middle Smithfield Township, Pennsylvania 18301.

SEIZED AND TAKEN into execution at the suit of Citizens Savings Bank against Calvin Williams and Noble Williams and will be sold by:

SHERIFF OF MONROE COUNTY, TODD A. MARTIN.

BY: DAVID K. BROWN, ESQUIRE

DANA M. ZLOTUCHA, ESQUIRE

KREDER BROOKS HAILSTONE LLP

Attorneys for Plaintiff

SEIZED AND TAKEN IN EXECUTION AS THE

**PROPERTY OF:
CALVIN WILLIAMS
NOBLE WILLIAMS**

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
DANA MICHELE ZLOTUCHA,
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 5363 CIVIL 2018, 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, June 27, 2019
AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel, or piece of land situate in the Township of Jackson, County of Monroe, and Commonwealth of Pennsylvania, being Lot 64, Section 2, Fall Creek Estates, recorded in Plat Book Volume 58 page 150, being described as follows, to wit:

Beginning at an iron on the Westerly side of Long View Drive, being a corner Lot No. 65 Fall Creek Estates, Section 2; thence along Lot No. 65, North 46 degrees 29 minutes 00 seconds West (Magnetic Meridian), for 287.81 feet to an iron in line of Lot No. 72, Fall Creek Estates, Section 2; thence along Lot No. 72, North 31 degrees 03 minutes 33 seconds East, for 84.13 feet to an iron in line of Lot No. 61, Fall Creek Estates, Section 2; thence along Lot No. 61 and 62, South 76 degrees 26 minutes 54 seconds East, for 258.50 feet to an iron, a corner of Lot No. 63, Fall Creek Estates, Section 2; thence along Lot No. 63, South 46 degrees 29 minutes 00 seconds East, for 81.78 feet to an iron on the Westerly side of Long View Drive; thence along the Westerly side of Long View Drive, south 43 degrees 31 minutes 00 seconds West, for 211.03 feet to the place of beginning. BEING known and numbered as 419 Longview Drive, aka 419 Long View Drive, Stroudsburg, PA 18360. Being the same property conveyed to Michelle L. Garcia who acquired title by virtue of a deed from Robert Adams and Deborah A. Adams, husband and wife, dated August 7, 2017, recorded August 8, 2017, at Instrument Number 201719529, and recorded in Book 2495, Page 8518, Office of the Recorder of

Deeds, Monroe County, Pennsylvania.

TAX CODE: 08/7B/1/64

PIN NO: 08635203129043

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MICHELLE GARCIA AKA MICHELLE L. 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

CRISTINA L CONNOR, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 9232 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, June 27, 2019
AT 10:00 A.M.

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

ALL THAT CERTAIN lots, parcels or pieces of land situate in the Township of Hamilton, County of Monroe and Commonwealth of Pennsylvania, being Lots 2 AND D 3, of the Waldman Subdivision, 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 67 Page 168.

LOT 2: BEING THE SAME PREMISES which Roma Waldman, by Deed dated 6/14/96 and recorded 6/18/96 in the Office for the Recorder of Deeds in and for the County of Monroe, and Commonwealth of Pennsylvania in Record Book Volume 2026 Page 3716, granted and conveyed unto Ricky A. DeHaven, a single man, and Tracy D. DeHaven, a married man, grantors herein.

LOT 3: BEING THE SAME PREMISES which Roma Waldman, by Deed dated 6/14/96 and recorded 6/18/96 in the Office for the Recorder of Deeds in and for the County of Monroe, and Commonwealth of Pennsylvania in Record Book Volume 2026, Page 3705, granted and conveyed unto Ricky A. DeHaven, a single man.

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

BEING the same premises which Patricia Ann Wise, an adult individual, by Deed dated 7/30/2007 recorded 8/23/2007 in Deed Book 2314 Page 4335 conveyed unto Karl Gaffin, a single person.

Parcel Identification No: 7/113929

Map #: 07-6277-00-78-5645 and
Parcel Identification No: 7/113930
Map #: 07-6277-00-78-6831

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

KARL GAFFIN

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."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of 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
TYLER J WILK, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

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 4858 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 , June 27, 2019
AT 10:00 A.M.**

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

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 217, Creek 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 179, and also described as follows:

BEGINNING at a; corner in the Southeastern side of right-of-way line of Wood Lane, the common most Westerly corner of Lot No. 218.

THENCE along same South 45 degrees 31 minutes 29 seconds East 346.05 feet to a corner in line of Lot No. 212.

THENCE along same South 44 degrees 28 minutes 31 seconds West 150.00 feet to a corner in line of Lot No. 214.

THENCE along same and Lots No. 215 and 216 North 45 degrees West 346.05 feet to a corner in the aforementioned right-of-way line of Woods Lane.

THENCE along the same North 44 degrees 28 minutes 31 seconds East 150.00 feet to the place of BEGINNING.

HAVING erected thereon a dwelling known as 304 Whipporwill Lane, East Stroudsburg, PA 18302.

PARCEL NO. 09/88846

PIN # 09731500843405.

BEING the same premises which Scott Lee and Chelui Park, husband and wife, by Deed dated 12/24/2014 and recorded on 12/17/2015 in the Re-

corder's Office of Monroe County, Pennsylvania, Deed Book Volume 2449, Page 9151, granted and conveyed unto Erica Williams.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ERICA WILLIAMS

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 - May 24, 31; June 7

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 9407 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel, or piece of land situate mostly in Stroud Township & partly in Pocono Township, County of Monroe, and Commonwealth of Pennsylvania, being Lot 117, Parcel 2, Phase 3. The Woodlands, 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 71, Page 181.

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 III of The Woodlands, recorded in the said Office of The Recorder of Deeds in plot book volume 71, page 216 (which revised the plan recorded in plot book volume 71, page 181).

BEING THE SAME PREMISES WHICH Noel Sinclair, an adult individual and Patricia Billy, an adult individual, by Deed dated April 25, 2008 and recorded May 2, 2008 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2332, Page 6776, granted and conveyed unto Noel Sinclair, an adult individual.

**Improvements: Residential property
Tax Code No. 17/91308**

Pin 17638100362465

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

NOEL R. SINCLAIR A/K/A

NOEL SINCLAIR

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 - May 24, 31; June 7

**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 1606 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel, or tract of land situate in the **Township of Chestnuthill**, County of Monroe and Commonwealth of Pennsylvania, marked and designated as Lot Number 13, 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 page 57.

