

**PUBLIC NOTICE**  
**Court of Common Pleas**  
**Monroe County**  
**Civil Action - Law**  
**No. 1751-CV-2018**  
**Notice of Action in**  
**Mortgage Foreclosure**

PNC Mortgage, A Division of PNC Bank, National Association, Plaintiff vs. Suzanne Jordan, Solely in Her Capacity as Heir of Louis T. Nicoletti, Deceased, The Unknown Heirs of Louis T. Nicoletti, Deceased, Dolly Nicoletti, Solely in Her Capacity as Heir of Louis T. Nicoletti, Deceased, Kimberly Nicoletti, Solely in Her Capacity as Heir of Louis T. Nicoletti, Deceased & Louis Nicoletti, Jr., Solely in His Capacity as Heir of Louis T. Nicoletti, Deceased, Mortgagor and Real Owner, Defendants

To: The Unknown Heirs of Louis T. Nicoletti, Deceased and Kimberly Nicoletti, Solely in Her Capacity as Heir of Louis T. Nicoletti, Deceased, Mortgagor and Real Owner, Defendant(s), whose last known address is 2309 Vacation Lane, Pocono Summit, PA 18346. This firm is a debt collector and we are attempting to collect a debt owed to our client. Any information obtained from you will be used for the purpose of collecting the debt. You are hereby notified that Plaintiff, PNC Mortgage, A Division of PNC Bank, National Association, has filed a Mortgage Foreclosure Complaint endorsed with a notice to defend against you in the Court of Common Pleas of Monroe County, Pennsylvania, docketed to No. 1751-CV-2018 wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 2309 Vacation Lane, Pocono Summit, PA 18346, whereupon your property will be sold by the Sheriff of Monroe County. **Notice:** You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after the Complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, go to or telephone the office set forth below. This office can provide you with information about hiring a lawyer. If you cannot afford to hire a Lawyer, this office may be able to provide you with information about agencies that may offer legal services to eligible persons at a reduced fee or no fee. Lawyer Referral Service, **Monroe County Bar Assn., Find A Lawyer Program, 913 Main St., Stroudsburg, PA 18360, 570.424.7288.** Michael T. McKeever, Atty. for Plaintiff, KML Law Group, P.C., Ste. 5000, Mellon Independence Center, 701 Market St., Phila., PA 19106-1532, 215.627.1322.

PR - Aug. 3

**PUBLIC NOTICE**  
**Court of Common Pleas**  
**Monroe County**  
**Civil Action - Law**  
**No. 3715 CV 18**  
**Notice of Action in**  
**Mortgage Foreclosure**

Citibank, N.A., not in its Individual Capacity, but solely as Trustee of NRZ Pass-Through Trust VI, Plaintiff vs. Patricia Tucker & Gene A. Tucker, Mortgagors and Real Owners, Defendants

To: Patricia Tucker & Gene A. Tucker, Mortgagors and Real Owners, Defendants, whose last known address is 444 Northampton Road f/k/a 3102 Northampton Road, Tobyhanna, PA 18466. This firm is a debt collector and we are attempting to collect a debt owed

to our client. Any information obtained from you will be used for the purpose of collecting the debt. You are hereby notified that Plaintiff, Citibank, N.A., not in its Individual Capacity, but solely as Trustee of NRZ Pass-Through Trust VI, has filed a Mortgage Foreclosure Complaint endorsed with a notice to defend against you in the Court of Common Pleas of Monroe County, PA, docketed to No. 3715 CV 18, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 444 Northampton Road f/k/a 3102 Northampton Road, Tobyhanna, PA 18466, whereupon your property will be sold by the Sheriff of Monroe County. **Notice:** You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after the Complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, go to or telephone the office set forth below. This office can provide you with information about hiring a lawyer. If you cannot afford to hire a Lawyer, this office may be able to provide you with information about agencies that may offer legal services to eligible persons at a reduced fee or no fee. Lawyer Referral Service, **Monroe County Bar Assn., Find A Lawyer Program, 913 Main St., Stroudsburg, PA 18360, 570.424.7288.** Michael T. McKeever, Atty. for Plaintiff, KML Law Group, P.C., Ste. 5000, Mellon Independence Center, 701 Market St., Phila., PA 19106-1532, 215.627.1322.

PR - Aug. 3

**PUBLIC NOTICE**  
**COURT OF COMMON PLEAS**  
**MONROE COUNTY**  
**No.: 9700 CV 2014**  
**NOTICE OF SHERIFF'S SALE**  
**OF REAL PROPERTY**  
**PURSUANT TO P.A.R.C.P.3129**

Milstead & Associates, LLC

Roger Fay, Esquire, ID No. 315987

1 E. Stow Road

Marlton, NJ 08053

(856) 482-1400

Attorneys for Plaintiff

File No. 205516-1

Bayview Loan Servicing, LLC,

Plaintiff,

Vs.

Doreen McCarthy, Known heir of Vincetta

McDonough, Deceased Mortgager and Real Owner

Gerard McDonough, Known heir of Vincetta

McDonough, Deceased Mortgager and Real Owner

Michael McDonough, Known heir of Vincetta

McDonough, Deceased Mortgager and Real Owner

Charles R. McDonough aka Richie McDonough,

Known heir of Vincetta McDonough, Deceased

Mortgager and Real Owner

Unknown heirs, successors, assigns and all persons,

firms, or associations claiming right, title, or interest

from or under Vincetta McDonough, Deceased

Mortgager and Real Owner,

Defendants

**TAKE NOTICE :**

Your house (real estate) at 2149 Robinwood Terrace

a/k/a 77 Robinwood Terrace, Scotrun, PA 18355, is

scheduled to be sold at sheriff's sale on **October 25,**

**2018 at 10:00 AM** in the Monroe County Court-

house, Stroudsburg, PA 18360 to enforce the Court

Judgment of \$159,121.36 obtained by Bayview Loan

servicing, LLC.

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

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

1. The Sale will be cancelled if you pay to Milstead & Associates, LLC, Attorney for Plaintiff, back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call (856) 482-1400.

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

3. You may also be able to stop the Sale through other legal proceedings. You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the Sale. (See notice on following page on how to obtain an attorney).

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

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the bid price by calling Milstead & Associates, LLC at (856) 482-1400.

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

3. The Sale will go through only if the Buyer pays the Sheriff the full amount due on the Sale. To find out if this has happened you may call Milstead & Associates, LLC at (856) 482-1400.

4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the Sale never happened.

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

6. You may be entitled to a share of the money which was paid for your house. A Schedule of distribution of the money bid for your house will be filed by the Sheriff on a date specified by the Sheriff not later than thirty days after the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after.

7. You may also have other rights and defenses, or ways of getting your house back, if you act immediately after the Sale.

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

Monroe County Notice to Defend  
**Monroe County Bar Association**  
 913 Main Street  
 Stroudsburg, PA 18360  
 570-424-7288

PR - Aug. 3

**PUBLIC NOTICE**

Court of Common Pleas  
 Monroe County, Pennsylvania  
 Civil Action-Law  
 No. 2381 CV 18  
 Notice of Action in  
 Mortgage Foreclosure

Nationstar Mortgage LLC d/b/a Mr. Cooper, Plaintiff vs. Daniel Oquendo, Defendant  
 To the Defendant, **Daniel Oquendo** : TAKE NOTICE THAT THE Plaintiff, Nationstar Mortgage LLC d/b/a Mr. Cooper has filed an action Mortgage Foreclosure,

as captioned above. NOTICE: IF YOU WISH TO DEFEND, YOU MUST ENTER A WRITTEN APPEARANCE PERSONALLY OR BY ATTORNEY AND FILE YOUR DEFENSES OR OBJECTIONS 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. **Monroe County Bar Assn., 913 Main St., Stroudsburg, PA 18360 . Christopher A. DeNardo, Kristen D. Little, Kevin S. Frankel, Samantha Gable, Daniel T. Lutz, Leslie J. Rase, Alison H. Tulio, Stephanie A. Walczak & Katherine M. Wolf, Attys. for Plaintiff, Shapiro & DeNardo, LLC, 3600 Horizon Dr., Ste. 150, King of Prussia, PA 19406. 610.278.6800.**  
 PR - Aug. 3

**PUBLIC NOTICE  
 COURT OF COMMON PLEAS  
 OF MONROE COUNTY  
 43rd JUDICIAL DISTRICT  
 COMMONWEALTH OF  
 PENNSYLVANIA  
 NO. 765 DR 2017  
 NO. 6047 CV 2017  
 IN DIVORCE**

**JOSEPH ROBERT STENSON**  
 Plaintiff

vs.

**AURORA CONCEPCION ESCUDERO DE STENSON**  
 Defendant

**NOTICE OF INTENTION TO REQUEST ENTRY  
 OF 3301 (d) DIVORCE DECREE**

**TO: AURORA CONCEPCION ESCUDERO DE STENSON**  
 1939 Calle 58 Altos De Acacias, Panama City, Panama

You have been sued in an action for divorce. You have failed to answer the complaint or file a counter-affidavit to the Sec. 3301 (d) affidavit. Therefore, on or after September 20, 2018, the other party can request the court to enter a final decree in divorce.

If you do not file with the prothonotary of the court an answer with your signature notarized or verified or a counter-affidavit by the above date, the court can enter a final decree in divorce. A counter-affidavit which you may file with the prothonotary of the court is attached to this notice.

Unless you have already filed with the court a written claim for economic relief, you must do so by the above date or the court may grant the divorce and you will lose forever the right to ask for economic relief. The filing of the form counter-affidavit alone does not protect your economic relief.

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

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

Lawyer Referral Service

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

COURT OF COMMON PLEAS  
OF MONROE COUNTY  
43rd JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
NO. 765 DR 2017  
NO. 6047 CV 2017

JOSEPH ROBERT STENSON  
Plaintiff  
vs.  
AURORA CONCEPCION ESCUDERO DE STENSON  
Defendant

**NOTICE TO DEFENDANT**

If you wish to deny any of the statements set forth in this affidavit, you must file a counter-affidavit within twenty (20) days after this affidavit has been served on you or the statements will be admitted.

**PLAINTIFF'S AFFIDAVIT  
UNDER SECTION 330 (d)**

1. The parties to this action have been separated since October 26, 2011 and have continued to live separate and apart for a period of at least two years.
2. The marriage is irretrievably broken.
3. I understand that I may lose rights concerning alimony, division of property, lawyer's fees or expenses if I do not claim them before a divorce is granted.

I verify that the statements made in this affidavit are true and correct. I understand that false statements herein are made subject to the penalties of 18 Pa. C.S. §4904 relating to unsworn falsification to authorities.

Date: July 5, 2018  
/s/ Joseph Robert Stenson

COURT OF COMMON PLEAS  
OF MONROE COUNTY  
43rd JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
NO. 765 DR 2017  
NO. 6047 CV 2017  
IN DIVORCE

JOSEPH ROBERT STENSON  
Plaintiff  
vs.  
AURORA CONCEPCION ESCUDERO DE STENSON  
Defendant

**COUNTER-AFFIDAVIT UNDER SECTION 3301  
(d) OF THE  
DIVORCE CODE**

1. Check either (a) or (b):  
 (a) I do not oppose the entry of a divorce decree  
 (b) I oppose the entry of a divorce decree because  
 Check (i), (ii) or both:  
 (i) The parties to this action have not lived separate and apart for a period of at least two years.  
 (ii) The marriage is not irretrievably broken.

2. Check either (a) or (b):  
 (a) I do not wish to make any claims for economic relief. I understand that I may lose rights concerning alimony, division of property, lawyer's fees or expenses if I do not claim them before a divorce is granted.  
 (b) I wish to claim economic relief which may include alimony, division of property, lawyer's fees or expenses or other important rights.

I understand that in addition to checking (b) above, I must also file all of my economic claims with the prothonotary in writing and serve them on the other party. If I fail to do so before the date set forth on the No-

tice of Intention to Request Divorce Decree, the divorce decree may be entered without further notice to me, and I shall be unable thereafter to file any economic claims.

I verify that the statements made in this counter-affidavit are true and correct. I understand that false statements herein are made subject to the penalties of 18 Pa. C.S. § 4909 relating to unsworn falsification to authorities.

Date: \_\_\_\_\_ 2018

Aurora Concepcion Escudero De Stenson

**NOTICE: IF YOU DO NOT WISH TO OPPOSE THE ENTRY OF A DIVORCE DECREE AND YOU DO NOT WISH TO MAKE ANY CLAIM FOR ECONOMIC RELIEF, YOU SHOULD NOT FILE THIS COUNTER-AFFIDAVIT.**  
PR - Aug. 3

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
NO. 8974 CV 2015**

RIDGE TOP VILLAGE  
OWNERS ASSOCIATION,  
Plaintiff,  
vs.  
DSP CONSULTING SERVICES, LLC,  
Defendants.

**TO: DSP Consulting Services, LLC :**  
The Plaintiff, Ridge Top Village Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the Ridge Top Village Owners Association by virtue of your ownership of Unit RT 12, Interval No. 12, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$4,202.42 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

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

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

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

P - July 27; R - Aug. 3

**PUBLIC NOTICE  
DISSOLUTION**

NOTICE IS HEREBY GIVEN to all persons interested or who may be affected by the dissolution of **Lungomare, Inc.**, a business corporation, that it has filed with the Department of State, Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, on or about October 1, 2010, Articles of Dissolution to dissolve the aforesaid corporation by the shareholders, and that the Board of Directors are now engaged in winding up and settling the affairs of said corporation so that its corporation existence shall be ended by the issuance of a Certificate of Dissolution by the Department of State, Commonwealth of Pennsylvania, in compliance with the requirements of 15 Pa.C.S. § 1905 or 5905.  
PR - Aug. 3

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Anna Marie Cavanaugh a/k/a Anna M. Cavanaugh**, deceased  
Late of Coolbaugh Township, Monroe County  
Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or their attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.  
**Susan Guastella and Bernadette Bruno,**  
Co-Executrices  
c/o  
Timothy B. Fisher II, Esquire  
**FISHER & FISHER LAW OFFICES**  
P.O. Box 396  
Gouldsboro, PA 18424  
PR - Aug. 3, Aug. 10, Aug. 17

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Bruce W. Peters a/k/a Bruce Peters**, deceased  
Late of Tunkhannock Township, Monroe County  
Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.  
**Brian J. Peters, Executor**  
c/o  
Timothy B. Fisher II, Esquire  
**FISHER & FISHER LAW OFFICES**  
P.O. Box 396  
Gouldsboro, PA 18424  
PR - July 27, Aug. 3, Aug. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

**ESTATE OF CAROLE K. PHILIPS**, 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 or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-third Judicial District, a particular statement of claim duly verified by an affidavit setting forth an address within the County

where notice may be given to claimant.  
**Diane K. Toomey, Executrix**  
2224 Helen Street  
Allentown, PA 18104

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

PR - July 20, July 27, Aug. 3

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Catherine J. Peiffer**  
Late of Ross 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 to Claimant.  
**Shirley M. Peiffer-Correll**  
P.O. Box 133  
Wind Gap, PA 18091  
PR - Aug. 3, Aug. 10, Aug. 17

**PUBLIC NOTICE  
ESTATE NOTICE**

**ESTATE OF EDNA M. GORDON**, 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 or his attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-third Judicial District, a particular statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to claimant.  
**Larry R. Gordon**  
3494 Greenacres Terrace  
The Villages, FL 32163

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

PR - July 20, July 27, Aug. 3

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of Estate of **Arlene E. Prost, a/k/a Arlene Prost, a/k/a Arlene Elaine Prost**, late of 1201 Kunkletown Road, Saylorsburg, 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 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.  
**Lisa Vitulli, Executrix**  
c/o  
**Todd R. Williams, Esq.**  
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 - July 27, Aug. 3, Aug. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of Estate of Gertrude M. Durkin a/k/a Gertrude Durkin a/k/a Pat Durkin, late of Chestnuthill Township, Monroe County, Pennsylvania, deceased.

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

Anne Marie Kruk, Executrix  
67 Hoffman Street  
Franklin Square, NY 11010

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

PR - July 20, July 27, Aug. 3

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of Ethel Sessoms, late of Stroud Township, Monroe County, Commonwealth of Pennsylvania, deceased.

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

Angela Sessoms  
900 Stokes Mill Road  
Stroudsburg, PA 18360

Maria T. Candelaria, Esq.  
17 North Sixth Street  
Stroudsburg, PA 18360

PR - Aug. 3, Aug. 10, Aug. 17

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF FREDERICK C.A. SCHURR, late of East 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 her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-third Judicial District, a particular statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to claimant.

Monica S. Rooney, Executrix  
138 Payton Road

East Stroudsburg, PA 18302

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

PR - Aug. 3, Aug. 10, Aug. 17

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF GARY JOSEPH ERICKSON late of Marshalls Creek, Monroe County, Pennsylvania, deceased.

Letters of Administration in the above 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 to her attorney within four (4) months from the date hereof, and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-Third Judicial District, Orphan's Court Division, a particular statement of claim, duly verified by affidavit, setting forth an address within the County where notice may be given to claimant.

ROBIN SPISHOCK, Administratrix  
c/o

Wieslaw T. Niemoczynski, Esquire  
752 Main Street, P.O. Box 727  
Stroudsburg, PA 18360  
(570) 476-4488

PR - July 27, Aug. 3, Aug. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of Jennifer M. Kostecki, Deceased

Letters of Administration on the Estate of Jennifer M. Kostecki, late of Chestnuthill Township, Monroe County, Pennsylvania, who died on June 29, 2018, having been granted to Karla E. Scheld, all persons indebted to the Estate are requested to make payment, and those having claims to present same without delay, to:

Karla E. Scheld, Administrator  
c/o

John L. Dewitsky, Jr., Esq.  
41 N. 7th St.  
Stroudsburg, PA 18360  
(570) 424-0300

PR - Aug. 3, Aug. 10, Aug. 17

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of JUSTIN R. REINHARDT, late of Cresco, Paradise Township, Monroe County, Pennsylvania.