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

For Informational Purposes Only: Being known as 189 Foothill Boulevard Effort, PA 18330

Parcel #02/14B/1/198

(Pin #02633103407489)

BEING THE SAME premises which Kerry R. Castellano and Jeanne M. Castellano, husband and wife, by Deed dated April 21, 1995 and recorded May 3, 1995 in Book 2003, page 1726 in the Office of the Recorder of Deeds in and for the County of Monroe, granted and conveyed unto Silas Coulson and Stasia Coulson, husband and wife, in fee.

AND THE SAID Silas Coulson has since departed this life on February 22, 2006, whereby title is vested in Stasia Coulson by right of survivorship, in fee.

Tax ID #: 02/14B/1/198

(Pin #02633103407489)

PIN #: 02633103407489

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 STASIA COULSON, DECEASED VANESSA MARTTINEN, KNOWN HEIR OF STASIA COULSON, 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
KATHERINE WOLF, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - May 24, 31; June 7

**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 961 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 , June 27, 2019

AT 10:00 A.M.

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

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

BEGINNING at an iron on the northerly line of Horizon Drive, Iron Point being the southeasterly corner of Lot 467 as shown on map entitled "Section 3, Plan of Lots, Fifth St. Corp." dated October 18, 1966, and revised January 20, 1967, and recorded in the Monroe County Recorder's Office in Plot Book 11, Page 5; thence along the said lot 467, North 6 degrees 51 minutes 58 seconds West 223.99 feet to an iron; thence along Lot 469 as shown on said map, South 6 degrees 51 minutes 50 seconds East 235.78 feet to a point; thence along the northerly line of Horizon Drive as shown on said map, South 83 degrees 08 minutes 10 seconds West 100.00 feet to the place of **BEGINNING**.

CONTAINING .05277 acre, more or less

Being Lot 468 as shown on said map

BEING THE SAME PROPERTY CONVEYED to Charles Simmons and Gail Y. Simmons, husband and wife, by deed dated July 26, 1999, from Fifth St. Corp. a Pennsylvania Corporation of Record in Book 2067, Page 3213, Office of the Monroe Court Clerk.

PARCEL NUMBER 17/113333

PIN # 17730114229505

Commonly known as 704 Horizon Drive, Stroudsburg, PA 18360

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**GAIL Y. SIMMONS
CHARLES SIMMONS**

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
RICHARD J. NALBANDIAN,
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THE FOLLOWING lot situate in the **Township of Tunkhannock**, County of Monroe and State of Pennsylvania, and being more particularly described as follows:

BEING all of Lot 5208 in Section 88-II, as shown and designated on plan of Indian Mountain Lakes, Section 88-II, made by Leo Achterman, Jr., Civil Engineer and Surveyor, dated January 11, 1982, revised February 25, 1985 and recorded at the Monroe County Recorder's Office on August 2, 1985 in Map Book 57, page 161.

BEING Lot No. 5208, Section 88-II, as shown on Plotting of Indian Mountain Lakes Development Corp., made by Leo A. Achterman, Jr. dated January 11, 1982 and revised February 25, 1985.

BEING THE SAME PREMISES which Jorge Martinez and Elaine Martinez, husband and wife, by indenture bearing date the 7th day of July, 1995, and being recorded at Stroudsburg, in the Office of the Recording of Deeds, in and for the County of Monroe, on the 14th day of July, 1995, in Record Book Volume 2013, page 1779, granted and conveyed unto Elaine Martinez, in fee.

Parcel ID# 20/8K/1/163

PIN #20632104618180

Commonly known as: 481 Scenic Drive, Albrightsville, PA 18210

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JOSEPH JORGE MARTINEZ, INDIVIDUALLY AS RECORD OWNER AND IN HIS CAPACITY AS

EXECUTOR OF THE ESTATE OF ELAINE M. KEOGH-MARTINEZ A/K/A ELAINE MARTINEZ (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
JILL M FEIN, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 8910 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN lot or piece of ground lying and being, situate in the **Township of Chestnuthill**, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 31 on the plan of Long Wood Estates, Section 3, prepared by Robert G. Beers, Registered Surveyor, dated August 1985, and recorded in the Office of the Recorder of Deeds at Monroe County at Stroudsburg, Pennsylvania, in Plot Book Volume 57 page 215.

BEGINNING at a point on the Southerly edge of a certain 50.00 foot wide road, said point being the most Northeasterly corner of Lot 30 as shown on a certain map entitled "Long Wood Estates, Section III, as recorded in the Office of the Recorder of Deeds in and for the County of Monroe at Stroudsburg, Pennsylvania in Plot Book Volume 57 page 215; thence leaving Lot 30 and along the Southerly edge of said road, North 72 degrees 31 minutes 44 seconds East 190.00 feet to a point, said point being a corner of Lot 32; thence leaving said road and along Lot 32, South 17 degrees 28 minutes 16 seconds West 367.99 feet to the place of beginning.

BEING Lot 31, on Pine Hollow Road on the aforementioned map.

TITLE TO SAID PREMISES VESTED IN Richard A. Fenon and Jessica Fenon, by Deed from Lisa Marie Kaye, Dated 06/17/2011, Recorded 06/20/2011, in Book 2388, Page 755.

TAX CODE: 02/7/1/40-31

TAX PIN: 02624901496722

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

RICHARD A. FENON

JESSICA FENON**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 - May 24, 31; June 7

**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 9353 CIVIL 2018, 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 , June 27, 2019
AT 10:00 A.M.**

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

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

BEGINNING at an iron on the Northwestern line of Township Route No. 598, said iron being the Northeastly corner of Lot No. 4, as shown on map entitled "Subdivision of Lands of Charles Locke, 26 May 1965", recorded in Monroe County, Pennsylvania in Plot Book 10 page 75; thence along Lot No. 6, North 75 degrees 20 minutes 00 seconds West, 196.09 feet to an iron in line of lands of George Smith; thence along lands of George Smith, North 20 degrees 55 minutes 00 seconds East, 110.34 feet to an iron, said iron being the Southwestly corner of Lot No. 4 as shown on said map; thence along Lot No. 4, South 75 degrees 26 minutes 00 seconds East, 193.99 feet to an iron on the Northwestern line of Township Route No. 598; thence along the Northwestern line of Township Route 598, South 14 degrees 34 minutes 00 seconds West 51.58 feet to an iron; thence along the same, South 14 degrees 40 minutes 00 seconds West, 56.63 feet to the place of **BEGINNING**.

BEING THE SAME PREMISES which Noel L. Daniels, by deed dated 6/29/2017 and recorded 7/5/2017 in Book 2493 Page 9928 conveyed to Michelle L. Benward and Michael A. Benward.

Pin #: 01639702883142

Tax Code #: 01/94372

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**MICHAEL BENWARD
MICHELLE BENWARD**

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 - May 24, 31; June 7

**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 9353 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or tract of land located in the Borough of Mount Pocono, County of Monroe, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a stake on the Westerly side of Winona Road a corner of Lot No. 8 Block R, as shown on the hereinafter mentioned map; thence along said Road North twenty-five degrees forty-five minutes West one hundred one and eighteen one hundredths feet to a stake a corner of Lot No. 6, Block R, as shown on the hereinafter mentioned map; thence South seventy-three degrees zero minutes West one hundred fifty-three and forty one hundredths feet to a stake; thence South seventeen degrees zero minutes East one hundred feet to a stake a corner of Lot No. 8, Block R, as shown on the hereinafter mentioned map; thence North seventy-three degrees zero minutes East one hundred sixty and seven one hundredths feet to the place of **BEGINNING**. It being intended to convey Lot No. 7, Block R, as shown on map of Pocono Forest Park - Pine Hill Park - located at Coolbaugh Township, Mount Pocono, Pennsylvania, dated January, 1927.

TITLE TO SAID PREMISES VESTED IN Glenn P. Gertz, by Deed from Malcolm Inniss and Laverne E. Inniss, h/w, dated 01/05/2001, recorded 02/21/2001, in Book 2091, Page 5275.

TAX CODE: 10/11/30

TAX PIN: 10635620819782

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

GLENN P. GERTZ

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 - May 24, 31; June 7

**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 4202 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, piece or parcel of land situate in the Township of Middle Smithfield , County of Monroe and Commonwealth of Pennsylvania, being Lot Number 75, Section J, as shown on plan of lots entitled Plotting No. 1, Leisure Lands, Inc.; and recorded in the Recorder of Deeds Office at Monroe County, Pennsylvania, in Plot Book Volume 9, at page 103.

Lot 2: ALL THAT CERTAIN lot or piece of land situate in Middle Smithfield Township, Monroe county, Commonwealth of Pennsylvania, BEING Lot No. 76, Section J, as shown on Plan of Lots entitled 'Plotting No. 1, Leisure Lands, Inc., Middle Smithfield Township, Monroe County, Pennsylvania, Guyton Kempter, Registered Civil Engineer, dated February 22, 1965' and recorded in the Office of the Recording of Deeds, in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Plat Book Volume 9, page 103.

BEING THE SAME PREMISES which Fannie Mae, a/k/a Federal National Mortgage Association by its Attorney in Fact Phelan Hallinan & Schmieg, LLP, by Power of Attorney Recorded 01/14/09, BK 2347 PG 4318 Inst #200901047 by deed dated 4/21/2010 and recorded 4/26/2010 in Book 2369 Page 8006 conveyed to Steven P. Messler.

Pin #: 09731602850150

Tax Code #: 09/13B/1/88

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
STEVEN P MESSLER**

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
MATTHEW K FISSEL, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 5510 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THE FOLLOWING lot situate in the Township of Tunkhannock, County of Monroe and State of Pennsylvania, and being more particularly described as follows:

BEING all of Lot 3006 in Section LL-2, as shown and designated on plan of Indian Mountain Lakes, Section LL-2, made by Leo Achterman, Jr., Civil Engineer and Surveyor, dated November 7, 1980 and recorded September 16, 1983 at the Recorder of Deeds for Monroe County, in Map Book 52, Page 113.

The improvements thereon being known as 104 Valley View Drive, Albrightsville, Pennsylvania 18210.

BEING THE SAME PREMISES WHICH Kimberly A. Hothouse, married, by Quit Claim Deed dated December 7, 2015 and recorded May 24, 2016 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2471, Page 9444, granted and conveyed unto Jay R. Hothouse, married Improvements: Residential property
Tax Code No. 20/8J/2/40

Pin Number 20632001370776

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

KIM HOTHOUSE A/K/A

KIM A. HOTHOUSE

JAY HOTHOUSE A/K/A

JAY R. HOTHOUSE

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 - May 24, 31; June 7

**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 2825 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

By virtue of Writ of Execution No. 2825-Civil 2018 Wells Fargo Bank, National Association, as Trustee, on Behalf of the Holders of the Structured Asset Mortgage Investments II Inc., Bear Stearns Mortgage Funding Trust 2007-AR1 Mortgage Pass-Through Certificates, Series 2007-AR1 v. Any/All Known and Unknown Heirs, Personal Representatives, and Devisees of Irving Braunstein, Deceased and Neil Braunstein, solely as Heir to the Estate of Irving Braunstein, Deceased, 3171 Route 715 f/k/a Rural Route 1 Box 1732, Pocono Township, Henryville PA 18332, Parcel No. 12/111700, PIN 12637300974763. Improvements thereon consisting of a Residential Dwelling, sold to satisfy judgment in the amount of \$445,165.87.

Attorneys for Plaintiff:
Edward J. McKee, 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:

**ANY/ALL KNOWN AND UNKNOWN HEIRS, PERSONAL REPRESENTATIVES, AND DEVISEE OF IRVING BRAUNSTEIN, DECEASED
NEIL BRAUNSTEIN, SOLELY AS HEIR TO THE ESTATE OF IRVING BRAUNSTEIN, 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
EDWARD J MCKEE, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 4576 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

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

Being shown and designated as Lot No. 69 on a certain map or plan of lots entitled "Subdivision of Winona Lakes, Section 8, Alpine Village, American Landmark Corporation, Owner and Developer, Middle Smithfield Township, Monroe County, Pennsylvania, dated March 3, 1972 and Revised March 30, 1972, prepared by Edward C. Hess Associates, Scale Being 1"=100' recorded in the Recorder's Office, Stroudsburg, Monroe County, Pennsylvania April 19, 1972, in Plot Book Volume 16, Page 89.