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

ROBERT REINHARDT, JR.  
Administrator  
226 Peach Lane, Box 21  
Cresco, PA 18326

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

PR - July 20, July 27, Aug. 3

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **LAVERNE H. CONDIT**, deceased May 19, 2018, late of Ross Township, Monroe County, Commonwealth of Pennsylvania, deceased.

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

**LOANNE M. DMYTRUK, Executrix**  
114 Baker Street  
South Plainfield, NJ 07080

**JOHN J. McGEE, Esq.**  
Suite 302, 400 Spruce Street  
Scranton, PA 18503

PR - July 27, Aug. 3, Aug. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Margaret Ann Khchaf a/k/a Margaret Khchaf**, deceased

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

**Jasmine Khchaf, Executrix**  
c/o

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

PR - July 27, Aug. 3, Aug. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

**ESTATE OF PATRICK LAWLOR a/k/a PATRICK D. LAWLOR**, late of Pocono 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 months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-Third Judicial District, Commonwealth of Pennsylvania, Orphans' Court Division, a particular statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to claimant.

**Mary Anne May, Executrix**  
314 North 11th Street  
Surf City, NJ 08008

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

July 20, July 27, Aug. 3

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Peggy J. Ehrgood, Deceased**  
Letters of Administration on the Estate of **Peggy J. Ehrgood, a/k/a Peggy Ehrgood**, late of the Borough of East Stroudsburg, Monroe County, Pennsylvania, who died on November 25, 2015, having been granted to **William E. Livesey, Jr.**, all persons indebted to the Estate are requested to make payment, and those having claims to present same without delay, to:

**William E. Livesey, Jr., Administrator**  
c/o

**John L. Dewitsky, Jr., Esq.**  
41 N. 7th St.  
Stroudsburg, PA 18360  
(570) 424-0300

PR - July 27, Aug. 3, Aug. 10

**PUBLIC NOTICE  
ESTATE NOTICE**

**ESTATE OF ROBERT E. BURLINGAME a/k/a ROBERT E. BURLINGAME, SR.**, late of Ross Township, Monroe County, PA, 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 (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.

**Kelli L. Burlingame, Executrix**  
c/o

**Kathleen E. Walters, Esq.**  
**Higgins & Walters, LLC**  
26 North Sixth Street  
Stroudsburg, PA 18360

PR - Aug. 3, Aug. 10, Aug. 17

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of Stephen Dewitsky Jr., Deceased**  
Letters Testamentary on the Estate of **Stephen Dewitsky Jr., a/k/a Stephen Dewitsky**, late of the Tobyhanna Township, Monroe County, Pennsylvania, who died on March 29, 2015, having been granted to **John L. Dewitsky Jr.**, all persons indebted to the Estate are requested to make payment, and those having claims to present same without delay, to:

**John L. Dewitsky Jr., Executor**  
c/o

**John L. Dewitsky, Jr., Esq.**  
41 N. 7th St.  
Stroudsburg, PA 18360  
(570) 424-0300

PR - Aug. 3, Aug. 10, Aug. 17

**PUBLIC NOTICE  
ESTATE NOTICE**

**ESTATE OF SUSAN J. SCOTT**, late of Tunkhannock 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 months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-Third Judicial District, Commonwealth of Pennsylvania, Orphans' Court Division, a particular statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to claimant.

**Debra Gryczko, Executrix**

4 South Kistler Street, Apt. 112  
East Stroudsburg, PA 18301

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

PR - Aug. 3, Aug. 10, Aug. 17

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of Thomas Harmon , deceased  
Late of Mount Pocono Borough, 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.  
Laura Ferguson-Bowman,  
Administratrix  
c/o

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

PR - July 20, July 27, Aug. 3

**PUBLIC NOTICE  
ESTATE NOTICE**

Letters of Administration have been granted on the ESTATE OF RUSSELL M. JOHNSON, SR., DECEASED, late of Sciota, PA, who died on June 3, 2018, to Virgie A. Johnson, Personal Representative. Ryan K. Fields, Esquire, One West Broad Street, Suite 700, Bethlehem, PA 18018, is counsel.

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

KING SPRY HERMAN FREUND & FAUL LLC  
By: Ryan K. Fields, Esquire  
One West Broad Street, Suite 700  
Bethlehem, PA 18018  
610-332-0390

PR - July 20, July 27, Aug. 3

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

Case No.: 2618 CV 13

Wells Fargo Bank, N.A.

Plaintiff(s),  
vs.

Maribel Negron; William Soto, Jr.  
Defendants.

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

TO: Maribel Negron  
7272 Long Pine Drive  
Tobyhanna, PA 18466

Your house (real estate) at 7272 Long Pine Drive, Tobyhanna, PA 18466 is scheduled to be sold at Sheriff's Sale on September 27, 2018 at 10:00AM in Monroe County Courthouse Annex, Stroudsburg, Pennsylvania to enforce the judgment of \$151,313.06 obtained by the judgment creditor against you.

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

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price of the bid by calling the Monroe County

Sheriff's Office, Real Estate Division at (570) 517-3309.

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

3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call the Sheriff's Office, Real Estate Division at (570) 517-3309.

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

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

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

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

Monroe County Bar Association  
Lawyer Referral Service  
913 Main Street  
Stroudsburg, PA 18360  
(570) 424-7288  
monroebar.org

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

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

1. The sale will be cancelled if you pay to the Sheriff's Office the amount of the judgment plus interest, late charges, all costs and reasonable attorneys' fees due. To find out how much you must pay, you may call the Monroe County Sheriff's Office, Real Estate Division at (570) 517-3309.

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

3. You may also be able to stop the sale through other legal proceedings. You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale.

PR - Aug. 3

**PUBLIC NOTICE  
IN THE COURT OF  
COMMON PLEAS OF  
MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
No. 3194 - Civil - 2018**

RIDGE TOP VILLAGE  
OWNERS ASSOCIATION  
Plaintiff

vs.

YUNUS A WAJID , et al  
Defendants

AS TO SEPARATE DEFENDANTS:

DAVID P OKONIEWSKI  
GREGORY S SKURATON  
LAUREEN I SKURATON  
JAMES E. BAKER  
MARGARET M. MCKEON- BAKER  
DAN W LEACH

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

**NOTICE**

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

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

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

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

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

**RIDGETOP VILLAGE OWNERS ASSOCIATION  
700 South 21st Street  
Fort Smith, AR 72901  
Telephone: 479/242-8814  
Facsimile: 479/242-2715**

PR - Aug. 3

**PUBLIC NOTICE  
IN THE COURT OF  
COMMON PLEAS OF  
MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
No. 3195 - Civil - 2018**

**RIDGE TOP VILLAGE  
OWNERS ASSOCIATION  
Plaintiff  
vs.**

**CLIFTON W HUDSON , et al  
Defendants**

**AS TO SEPARATE DEFENDANTS:**

**CLIFTON W HUDSON  
MELONIE R HUDSON  
DAWN M FOSTER  
CURTIS PARRIS  
THERESA MALLOY  
BRETT SAMUEL**

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

has authorized service of the Complaint upon you by publication.

**NOTICE**

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

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

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

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

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

**Attorneys for Plaintiff  
RIDGETOP VILLAGE OWNERS ASSOCIATION  
700 South 21st Street  
Fort Smith, AR 72901  
Telephone: 479/242-8814  
Facsimile: 479/242-2715**

PR - Aug. 3

**PUBLIC NOTICE  
IN THE COURT OF  
COMMON PLEAS OF  
MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
No. 3203 - Civil - 2018**

**RIDGE TOP VILLAGE  
OWNERS ASSOCIATION  
Plaintiff**

**vs.**

**LUIS E. ORDONEZ , et al  
Defendants**

**AS TO SEPARATE DEFENDANTS:**

**LAZARO HERRERA  
BETHSAIDA VERDIN  
EUGENE JOHNSON III  
ALFRED BLACKWELL  
RICARDO CHAVEZ  
KARLA LISIA RIVAS  
CECILIA FERNANDEZ  
NORA CIURLIZZA**

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

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and judgement may be entered against



you without further notice for relief requested by plaintiff. You may lose money or property or other rights important to you.

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

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913 Main Street  
Stroudsburg, PA 18360  
Telephone: (570) 424-7288  
Fax: (570) 424-8234

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

RIDGETOP VILLAGE OWNERS ASSOCIATION  
700 South 21st Street  
Fort Smith, AR 72901  
Telephone: 479/242-8814  
Facsimile: 479/242-2715

PR - Aug. 3

**PUBLIC NOTICE**  
**IN THE COURT OF**  
**COMMON PLEAS OF**  
**MONROE COUNTY**  
**FORTY-THIRD**  
**JUDICIAL DISTRICT**  
**COMMONWEALTH OF**  
**PENNSYLVANIA**  
No. 3211 - Civil - 2018

RIDGE TOP VILLAGE  
OWNERS ASSOCIATION

Plaintiff

vs.  
**LAURA CLEMENTS**, et al

Defendants

AS TO SEPARATE DEFENDANTS:

**LAURA CLEMENTS**  
**FATIMA BRATHWAITE**  
**MARLENE A. GERDING**  
**ALLISON GERDING LEAHY**  
**ALEX CRUZ**  
**GILBERTO DIAZ**

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

**NOTICE**

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

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

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

HAYES, JOHNSON & CONLEY, PLLC

By: JOEL D. JOHNSON

Attorney ID No. 322352

Attorneys for Plaintiff

RIDGETOP VILLAGE OWNERS ASSOCIATION

700 South 21st Street

Fort Smith, AR 72901

Telephone: 479/242-8814

Facsimile: 479/242-2715

PR - Aug. 3

**PUBLIC NOTICE**  
**IN THE COURT OF**  
**COMMON PLEAS OF**  
**MONROE COUNTY**  
**FORTY-THIRD**  
**JUDICIAL DISTRICT**  
**COMMONWEALTH OF**  
**PENNSYLVANIA**  
No. 3212 - Civil - 2018

RIDGE TOP VILLAGE  
OWNERS ASSOCIATION  
Plaintiff

vs.

**JULIO BELLOSO**, et al  
Defendants

AS TO SEPARATE DEFENDANTS:

**JULIO BELLOSO**  
**PATRICIA BELLOSO**  
**CARLOS A VIGOYA**  
**PLEDAD VIGOYA**  
**IAN R ROBERTS**  
**SHARIFA J M ROBERTS**  
**ENRIQUE CALDERON**  
**CARMEN CALDERON**  
**MARTA AVALOS**  
**GRACIA MAYARD**  
**VIVIANE SAJOUS**  
**ELIZABETH SISLER**

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

**NOTICE**

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

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IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A RE-

DUCEED FEE OR NO FEE.

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

Telephone: (570) 424-7288  
 Fax: (570) 424-8234

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

**RIDGETOP VILLAGE OWNERS ASSOCIATION**  
 700 South 21st Street  
 Fort Smith, AR 72901  
 Telephone: 479/242-8814  
 Facsimile: 479/242-2715

PR - Aug. 3

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

No. 3218 - Civil - 2018

**RIDGE TOP VILLAGE  
 OWNERS ASSOCIATION**  
 Plaintiff

vs.  
**MARIA ISABEL GIL SANTOS** ,  
 et al  
 Defendants

AS TO SEPARATE DEFENDANTS:

**MARIA ISABEL GIL SANTOS**  
**JUAN GARCIA**  
**RICHARD F. KUCIEWICZ**  
**ROBERT M. KUCIEWICZ**  
**LINDA B LEVITZ**  
**PAUL J LEVITZ**  
**DEBORAH J REED**  
**FRANKLIN A. KAISER**  
**EARLINE KAISER**

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

**NOTICE**

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

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

Fax: (570) 424-8234

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

**RIDGETOP VILLAGE OWNERS ASSOCIATION**  
 700 South 21st Street  
 Fort Smith, AR 72901  
 Telephone: 479/242-8814  
 Facsimile: 479/242-2715

PR - Aug. 3

**PUBLIC NOTICE  
 IN THE COURT OF  
 COMMON PLEAS OF  
 MONROE COUNTY  
 FORTY-THIRD  
 JUDICIAL DISTRICT  
 COMMONWEALTH OF  
 PENNSYLVANIA**  
 No. 3219 - Civil - 2018

**RIDGE TOP VILLAGE  
 OWNERS ASSOCIATION**  
 Plaintiff

vs.  
**DEANNA M. JORDAN** , et al  
 Defendants

AS TO SEPARATE DEFENDANTS:

**WILLIAM J. HART**  
**EVE E. HART**  
**JAMES FREEMAN**  
**GLORIA FERNANDES**  
**FELIX CALDERON**  
**JOVITA CALDERON**  
**REGINALD SAMPSON**  
**CARMEN SAMPSON**  
**YANETH QUIJANO**  
**EDUARDO A. SERNA**

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

**NOTICE**

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

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

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

Attorneys for Plaintiff  
 RIDGETOP VILLAGE OWNERS ASSOCIATION  
 700 South 21st Street  
 Fort Smith, AR 72901  
 Telephone: 479/242-8814  
 Facsimile: 479/242-2715

PR - Aug. 3

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

No. 3229 - Civil - 2018

RIDGE TOP VILLAGE  
 OWNERS ASSOCIATION  
 Plaintiff

vs.  
 IRA O. SCATLIFFE, et al

Defendants

AS TO SEPARATE DEFENDANTS:

IRA O. SCATLIFFE  
 ARLENE L. SCATLIFFE  
 ZOILA CARMEN REYES  
 AMINA S. CAMPBELL  
 CYNTHIA J. CAMPBELL  
 INGRID AMBER BENUSSI

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

**NOTICE**

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

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

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

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

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

RIDGETOP VILLAGE OWNERS ASSOCIATION  
 700 South 21st Street  
 Fort Smith, AR 72901  
 telephone: 479/242-8814  
 Facsimile: 479/242-2715

PR - Aug. 3

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

No. 3233 - Civil - 2018

RIDGE TOP VILLAGE  
 OWNERS ASSOCIATION  
 Plaintiff

vs.

CULLEN FAMILY VACATIONS LLC, et al  
 Defendants

AS TO SEPARATE DEFENDANTS:

CULLEN FAMILY VACATIONS LLC  
 JAB PROPERTY INVESTMENTS LLC

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

**NOTICE**

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

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 Fax: (570) 424-8234**

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

RIDGETOP VILLAGE OWNERS ASSOCIATION  
 700 South 21st Street  
 Fort Smith, AR 72901  
 Telephone: 479/242-8814  
 Facsimile: 479/242-2715

PR - Aug. 3

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

No. 3238 - Civil - 2018

RIDGE TOP VILLAGE  
 OWNERS ASSOCIATION  
 Plaintiff

vs.

THOMAS BURTON, et al

Defendants

AS TO SEPARATE DEFENDANTS:

THOMAS BURTON
WENDY JOSEFINA GIL SANTOS
GERALD DAVIS
FRANCES E DAVIS
ALEJANDRO MATA
JORGE CORDEDRO
MARIA E. LOPEZ
MANUEL LOPEZ, JR.

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

NOTICE

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Monroe County Bar Association

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913 Main Street

Stroudsburg, PA 18360

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FAX: (570) 424-8234

HAYES, JOHNSON & CONLEY, PLLC

By: JOEL D. JOHNSON

Attorney ID No. 322352

Attorneys for Plaintiff

RIDGETOP VILLAGE OWNERS ASSOCIATION

700 South 21st Street

Fort Smith, AR 72901

Telephone: 479/242-8814

Facsimile: 479/242-2715

PR - Aug. 3

PUBLIC NOTICE
IN THE COURT OF
COMMON PLEAS OF
MONROE COUNTY
FORTY-THIRD
JUDICIAL DISTRICT
COMMONWEALTH OF
PENNSYLVANIA
No. 4168 - Civil - 2017

RIDGE TOP VILLAGE
OWNERS ASSOCIATION

Plaintiff

vs.

BARBARA HAYNES, et al

Defendants

AS TO SEPARATE DEFENDANTS: TIME AFTER

TIME TRAVEL, LLC

The Plaintiff, Ridge Top Village Owners Association, has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to Ridge Top Owners Association by virtue of your ownership of property in Shawnee Village Planned Resi-

dential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of dues, fees, and assessments. The Court has authorized service of the Complaint upon you by publication.

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FAX: (570) 424-8234

HAYES, JOHNSON & CONLEY, PLLC

By: JOEL D. JOHNSON

Attorney ID No. 322352

Attorneys for Plaintiff

RIDGETOP VILLAGE OWNERS ASSOCIATION

700 South 21st Street

Fort Smith, AR 72901

Telephone: 479/242-8814

Facsimile: 479/242-2715

PR - Aug. 3

PUBLIC NOTICE
IN THE COURT OF
COMMON PLEAS OF
MONROE COUNTY
FORTY-THIRD
JUDICIAL DISTRICT
COMMONWEALTH OF
PENNSYLVANIA
No. 732 - Civil - 2017

RIDGE TOP VILLAGE

OWNERS ASSOCIATION

Plaintiff

vs.

KENNETH DAY, et al

Defendants

AS TO SEPARATE DEFENDANTS:

KENNETH DAY

TIMOTHY J WASHBURN

TERRI M WASHBURN

[RESORTS ACCESS NET WORK, LLC,

DHARMESH PA TEL, AU THORIZED

REPRESENTATIVE]

ROGER L PERKINS

GLEN HAUMAN

DENISE HAUMAN

ELLIS J COLLUCK

MARA M COLLUCK

CAROLYN M HAYES

ERIC MICHAEL LYNCH

STEPHEN E DALTON

BEATRICE ROSCOE

GERALD J MONDLAK JR

DANIEL B KON

THERESA M KON

MARIA MONDLAK

WILLIAM NEGRON

**SANDRA E LOPEZ-NEGRON  
MELISSA DE MARSE  
CARMEN PARRALES  
MICHAEL BILLETZ  
BERNETTE BILLETZ**

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

#### NOTICE

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Stroudsburg, PA 18360  
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Fax: (570) 424-8234**

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

**RIDGETOP VILLAGE OWNERS ASSOCIATION  
700 South 21st Street  
Telephone: 479/242-8814  
Facsimile: 479/242-2715**

PR - Aug. 3

**PUBLIC NOTICE  
IN THE COURT OF  
COMMON PLEAS OF  
MONROE COUNTY,  
PENNSYLVANIA  
CIVIL ACTION - LAW  
No. 2081-CV-2018  
JURY TRIAL (12 JURORS)  
DEMANDED**

**JOHN LORAH  
Plaintiff**

v.