Being Lot No. 69 on the above mentioned plan. BEING known and numbered as 300 Winona Lakes, East Stroudsburg, PA 18302.

BEING the same property conveyed to Dennis Porter, as sole owner who acquired title by virtue of a deed from Washington Mutual Bank, dated August 23, 2006, recorded December 18, 2006, at Book 2290, Page 9329, Monroe County, Pennsylvania records.
TAX CODE: 09/6C/1/93
PIN NO: 09734401166151

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

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 - May 24, 31; June 7

**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 691 CIVIL 2018, 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, June 27, 2019
AT 10:00 A.M.**

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

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

BEGINNING at an iron pin driven in the ground at the intersection of the westerly line of Grove Street with the North line of West Broad Street; thence running along the West line of Grove Street (Bearings from M.M. of 1922) North 3 degrees West 55 feet to a post; thence by lands of Percy Marvin, South 87 degrees West 150 feet to a post in line of an alley; thence along said alley, South 3 degrees East 55 feet to a stake in the North line of West Broad Street; thence along the North line of said West Broad Street, North 87 degrees East 150 feet to the place of Beginning.

TAX I.D. #: 05-5/2/9/17

pin #05730112758192

Being Known As: 163 Grove Street, East Stroudsburg, Pennsylvania 18301.

Title to said premises is vested in John R. Fyfe a/k/a John Fyfe by deed from Bruce J. Kunkel and Helen E. Kunkel, husband and wife, dated January 22, 2014 and recorded February 7, 2014 in Deed Book 2433, Page 9147 Instrument Number 201403016.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JOHN R FYFE

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 - May 24, 31; June 7**

**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 694 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, June 27, 2019
AT 10:00 A.M.**

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

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

BEING Lot No. 20 as more particularly set forth in the Plot Map of "Final Plan, Pocono Forested Acres, Inc., recorded in Map Book 19, Page 45 on May 9, 1973."

BEING Lot No. 20, Red Squirrel Court, Pocono Forested Acres.

BEING THE SAME PREMISES which Fannie Mae a/k/a Federal National Mortgage Association organized and existing under the laws of the United States of America, by Deed dated 12/29/2008 and recorded 1/12/2009 in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2347, Page 2960, granted and conveyed unto Peter J. Vernacchia and Diana A. Vernacchia, husband and wife.

Tax ID #: 09/11A/3/5

PIN No. 09732504546251

PIN #: 09732504546251

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

PETER J VERNACCHIA

DIANA A VERNACCHIA

ANNA W VERNACCHIA

JAMES A VERNACCHIA

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**

KATHERINE M WOLF, ESQUIRE

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 1634 CIVIL 2018, 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, June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in the **Township of Stroud**, Monroe County, Commonwealth of Pennsylvania, being lot or lots No. 158, 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 Vol. 32, page(s) 127.

UNDER AND SUBJECT to the conditions restrictions and reservations set forth in the chain of title.

Parcel #17-15E-1-158

TITLE TO SAID PREMISES VESTED in Sherry J. Pepper and James T. Pepper, husband and wife, and unto the survivor of them, and the survivor's personal representatives and assigns, in fee simple, by Deed from Sherry J. Pepper, dated 08/19/2005, recorded 09/21/2005, in Book 2240, Page 7662.

TAX CODE: 17/15E/1/158

TAX PIN: 17638202868003

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JAMES T. PEPPER A/K/A

JAMES PEPPER

SHERRY J. PEPPER A/K/A

SHERRY PEPPER

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**

ABIGAIL BRUNNER, ESQUIRE

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 2018, 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, June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or parcel of land, situate in the **Township of Tunkhannock**, County of Monroe and Commonwealth of Pennsylvania, more particularly described as follows: **BEING** all of Lot 1303, Section R, as shown and designated on a Plan of Indian Mountain Lakes, dated April 22, 1975 and recorded in the Office of the Recorder of Deeds in and for Monroe County, in Map Book 26, Page 53.

BEING Parcel ID 20/8/1/120 (PIN: 20632103219077)

AND BEING KNOWN for informational purposes only as 129 Elmwood Drive f/k/a 1303 Elmwood Drive, Albrightsville, PA

BEING THE SAME PREMISES which was conveyed to Daniel Oquendo by Deed of Wachovia Bank, N.A. (formerly known as First Union National Bank), as Trustee for Long Beach Mortgage Loan Trust 2000-1, dated 04/10/2007 and recorded 05/02/2007 as Instrument 200717122 Book 2304 Page 298 in the Monroe County Recorder of Deeds Office, in fee.

Tax ID #: 20/8/1/120

(PIN: 20632103219077

PIN #: 20632103219077

SEIZED AND TAKEN IN EXECUTION AS THE

PROPERTY OF:

DANIEL OQUENDO

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**

KATHERINE M WOLF, ESQUIRE

**Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7**

**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 3924 CIVIL 2018, 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, tract, piece or parcel of land situate in the **Township of Middle Smithfield** , County of Monroe, and Commonwealth of Pennsylvania, being more particularly described as follows, to wit:

BEING all of Lot No. 53, Section 4, as shown on "Final Subdivision Plan of Ledgewood North, Section 4", prepared by Frank J. Smith, Jr., Inc., dated June 14, 1995 and recorded May 28, 1996, in the Office for the Recording of Deeds, in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Plot Book Vol. 68, page 82.

Tax ID: 09/89976

Pin #09730400980390

TITLE TO SAID PREMISES VESTED IN Sandra L. Nelson and Sylvia Leahong by Deed from James W. Halterman and Shirley M. Halterman, his wife, dated 05/16/1997, recorded 07/29/1997, in Book 2038, Page 4005.

TAX CODE: 09/89976

TAX PIN: 09730400980390

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**SYLVIA LEAHONG
SANDRA L. NELSON**

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
ABIGAIL BRUNNER, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - May 24, 31; June 7

**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 5449 CIVIL 2018, 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 , June 27, 2019
AT 10:00 A.M.**

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

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

BEING known as Lot Number 14, as shown on a certain plan entitled Final Subdivision Plan for Keystone Hollow Corporation, Keystone Tract Subdivision Plan (Phase 1), as recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania as Instrument No. 200324545, Map Book 75, Page 82 which lot is the same as designated in the Declaration of Summarglen at the Poconos, a Planned Community recorded in Record Book 2356, Page 4774 and Record Book 2226, Page 1631 and any all Amendments thereto, as the same may change from time to time.