**CLAYTON MOTT, KEVIN ROGAN, JR.,  
JAMES SARANDIS and ERNEST SHAHAMAD  
Defendants**

TO: Kevin Rogan, Jr.

#### NOTICE

**NATURE OF THE ACTION:** Personal injury negligence action

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

**YOU SHOULD TAKE THIS PAPER TO YOUR LAW-**

**YER 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.**

**Monroe County Bar Association  
913 Main Street  
Stroudsburg, PA  
570-424-7288  
monroebar.org**

**COHEN, FEELEY, ALTEMOSE & RAMBO, P.C.  
BY: Mark K. Altemose, Esquire  
I.D. No.: 58939  
2851 Baglyos Circle  
Bethlehem, PA 18020  
(610) 625-2100  
maltemose@cohenfeeley.com  
Attorney for Plaintiff**

PR - Aug. 3

#### PUBLIC NOTICE NAME CHANGE

**NOTICE IS HEREBY GIVEN that on August, 22 2018, the Petition for Change of Name, was filed in the Monroe County Court of Common Pleas, requesting an order to change the name of Charline Gonzalez to Charlene Gonzalez .**

The Court has fixed the day of **August 22 2018, at 2 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 - Aug. 3

**PUBLIC NOTICE  
NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
IN THE COURT OF  
COMMON PLEAS OF  
MONROE COUNTY,  
PENNSYLVANIA  
CIVIL ACTION - LAW  
NO.: 2214 CV 2018**

**WELLS FARGO BANK, NA, Plaintiff,  
vs.**

**David Sanchez, Defendant**

TO: **David Sanchez**

You are hereby notified that Plaintiff, Wells Fargo Bank, NA, filed an Action in Mortgage Foreclosure endorsed with a Notice to Defend, in the Court of Common Pleas of Monroe County, Pennsylvania, docketed to No. 2214 CV 2018, seeking to foreclose the mortgage secured by the real estate located at 921 Astilbe Way, East Stroudsburg, PA 18301.

A copy of the Action in Mortgage Foreclosure will be sent to you upon request to the Attorney for the Plaintiff, Manley Deas Kochalski LLC, P. O. Box 165028, Columbus, OH 43216-5028. Phone 614-220-5611.

You have been sued in court. If you wish to defend against the claims in this notice, you must take action within twenty (20) days after this publication, 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 NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE**

OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.  
LAWYER REFERRAL SERVICE

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

PR - Aug. 3

**PUBLIC NOTICE**  
**NOTICE OF ACTION IN**  
**MORTGAGE FORECLOSURE**  
Michael C. Mazack, Esquire  
Pa. I.D. #205742

Tucker Arensberg, P.C.  
1500 One PPG Place  
Pittsburgh, PA 15222  
412-566-1212  
Attorneys for PNC Bank,  
National Association,  
Plaintiff

**IN THE COURT OF COMMON PLEAS OF**  
**MONROE COUNTY, PENNSYLVANIA**  
2877-CV-2018

PNC BANK, NATIONAL ASSOCIATION,  
Plaintiff,  
vs.

DONNA CLEVELAND a/k/a DONNA JOYCE CLEVELAND, Defendant  
TO: DONNA CLEVELAND a/k/a DONNA JOYCE CLEVELAND,  
Defendant

You are hereby notified that on April 24, 2018, PNC Bank, National Association, filed a Complaint in Action of Mortgage Foreclosure, endorsed with a Notice to Defend, against the above Defendant at the above number.

Property Subject to Foreclosure: 52 County Bridge Road, East Stroudsburg, PA 18301.

**NOTICE**

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

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**Monroe County Bar Association**  
Lawyer Referral Service  
913 Main Street  
Stroudsburg, PA 18360  
(570) 424-7288

PR - Aug. 3

**PUBLIC NOTICE**  
**NOTICE OF SHERIFF'S SALE**  
**IN THE COURT OF**  
**COMMON PLEAS**  
**OF CARBON COUNTY,**  
**PENNSYLVANIA**  
NO. 17-2300

SPECIALIZED LOAN SERVICING LLC  
Vs.  
BETTY MAE V. PLANER

NOTICE TO: **BETTY MAE V. PLANER**  
**NOTICE OF SHERIFF'S SALE**  
**OF REAL PROPERTY**

Being Premises: 606 K-2 SYCAMORE CIRCLE, A/K/A 104 SYCAMORE CIRCLE, ALBRIGHTSVILLE, PA 18210

Being in PENN FOREST TOWNSHIP, County of CARBON, Commonwealth of Pennsylvania, 2A-51-KII606 Improvements consist of residential property.

Sold as the property of **BETTY MAE V. PLANER**  
Your house (real estate) at 606 K-2 SYCAMORE CIRCLE, A/K/A 104 SYCAMORE CIRCLE, ALBRIGHTSVILLE, PA 18210 is scheduled to be sold at the Sheriff's Sale on **09/14/2018 at 11:00 AM**, at the CARBON County Courthouse, PO Box 147, Jim Thorpe, PA 18229, to enforce the Court Judgment of \$60,399.61 obtained by, SPECIALIZED LOAN SERVICING LLC (the mortgagee), against the above premises.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorney for Plaintiff

PR - Aug. 3

**PUBLIC NOTICE**  
**NOTICE OF SHERIFF'S SALE**  
**IN THE COURT OF**  
**COMMON PLEAS**  
**OF MONROE COUNTY,**  
**PENNSYLVANIA**  
NO. 265 CV 2018

HOME POINT FINANCIAL CORPORATION  
Vs.

CHRISTOPHER C. RIEARA and LATEYA MARTIN  
NOTICE TO: **LATEYA MARTIN** and  
**CHRISTOPHER C. RIEARA**

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

Being Premises: 506 CORNERSTONE WAY, EAST STROUDSBURG, PA 18301-9329

Being in STROUD TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,  
TAX CODE: 17/98202  
TAX PIN: 17730200366075

Improvements consist of residential property.

Sold as the property of **CHRISTOPHER C. RIEARA** and **LATEYA MARTIN**

Your house (real estate) at 506 CORNERSTONE WAY, EAST STROUDSBURG, PA 18301-9329 is scheduled to be sold at the Sheriff's Sale on **01/31/2019 at 10:00 AM**, at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115, to enforce the Court Judgment of \$249,222.05 obtained by, HOME POINT FINANCIAL CORPORATION (the mortgagee), against the above premises.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorney for Plaintiff

PR - Aug. 3

**PUBLIC NOTICE**  
**NOTICE OF SHERIFF'S SALE**  
**IN THE COURT OF**  
**COMMON PLEAS**  
**OF MONROE COUNTY,**  
**PENNSYLVANIA**  
NO. 9725-CV-2017

DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC S/B/M GREEN TREE CONSUMER DISCOUNT COMPANY  
v.

JOSE L. MOLINA and LINDA J. MOLINA

NOTICE TO: LINDA J. MOLINA and JOSE L. MOLINA

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

Being Premises: 713 RED TAIL COURT A/K/A 3510 RED TAIL CT, EAST STROUDSBURG, PA 18301

Being in STROUD TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania, TAX CODE: 17/96215

TAX PIN: 17-7303-04-52-8687

Improvements consist of residential property.

Sold as the property of JOSE L. MOLINA and LINDA J. MOLINA

Your house (real estate) at 713 RED TAIL COURT A/K/A 3510 RED TAIL COURT, EAST STROUDSBURG, PA 18301 is scheduled to be sold at the Sheriff's Sale on 9/27/2018 at 10:00 AM at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115 to enforce the Court Judgment of \$398,650.47 obtained by DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC S/B/M GREEN TREE CONSUMER DISCOUNT COMPANY (the mortgagee) against the above premises.

PHELAN HALLINAN DIAMOND & JONES, LLP Attorney for Plaintiff

PR - Aug. 3

PUBLIC NOTICE NOTICE TO IN BLOOM LANDSCAPE SERVICE

IN THE COURT OF COMMON PLEAS OF MONROE COUNTY CM ACTION LAW

NO.: 7629 CIVIL 2017

KAREN BUNN, 609 Columbus Ave., New York, NY 10024 v. IN BLOOM LANDSCAPE SERVICE last known address of 543 Koerners Road, Cresco, PA 18326.

NOTICE IS HEREBY GIVEN THAT A SUMMONS has been filed with regard to the above captioned matter.

NOTICE

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this Complaint and Notice are served by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. you are warned that if you fail to do so, the case may proceed against you by the Court 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.

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

James J. Conaboy, Esquire Abrahamsen, Conaboy & Abrahamsen, P.C. 1006 Pittston Ave. Scranton, PA 18505 (570) 348-0200

PR - Aug. 3, Aug. 10, Aug. 17

PUBLIC NOTICE

NOTICE TO JOSE MARRERO IN THE COURT OF COMMON PLEAS OF MONROE COUNTY CIVIL ACTION LAW - NO.: 8780 - CV - 2017

KELLY SABAJO and PETER SABAJO, her husband, 536 Country Place Drive, Tobyhanna, PA 18466 v. JOSE MARRERO, last known address 7029 Vista Drive, Tobyhanna, PA 18465.

NOTICE IS HEREBY GIVEN THAT A COMPLAINT has been filed with regard to the above captioned matter.

NOTICE

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this Complaint and Notice are served by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so, the case may proceed against you by the Court 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.

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Monroe County Bar Association Find a Lawyer Program 913 Main Street

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

James J. Conaboy, Esquire Abrahamsen, Conaboy & Abrahamsen, P.C. 1006 Pittston Ave. Scranton, PA 18505 (570) 348-0200

PR - Aug. 3, Aug. 10, Aug. 17

PUBLIC NOTICE

NOTICE TO KENNETH MILTON HILIGH, JR. IN THE COURT OF COMMON PLEAS OF MONROE COUNTY CIVIL ACTION LAW NO.: 8557-CV-2017

JASON GONZALEZ, 714 Island Drive, Long Pond, PA 18334 V. KENNETH MILTON HILIGH, JR. last known address of 9200 Edwards Way, #810, Adelphi, MD 20783

NOTICE IS HEREBY GIVEN THAT A COMPLAINT has been filed with regard to the above-captioned matter

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in the Complaint filed against you in the Court of Common Pleas of Monroe County, you must take action within twenty (20) days after this Notice is 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.  
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Lawyer Referral Service  
**Monroe County Bar Association**  
**Find a Lawyer Program**  
 913 Main Street  
**Stroudsburg, PA 18360**  
 (570) 424-7288 - Phone  
 or (570) 424-8234 - Fax  
 Edwin A. Abrahamsen, Jr., Esquire  
 Abrahamsen, Conaboy & Abrahamsen, P.C.  
 1006 Pittston Avenue  
 Scranton, PA 18505  
 (570) 348-0200  
 cabrahamsen@law-aca.com

PR - Aug. 3, Aug. 10, Aug. 17

**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 4146 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 , August 30, 2018**  
**AT 10:00 A.M.**

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

HERMELINDA G PRINGLE  
 BOBBIELYN R PRINGLE  
 CONTRACT NO.: 1109501338  
 FILE NO.: PA-RT-019-061

Smithfield Township , Monroe County, Pennsylvania, being an undivided one-twenty six (1/26) cotenancy fee simple interest in Unit No. RT-FL 177 61, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and right to reserve and occupy Intervals or Split-Intervals in such Unit or any other Two-Week Floating/Flex Time Unit of the same or similar type are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as supplemented, and as further described in the Declaration of Protective Covenants, Conditions, Restrictions and Easements for two-week Floating/Flex Time Units in Ridge Top Village dated June 27, 1989 and duly recorded in the aforesaid Office in Deed Book Volume 1688, at page 276, (collectively referred to hereinafter as the Declarations).

BEING the same premises conveyed by deed recorded April 24, 2003, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2151, Page 2281 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/110467  
 PIN NO.: 16732102593453U177

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

HERMELINDA G PRINGLE  
 BOBBIELYN R PRINGLE

**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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 27; Aug 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 9574 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 , August 30, 2018**  
**AT 10:00 A.M.**

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

REGINALD SWANSON  
 REGINALD SWANSON JR  
 NICOLETTE SWANSON  
 LANEDA SWANSON  
 BREON SWANSON  
 JAMES SWANSON  
 CONSTANTINE SWANSON

CONTRACT NO.: 1109008326  
 FILE NO.: PA-RT-007-070

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 48 of Unit No. RT-180, 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, 2001, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2108, Page 9575 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/110470  
 PIN NO.: 16732102592592U180

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

REGINALD SWANSON  
 REGINALD SWANSON, JR  
 NICOLETTE SWANSON

LANEDA SWANSON  
 BREON SWANSON  
 JAMES SWANSON  
 CONSTANTINE SWANSON

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

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform



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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 4146 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: ISAAC ROBINSON  
JACQUELINE ROBINSON  
CONTRACT NO.: 1109506246  
FILE NO.: PA-RT-019-067**

**Smithfield Township**, Monroe County, Pennsylvania, being an undivided one-twenty sixth (1/26) cotenancy fee simple interest in Unit No. RT-FL 202 84, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and right to reserve and occupy intervals or Split-Intervals in such Unit or any other Two-Week Floating/Flex Time Unit of the same or similar type are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as supplemented, and as further described in the Declaration of Protective Covenants, Conditions, Restrictions and Easements for two-week Floating/Flex Time Units in Ridge Top Village dated June 27, 1989 and duly recorded in the aforesaid Office in Deed Book Volume 1688, at Page 276, (collectively referred to hereinafter as the Declarations).

BEING the same premises conveyed by deed recorded May 20, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2226, Page 2176 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/110808  
PIN NO.: 1673210259477U202**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ISAAC ROBINSON  
JACQUELINE ROBINSON**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 4146 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: JOHNNY RECIO  
LEATHA RECIO  
CONTRACT NO.: 1109408252  
FILE NO.: PA-RT-019-058**

**Smithfield Township**, Monroe County, Pennsylvania, being an undivided one-twenty sixth (1/26) cotenancy fee simple interest in Unit No. Rt-FL 203 86, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and right to reserve and occupy Intervals or Split-Intervals in such Unit or any other Two-Week Floating/Flex Time Unit of the same or similar type are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as supplemented, and as further described in the Declaration of protective Covenants, Conditions, Restrictions and Easements for two-week Floating/Flex Time Units in Ridge Top Village dated June 27, 1989 and duly recorded in the aforesaid Office in Deed Book Volume 1688, at Page 276, (collectively referred to hereinafter as the Declarations).

BEING the same premises conveyed by deed recorded March 22, 2011, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2384, Page 4830 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/110809  
PIN NO.: 16732102594784U203**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JOHNNY RECIO  
LEATHA RECIO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 4146 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 , August 30, 2018  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: FREDERICK B HAHN MARGARET HAHN CONTRACT NO.: 1109409698 FILE NO.: PA-RT-019-059**

**Smithfield Township**, Monroe County, Pennsylvania, being an undivided one-twenty sixth (1/26) cotenancy fee simple interest in Unit No. RT-FL 204 83, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and right to reserve and occupy Intervals and Split-Intervals in such Unit or any other Two-Week Floating/Flex Time Unit of the same or similar type are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as supplemented, and as further described in the Declaration of Protective Covenants, Conditions, Restrictions and Easements for two-week Floating/Flex Time Units in Ridge Top Village dated June 27, 1989 and duly recorded in the aforesaid Office in Deed Book Volume 1688, at Page 276, (collectively referred to hereinafter as the Declarations).

BEING the same premises conveyed by deed recorded June 6, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2227, Page 8389 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/110810  
 PIN NO.: 16732102594762U204

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 FREDERICK B HAHN  
 MARGARET HAHN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform

**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 4146 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 , August 30, 2018  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: HERMAN FRANCO LILIA E. FRANCO CONTRACT NO.: 1109506188 FILE NO.: PA-RT-019-066**

**Smithfield Township**, Monroe County, Pennsylvania, being an undivided one-twenty sixth (1/26) cotenancy fee simple interest in Unit No. RT-FL 178 61, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and right to reserve and occupy Intervals of or Split-Intervals in such Unit or any other Two-Week Floating/Flex Time Unit of the same or similar type are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as supplemented, and as further described in the Declaration of Protective Covenants, Conditions, Restrictions and Easements for two-week Floating/Flex Time Units in Ridge Top Village dated June 27, 1989 and duly recorded in the aforesaid Office in Deed Book Volume 1688, at Page 276, (collectively referred to hereinafter as the Declarations).

BEING the same premises conveyed by deed recorded 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 9195 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/110468  
 PIN NO.: 16732102593460U178

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 HERMAN FRANCO  
 LILIA E 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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 27; Aug 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 4146 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: MERLENE MC KELLOR  
CONTRACT NO.: 1109506360  
FILE NO.: PA-RT-019-068**

**Smithfield Township**, Monroe County, Pennsylvania, being an undivided one-twenty six (1/26) cotenancy fee simple interest in Unit No. RT-FL 210 84, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and right to reserve and occupy Intervals or Split-Intervals in such Unit or any other Two-Week Floating/Flex Time Unit of the same or similar type are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as supplemented, and as further described in the Declaration of Protective Covenants, Conditions, Restrictions and Easements for two-week Floating/Flex Time Units in Ridge Top Village dated June 27, 1989 and duly recorded in the aforesaid Office in Deed Book Volume 1688, at Page 276, (collectively referred to hereinafter as the Declarations).

BEING the same premises conveyed by deed recorded October 5, 2001, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2105, Page 9776 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/110814  
PIN NO.: 16732102593855U210**

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

**MERLENE MC KELLOR**

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

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 4146 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: LIFT PUTTERS, LLC  
CONTRACT NO.: 1109507111  
FILE NO.: PA-RT-019-069**

**Smithfield Township**, Monroe County, Pennsylvania, being an undivided one-twenty six (1/26) cotenancy fee simple interest in Unit No. RT-FL 197 65, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and right to reserve and occupy Intervals or Split-Intervals in such Unit or any other Two-Week Floating/Flex Time Unit of the same or similar type are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as supplemented, and as further described in the Declaration of Protective Covenants, Conditions, Restrictions and Easements for two-week Floating/Flex Time Units in Ridge Top Village dated June 27, 1989 and duly recorded in the aforesaid Office in Deed Book Volume 1688, at page 276, (collectively referred to hereinafter as the Declarations).

BEING the same premises conveyed by deed recorded October 4, 2010, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2376, Page 7834 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/110803  
PIN NO.: 16732102596704U197**

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

**LIFT PUTTERS, 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 - July 27; Aug 3, 10

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 4146 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 , August 30, 2018  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: GERRI CLINE  
 CONTRACT NO.: 1109503284  
 FILE NO.: PA-RT-019-062**

**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 4146 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 , August 30, 2018  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: STELLA DIRKS  
 CONTRACT NO.: 1109503979  
 FILE NO.: PA-RT-019-063**

**Smithfield Township**, Monroe County, Pennsylvania, being an undivided one-twenty sixth (1/26) cotenancy fee simple interest in Unit No. RT-FL 178 64, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and right to reserve and occupy Intervals or Split-Intervals in such Unit or any other Two-Week Floating/Flex Time Unit of the same or similar type are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as supplemented, and as further described in the Declaration of Protective Covenants, Conditions, Restrictions and Easement for two-week Floating/Flex Time Units in Ridge Top Village dated June 27, 1989 and duly recorded in the aforesaid Office in Deed Book Volume 1688, at Page 276, (collectively referred to hereinafter as the Declarations).

BEING the same premises conveyed by deed recorded March 24, 2011, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2384, Page 6634 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/110468  
 PIN NO.: 16732102593460U178**

**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

**Smithfield Township**, Monroe County, Pennsylvania, being an undivided one-twenty sixth (1/26) cotenancy fee simple interest in Unit No. RT-FL 176 65, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and right to reserve and occupy intervals or Split-Intervals in such Unit or any other Two-Week Floating/Flex Time Unit of the same or similar type are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as supplemented, and as further described in the Declaration of Protective Covenants, Conditions, Restrictions and Easements for two-week Floating/Flex Time Units in Ridge Top Village dated June 27, 1989 and duly recorded in the aforesaid Office in Deed Book Volume 1688, at Page 276, (collectively referred to hereinafter as the Declarations).

BEING the same premises conveyed by deed recorded September 24, 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 5613 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/110466  
 PIN NO.: 16732102593445U176**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 3640 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 , August 30, 2018  
AT 10:00 A.M.**

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

**AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 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. R 82, 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 United Penn Bank, pursuant to that certain Trust Agreement between United Penn Bank and The Oxford Finance Companies, Inc., by deed dated January 18, 2001 and recorded on January 31, 2001 in Record Book Volume 2090 at Page 6641 granted and conveyed unto Thomas L. Shertzer and Deborah V. Shertzer.**

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

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

**THOMAS L SHERTZER  
DEBORAH V SHERTZER**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 4426 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 , August 30, 2018  
AT 10:00 A.M.**

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

**AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 17 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 136, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING PART OF 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 August 7, 1992 and recorded on August 27, 1992 in Record Book Volume 1845 at Page 1078 granted and conveyed unto Ellis J. Gordon and Priscilla Gordon.**

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

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

**ELLIS J GORDON  
PRISCILLA GORDON**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 1490 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time period(s) 41 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. R 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 River Village Phase III-B Owners Association, by deed dated July 11, 2011 and recorded on July 12, 2011 in Record Book Volume 2388 at Page 9218 granted and conveyed unto Bertha L. Martin, Che Martin and Naquan Martin.**

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

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
BERTHA L. MARTIN  
CHE MARTIN  
NAQUAN 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 - July 27; Aug 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 4408 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 , August 30, 2018  
AT 10:00 A.M.**

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

**DEBRA R WILKERSON  
DORIS D UPSON  
CONTRACT NO.: 1109000885  
FILE NO.: PA-RT-020-038**

**Smithfield Township , Monroe County, Pennsylvania, known as Unit No. RT-FL 178 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 September 26, 2007, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2317, Page 2107 granted and conveyed unto the Judgment Debtors.**

**PARCEL NO.: 16/110468  
PIN NO.: 16732102593460U178**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
SIDNEY C INGRAM  
DEBRA R WILKERSON  
DORIS D UPTON**

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 4408 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, August 30, 2018  
AT 10:00 A.M.**

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

**BETH B COURT  
ANDREW A COURT**

**CONTRACT NO.: 1100004639  
FILE NO.: PA-RT-020-002**

**Smithfield Township, Monroe County, Pennsylvania, known as Unit No. RT-FL 173 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 August 30, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2238, Page 27 granted and conveyed unto the Judgment Debtors.**

**PARCEL NO.: 16/110463**

**PIN NO.: 16732102593215U173**

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

**RAYMOND F. COURT  
BETH B. COURT  
ANDREW A. COURT**

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

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

**A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 9574 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, August 30, 2018  
AT 10:00 A.M.**

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

**EDWARD T PANGANIBAN  
ETHEL T PANGANIBAN**

**CONTRACT NO.: 1108906231  
FILE NO.: PA-RT-007-008**

**Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 22 of Unit No. RT-153, 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 6, 1995, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2008, Page 1114 granted and conveyed unto the Judgment Debtors.**

**PARCEL NO.: 16/110431**

**PIN NO.: 16732101498155U153**

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

**EDWARD T PANGANIBAN  
ETHEL T PANGANIBAN**

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

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

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

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

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 27; Aug 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 169 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 27 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 147, 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 January 20, 1994 and recorded on April 14, 1994 in Record Book Volume 1947 at Page 0551 granted and conveyed unto Meddy Elliott.  
Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 2630 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 2 of Unit No. RT-68 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises which Mellon Bank, N.A., Successor Trustee to United Penn Bank, pursuant to that certain Trust Agreement between United Penn Bank and The Oxford Finance Companies, Inc., said Agreement dated November 14, 1991, by deed dated August 3, 1999 and recorded on January 4, 2000, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2073 at Page 8281 granted and conveyed unto Collis M. Blow and Cassandra H. Blow.

Being part of Parcel No. 16/88067/U68 and Pin No. 16732102696245

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
COLLIS M. BLOW  
CASSANDRA H. BLOW**

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 9574 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 , August 30, 2018  
AT 10:00 A.M.**

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

**OWNERS: SANOH YUNPRAYONG**

**CHULAPORN YUNPRAYONG**

**CONTRACT NO.: 1109008409**

**FILE NO.: PA-RT-007-072**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 8 of Unit No. RT-181, 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 17, 1995, in the Office of the Recorder of Deed, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2019, Page 1740 granted and conveyed unto the Judgment Debtors.**

**PARCEL NO.: 16/110471**

**PIN NO.: 16732102592554U181**

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

**SANOH YUNPRAYONG**

**CHULAPORN YUNPRAYONG**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 9574 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 , August 30, 2018  
AT 10:00 A.M.**

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

**OWNERS: EUGENE WRIGHT**

**THOMASENA WRIGHT**

**CONTRACT NO.: 1109007658**

**FILE NO.: PA-RT-007-059**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 5 of Unit No. RT-167, 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 22, 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 5097 granted and conveyed unto the Judgment Debtors.**

**PARCEL NO.: 16/110457**

**PIN NO.: 16732102591393U167**

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

**EUGENE WRIGHT**

**THOMASENA WRIGHT**

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

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

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

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

**JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office**

**Stroudsburg, PA**

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

**PR - July 27; Aug 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 2223 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 , August 30, 2018  
AT 10:00 A.M.**

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

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Time Period No. 40 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-104 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 PART OF THE SAME premises which The Coral Resorts, by deed dated June 27, 2013 and recorded on October 28, 2013, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2429 at Page 4949 granted and conveyed unto Gary J. Trites

Being part of Parcel No. 16/3/3/3-1-104 and Pin No. 16733101090664B104

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

**GARY J. TRITES**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 4238 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 , August 30, 2018  
AT 10:00 A.M.**

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

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 33 in that certain piece of parcel of land, together with the mesuage (and veranda, if any), situate in the **Township of Smithfield** , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 19B 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 Virginia A. Yencha, surviving spouse of Joseph A. Yencha, deceased, by deed dated June 15, 2011 and recorded on June 22, 2011 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2388, at Page 1269, granted and conveyed unto Premier Management Services, LLC.

Being part of Parcel No. 16/4/1/48-19B and Pin No. 16732102877870B19B

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

**PREMIER MANAGEMENT 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**

**JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 27; Aug 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 3366 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, August 30, 2018  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 27 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 45, 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 13, 1988 and recorded on February 16, 1989 in Record Book Volume 1667 at Page 601 granted and conveyed unto Mary C. McGinn.

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

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

**MARY C. MCGINN**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 9574 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, August 30, 2018  
AT 10:00 A.M.**

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

IAN W GRANT

CONTRACT NO.: 1109208223

FILE NO.: PA-RT-007-057

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 49 of Unit No. RT-167, 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 10, 2001, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2106, Page 1597 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/110457

PIN NO.: 16732102591393U167

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

**DEON H. MCFAYDEN**

**IAN W. GRANT**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 9574 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: JAMES R KOENIG MILDRED C KOENIG CONTRACT NO.: 1108908641 FILE NO.: PA-RT-007-055**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 3 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 July 25, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2233, Page 7053 granted and conveyed unto the Judgment Debtors.**

**PARCEL NO.: 16/110456  
PIN NO.: 16732102591390U166**

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

**JAMES R KOENIG  
MILDRED C KOENIG**

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

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

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

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

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 27; Aug 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 9574 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: ARNOLDO J JARAMILLO MARIA D JARAMILLO CONTRACT NO.: 1109305938 FILE NO.: PA-RT-007-058**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 16 of Unit No. RT-167, 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 dated October 3, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2085, Page 1449 granted and conveyed unto the Judgment Debtors.**

**PARCEL NO.: 16/110457  
PIN NO.: 16732102591393U167**

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

**ARNOLDO J. JARAMILLO  
MARIA D. JARAMILLO**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 9574 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, August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH OWNERS: ERNEST B HOLLOWAY CHRISTINE D HOLLOWAY CONTRACT NO.: 1109008037 FILE NO.: PA-RT-007-062**

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 46 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 18, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2081, Page 5627 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/110458  
PIN NO.: 16732102591395U168**

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

**ERNEST B HOLLOWAY  
CHRISTINE D. HOLLOWAY**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 7666 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, August 30, 2018  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 31 of Unit No. RT-227 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 May 1, 2007 and recorded on May 29, 2007, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2306 at Page 5028 granted and conveyed unto Luis Garcia, Mahail Garcia, Catherine Garcia and Marcos Garcia.

Being part of Parcel No. 16/110831 and Pin No. 16732102590680U227

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

**LUIS GARCIA  
MAHAIL GARCIA  
CATHERINE GARCIA  
MARCOS 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  
JEFFREY A DURNAY, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 27; Aug 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 1524 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 36 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 105, 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 June 3, 1996 and recorded on July 26, 1996 in Record Book Volume 2027 at Page 6029 granted and conveyed unto Pricella Davis.

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

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

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JEFFREY A DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 27; Aug 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 1520 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 18 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 138, 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, by deed dated February 1, 2010 and recorded on March 3, 2010 in Record Book Volume 2367 at Page 4621 granted and conveyed unto Mary Digeso Bowles and John M. Bowles.

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

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
MARY DIGESO BOWLES**

**JOHN M. BOWLES**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 7495 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 , August 30, 2018  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township** , Monroe county, Pennsylvania, known as Interval No. 8 of Unit No. RT-218 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises which Gunter-Hayes & Associates, LLC Successor Trustee, by deed dated April 30, 2010 and recorded on June 22, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2372 at Page 3120 granted and conveyed unto Annie VJ Winchester, Bonita Randall and Renee Y. Smith.

Being part of Parcel No. 16/110822 and Pin No. 16732102591842U218

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

**ANNIE VJ WINCHESTER  
BONITA RANDALL  
RENEE Y 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  
JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 27; Aug 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 3362 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 , August 30, 2018  
AT 10:00 A.M.**

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

**AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 44 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 86, 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 PART OF THE SAME** premises which Stephen J. Sforzo and Mary W. Sforzo, husband and wife, by deed dated December 29, 2000 and recorded on June 8, 2001 in Record Book Volume 2089 at Page 5973 granted and conveyed unto Patricia Ann Seeger. Being part of Parcel No. 16/21/1-9 and Pin No. 16732101467354

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

**PATRICIA ANN SEEGER**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 162 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
TWO UNDIVIDED one fifty-second (1/52) co-tenancy interests being designated as Time Period Nos. 22 and 42 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-80D 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 Jean Cronan, a married woman, by deed dated September 28, 2011 and recorded on October 6, 2011 in Record Book Volume 2392 at Page 3356 granted and conveyed unto Oceanic Property Rental, LLC.

Being part of Parcel No. 16/3/3/3-1-80D and Pin No. 16732102996490B80D

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

**OCEANIC PROPERTY RENTAL, 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 - July 27; Aug 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 1528 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 6 and 51 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 51, 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 Harry E. Richter, by deed dated February 25, 2011 and recorded on May 2, 2011 in Record Book Volume 2386 at Page 1001 granted and conveyed unto Daryoush Kangarani.

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

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

**DARYOUSH KANGARANI**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 3639 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 9 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 38, 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 Marta Wlodarczyk, widow, by deed dated June 4, 2013 and recorded on October 25, 2013 in Record book Volume 2429 at Page 4033 granted and conveyed unto Shonderick Holloway.**

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

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

**SHONDERICK HOLLOWAY**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 4072 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time period(s) 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. R 67, 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 Ronald J. Heatwole and Ann B. Heatwole, his wife, by deed dated October 2, 1995 and recorded on October 11, 1995 in Record Book Volume 2018 at page 9675 granted and conveyed unto Carmencita Gallman.**

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

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

**CARMENCITA GALLMAN**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 7484 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** interest in land situate in **Smithfield Township , Monroe County, Pennsylvania,** known as Interval No. 24 of Unit No. RT-217 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 11, 2010 and recorded on July 8, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2373 at Page 443 granted and conveyed unto Susan Mary Weissmuller and Thomas Abriola.

Being part of Parcel No. 16/110821 and Pin No. 16732102591807U217

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

**SUSAN MARY WEISSMULLER  
THOMAS ABRIOLA**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 6812 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** interest in land situate in **Smithfield Township , Monroe County, Pennsylvania,** known as Interval No. 47 of Unit No. RT-248 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 2, 2005 and recorded on October 4, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2242 at Page 4784 granted and conveyed unto John Velasquez and Luz Estrada. Being part of Parcel No. 16/110855 and Pin No. 16732203408225

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

**JOHN VELASQUEZ  
LUZ ESTRADA**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 6893 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** interest in land situate in **Smithfield Township , Monroe County, Pennsylvania,** known as Interval No. 7 of Unit No. RT-258 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 Verna A. Taylor and John Taylor, her husband and Jill Taylor Scott, their daughter, by deed dated June 3, 2011 and recorded on June 30, 2011, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2388 at Page 4506 granted and conveyed unto United Kingdom Travel, Inc. Being part of Parcel No. 16/110865 and Pin No. 16732203407013

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
UNITED KINGDOM  
TRAVEL, 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 - July 27; Aug 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 4408 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, August 30, 2018  
AT 10:00 A.M.

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

**OWNERS: CAMILLA SCALES  
CONTRACT NO.: 1109405555  
FILE NO.: PA-RT-020-044**

**Smithfield Township**, Monroe County, Pennsylvania, known as Unit No. RT-FL 176 68, 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 26, 2006, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2265, Page 4522 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/110466  
PIN NO.: 16732102593445U176**

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

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

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 4237 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, August 30, 2018  
AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 36 in that certain piece of parcel of land, together with the mesuage (and veranda, if any), situate in the Township of Smithfield, County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 3A 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 Timeshare Free, LLC, by deed dated June 13, 2011 and recorded on June 21, 2011 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2384, at Page 1239, granted and conveyed unto Nixon Family Trust, LLC.

Being part of Parcel No. 16/4/1/48-3A and Pin No. 16732102878733B3A

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

**NIXON FAMILY TRUST, 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 - July 27; Aug 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 6033 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 , August 30, 2018  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 5 of Unit No. RT-232 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 5, 2004 and recorded on January 18, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2213 at Page 6593 granted and conveyed unto Keith Moy and Michelle E. Moy. Being part of Parcel No. 16/110839 and Pin No. 16732101499733

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

**KEITH MOY  
 MICHELLE E. MOY**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 4408 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 , August 30, 2018  
 AT 10:00 A.M.**

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

**OWNERS: HELEN J MORRIS  
 CONTRACT NO.: 1109001628  
 FILE NO.: PA-RT-020-039**

**Smithfield Township**, Monroe County, Pennsylvania, known as Unit No. RT-FL 195 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 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 7472 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/110796  
 PIN NO.: 16732102596775U195**

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

**HELEN J. MORRIS**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 4457 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, August 30, 2018

AT 10:00 A.M.