TITLE TO SAID PREMISES VESTED IN Anthony K. Johnson, by Deed from D, E & S Properties, Inc., t/a Classic Quality Homes, dated 09/07/2016, recorded 09/08/2016, in Book 2477, Page 8195.

TAX CODE: 09/97032

TAX PIN: 09734300160970

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ANTHONY K. JOHNSON A/K/A
ANTHONY 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 - May 24, 31; June 7

**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 3342 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel or piece of ground situate in the Township of Coolbaugh, County of Monroe, and Commonwealth of Pennsylvania, being Lot 446 Section H, as shown on map of A Pocono Country Place on file in the recorder of Deeds Office at Stroudsburg, Pennsylvania in Plot Book 19, at Pages 21, 23 and 25.

BEING KNOWN AS 8408 Porcupine Drive, aka 8913 Moose Lane, fka 446 H Porcupine Dr., Tobyhanna, PA 18466.

BEING THE SAME PREMISES which Raintree Homes, Inc., a Pennsylvania Corporation, by Deed dated 05/26/1998 and recorded 05/28/1998 in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2048, Page 7325, granted and conveyed unto Kenneth Snyder, Individual, in fee.

Tax ID #: 03/8E/1/661

(03635809062526)

PIN #: 03635809062526

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

KENNETH SNYDER

UNITED STATES OF AMERICA, DEPARTMENT

OF TREASURY - INTERNAL REVENUE SERVICE

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

KATHERINE M WOLF, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - May 24, 31; June 7

**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 2241 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

ALL CERTAIN lot/lots, parcel or piece of ground situate in the Township of Coolbaugh, County of Monroe, Commonwealth of Pennsylvania, being Lot No. 538, Section 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, pages 11, 13, 15 and 17.

TAX ID #3/9C/1/16

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

BEING known as 9700 Stony Hollow Rd., Tobyhanna, PA 18466

BEING THE SAME PREMISES which Loretta Donovan, unmarried, by Deed dated 09/21/2006 and recorded 09/25/2006 in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2282, Page 539, granted and conveyed unto Sharonda Smith, an unmarried woman, in fee.

Tax ID #: 3/9C/1/16

03635914431570

PIN #: 03635914431570

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

SHARONDA SMITH

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

KATHERINE WOLF, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - May 24, 31; June 7

**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 2110 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel, or piece of ground situate in the **Township of Smithfield**, County of Monroe and Commonwealth of Pennsylvania, being Lot 39, Tax ID# 16/90969 as shown on a Final P.R.D. Plan, Water Gap Watch - East on file in the office of the Recorder of Deeds in and for Monroe County at Stroudsburg, Pennsylvania, in Plat Book Volume 70, Page 251.

Title to said Premises vested in Marie Jacques and Jean Garry Jacques by Deed from Kim R. Moerer and Deanna D. Moerer dated January 5, 2006 and recorded on January 6, 2006 in the Monroe County Recorder of Deeds in Book 2254, Page 5 as Instrument No. 200600797.

Being known as: 77 Symphony Circle, East Stroudsburg, PA 18301

Tax Parcel Number: 16/90969

Tax Pin Number:

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 MARIE JACQUES

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 - May 24, 31; June 7

**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 2863 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, tract, 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:

BEING Lot No. 89 as shown on Plan of Lots entitled "Subdivision of lands of Camelot Enterprises, Inc., project: Camelot Forest, Township of Tobyhanna, County of Monroe and Commonwealth of Pennsylvania, VET Associates, Inc., Engineers dated June 19, 1971 and recorded in the Office for the Recording of Deeds, in and for the County of Monroe at Stroudsburg, Pennsylvania, in Plot Book 14, page 147 and 149.

TITLE TO SAID PREMISES VESTED in Michael Cossidenti and Patricia Cossidenti, his wife, by Deed from Baldassero Celestino and Marie Celestino, his wife, dated 03/03/2004, recorded 03/29/2004, in Book 2185, Page 6033.

TAX CODE: 19/15B/1/82

TAX PIN: 19630401288355

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MICHAEL COSSIDENTI

PATRICIA COSSIDENTI

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
KENYA BATES, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 3802 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel or piece of ground situate in the **Township of Coolbaugh** , County of Monroe and State of Pennsylvania, being Lot No. 24, Section 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 and 25. **UNDER AND SUBJECT** to restrictions, conditions and covenants as appear in the Chain of Title.

BEING Parcel No. 03/8E/1/336

PIN: 03635805274605

Also Known As 8526 Hillcrest Drive a/k/a 24 H Elizabeth Lane, Tobyhanna, PA 18466

BEING the same premises Robert Bowman, Jr. and Mary Ann Bowman, husband and wife, and David F. Bowman, single man by deed dated March 29, 2005 and recorded April 15, 2005 Deed Book REC 2222 Page 2528 in the Office of the Recorder of Deeds in Monroe County, granted and conveyed unto Mariusz Paszek, Individual.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MARIUSZ PASZEK

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
JESSICA MANIS, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 4948 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

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 41 of Simpsons Glen, as shown on plan of lots recorded in the Office of the Recorder of Deeds in and for Monroe County in Plot book Volume 67, Page 169.

BEING THE SAME PREMISES WHICH Nancy Adams and Juan A. Adams, her husband, by Deed dated February 18, 2010 and recorded February 24, 2010 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2367, Page 845, granted and conveyed unto Nancy Morales-Adams and Juan a. Adams, her husband.

Improvements: Residential property

Parcel Number 03/89855

Pin Number 03635602687213

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

NANCY MORALES-ADAMS

JUAN A. ADAMS

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. MCDONNEL, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 2772 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, piece or parcel of land situate in the **Township of Price**, County of Monroe and Commonwealth of Pennsylvania, shown as Lot 2, in Block 2 of Section D of the Lesoine Heights Subdivision according to Drawing No. 88 D1820, as prepared by Joseph E. Policelli, Registered Surveyor, and recorded in the Recorder of Deeds Office for Monroe County, in Plot Book 61, at Page 438, bounded and described as follows:

BEING Parcel No. 14/87539

PIN: 14730403306118

Also Known As: 6 Sarah Lane, East Stroudsburg, PA 18302

BEING the same premises Paul Soto by deed dated May 28, 2013 and recorded June 3, 2013 Deed Book 2421 Page 84 in the Office of the Recorder of Deeds in Monroe County, granted and conveyed unto Ozicleide Lugo.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

OZICLEIDE LUGO

PAUL 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
EDWARD J MCKEE, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 4200 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL CERTAIN lot/lots, parcel or place of ground situate in the **Township of Coolbaugh** , County of Monroe, and State of Pennsylvania, being lot/lots No. 272 Section 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, Page 11, 17 & 19.