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 5 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 45B 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 Clyde A.B. Myers and Judith Myers, his wife, by deed dated March 9, 2013 and recorded on May 9, 2013 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2419, at Page 8856, granted and conveyed unto Jerome Matthews.**

**Being part of Parcel No. 16/4/1/48-45B and Pin No. 16732102886214B45B**

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

**JEROME MATTHEWS**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 4440 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, August 30, 2018

AT 10:00 A.M.

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Time Period No. 33 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-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 Elaine Mannino, by deed dated April 17, 2002 and recorded on April 22, 2002 in Record Book Volume 2120 at page 1708 granted and conveyed unto Michael F. Mannino.**

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

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

**MICHAEL F MANNINO**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 6528 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, August 30, 2018

AT 10:00 A.M.

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

**ALL THAT CERTAIN interest in land situate in Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 14 of Unit No. RT-258 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 29, 2011 and recorded on July 13, 2011, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2388 at Page 9778 granted and conveyed unto Judy Kawa and Walter Kawa.**

**Being part of Parcel No. 16/110865 and Pin No. 16732203407013**

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

**JUDY KAWA  
WALTER KAWA**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 4408 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 , August 30, 2018  
AT 10:00 A.M.**

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

**CONTRACT NO.: 1109100016  
FILE NO.: PA-RT-020-041**

**Smithfield Township**, Monroe County, Pennsylvania, known as Unit No. RT-FL 169 63, 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 15, 2002, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2121, Page 9858 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/110459  
PIN NO.: 16732102592247U169**

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

**EILEEN FULLERTON**

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

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 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 4242 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 34 in that certain piece of parcel of land, together with the mesuage (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 41F 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 Harold A. McElroy and Susan D. McElroy, by deed dated March 23, 2011 and recorded on March 25, 2011 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2384, at Page 6930, granted and conveyed unto ETT, LLC.

Being part of Parcel No. 16/41/148-41F and Pin No. 16732102886110B41F

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

**ETT, 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 - July 27; Aug 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 9574 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 , August 30, 2018  
AT 10:00 A.M.**

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

**OWNERS: EPIFANIO CASTILLO JR**

**CONTRACT NO.: 1109008029**

**FILE NO.: PA-RT-007-064**

**Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 44 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 September 14, 2001, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2104, Page 4558 granted and conveyed unto the Judgment Debtors.

**PARCEL NO.: 16/110458**

**PIN NO.: 16732102591395U168**

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

**EPIFANIO CASTILLO, 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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 27; Aug 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 6859 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 , August 30, 2018**

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

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 40 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 Donato Surace and Camille D. Surace, a married couple, by deed dated August 18, 2011 and recorded on September 9, 2011, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2391 at Page 2803 granted and conveyed unto Timeshare Clearance, LLC.

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

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

**TIMESHARE CLEARANCE, 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7221 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 , August 30, 2018**

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

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

**ALL THAT CERTAIN** parcel of land situate in **Polk Township**, Monroe County and State of Pennsylvania, bounded and described according to a Plan of Survey by Richard S. Cowan & Associates, Inc., Consulting Engineers and Surveyors, Bowmanstown, Pennsylvania 18030, dated April 17, 1973, and indicated as Parcel 1 thereon, as follows, to wit:

**BEGINNING** at an iron pipe in the center of a private road 40 feet in width, said iron pipe located approximately 560 feet westwardly from the intersection of the aforementioned private road with Legislative Route 45045 at a point approximately 1.5 miles north of the intersection of Legislative Route 45045 with U.S. Route 209; thence (1) along lands now or formerly of Kingswood Lake, Inc. S 12°13'47" W 371.78 feet to an iron pipe, the northeast corner of Parcel 2 on the abovementioned Plan of Survey; thence (2) along said Parcel 2 N 89°44'20" W (passing through an iron pipe at 180.92 feet) 418.71 feet to an iron pipe on the easterly line of lands now or formerly of Indian Mountain Road and Gun Club; thence (3) along said lands now or formerly of Indian Mountain Road and Gun Club and along the westerly boundary of 15 foot easement intended to be conveyed as access to the forementioned Parcel 2 N 0°21'27" W 224.64 feet to an iron pipe in the center of the aforementioned 40 foot private road; thence (4) along the center line of the said 40 foot private road and along lands now or formerly of Richard Pierce-Ruhland N 74°39'58" E (passing through an iron pipe at 293.38 feet) 517.28 feet to an iron pipe, the point of Beginning. **CONTAINING 3.038 acres.**

**TOGETHER** with the full liberty at all times hereinafter in common with Kingswood Lake, Inc., its successors and assigns, to a 40 foot Right-of-Way for the purpose of ingress, egress and regress from LR 45045 on the East to a point on the West marked by an iron pipe in line of lands of Indian Mountain Rod & Gun Club, the center line of said Right-of-Way being the Southerly property line of lands hereinabove conveyed unto Richard F. Pierce Ruhland, et ux.

**KINGSWOOD LAKE, Inc.**, herein reserves unto itself and its successors and assigns a 20 foot easement along the Northerly boundary line of the lands herein conveyed for the purpose of the aforesaid Right-of-Way and for the installation and maintenance of utilities and drainage facilities.

**UNDER AND SUBJECT** to a fifteen (15) foot right-of-way along the Westerly boundary line along the lands hereinabove conveyed to be used in common by Grantors and Grantee herein and their respective heirs and assigns for the purpose of ingress, egress and regress from the Right-of-Way above mentioned.

Title to said Premises vested in Samuel Montalvo by Deed from Robert L. Eberhart dated September 30, 2005 and recorded on October 7, 2005 in the Monroe County Recorder of Deeds in Book 2243, Page 1846. Being known as: 409 Scenic Drive, Kunkletown, PA 18058 a/k/a RT 537 PO Box 297, Kresgeville, PA 18333

Tax Parcel Number: 13/12/19-4  
Tax Pin Number: 13621800816933

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

**SAMUEL MONTALVO**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6211 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, August 30, 2018  
AT 10:00 A.M.**

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

**ALL THOSE CERTAIN** lots or piece of ground with improvements thereon erected, situate in the **Township of Eldred**, County of Monroe and Commonwealth of Pennsylvania, being bounded and described as follows, to wit:

Beginning at a point in the centerline of Gower Road 33 feet in width, said point being at the Northwesterly most corner of Lot No. 3 on a Minor Subdivision for Donald J. and Lenore J. Storm, North 32 degrees 34 minutes 03 seconds East 83.69 feet to a point; thence along the same North 38 degrees 19 minutes 03 seconds East 144.00 feet to a point; thence along the same on a curve to the left having a radius of 250.00 feet the arc length of 156.27 feet to a point; thence still along the same, on a curve to the left having a radius of 150.00 feet the arc length of 64.10 feet to a point in the centerline of Roth Road, 33 feet in width; thence along the centerline on Roth Road, North 73 degrees 46 minutes 46 seconds East 83.96 feet to a point; thence along the same North 77 degrees 11 minutes 49 seconds East 85.90 feet to a point, thence along the same North 78 degrees 47 minutes 13 seconds East 170.90 feet to a point; thence along the same North 73 degrees 55 minutes 23 seconds East 67.85 feet to a point; thence still along the same North 67 degrees 33 minutes 42 seconds East 29.82 feet to a point; thence South 19 degrees 59 minutes 56 seconds East 510.44 feet to a found maple tree; thence South 50 degrees 22 minutes 45 seconds West 395.15 feet to a point; thence South 11 degrees 22 minutes 24 seconds East 77.38 feet to an iron, the northeasterly most corner of Lot No. 3 on the aforementioned subdivision; thence along Lot No. 3 North 57 degrees 25 minutes 57 seconds West 578.36 feet to the place of beginning. Being all of Lot No. 1 and 2 on the aforementioned Subdivision, containing 8.238 acres of land more or less.

Excepting therefrom Lot Number 1 being know as Parcel Number 6/11719

Being Tax Map Nos. 6/4/1/6  
BEING known and numbered as 322 Gower Road, Kunkletown, PA 18058

Being the same property conveyed to Hugh K. Hunt and Diana I. Hunt who acquired title by virtue of a deed from Donald J. Storm and Lenore J. Storm, recorded March 4, 1994, at Document ID 000083, and recorded in Book 1940, Page 0190, Office of the Re-



Recorder of Deeds, Monroe County, Pennsylvania, except for the portion of the property which was conveyed to Esther L. Vasil who acquired title by virtue of a deed from the Tax Claim Bureau of Monroe County, recorded July 19, 2017, as Instrument No. 201717679, and recorded in Book 2494, Page 7188, Office of the Recorder of Deeds, Monroe County, Pennsylvania.

TAX CODE: 6/4/1/6

PIN NO: 06624700116673

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

**HUGH K HUNT**

**DIANA IRENE HUNT AKA**

**DIANA I. HUNT AKA**

**DIANA HUNT**

**S CRAIG MAGER**

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

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7196 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , August 30, 2018  
AT 10:00 A.M.**

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

Commitment No. IN7096

ALL THAT CERTAIN lot or piece of land situate in the Township of Middle Smithfield , County of Monroe, and Commonwealth of Pennsylvania, as shown on a map entitled "A Minor Subdivision of lands of William A. Rake, Jr. et al." dated May 1, 1987, and recorded in Plot Book 59, page 185 prepared by Frank J. Smith, Jr., Inc., Registered Surveyors, Marshalls Creek, PA., bounded and described as follows, to wit:

BEGINNING at a point in Primrose Lane (Twp. Rd. 540, the former Poplar Bridge Road) being the north-westerly corner of lands of Ellen L. Klinger (Deed Book Vol. 179, Page 482); thence

(1) by lands of Jay E. Huffman and along the center of said road, North 23 degrees 15 minutes 00 seconds West 150.00 feet to a point; thence

(2) by lands of William A. Rake, Jr. et al. (Tract No. 2, Deed Book Vol. 546, Page 163) of which this lot was formerly a part, North 66 degrees 45 minutes 00 sec-

onds East (passing a pipe at 25.00 feet) 100.00 feet to a pipe; thence

(3) by the same North 78 degrees 59 minutes 41 seconds East 485.00 feet to a point; thence

(4) by the same, South 11 degrees 00 minutes 19 seconds East (passing a pipe at 380.00 feet) 500.00 feet to a pipe; thence

(5) by the same, North 85 degrees 51 minutes 10 seconds West 170.25 feet to a pipe; thence;

(6) by the same, South 75 degrees 11 minutes 16 seconds West 221.87 feet to a pipe; thence

(7) by the same and by said lands of ellen L. Klinger North 11 degrees 00 minutes 19 seconds West (passing a pipe at 50.75 feet) 310.00 feet to a pipe; thence

(8) by said lands of Ellen L. Klinger, South 75 degrees 38 minutes 41 seconds West (passing a pipe at 140.44 feet) 165.68 feet to the place of beginning.

CONTAINING 4.812 acres more or less.

The improvements thereon being known as 42 Primrose Lane, East Stroudsburg, Pennsylvania 18301.

BEING THE SAME PREMISES WHICH W. Adolph Rake, widower, William A. Rake, Jr. and Sonya E. Rake, husband and wife, by Deed dated April 8, 1974 and recorded April 8, 1974 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 546, Page 163, granted and conveyed unto W. Adolph Rake, widower, William A. Rake, Jr. and Sonya E. Rake, husband and wife, as joint tenants with the right of survivorship and not as tenants in common.

And the said W. Adolph Rake departed this life on January 4, 1984. Title to the property passed to William A. Rake, Jr. and Sonya E. Rake by operation of law.

Improvements: Residential property

Tax Code No. 09/110279

Pin #09733300061133

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

**WILLIAM A. RAKE, JR**

**SONYA E. RAKE**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
AMANDA RAUER, ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6597 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN 0.62 acre, Tax Code 3/10/19, parcel or piece of ground situated in the Township of Coolbaugh , County of Monroe, Commonwealth of Pennsylvania, bounded and described as follows, to wit:**

**BEGINNING** at an iron pipe at the edge of the public road leading from Tobyhanna to the Sterling Road said pipe being also a corner of lands of the Mountain Ice Company; thence by land of the said Mountain Ice Company South eighty degrees fifty eight minutes East two hundred ninety feet to an iron; thence by land of Harry E. Ashbrook of which this was formerly a part, South twenty two degrees fifteen minutes East thirty five and two-tenths feet to an iron; thence by the same South forty two degrees ten minutes West two hundred thirty six and eight-tenths feet to an iron in the edge of the above mentioned public road; thence along the edge of the said road North twenty nine degrees five minutes West two hundred ninety feet to the place of beginning. Containing 36,741 square feet or 0.843 acres be the same more or less. (Bearings from Magnetic Meridian of 1927, as per survey made by John P. Seem)

Excepting and reserving therefrom from the above described tract

**ALL THAT CERTAIN .222 acre more or less, Tax Code 3/10/19-1, parcel or piece of ground situated in the Township of Coolbaugh , County of Monroe, Commonwealth of Pennsylvania, bounded and described as follows, to wit:**

**BEGINNING** at an iron pipe, the most northerly corner of the herein described tract, said iron pipe corner also being distant thirteen and seven-tenths feet from the center line of a paved highway, L.R. 45037; thence along line of land common to Department of Forest and Waters, South eighty one degrees thirty minutes East one hundred ninety six and sixty five one-hundredths feet to an iron pipe; thence, along the lands of Gladys M. Kruse, of which this trace was a part, South fifty nine degrees two minutes West one hundred fifty four and seventy two one-hundredths feet to a bolt on the East side of the aforementioned L.R. 45037; thence, along the East side of said L.R. 45037, North twenty nine degrees thirty seven minutes West, one hundred twenty five feet to the place of BEGINNING. CONTAINING 0.222 acre, more or less.

**BEING THE SAME PREMISES** which Huseyin Cagatay and Zeynep Cagatay, husband and wife, by deed dated 5/7/2008 and recorded 5/19/2008 in Book 2333 Page 7811 conveyed to Luisa Rivera and Nancy Rivera.

Pin #: 03634800444165  
Tax Code #: 03/10/19

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
LUISA RIVERA  
NANCY RIVERA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
\*All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5766 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 , August 30, 2018  
AT 10:00 A.M.**

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

**BEGINNING** at a point in the public road leading from Mountainhome to Spruce Cabin a corner of lands of Alonzo H. Price, et al., thence by lands of Alonzo H. Price (Bearings from Magnetic Meridian of 1947) South forty-seven degrees forty-five minutes East (at 14.2 feet passing a pipe) two hundred seventy-seven feet to a pipe; thence by the same South thirty-two degrees thirty-seven minutes West two hundred seventy feet to a pipe on the southerly side of a private road; thence by the same and along the southerly side of said private road North sixty degrees nineteen minutes West one hundred thirty three feet to a pipe; thence by the same South eighty-six degrees forty-one minutes West sixty-one feet to a pipe; thence by the same South eighty-three degrees forty-one minutes West three hundred thirteen feet to a point in the public road leading from Mountainhome to Spruce Cabin; thence in said public road by other lands of Joseph W. Swaine North forty-seven degrees fifty-nine minutes East one hundred three and five one-hundredths feet to a point; thence leaving said road and by other lands of Joseph W. Swaine, of which this tract was formerly a part, South twenty-two degrees forty-four minutes East forty-eight and eight tenths feet to a pipe on the northerly side of the said private road; thence by the same and along the northerly side of said private road North eighty-three degrees forty-one minutes East one hundred eighty and eighty-nine one-hundredths feet to a pipe; thence by the same and leaving said private road North twenty-two degrees, forty-four minutes West one hundred sixty and one tenth feet to a point in said public road leading from Mountainhome to Canadensis; thence in said public road and by other lands of Joseph W. Swaine and by lands of Quintus M. Case

North forty-seven degrees fifty-nine minutes East two hundred eighty-nine and ninety-six one-hundredths feet to the place of beginning.

TITLE TO SAID PREMISES VESTED IN Pamela C. Konis, her daughter, a married individual, by Deed from Araminta Winifred Fisher Cahn, widow, dated 02/05/2008, recorded 02/12/2008, in Book 2327, Page 31.

TAX CODE: 01/13/13

TAX PIN: 01638703435592

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

**ARAMINTA FISHER WINIFRED CAHN A/K/A ARAMINTA WINIFRED FISHER CAHN**

**PAMELA C. KONIS**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4334 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 , August 30, 2018**

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

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

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

BEGINNING at an iron pin on the southwesterly line of Fawn View Road, being a common corner of Lot No. 18 and Lot No. 19 as shown on a plan titled "Final Plan, Frantz Estates South, Section 1", dated July 7, 1989 and recorded August 27, 1989 in Plot Book Volume 61, page 400; thence along said southwesterly line of Fawn View Road on a curve to the left having a radius of 250.00 feet for an arc length of 127.79 feet (chord bearing and distance being South 41 degrees 47 minutes 55 seconds East 126.40 feet) to an iron pin; thence by Lot No. 20 South 33 degrees 33 minutes 29 seconds West 491.23 feet to an iron pin in line of lands of Theodore Bush; thence by said lands of Theodore Bush South 82 degrees 42 minutes 07 seconds West 80.00 feet to an iron pin in line of lands of Warren Merwine; thence by lands of Warren Merwine North 06 degrees 23 minutes 04 seconds West

358.74 feet to an iron pin; thence by the aforementioned Lot No. 18 North 62 degrees 50 minutes 42 seconds East 344.51 feet to the place of BEGINNING. Containing 2.347 acres of land. Being Lot No. 19 as shown on the above described plan.

Title to said Premises vested in Christine Tangen by Deed from Eleanore E. Hehn dated December 22, 2006 and recorded on January 5, 2007 in the Monroe County Recorder of Deeds in Book 2292, Page 8935 as Instrument No. 200700759.

Being known as: 832 Fawn View Rd a/k/a 19 Fawn View Rd, Brodheads ville, PA 18322

Tax Parcel Number: 02/87267

Tax Pin Number: 02624700799128

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

**DAWN TANGEN AKA DAWN M. LYNCH, KNOWN HEIR OF CHRISTINE D. MARVIN AKA CHRISTINE TANGEN AKA CHRISTINE D. TANGEN, DECEASED**

**TRACIE ADAMO AKA TRACIE L. MCDUGALL AKA TRACIE L. TANGEN, KNOWN HEIR OF CHRISTINE D. MARVIN AKA CHRISTINE TANGEN AKA CHRISTINE D. TANGEN, DECEASED UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER CHRISTINE D. MARVIN AKA CHRISTINE TANGEN AKA CHRISTINE D. TANGEN, 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  
ROGER FAY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3179 CIVIL 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 , August 30, 2018**

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

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

**ALL THAT CERTAIN** lot or piece of land and message situate in the Township of Tunkhannock , County of Monroe and State of Pennsylvania, bounded and described with bearings from Magnetic Meridian of 1938, as follows, to wit:

BEGINNING at a stake in the edge of a private road, said stake being also a corner of lot recently conveyed to William Eggart, thence by lot of the said William Eggart South sixty-two degrees twenty-six minutes East one hundred fifty-six feet to a stake in the said private road; thence by lands of the Grantors, of which this was formerly a part North fifteen degrees fifty-three minutes East one hundred fifty-six feet to a stake; thence by the same North sixty-two degrees twenty-six minutes West one hundred fifty-six feet to a stake; thence still by the same South fifteen degrees fifty-three minutes West one hundred fifty-six feet is the place of beginning.

UNDER AND SUBJECT to the covenants and restrictions recorded in previous deeds.

Also Known As Heller Lane & Deep Lake Road P.O. Box, a/k/a 105 Johns Lane, Long Pond, PA 18334

TAX ID: 20/5/1/19  
PIN: 20633302763347

BEING the same premises which Dennis H. Gallagher and Patricia E. Gallagher, husband and wife, by Deed dated May 3, 2001 and recorded in the Office of Recorder of Deeds of Monroe County on May 9, 2001 at Book 2096, Page 503 granted and conveyed unto Dennis H. Gallagher and Patricia E. Gallagher, husband and wife. Dennis J. Gallagher has since departed this life in March of 2003.

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

**STEPHEN R. RODRIGUEZ, AS KNOWN HEIR TO THE ESTATE OF PATRICIA E. GALLAGHER  
DAVID C. GALLAGHER, AS KNOWN HEIR TO THE ESTATE OF PATRICIA E. GALLAGHER  
BRANDY BAKER, AS KNOWN HEIR TO THE ESTATE OF PATRICIA E. GALLAGHER  
ALI GALLAGHER, AS KNOWN HEIR TO THE ESTATE OF PATRICIA E. GALLAGHER  
THE UNKNOWN HEIRS, EXECUTORS AND DEVICES OF THE ESTATE OF PATRICIA E. GALLAGHER**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JESSICA MANIS, ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6994 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, August 30, 2018

AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH BEGINNING** at an iron on the northerly line of Middle Road, T-385, said iron being the most southerly corner of Lot 211 as shown on map entitled, "Major Sub-division, Section 1, The Fox Run at Cherry Creek," dated 18th April 1988 and revised 30th June 1988; thence along the northerly line of Middle Road, S 86°35'25" W 200.00 feet to an iron, a corner of remaining lands of John Stasa as shown on said map; thence along said remaining lands of John Stasa, N 23°24'35" W 400.00 feet to an iron; thence along the same, N 66°35'25" E 200.00 feet to an iron, the most westerly corner of Lot 211 as shown on said map; thence along Lot 211, S 23°24'35" E 400.00 feet to the PLACE OF BEGINNING. Containing 80,000.00 square feet, more or less.

Being Lot No. 212 as shown on said map. Being part of the same premises which John Stasa, et al by their certainty dated January 25, 1996 and being recorded at Stroudsburg, Pennsylvania, in the Office for the Recording of Deeds, in and for the County of Monroe, in Book Volume 2021, page 8839, granted and conveyed unto Karol Schwarby, one of the grantors hereof, in fee.

Within conveyance between husband and wife. UNDER AND SUBJECT to "Declaration of Covenants and Restrictions Pertaining to Lane Known as 'Fox Run at Cherry Creek Development,'" as recorded in the Office of the Recorder of Monroe County, in Record Book Volume 1767, page 1563.

Parcel #17/117455  
PIN: 17720901383496

Being Known As: 1697 Middle Road a/k/a 212 Fox Run Road, Stroudsburg, Pennsylvania 18360  
Title to said premises is vested in Karol K. El Schwarby a/k/a Karol Schwarby and Soliman Schwarby, husband and wife, by deed from Karol Schwarby and Soliman Schwarby, husband and wife, dated February 14, 2010 and recorded February 17, 2010 in Deed Book 2366, Page 7726.

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

**KAROL K. EL SCHWARBY  
A/K/A KAROL SCHWARBY  
SOLIMAN SCHWARBY**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
LAUREN M MOYER, ESQUIRE

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

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

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

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 3613 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 , August 30, 2018  
AT 10:00 A.M.**

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

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

**BEGINNING** at a pipe at the intersection of the Northerly side of Avenue A with the Easterly side of King Street; thence along the Easterly side of King Street, North three degrees forty two minutes West ninety eight and sixteen hundredths feet to a pipe; thence by lands of Jennie Cramer, of which this lot was formerly part, North seventy four degrees East one hundred sixty one and twenty eight hundredths feet to a pipe; thence by lands of Robert E. Heller, South eighteen degrees twenty minutes East ninety six feet to a pipe; thence along the Northerly side of Avenue A, South seventy four degrees West one hundred eighty two and twenty two hundredths feet to the place of beginning.

**TITLE TO SAID PREMISES VESTED** in Paul A. Rosato, single and Stephen Marshack and Carolyn Marshack, husband and wife as tenants by the entireties; as Joint Tenants with the right of survivorship between the married couple and Paul A. Rosato, by Deed from Joseph Burbella and Donna Burbella, husband and wife, dated 03/13/2006, recorded 07/07/2006, in Book 2273, Page 5365.

Paul A. Rosato was a co-record owner of the mortgaged premises as a joint tenant with the right of survivorship. By virtue of Paul A. Rosato's death on or about 10/31/2016, his ownership interest was automatically vested in the surviving joint tenant(s). Carolyn Marshack was a co-record owner of the mortgaged premises as a joint tenant with the right of survivorship. By virtue of Carolyn Marshack's death on or about 06/10/2009, her ownership interest was automatically vested in the surviving joint tenant(s).

**TAX CODE: 17/5/4/39  
TAX PIN: 17730114428591**

Property Address: 900 King Street, a/k/a 900 Conwell Street, Stroudsburg, PA 18360-2666

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

**STEPHEN MARSHACK**

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7262 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 , August 30, 2018  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN lot or piece of land situate in the Township of Tobyhanna , County of Monroe and State of Pennsylvania, bounded and described as follows:**

**BEING** shown and designated as Lot 320, Section C, being situate in the Township of Tobyhanna, Monroe County, Pennsylvania, and encompassed and included within one of the following plats: a subdivision drawn by L.A. Achterman, Jr., P.E. of East Stroudsburg, Pennsylvania, known and described as "Section C, Stillwater Lake Estates, Inc. dated July 2, 1960", and approved by the Supervisors of the Township of Coolbaugh on July 31, 1961 and the Supervisors of the Township of Tobyhanna on July 31, 1961, and duly filed and recorded in the Office for the Recording of Plats, in and for the County of Monroe on the 16th day of August, 1961, which said Plat is recorded in Plat Book 8, on page 159, and a subdivision plat drawn by L.A. Achterman, Jr., P.E. of East Stroudsburg, Pennsylvania known as Section F of Stillwater Lake Estates Sundance Stillwater Corp., dated April 16, 1968, and approved by the Supervisors of the Township of Coolbaugh on June 3, 1968 and approved by the Monroe County Planning and Zoning Commission on May 8, 1968 and duly filed and recorded in the Office for the Recording of Plats, in and for the County of Monroe on the 6th day of June, 1968, in Plat Book 11, Page 131.

**TITLE TO SAID PREMISES VESTED** in Zbigniew Halicki and Bozena J. Halicki, husband and wife, by Deed from Pedro A. Echeandia, unmarried and Zinnia E. Echeandia, unmarried, dated 07/29/2007, recorded 08/01/2007, in Book 2312, Page 4209.

Property address: 320 Deer Run Road, a/k/a 320 Deer Run Road a/k/a 1154 Colt Lane, Pocono Summit, PA 18346

**TAX CODE: 19/4C/1/73  
TAX PIN: 19634504844052**

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

**ZBIGNIEW HALICKI  
BOZENA HALICKA A/K/A  
BOZENA J. HALICKA**

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

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

from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8563 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 , August 30, 2018  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, tract or piece of land situate in the Township of Chestnuthill , County of Monroe and State of Pennsylvania, being Lot No. 3, on a map entitled The Birches and recorded in Plot Book Volume 31, page 125, and being described as follows, to wit:

**BEGINNING** at an iron on the westerly side of McMichaels Court, thence along Lot No. 2, The Birches, N 85°22'52" W (Magnetic Meridian 1976) for 286.52 feet to an iron, thence along lands of Raymond Sasse, N 11°27'30" W for 147.63 feet to an iron, thence along Lot No. 4, The Birches, N 78°32'30" E for 291.00 feet to an iron, thence along the westerly side of McMichaels Court the following three courses and distances: (1.) S 11°27'30: E for 110.00 feet to an iron (2.) on a curve to the right having a radius of 291.00 feet and an arc length of 34.74 feet to an iron, (3.) S 4°37'08" E for 37.37 feet to the place of **BEGINNING**. **CONTAINING** 1.099 acres more or less.

**TAX PARCEL NO. 02/6A/1/4  
 PIN #02634002697848**

**BEING** the same premises which Frank J. Montgomery and Marcia J. Montgomery, his wife, by their deed dated May 25, 1984 and recorded May 25, 1984 in the office of the Monroe County Recorder of Deeds in Deed Book Volume 1359, Page \*212 granted and conveyed to Edward Rusc and Teresa E. Rusc, his wife.

Under and Subject to Declaration of Protective Covenants, Restrictions, Exceptions, Reservations and Conditions dated the 6th day of June, 1977 and recorded on the 6th day of June, 1977, in Deed Book Volume 793, Page 98.

Judgment was recovered in the Court of Common Pleas of Monroe County, Civil Action, as of No. 8563 CV 2017, seized and taken in execution as the property of Edward Rusc and Teresa E. Rusc at the suit of Stage Farm Bank, F.S.B.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 EDWARD RUSC  
 TERESA E. RUSC**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4474 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 , August 30, 2018  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot or parcel of land situated in the Township of Middle Smithfield , County of Monroe and Commonwealth of Pennsylvania being lot No 128 as shown on a plan entitled, "Revised Final Major Subdivision Plan, the Estates of Great Bear, Phase XI" dated August 9, 2005 last revised August 9, 2005 in Plot Book 77, Page 205, more particularly described as follows:

**BEGINNING** at a common corner of Lots No. 127 and 128 on the southeasterly side of a cul-de-sac bulb, Tall Timber Circle (50' R.O.W.); thence (1) along the cul-de-sac bulb, passing along an arc of a circle curving to the left having a radius of 60.00 feet, an arc distance of 52.71 feet to a corner; thence (2) North 68 degrees 52 minutes 47 seconds East, a distance of 118.85 feet to a corner; thence (3) South 85 degrees 33 minutes 56 seconds East, a distance of 145.53 feet to a corner; thence (4) South 24 degrees 18 minutes 15 seconds East, a distance of 200.79 feet to a corner; thence (5) South 65 degrees 41 minutes 45 seconds West, a distance of 183.00 feet to a corner of Lot No. 127; thence (6) along Lot No. 127, North 24 degrees 18 minutes 15 seconds West, a distance of 114.12 feet to a corner; thence (7) continuing along Lot No. 127, North 60 degrees 47 minutes 08 seconds West, a distance of 147.17 feet to the first mentioned point and place of beginning.

**CONTAINING** 53,426 square feet of land.  
**BEING** Parcel No. 09-98122

**BEING** the same premises in which Nicholas S. Rotonda and Rosemarie Rotonda, husband and wife, by deed dated 11/13/2012 and recorded 11/14/2012 in Deed Book 2411, Page 812, in the Monroe County Recorder of Deeds Office, granted and conveyed unto Nathan C. Johnson and Irisha Johnson, husband and wife.

**PIN #:** 09733300852268  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**NATHAN C JOHNSON**  
**IRISHA 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  
**SAMANTHA GABLE, ESQUIRE**

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7050 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 , August 30, 2018**  
**AT 10:00 A.M.**

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

**ALL THAT CERTAIN** tract or parcel of land located in **Stroud Township** , Monroe County, Pennsylvania, and known as Lot Number 39, located on Reunion Ridge as shown on the Final Plans Phase 1, Blue Mountain Lake, a Planned Unit Development, approved by the Stroud Township Board of Supervisors on March 17, 1993, and filed of record in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, on May 11, 1993, in Plot Book 65, Page 80, 81, 82.

**UNDER AND SUBJECT to:**

1. The reservations and covenants contained in the chain of title.
2. The provisions of that certain Declaration of Rights, Easements, Covenants, Conditions, Affirmative Obligations and Restrictions, Applicable to Blue Mountain Lake dated May 11, 1993, and recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1890, Page 1286.
3. The provisions of that certain Cluster II (Estate Lot) Declaration of Rights, Easements, Covenants, Conditions, Affirmative Obligations and Restrictions applicable to Blue Mountain Lake dated May 13, 1993, and recorded in Deed Book Volume 1890, Page 1369.
4. The provisions of the Notes and Restrictions contained on the Final Plans, Phase 1, Blue Mountain Lake, A Planned Unit Development, file as aforesaid.
5. Utility easements of record or visible and appearing on the ground.

Title to said Premises vested in Otilio Gonzalez by Deed from Robert O. Downes and Kimberly Downes dated March 25, 2003 and recorded on March 26, 2003 in the Monroe County Recorder of Deeds in

Book 2148, Page 4504 as Instrument No. 200313673. Being known as: 39 Reunion Ridge a/k/a 120 Reunion Ridge, East Stroudsburg, PA 18301

Tax Parcel Number: 17/112375

Tax Pin Number: 17730304525404

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

**OTILIO GONZALEZ**

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

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8011 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , August 30, 2018**  
**AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot or parcel of land situated in the **Township of Middle Smithfield** , County of Monroe and Commonwealth of Pennsylvania being Lot No. 20 as shown on a plan entitled, 'Final Major Subdivision Plan, The Estates at Great Bear, Phase VIII' dated May 27, 2003 last revised August 8, 2003, prepared by Frank J. Smith, Jr., Inc. Marshalls Creek, Pa., and recorded in the Office of the Recorder of Deeds of Monroe County on July 28, 2004 in Plot Book 76, Page 106 and 107, more particularly described as follows:

Beginning at a common corner of Lots No. 19 and No. 20 on the southerly side of Rising Meadow Way (50 feet R.O.W.); thence

1. Along the southerly side, North 70 degrees 21 minutes 53 seconds East, a distance of 200.00 feet to a corner of Lot No. 21; thence
  2. Along Lot No. 21, South 19 degrees 38 minutes 07 seconds East, a distance of 250.00 feet to a corner; thence
  3. South 76 degrees 04 minutes 32 seconds West, a distance of 201.00 feet to a corner of Lot No. 19; thence
  4. Along Lot No. 19, North 19 degrees 38 minutes 07 seconds West, a distance of 230.00 feet to the first mentioned point and place of beginning.
- Containing 1.102 acres of land.

Subject to Drainage and Slope Easements established 20 feet parallel with and adjacent to all street right of ways or as shown on said referenced Final Major Subdivision Plan.

Subject to all encumbrances and restrictions of record. As may be amended from time to time.

**TITLE TO SAID PREMISES VESTED IN** Martin Bossman, by Deed from Toll PA III, L.P., dated 10/31/2006, recorded 11/03/2006, in Book 2286, Page 5945.

TAX CODE: 9/97567

TAX PIN: 09734300039500

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

**MARTIN BOSSMAN**

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

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

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

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5655 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 , August 30, 2018**

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

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

**ALL THAT CERTAIN** tract, piece or lot of land situate in the **Township of Chestnuthill** , County of Monroe and Commonwealth of Pennsylvania, being Lot No. 223, Birch Brier Estates, Section Six, recorded in Plot Book Volume 39, page 147, being described as follows, to wit:

**BEGINNING** at an iron on the easterly side of Poplar Creek Lane, being also a corner of Lot No. 227, Birch Brier Estates, Section Six, thence along Lot No. 227 South 82 degrees 04 minutes 30 seconds East (Magnetic Meridian) for 107.07 feet to an iron, being also a corner of Lot No. 227 and Lot No. 222, Birch Brier Estates, Section Six thence along Lot No. 222 South 19 degrees 39 minutes 00 seconds East for 290.50 feet to an iron, being also a corner of Lot No. 222 and the northerly side of Aldean Drive, thence along the northerly side of Aldean Drive for the following three courses and distances (1) South 70 degrees 21 minutes 00 seconds West for 93.00 feet to an iron; (2) on a curve to the right having a radius of 275.00 feet an arc length of 68.54 feet to an iron, (3) South 84 de-

grees 37 minutes 45 seconds West for 40.64 feet to an iron, thence along an easement arc on a curve to the right having a radius of 40.00 feet an arc length of 62.83 feet to an iron on the easterly side of Poplar Creek Lane, thence along the easterly side of Poplar Creek Lane for the following two courses and distances (1) on a curve to the right having a radius of 275.00 feet an arc length of 63.82 feet to an iron; (2) North 07 degrees 55 minutes 30 seconds East for 240.79 feet to the place of **BEGINNING**.