BEING THE SAME PREMISES which Anne Lorenzo, widow, by deed dated 9/26/2008 and recorded 10/6/2008 in Book 2343 Page 838 conveyed to Anne Lorenzo, widow and the said Anne Lorenzo departed this life on 1/10/2018, vesting title solely in the unknown heirs of Anne Lorenzo deceased and Robert Lorenzo solely in his capacity as heir of Anne Lorenzo deceased.

Pin #: 03635810257636

Tax Code #: 03/8D/1710

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

THE UNKNOWN HEIRS OF ANNE LORENZO DECEASED

ROBERT LORENZO SOLELY IN HIS CAPACITY AS HEIR OF ANNE LORENZO 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 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
NORA C VIGGIANO, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 2406 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT PARCEL of land in **Township of Middle Smithfield**, Monroe County, State of Pennsylvania, as more fully described in Deed Book 1615, ID #9/13B/1/96, being known and designated as all that certain lot or piece of land situate in Middle Smithfield Township, Monroe County, Pennsylvania, being Lot #85, Section J, as shown on Plan of Lots entitled Plotting #1, Leisure Lands, Inc., Middle Smithfield Township, Monroe County, Pennsylvania, Guyton Kempter, Registered Civil Engineer, dated February 22, 1965 and recorded in the Office for the Recording of Deeds in and for the County of Monroe at Stroudsburg, Pennsylvania, in Plat Book Volume 9 page 103. **TITLE TO SAID PREMISES VESTED IN Bernard Bulay, Jr.**, by Deed from Kenneth E. Plank, dated 08/14/2009, recorded 09/21/2009, in Book 2359, Page 9989.

TAX CODE: 09/13B/1/96

TAX PIN: 09731602859524

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

BERNARD BULAY, 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 un-

less 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 - May 24, 31; June 7

**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 3563 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THE FOLLOWING lot situate in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 10, Section G, as shown on "Plotting of Laurel View Village, Inc., Coolbaugh Township, Monroe County, Pennsylvania, made by Charles Carey Kanavy, R.E. and recorded in Monroe County, Pennsylvania, in Plot Book No. 14, Page 121.

UNDER AND SUBJECT to the covenants, conditions and restrictions set forth in Deed Book Vol. 735, Page 210.

BEING THE SAME PREMISES which Patricia Geressy, Unmarried Widow, by deed dated 1/28/2005 and recorded 1/31/2005 in Book 2214 Page 8685 conveyed to Linden Stewart and Cindy Stewart, his wife.
Pin #: 03635702578167
Tax Code #: 03/8A/1/197

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**CINDY STEWART
LINDEN STEWART**

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 - May 24, 31; June 7

**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 6393 CIVIL 2018, 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel of piece of land situate in the **Township of Tobyhanna**, County of Monroe and Commonwealth of Pennsylvania, being Lot 13 ABC, Block A 5, as set forth on a map entitled Plan of Lots, Arrowhead Lake, Section One, as recorded in the Office for the Recording of Deeds, in and for Monroe County, Pennsylvania, in Plot Book 9, Page 131, and as revised in Plot Book Volume 11, page 21.

UNDER AND SUBJECT to restrictions, covenants, conditions, etc., as set forth of record in Monroe County Courthouse.

TITLE TO SAID PREMISES VESTED in Laura Smith, single, by Deed from Janice C. Minarchenko, single, dated 10/31/2006, recorded 11/15/2006, in Book 2287, Page 5540.

TAX CODE: 19/17A/1/66

TAX PIN: 19539612962056

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

LAURA SMITH

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ABIGAIL BRUNNER, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 4210 CIVIL 2018, 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 , June 27, 2019
AT 10:00 A.M.**

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

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

BEING all of lot 4108 in section SS-1, as shown and designated on plan of Indian Mountain Lakes, section SS-1, made by Leo Achterman, Jr., civil engineer and surveyor, dated January 11, 1982, revised July 21, 1986 and recorded at the Monroe County recorder's office on October 3, 1986 in map book 58, page 248.

TITLE TO SAID PREMISES VESTED IN William Mayo and Judith Marc-Mayo, husband and wife, by Deed from William Mayo, a married man, dated 01/12/2004, recorded 02/05/2004, in Book 2181, Page 2907.

TAX CODE: 20/8K/1/268

TAX PIN: 20632104535127

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
WILLIAM MAYO

JUDITH MARC-MAYO A/K/A

JUDITH MARC

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 - May 24, 31; June 7

**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 9169 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN piece, parcel or tract of land situate in the **Township of Tunkhannock**, County of Monroe and State of Pennsylvania, marked and designated as Lot 1, Section Two, as shown on "Plotting of Candlewick", Tunkhannock Township, Monroe County, Pennsylvania, made by Karl A. Hennings, Registered Surveyor, and recorded in Monroe County, Pennsylvania, in Plot Book Number 61, Page 70, on March 7, 1989.

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

BEING THE SAME PREMISES which Frank Benincasa Jr. and Melissa A. Benincasa, husband and wife, by deed dated 6/20/2006 and recorded 6/26/2006 in Book 2272 Page 2307 conveyed to William G. Jones Jr., single.

Pin #: 20632102678858

Tax Code #: 20/86198

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

WILLIAM G. JONES, 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
REBECCA A SOLARZ, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 3463 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel, or piece of ground situate in the **Township of Stroud**, Monroe County, Pennsylvania, being Lot or Lots 114, Section C, 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 Vol. 32, Pages 105, 109.

Title to said Premises vested in Juan A. Diaz and Lourdes Rivera-Diaz by Deed from Hilario F. Toledo and Priscilla M. Toledo dated December 17, 20012 and recorded January 28, 2002 in the Monroe County Recorder of Deeds in Book 2113, Page 8022.