**TITLE TO SAID PREMISES VESTED IN** Robert M. Johnston, by Deed from Dean E. Emeigh and Cynthia A. Emeigh, h/w, dated 01/23/2004, recorded 02/02/2004, in Book 2180, Page 8688.

TAX CODE: 02/14H/1/23

TAX PIN: 02633001369352

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

**ROBERT M. JOHNSTON**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3332 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 , August 30, 2018**

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

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

**ALL THAT CERTAIN** lot or piece of land situation the **Township of Stroud** County of Monroe and State of Pennsylvania, being commonly known as Lot 43, Woodwind Estates, as set forth on Plot Book Vol. 61, Page 43 and bounded and described as follows:

**Beginning** at an iron pin o the northeasterly right of way of Meadow Run Court, said in common with Lot 42, thence, along a line in common with Lot 42, North 54 degrees 49 minutes 40 seconds East a distance of 175.00 feet to an iron pin in common with Remaining Lands of Woodwind Estates, South 35 degrees and 10 minutes 20 seconds East a distance of 80.00 feet to an iron pin in common with Lot 44; thence, along a line in common with Lot 44, South 54 degrees 49 minutes 40 seconds West a distance of 175.00 feet to an iron pin northeasterly right of way of Woodwind Court; thence, along the northeasterly right of way of



Woodwind Court, North 35 degrees 10 minutes 20 seconds West a distance of 80.00 feet to the point of the beginning. Containing 14,000 square feet, more or less.

Being more particularly set forth on Sincavage Associates, Inc., drawing number P-5296-1 "Woodwind Estates-Final Subdivision Plan" recorded in Monroe County Courthouse, Plat Book 73, Page 86 on June 1, 2001.

Title to said premises vested in LaVelle Bert and Virginia Baltimore, husband and wife by Deed from Classic Quality Homes, A Corporation dated July 7, 2014 and recorded on July 15, 2014 in the Monroe County Recorder of Deeds in Book 2440, Page 6501 as Instrument No. 201416225.

Being known as: 3206 Goldenrod Road, Stroudsburg, PA 18360

Tax Parcel Number: 17/91803

Tax Pin Number: 17639102862530

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

**LAVELLE BERNARD BERT**

**VIRGINIA CELESTE BERT**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8736 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, August 30, 2018**

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

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

**ALL THOSE CERTAIN** lots, parcels or pieces of land, situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being Lots Nos. 401 and 402, of Subdivision of Lands of Miles Weaver, now known as Sterling Estates, as recorded in Plot Book 10, Page 83, in the Office for the Recording of Deeds, in ad for the County of Monroe, at Stroudsburg, Pennsylvania.

**ALL THAT CERTAIN** lot, parcel or piece of land, situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being previously known as Lots Nos. 401 and 402, now known as Lot No. 401, by way of Joiner Plan in Plot

Book 75, Page 127, recorded on August 7, 2003 in the Office for the Recording of Deeds, in and for the County of Monroe, at Stroudsburg, Pennsylvania.

**NOTICE** - This document does not sell, convey, transfer, include or insure the title to the coal and right of support underneath the surface land described or referred to herein, and the owner or owners of such coal may have the complete legal right to remove all of such coal and in that connection damage may result to the surface of the land and any house, building or structure on or in such land. The inclusion of this notice does not enlarge, restrict or modify any legal rights or estates otherwise created, transferred, excepted or reserved by the instrument. (This notice is set forth in the manner provided in Section 1 of the Act of July 17, 1957 P.L., 984 as amended, and is not intended as notice of unrecorded instruments, if any).

**TITLE TO SAID PREMISES VESTED IN** Antoine Goode, by Deed from James R. Reherman, dated 05/07/2015, recorded 05/22/2015, in Book 2454, Page 708.

**TAX CODE:** 03/4a/3/68

**TAX PIN:** 03635604943931

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

**ANTOINE GOODE**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1683 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, August 30, 2018**

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

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

**ALL THAT CERTAIN** piece, parcel or tract of land situate in the Township of Tobyhanna, County of Monroe, and Commonwealth of Pennsylvania, BEING Lot No. 810, on the map or plan bearing title or legend, "Section E-V Locust Lake Village, Tobyhanna Township, Monroe Co., Pa., 27 March 1968 L.A. Achterman, Jr., P.E. East Stroudsburg, Pa.", bounded and described as follows, to wit:

**BEGINNING** at a point in the northwesterly line of Fox

Trail and at the southernmost corner of Lot No. 809; thence southwesterly along the northwesterly line of Fox Trail by a curve to the right having a radius of 400 feet for an arc distance of 170.03 feet to a point; thence North 09 degrees, 08 minutes, 40 seconds West along a line radial to said curve for a distance of 160 feet to a point; thence North 68 degrees, 40 minutes, 40 seconds East for a distance of 101.75 feet to a point; thence South 33 degrees, 30 minutes, East along the southwesterly line of Lot No. 809 (a line radial to said curve) for a distance of 160 feet to a point, the place of BEGINNING.

BEING THE SAME PREMISES WHICH John Phillip and Denise A. Phillip, husband and wife, by Deed dated May 13, 2011 and recorded May 16, 2011 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2386, Page 6586, granted and conveyed unto Amarsingh M. Ghorpade. Improvements: Residential property

Parcel Number 19/11D/1/57  
Pin Number 19630604737534  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**DEEPA MANWANI, AS CO-ADMINISTRATOR OF THE ESTATE OF AMARSINGH M. GHORPADE, DECEASED**  
**MAYA GHORPADE, AS CO-ADMINISTRATOR OF THE ESTATE OF AMARSINGH M. GHORPADE, 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 MCDONNELL, ESQUIRE**

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8939 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 , August 30, 2018**

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

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

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

Being Lot 734, Section D, Indian Mountain lake, as shown on Plotting of Indian Mountain Lake Development Corp., made by Leo A. Achterman, Jr., dated

February 1, 1964, and being more particularly described as follows:

**BEGINNING** at an iron pipe, the intersection of the easterly line of Knob Court with the northerly line of Lakeview Drive, as shown on map entitled "Section D, Indian Mountain Lake, 1 February 1964"; thence along the easterly line of Knob Court as shown on said map, North 17 degrees 39 minutes 20 seconds West 147.00 feet to a point of curvature; thence by the same, on a curve to the right having a radius of 40.00 feet an arc length of 28.91 feet to a point of reverse curvature; thence by the same on a curve to the left having a radius of 40.00 feet an arc length of 37.81 feet to an iron pipe; thence along Lot No. 733 as shown on said map, (a radial line to the aforesaid curve) North 59 degrees 35 minutes 20 seconds East 83.04 feet to an iron pipe; thence along Lot No. 735 as shown on said map, South 17 degrees 39 minutes 20 seconds East 227.16 feet to an iron pipe; thence along the northerly line of Lakeview Drive as shown on said map, South 72 degrees 20 minutes 40 seconds West 100.00 feet to the place of Beginning.

**TITLE TO SAID PREMISES VESTED IN Arthur Legree, by Deed from Robert J. Falcone and Angele M. Falcone, dated 07/19/2002, recorded 07/24/2002, in Book 2127, page 3264, Instrument No. 200229361.**

**TAX CODE: 20/8A/1/60**

**TAX PIN: 20631120815393**

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

**ARTHUR LEGREE**

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

**ELIZABETH M BENNETT, ESQUIRE**

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8405 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 , August 30, 2018**

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

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

**ALL THAT CERTAIN message and lot or piece of land situate in the Village of Tobyhanna, Township of Coolbaugh , County of Monroe and State of Pennsylvania, bounded and described as follows:**

**BEGINNING** at a point on the northwesterly side of

Church Street, a corner of lands of Seymour Gutter; thence along the said northwesterly side of Church Street, South 37 degrees 30 minutes West 123.43 feet to a point in Pa. State Highway Legislative Route No. 45089; thence in and along said highway North 48 degrees 5 minutes 50 seconds West 155.08 feet to an old iron bolt; thence by lands of Pocono Mountains Columbus Home Association, North 39 degrees 26 minutes '0 seconds East 136.6 feet to a pipe; thence by the same, South 51 degrees 34 minutes 10 seconds East 18.18 feet to a point in a Pine Tree in line of the aforesaid lands of Seymour Gutter from which an old iron bolt is distant 201.23 feet on a course of North 37 degrees 24 minutes East; thence by said lands of Seymour Gutter, South 37 degrees 24 minutes West 23.27 feet to a pipe; thence by the same, South 51 degrees 55 minutes 10 seconds East at 131.72 feet passing over a pipe 131.8 feet to the place of BEGINNING.

BEING THE SAME PREMISES which Federal Home Loans Mortgage Corporation, by deed dated 11/9/2000 and recorded 11/17/2000 in Book 2087 Page 3348 conveyed to William G. Francis and Cheryl D. Byrne, as joint tenants with the right of survivorship and not as tenants in common.

Pin #: 03634701174145

Tax Code #: 03/11/1/85

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

**CHERYL D BYRNE  
WILLIAM G FRANCIS  
MORTGAGOR(S) AND  
RECORD OWNER(S)**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

MATTHEW K FISSEL, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4144 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 , August 30, 2018**

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

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

**ALL THAT CERTAIN lot/lots situate party in the Township of Tobyhanna , County of Monroe and Commonwealth of Pennsylvania, bounded and de-**

scribed as follows, to wit:

BEING Lot 427 on a plan titled "Map of Subdivision of Lands of Isaac Miller" recorded in Plot Book Volume 10, Page 92, being more fully described as follows, to wit:

BEGINNING at an iron on the easterly line of an unnamed road 40 feet in width, the most easterly corner of Lot No. 401 as shown on map entitled "Map of Subdivision of lands of Isaac B. Miller, 1961"; thence along Lot No. 401 South 57 Degrees 44'10" East 100.00 feet to a point, the most northerly corner of Lot No. 426 as shown on said map; thence along Lot No. 426, South 32 Degrees 15'50" West 200.00 feet to an iron on the northerly line of a second unnamed road, 40 feet in width; thence along the northerly line of said second unnamed road, North 57 degrees 44'10" West 100.00 feet to an iron, the intersection of the northerly line of said second unnamed road and the easterly line of said first unnamed road; thence along the easterly line said first unnamed road, North 32 degrees 15'50" East 200.00 feet to the place of BEGINNING.

Title to said Premises vested in Yvonne Salaam by Deed from Simbel Salaam and Yvonne Salaam dated September 30, 2013 and recorded on November 15, 2013 in the Monroe County Recorder of Deeds in Book 2430, Page 4123 as Instrument No. 201331442. Being known as: 107 Deats Road, Scotrun, PA 18355 Tax Parcel Number: 19/2/2/17

Tax Pin Number: 19635403021975

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

**YVONNE SALAAM**

**SIMBEL SALAAM**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3027 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 , August 30, 2018**

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

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

**ALL THAT CERTAIN lot, tract or piece of land situate**

in the Township of Chestnuthill, County of Monroe and State of Pennsylvania, being Lot No. 27, on a map entitled The Birches and recorded in Plot Book Volume 31, Page 125, and being described as follows to wit:

BEGINNING at an iron on the northerly side of Thunderbird Terrace, thence along Lot No. 26, The Birches, 11°46'13" E (Magnetic Meridian of 1976) for 367.04 feet to an iron, thence along lands of Pohoqualine Fish Associations, S 81°30'46" E for 150.25 feet to an iron, thence along Lot No. 28, The Birches, S 11°46'13" W for 375.64 feet to an iron, thence along the northerly side of Thunderbird Terrace, N 78°13'47" W for 150.00 feet to the place of Beginning. CONTAINING 1.279 acres, more or less.

UNDER AND SUBJECT to Declaration of Protective Covenants, Restrictions, Exceptions, Reservations and Conditions dated the 6th day of June, 1977, and recorded on the 6th day of June, 1977 in Deed Book Volume 793, Page 98.

BEING THE SAME PREMISES which David T. Angell and Trisha W. Angell, his wife, by deed dated 8/25/2006 and recorded 8/29/2006 in Book 2278 Page 9986 conveyed to Robert L. Smith, Jr. and Michelle M. Smith, his wife.  
Pin #: 02634104722343  
Tax Code #: 02/6A/1/29

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

**ROBERT L. SMITH, JR A/K/A  
ROBERT LEROY SMITH, JR.  
A/K/A ROBERT SMITH  
A/K/A ROBERT SMITH, JR.  
MICHELLE MARIE SMITH  
A/K/A MICHELLE M. 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

**MATTHEW K FISSEL, ESQUIRE**

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1177 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, August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH  
ALL THAT CERTAIN piece or parcel of land situate,**

lying and being in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, designated as Lot 4066, Section H-IV, and encompassed and included within one of the following plats:

A subdivision plat drawn by Spotts, Stevens and McCoy, Inc., Consulting Engineers of Wyomissing, Pa. known as Section H-IV of Stillwater Lake Estates Sun Dance Stillwater Corp. dated May 25, 1973, approved by the Monroe County Planning and Zoning Commission on August 28, 1973 and approved by the supervisors of Township of Coolbaugh on October 1, 1973 and filed and recorded in the Office for Recording of Plats in Monroe County on October 2, 1973 in Plat Book 20, Page 109.

Said Lot having a frontage on Hunter Drive of 75 feet and a rear line of 75 feet; northerly side line of 125 feet and a southerly side line of 125 feet. Dimensions are more or less and actual stream and like location governs and determines stream and lake lot side and rear line dimensions.

TAX I.D. #: Parcel # 03/14F/2/240  
PIN: 03634604702970

Being Known As: 1209 Fern Drive, Pocono Summit, Pennsylvania 18346

Title to said premises is vested in Lidia Herrera by deed from Builders Mortgage Services dated December 20, 2002 and recorded December 27, 2002 in Deed Book 2140, Page 6000 Instrument Number 200252821.

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

**LIDIA HERRERA  
CECIL LEWIS**

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**JOSEPH I FOLEY, ESQUIRE**

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 120 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, August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH  
ADDRESS: 4201 Clover Road, Long Pond, PA 18334**

TAX MAP OR PARCEL ID NO.:

19634404645913

TAX CODE NO.: 10/3G/1/27

ALL THAT CERTAIN piece or parcel of land situate in Tobyhanna Township, County of Monroe, Commonwealth of Pennsylvania, designated as Lot 4201, Section CIA, according to plan of Emerald Lakes, prepared by Thomas Tyler Moore, Assoc. and recorded in the Office for Recording of Deeds in and for Monroe County, at Stroudsburg, PA. in Plot Book Volume 16 at Page 91, bounded and described as follows, to wit:

In Plot Book Volume and Page Number according to aforementioned Plan on Record.

TOGETHER AND SUBJECT to all the rights, privileges, easements, conditions, reservations, covenants and restrictions of record and/or visible on the ground, including but not limited to Emerald Lakes subdivision.

BEING same premises which Builders Mortgage Services, Inc. by deed dated January 9, 1999 and recorded on January 25, 1999 in the Office of the Recorder of Deeds of Monroe County in Record Book Volume 2059, Page 20134, Instrument Number 199902501, granted and conveyed unto Rudy Ismael Genao.

Being Parcel Number: 19/3G/1/27

PIN Number: 19634404645913

Property Address: 4201 Clover Road, Long Pond, PA 18334

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

**RUDY ISMAEL GENAO**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

ROBERT W. WILLIAMS, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4146 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, August 30, 2018

AT 10:00 A.M.

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

CONTRACT NO.: 1109504647

FILE NO.: PA-RT-019-064

Smithfield Township, Monroe County, Pennsylvania, being an undivided one-twenty sixth (1/26) cotenancy fee simple interest in Unit No. RT-FL 200 82, of Ridge Top village, Shawnee Village Planned Residential Development, as said Unit and right to reserve and occupy Intervals or Split-Intervals in such Unit or any other Two-Week Floating/Flex Time Unit of the same or similar type are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as supplemented, and as further described in the Declaration of Protective Covenants, Conditions, Restrictions and Easements for two-week Floating/Flex Time Units in Ridge Top Village dated June 27, 1989 and duly recorded in the aforesaid Office in Deed Book Volume 1688, at Page 276, (collectively referred to hereinafter as the Declarations).

BEING the same premises conveyed by deed recorded January 18, 2011, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2381, Page 9180 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/110806

PIN NO.: 16732102595734U200

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

**SAMER SOUFAN**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7593 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, August 30, 2018

AT 10:00 A.M.

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

ALL THAT CERTAIN lot or parcel of land situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, designated as Lot No. 5 on a map of High Point Gardens as recorded in the Office for the Recording of Deeds at Stroudsburg, Pennsyl-

vania bounded and described as follows, to wit: Beginning at a pipe on the northern edge of a forty foot road known as Simmons Road, being also a corner of Lot No. 6; thence along the northern edge of Simmons Road, North 52 degrees 25 minutes 57 seconds West for 247.75 feet to a pipe, being also a corner of Lot No. 4; thence along Lot No. 4, North 37 degrees 34 minutes 03 seconds East for 176.21 feet to a pipe in line of lands now or late of Miles J. Weaver; thence along lands of Miles J. Weaver, South 52 degrees 20 minutes 53 seconds East for 247.75 feet to a pipe, being also a corner of Lot No. 6; thence along Lot No. 6, South 37 degrees 34 minutes 03 seconds West for 175.84 feet to the point of Beginning. Containing 1.001 acres.

**BEING THE SAME PREMISES WHICH** Dennis M. Eddy and Marjorie Eddy, by deed dated March 9, 2006 and recorded May 8, 2006 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2266, Page 8377, granted and conveyed unto Darryl A. Thompkins.