Being known as: 8202 Woodchuck Court a/k/a Lot 114 Sec C Penn Estates, East Stroudsburg, PA 18301

Tax Parcel Number: 17/15D/1/136

Tax Pin Number: 17639201154591

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JUAN A DIAZ

LOURDES RIVERA-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
ROGER FAY, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 5034 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THAT CERTAIN parcel of land in **Smithfield Township**, designated as Lot #14 of Oakdale Village at Shawnee Valley, Monroe County, Commonwealth of Pennsylvania as the lot designations appear on those certain final plat plans and final layout plans entitled Stage 1a recorded in the Office of the Recorder of Deeds of Monroe County of Stroudsburg, Pennsylvania in Plot Book 63 Pages 301, 302 and 303 and Plot Book 77 Pages 57 thru 60

BEING THE SAME PREMISES which C & M Homes at Shawnee L.P., a Pennsylvania Limited Partnership by General Partner C & M Homes at Shawnee, LLC, by deed dated 6/6/2006 and recorded 7/7/2006 in Book 2273 Page 5855 conveyed to Joseph C. Cardone and Tricia C. Cardone.

Pin #: 16732202869843
Tax Code #: 16/119429

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**JOSEPH C. CARDONE
TRICIA C. CARDONE**

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
KEVIN G MCDONALD, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 5429 CIVIL 2018, 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THE FOLLOWING lot situate in the **Township of Pocono**, County of Monroe and Commonwealth of Pennsylvania, marked and designated as lot E-7, as shown on "Plotting of Pocono Haven Corporation, Pocono Township, Monroe County, Pennsylvania, made by Guyton Kempter, registered surveyor" and recorded in the office for the recording of deeds, in and for the County of Monroe, Pennsylvania in plot book no. 13, page 3.

TITLE TO SAID PREMISES VESTED IN Charles J. Middaugh Jr. and Kelly A. Middaugh, his wife, by Deed from Roger C. Renteria and Nancy A. Renteria, his wife, dated 06/25/2007, recorded 06/29/2007, in Book 2309, Page 5040.

TAX CODE: 12/3A/1/144

TAX PIN: 12638201091429

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**KELLY A. MIDDGAUGH
CHARLES J. MIDDGAUGH, 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 - May 24, 31; June 7

**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 6565 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, piece or parcel of land situate, lying and being in the Township of Jackson, County of Monroe and Commonwealth of Pennsylvania, which is more fully described as Lot 4, as set forth on the plan entitled "Pine Grove Acres" and recorded in Monroe County Records Office in Plot Book 60, Page 391.

Title to said Premises vested in Marion Hunter by Deed from Marion Hunter and Jaime Londono dated April 7, 2017 and recorded on April 11, 2017 in the Monroe County Recorder of Deeds in Book 2489, Page 4978 as Instrument No. 201708925.

Being known as: 3027 Hemlock Road, Stroudsburg, PA 18360

Tax Parcel Number: 08/116088

Tax Pin Number: 08636102574158

SEIZED AND TAKEN IN EXECUTION AS THE

PROPERTY OF:

MARION HUNTER

JAIME LONDONO

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 - May 24, 31; June 7

**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 6313 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEV-

ER IS HIGHER BY CASHIERS CHECK

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Ross, County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 6, according to the Final Plan of Plotting IV of Hickory Hill Farms (West), recorded in the Office for the Recording of Deeds, etc. in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Plot Book Volume 28, Page 93.

CONTAINING 1.099 acres more or less

BEING THE SAME PREMISES which Blue Ridge Real Estate Company, a Pennsylvania Corporation by deed dated 3/6/2008 and recorded 3/7/2008 in Book 2328 Page 7221 conveyed to Joseph Bordonaro and Barbara Bordonaro, husband and wife.

Pin #: 15625701355110

Tax Code #: 15/8B/3/31

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

BARBARA BORDONARO

JOSEPH BORDONARO

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 - May 24, 31; June 7

**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 4217 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, June 27, 2019

AT 10:00 A.M.

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

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. 4405 Section CIAA, according to a 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 16, Page 91.

TAX I.D. #: 19/3G/1/66

PIN: 19634404633497

Being Known As: 310 Cedar Drive, Long Pond, Pennsylvania 18334.

Title to said premises is vested in Robert Allman by deed from James L. Baingo and Sheryl R. Baingo, husband and wife, dated September 29, 2016 and re-

recorded October 12, 2016 in Deed Book 2479, Page 4739 Instrument Number 201624417.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ROBERT ALLMAN

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
CHELSEA A NIXON, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 927 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN lot situate in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 7079, Section M-2, as shown on "Plotting of Pocono Farms, Inc., Coolbaugh Township, Monroe County, Pennsylvania, made by Bellante & Chauss" and recorded in Monroe County, Pennsylvania, in Plot Book No. 16, page 41.

UNDER AND SUBJECT to covenants, restriction and conditions as they appear in the chain of title.

BEING THE SAME PREMISES which D, E & S Properties, Inc. t/a Classic Quality Homes, by deed dated 1/13/2016 and recorded 1/20/2016 in Book 2465 Page 9465 conveyed to Barbara Quesinberry.

Pin #: 03635703316048

Tax Code #: 03/7J/2/142

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

BARBARA QUESINBERRY

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 - May 24, 31; June 7

**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 6523 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

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 4, section D of Laurel View Village as shown on a plan of lots recorded in the Office of the Recorder of Deeds in Plot Book Volume 14, page 119. **UNDER AND SUBJECT** to restrictions, covenants and conditions which shall run with the land as appear in the chain of title.

TITLE TO SAID PREMISES VESTED IN George D. Garnier, Sr., widower, by Deed from George D. Garnier, Sr. and Dorothy Ann Garnier, deceased, Dated 11/26/2002, Recorded 12/03/2002, in Book 2138, Page 4157.

TAX CODE: 03/8A/1/115

TAX PIN: 03635701465208

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

GEORGE D. GARNIER, SR

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

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

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 6794 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 , June 27, 2019

AT 10:00 A.M.

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

By virtue of Writ of Execution No. 6794 Civil 2013 Waterfall Victoria Grantor Trust II, Series F v. Joy Tiley a/k/a Joy V. Tiley, RD 4 Box 4037 Brick Church Road a/k/a 184 Brick Church Road, Hamilton Township, Saylorsburg, PA 18353, Parcel No. 07/12/1/40 / PIN: 07627709077094. Improvements thereon consisting of a Residential Dwelling, sold to satisfy judgment in the amount of \$86,557.48.

Attorneys for Plaintiff:

M. Troy Freedman, 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:

JOY TILEY A/K/A JOY V. TILEY

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 - May 24, 31; June 7

**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 6250 CIVIL 2018, 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 , June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN lot or piece of ground situate in

the Township of Middle Smithfield , County of Monroe and Commonwealth of Pennsylvania, marked and designated as lot number 51, section one, as shown on "Plotting of Lake of the Pines, Middle Smithfield, Monroe County, Pennsylvania, made by Elliott & Associates" and recorded in Monroe County, Pennsylvania, in plot book no. 17, page 51.

TITLE TO SAID PREMISES VESTED IN Ricardo O. Nichols, by Deed from Ricardo O. Nichols and Monica S. Nichols, dated 04/15/2013, recorded 05/01/2013, in Book 2419, Page 4327.

TAX CODE: 09/4C/1/40

TAX PIN: 09734404515631

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

RICARDO O. NICHOLS A/K/A

RICHARDO NICHOLS

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 - May 24, 31; June 7

**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 8221 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 , June 27, 2019

AT 10:00 A.M.

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

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. 7215, section K, of Pocono Farms as shown on plan of lots recorded in the office of the recorder of deeds of Monroe County, Pennsylvania in plot book no. 16, at page 113.

TITLE TO SAID PREMISES VESTED IN Daniel Janki and Dipa Janki, his wife, by Deed from Chandrika Shah and Vinod M. Shah, wife and husband, dated 06/20/2008, recorded 07/02/2008, in Book 2338, Page 819.

TAX CODE: 03/7F/2/26

TAX PIN: 03634704933404

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

DANIEL JANKI

DIPA JANKI

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 - May 24, 31; June 7

**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 4515 CIVIL 2018, 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, June 27, 2019
AT 10:00 A.M.

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

ALL THAT CERTAIN lot, piece or parcel of land situate, lying and being in Pocono Township, Monroe County, State of Pennsylvania, and more particularly described as follows to wit:

Lot No. 705 Section B of a plat or map prepared by Leo A. Achterman, Jr. P.E. and recorded in the recorder of deeds office of Monroe County in Map Book 10, Page 71 on July 9, 1965.

BEING THE SAME PREMISES which Fentonie Cela, married, by deed dated 6/5/2007 and recorded 6/6/2007 in Book 2307 Page 2990 conveyed to Ramecesse Raymond, married.

Pin #: 12637401462060

Tax Code #: 12/5A/1/60

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

RAMECESSE RAYMOND

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 - May 24, 31; June 7

**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 5673 CIVIL 2018, 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, June 27, 2019
AT 10:00 A.M.

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

ALL THAT CERTAIN lot, piece or parcel of land, hereditaments and appurtenances, situate in the township of Pocono, county of Monroe and state of Pennsylvania, being lot no. 5 section 2, as shown on map entitled "final plan, section no. 2 Sunset Pocono" dated March 10, 1973 and recorded May 16, 1973 in the office of the Monroe, in plot book volume 19, page 57.

TITLE TO SAID PREMISES VESTED IN Jean Joanne Kisilewicz, by Deed from Kenneth C. Rosenblatt, dated 10/13/1993, recorded 01/19/1994, in Book 1932, Page 482.

TAX CODE: 12/5B/2/22

TAX PIN: 12637404537519

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JEAN JOANNE KISILEWICZ

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 - May 24, 31; June 7

**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 1750 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN piece of lot of land, situate, lying and being in the Township of Polk, County of Monroe and Commonwealth of Pennsylvania, more particularly described as Lot Number 21, Section 2, as shown on a plat known as Pocono Pleasant Valley lake Estates and recorded in the Office for the Recording of Deeds in and for the County of Monroe in Map Book 20, page 83.

Being the same premises which Terry Hanitsch and Kathleen Hanitsch, his wife, by Deed dated 1/13/2003 recorded 1/13/2003 recorded 6/9/2003 in Deed Book 2155 page 9328 conveyed unto Terry Hanitsch.

Parcel Identification No: 13/10C/1/34

Map #: 13-6219-02-59-8726

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

TERRY HANITSCH

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 - May 24, 31; June 7

**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 5660 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

ALL THAT PIECE of ground in Hamilton Township, County of Monroe, Pennsylvania, being Lot No. 2, Plan of Lots of Nellie Miller Waznavage, dated May 13, 1976, Monroe Plot Book 29, page 107. Having thereon erected a dwelling house known and numbered as: 1559 Spring Street f/k/a RR #5, Box 5728, Spring Street, Saylorsburg, PA 18353

TAX CODE # 07/11/14-4

PIN # 07-6277-00-78-2448

Monroe Deed Book 2350, page 1522

To be sold as the property of Leon T. Amy and Samantha Zito on Judgment No. No. 5660 CV 2018

SEIZED AND TAKEN IN EXECUTION AS THE

PROPERTY OF:

LEON T. AMY

SAMANTHA ZITO

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

LEON P HALLER, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - May 24, 31; June 7

**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 2766 CIVIL 2018, 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, June 27, 2019

AT 10:00 A.M.

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

ALL THOSE CERTAIN lots or pieces of ground situate in the Township of Chestnuthill, Monroe County, Pennsylvania:

Being Known As: 1220 Grand Mesa Drive f/k/a 29 Grand Mesa Drive, Effort (Chestnuthill), PA 18330.

Being Parcel Number: 02/6B/1/98

Pin Number: 02634103210029

Improvements: Residential property

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

KATHLEEN M MENEILLY

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 J CRAWLEY, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7

**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 9530 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 , June 27, 2019
AT 10:00 A.M.**

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

ALL THOSE CERTAIN lots or pieces of ground situate in the Township of Middle Smithfield , Monroe County, Pennsylvania:

Being Known As: 650 Wilderness Acres a/k/a 143 Chamberlain Drive, East Stroudsburg, PA 18302

Being Parcel Number: 09/14E/1/232

Pin: 09731504517777

Improvements: Residential property

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MARIA KELLARAKOS

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 J CRAWLEY, ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - May 24, 31; June 7