Improvements: Residential property

Parcel Number: 03/4/1/14-8

Pin Number: 03635604942505

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

**DARRYL A THOMPKINS**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7927 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or piece of ground situate in the Township of Pocono , County of Monroe and State of Pennsylvania, being Lot No. 30, Section 3, on a Plan of Lots of Cherry Lane Estates, Section 2, said plan being made by Edward C. Hess Associates, Inc., Stroudsburg, Pennsylvania, and recorded in the Office for the Recording of Deeds for Monroe County at Stroudsburg, Pennsylvania, in Plot Book 20, Page 75. BEING the same premises which Thoms Victor Ven-**

tre, unmarried, by indenture bearing date the 16th day of May 1978 and being recorded at Stroudsburg, in the office for the Recording of Deeds in and for the County of Monroe, on the 16th day of May 1978, in Deed Book Volume 865, Page 279, granted and conveyed unto Raymond Bisbing and Rose Bisbing, his wife, in fee.

**TOGETHER WITH all rights and privileged and UNDER AND SUBJECT** to the covenants, exceptions, conditions, reservations and restrictions as of record. **BEING THE SAME PREMISES** conveyed to Frank R. Schoebel and Barbara S. Schoebel, his wife, by deed of Raymond Bisbing a/k/a Raymond A. Bisbing, Sr. and Rose Bisbing, husband and wife, dated September 29, 1995 and recorded in Monroe County Book 2018 Page 8554.

TAX CODE ID: 12/3/2/34

PIN: 12-6383-04-74-6094

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

**BARBARA S. SCHOEDEL  
FRANK R. SCHOEDEL,  
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

**JAMES T SHOEMAKER, ESQUIRE**

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9091 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Tobyhanna , County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 3815, Section CIIB according to Plan of Emerald lakes, and recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, PA, in Plot Book Volume 15, page 103, bounded and described as follows, to wit: In Plot Book Volume and Page Number according to aforementioned Plan on Record.**

**BEING the same premises which D.E. & S. Homes, Inc., t/a Classic Quality Homes, by its deed dated April 21, 2009 and recorded in the Office for the Re-**

ording of deeds in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Deed Book Volume 2352, page 324, granted and conveyed unto David S. Wengerd and Emma L. Wengerd, husband and wife, Grantors hereof, in fee.

UNDER AND SUBJECT to covenants, conditions and restrictions as contained in Deed Book Volume 635, page 31, and in the chain of title.

Being Tax Code No. 19/3H/1/154

TITLE TO SAID PREMISES VESTED IN Aloha A. Monroe, by Deed from David S. Wengerd and Emma L. Wengerd, h/w, dated 09/04/2009, recorded 09/08/2009, in Book 2359, Page 3973

TAX CODE: 19/3H/1/154

TAX PIN: 19634403235729

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

**ALOHA A. MONROE**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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  
Bary J. Cohen, Sheriff's Solicitor  
PR - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1555 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 , August 30, 2018  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot being No. One Hundred Three (103) on Map of Section Nine, lake Naomi, Pocono Pines, Tobyhanna Township, Monroe County, Pennsylvania, and recorded in Plot Book 15, Page 27, in the Monroe County Recorder's Office.

**BEING** the same premises which Pocono Pines Corporation, a Pennsylvania Corporation, by its Deed dated July 10, 1984 and recorded August 29, 1984 in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Deed Book Volume 1390, Page 144, granted and conveyed unto Rudolph Bogad and Virginia Bogad, husband and wife, in fee. The said Rudolph died on May 6, 1996, whereupon, by operation of law, fee simple title vested absolutely in Virginia Bogad, as surviving tenant by the entirety.

Title to said Premises vested in Eric Rosado and Alice

Quinones by Deed from Virginia Bogad a/k/a Virginia L. Bogad dated September 11, 1998 and recorded on September 29, 1998 in the Monroe County Recorder of Deeds in Book 2054, Page 0311 as Instrument No. 199832100.

Being known as: 2 Tupelo Trail, Pocono Pines, PA 18350

Tax Parcel Number: 19/5H/1/116

Tax Pin Number: 19633501373284

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

**ALICE QUINONES**

**ERIC ROSADO**

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

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9000 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 , August 30, 2018  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot or lots, parcel or piece of ground situate in the Township of Stroud , Monroe County, Pennsylvania, being Lot or Lots No. 82, Section B, 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. 31, page 69.

**BEING** the same premises which John D. Cooney, Jr., and Mary E. Cooney, his wife, by their Deed dated May 29, 1997, and recorded June 6, 1997, in the Office for the Recording of Deeds, &c., in and for Monroe County at Stroudsburg, Pennsylvania, in Record Book Vol. 2036, page 7423, granted and conveyed unto Samir M. Hussein and Suzanne R. Hussein, his wife, Grantors hereof, in fee.

**UNDER AND SUBJECT** to the covenants and restrictions as more fully appear in Vol. 1297, page 276.

**TITLE TO SAID PREMISES VESTED** IN George Schwenzer and Kathryn M. Schwenzer, his wife, by Deed from Samir M. Hussein and Suzanne R. Hussein, his wife, dated 12/21/2001, recorded 01/14/2002, in Book 2112, Page 8517.

TAX CODE: 17/15A/1/36  
TAX PIN: 17639201283966

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

**GEORGE SCHWENZER  
KATHRYN M SCHWENZER**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

ELIZABETH M BENNETT, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5291 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 , August 30, 2018**

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

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

**ALL THE FOLLOWING lot situate in the Township of Smithfield, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 309, Valhalla Heights, as shown on Plotting marked "Valhalla Heights, Lake Valhalla, Inc., Smithfield Township, Monroe County, Pennsylvania, made by Leo A. Achterman, Jr., dated July, 19, 1958" and recorded in Monroe County, Pennsylvania, in Plot Book No. 11, Page 161.**

**BEING known and numbered as 309 Wendell Road, aka 121 Wendell Road, East Stroudsburg, PA 18301**

**BEING known and numbered as 309 Wendell Road, aka 121 Wendell Road, East Stroudsburg, PA 18301**

**Being the same property conveyed to Tyrone Parker and Carolyn E. Parker, husband and wife who acquired title, as tenants by the entirety, by virtue of a deed from Thomas Calise and Donna Calise, husband and wife, dated February 28, 2003, recorded March 4, 2003, at Instrument Number 200309810, and recorded in Book 2146, Page 4084, Office of the Recorder of Deeds, Monroe County, Pennsylvania.**

TAX CODE: 16/11B/1/16

PIN NO.: 16731201071826

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

**TYRONE PARKER AKA  
TYRONE C. PARKER  
CAROLYN PARKER AKA  
CAROLYN E. PARKER**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4495 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 , August 30, 2018**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN tract of land situate in the Township of Middle Smithfield , County of Monroe, Commonwealth of Pennsylvania.**

**BEING identified as Lot 12 of Phase 1 on a Map entitled "Final Subdivision Plan for Keystone Hollow Corporation, Hillside/Pit tract Subdivision Plan (Phase 1)", prepared by Herbert, Rowland and Grubic, Inc., Engineering and Related Services, Stroudsburg, Pennsylvania, dated August 15, 2002, consisting of Hillside Tract Lots 1-29, an open space and Pit Tract Lots 1-2 and recorded in the Office of the Recorder of Deeds in and for Monroe County, Commonwealth of Pennsylvania, in Plan at Instrument Number 200324546 and Map Book Volume 75, page 82.**

**BEING THE SAME PREMISES which Charles W. Maslin, Jr. and Kristin Maslin, husband and wife, by deed dated 10/30/2009 and recorded 9/7/2010 in Book 2375 Page 4290 conveyed to Brenda Coates, Cynthia Coates and Carlton Piggott, as joint tenants with the right of survivorship.**

Pin #: 09734300068745

Tax Code #: 09/97030

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

**BRENDA COATES  
CYNTHIA COATES  
CARLTON PIGGOTT  
MORTGAGOR(S) AND  
RECORD OWNER(S)**

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

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



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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MATTHEW K FISSEL, ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6211 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 , August 30, 2018  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN lot, tract, 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. 235 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 19 June 1971.; recorded in Plot Book 14, Pages 147 and 149. TAX I.D. #: 19/15B/1/164  
PIN # 19630401281075

Being Known As: 235 King Arthur Road a/k/a 218 King Arthur Road, Blakeslee, Pennsylvania 18610 **BEING THE SAME PREMISES** conveyed to Annamae Harrison, as to a one-half interest and Gerald Rizzo and Jody Todd, husband and wife, as to a one-half interest from Annamae Harrison by Deed dated October 08, 2005 and recorded October 13, 2005 in Book 2243, page 7752 as Instrument Number: 200547064.

**BEING THE SAME PREMISES** conveyed to Gerald Rizzo and Jody Todd, husband and wife from Annamae Harrison by Deed dated December 19, 2005 and recorded January 9, 2006 in Book 2254, Page 1606 as Instrument Number 200600990.

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

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

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

A schedule of proposed distribution for the proceeds

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
LAUREN M MOYER, ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1733 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 , August 30, 2018  
AT 10:00 A.M.**

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

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

Beginning at a pipe on the southerly side of White Oak Road, South 45 degrees 9 minutes East 150.2 feet to a pipe; thence by lands of Reed Porter Price, of which this lot was formerly a part, South 41 degrees 30 minutes West 168.03 feet to a pipe; thence by lands of Vacationland Realty Company, North 48 degrees 30 minutes East 176.65 feet to the place of beginning. Containing 0.593 acre, more or less. BEING known and numbered as 687 White Oak Road, Cresco, PA 18326.

Being the same property conveyed to Raymond C. Esposito and Phyllis Esposito, his wife who acquired title, with rights of survivorship, by virtue of a deed from Phyllis Impellizeri, n/b/m Phyllis Esposito, dated November 19, 2002, recorded May 21, 2003, at Instrument Number 200323535, and recorded in Book 2154, Page 214, Office of the Recorder of Deeds, Monroe County, Pennsylvania.

TAX CODE: 01/15/1/1-1  
PIN NO: 01638702579259

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

**PHYLLIS ESPOSITO  
RAYMOND C. ESPOSITO**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8799 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 , August 30, 2018  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THE FOLLOWING** lot situate in the **Township of Middle Smithfield** , County of Monroe and State of Pennsylvania, marked and designated as Lot Number 26, Section One, as shown on 'Plotting of Lake of the Pines, Middle Smithfield Township, 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** Celmira Zapata Murillo and Miguel Angel Arango-Gomez, by Deed from Fannie Mae aka Federal National Mortgage Association organized and existing under the laws by the United States of America by: Martha E. Von Rosenstiel, PC as Attorney in Fact by Power of Attorney recorded 11/18/2009 in Instrument No. 200932791, Book No. 2362, Page 7712 in the County of Monroe, dated 09/17/2013, recorded 10/23/2013, in Book 2429, Page 2044.

**TAX CODE:** 09/4C/1/89  
**TAX PIN:** 09734403417570

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

**CELMIRA ZAPATA MURILLO A/K/A CELMIRA Z. MURILLO  
 MIGUEL ANGEL ARANGO-GOMEZ A/K/A MIGUEL A. ARANGO GOMEZ A/K/A MIGUEL ANGEL ARANGO GOMEZ**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8940 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 , August 30, 2018  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Tobyhanna** , County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 637, Section CIIIC, according to plan of Emerald Lakes, recorded in the Office for the Recording of Deeds, etc. in and for the County of Monroe, at Stroudsburg, PA in Plot Book Volume 20, Page 49, bounded and described as follows to wit:

In Plot Book Volume and Page Number according to aforementioned plan of recorded Being known and numbered as 1038 Cricket Lane, Long Pond, PA 18334.

**TAX I.D. #: Parcel #: 19/31/2/259  
 PIN: 19634402763692**

Being Known As: 1038 Cricket lane, Long Pond, Pennsylvania 18334

Title to said premises is vested in Michael W. Yates and Laura A. Yates, husband and wife, by deed from Michael W. Yates and Laura A. Yates, f/k/a Lauren A. Williams as Tenants by the Entirety dated June 7, 2013 and recorded June 19, 2013 in Instrument Number 201316144.

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

**MICHAEL W YATES  
 LAURA A YATES**

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

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania

**LAUREN M MOYER, ESQUIRE**

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8591 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , August 30, 2018  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** tract, piece or parcel of land, with improvements, situate in the **Township of Pocono**, County of Monroe, and Commonwealth of Pennsylvania, being shown and designated as Lot No. 27 on a certain map entitled "Final Plan; Deer Mountain Lake; Pocono Township, Monroe County, PA. Scale: 1"=100'; September 1973" as prepared by Lawrence R. Bailey, Registered Surveyor, Stroudsburg, PA, said map being recorded in Monroe County Plat Book Volume 20, Page 99.

BEING known and numbered as 27 Lake Drive, Swiftwater, PA 18370

Being the same property conveyed to Nancy Martinez who acquired title by virtue of a deed from Howard L. Marks and Constance Marks, his wife, by her agent, Howard L. Marks, dated November 30, 2004, recorded December 2, 2004, at Instrument Number 200454932, and recorded in Book 2209, Page 4605, Office of the Recorder of Deeds, Monroe County, Pennsylvania.

TAX CODE: 12/12A/2/67

PIN NO: 12636402672126

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

**NANCY MARTINEZ, AKA  
NANCY M. MARTINEZ**

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

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

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

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
CRISTINA L CONNOR, ESQUIRE**

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7881 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 , August 30, 2018  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** tract or parcel of land located in the **Township of Stroud**, County of Monroe, Commonwealth of Pennsylvania, and known as Estate Lot Site No. 509, located on Blue Mountain Crossing as shown on the Final Plans Phase 3, Blue Mountain Lake, a Planned Unit Development, approve by the Stroud Township Board of Supervisors on 03/09/1998 and filed of record in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, on 03/27/1998 in Plot Book 70 Page 44.

BEING County Parcel No. 17/90746

PIN No. 17-7303-03-30-2609

**FOR INFORMATIONAL PURPOSES ONLY: BEING** known as 4215 Blue Mountain Crossing, East Stroudsburg, PA 18301

**BEING THE SAME PREMISES** which Weichert Relocation Resources, Inc., by Deed dated July 25, 2011 and recorded August 24, 2011 in Deed Book 2390, page 6085, in the Office of the Recorder of Deeds in and for Monroe County, granted and conveyed unto Marvin Figueroa, in fee.

Tax ID #: 17/90746

PIN #: 17730303302609

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

**MARVIN FIGUEROA**

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

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

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

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
SAMANTHA GABLE, ESQUIRE**

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8782 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot or lots, parcel or piece of ground situated in the **Township of Pocono** , County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 79, Section G, as is more particularly set forth on Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recorder of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania, in Plot Book 35, Pages 119, 121, 123, and 124.

Being Pin No. 12638202970789  
(Parcel No.: 12/117376)

BEING known for informational purposes as 1109 Hunters Woods Drive f/k/a 515 Penn Estates, East Stroudsburg, PA

BEING THE SAME PREMISES which was conveyed to Vincente Febre, Jr. and Brunilda Pena-Febre, husband and wife, by Deed of Chapel Creek Homes, Inc., a Pennsylvania corporation, dated 06/30/1995 and recorded 07/03/1995 as Book 2012 Page 674 in the Monroe County Recorder of Deeds Office.

Parcel # 12/117376  
PIN #: 12638202970789

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

**VINCENTE FEBRE, JR  
BRUNILDA PENA-FEBRE**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
SAMANTHA GABLE, ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7634 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot, parcel a piece of land situate in the **Township of Middle Smithfield** , County of Monroe, and Commonwealth of Pennsylvania, being Lot 104, 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.

BEING TAX PARCEL NO. Parcel 09/88829  
PIN 09731500754167

Being Known As 7 Forest Run, East Stroudsburg, PA 18302

BEING the same premises in which The Bank of New York as Trustee under the Pooling and Servicing Agreement dated 2-28-1997, Series 1997-A-1 by deed dated 05/10/2002, recorded 05/24/2002 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2122, Page 7180 and at Instrument No. 200220790, granted and conveyed unto Wlodzimierz Rosolowski.

Tax ID #: Parcel 09/88829  
PIN #: 09731500754167

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

**WLODZIMIERZ ROSOLOWSKI**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
SAMANTHA GABLE, ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7354 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 , August 30, 2018  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN piece or parcel of ground situated in the Township of Tobyhanna , County of Monroe, Commonwealth of Pennsylvania, bounded and described as follows, to wit:**

**BEING Lot No. 49, as set forth on a map entitled Plan of Lots, Forest Glen, Tobyhanna Township, Monroe County, Pennsylvania, revised November 20, 1967 and recorded in the Office of the Recorder of Deeds at Stroudsburg, Pennsylvania, in and for the County of Monroe, in Plot Book Volume 11, Page 99.**

**BEING THE SAME PREMISES** which Perry Bruno and Lieselotte F. Bruno, husband and wife, by Deed dated 5/27/2008 and recorded 5/28/2008, in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2334, Page 3498, granted and conveyed unto Christopher M. McCrank and Agatha N. Puglisi, husband and wife.

Tax ID #: 19/15A/1/97  
(Pin #19630503338673)  
PIN #: 19630503338673

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

**AGATHA N. PUGLISI**

**CHRISTOPHER M. MCCRANK**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
SAMANTHA GABLE, ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4435 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN lot situate in the Township of Chestnuthill, County of Monroe and State of Pennsylvania, marked and designated as Lot number 153, Section 1, 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 61.**  
**UNDER AND SUBJECT to any and all reservations, restrictions, conditions, covenants, etc., that are contained in the chain of title.**

**TITLE TO SAID PREMISES VESTED IN Michael S. Cullen an unmarried man and Elba S. Lazart, an unmarried woman, by Deed from Donald S. Kishbaugh, dated 11/17/2001, recorded 11/28/2001, in Book 2109, Page 4837.**

Property Address: 257 Upper Ridge Drive, a/k/a 153 Blue Ridge Drive, Effort, PA 18330

TAX CODE: 02/14B/1/139

TAX PIN: 02633002679682

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

**MICHAEL S CULLEN**

**ELBA S LAZART**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7924 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN piece or parcel of land situate, lying and being in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, being Lot No. 102, as shown on a plan titled "Final P.R.D. Plan, Water Gap Watch - West," as prepared by R.K.R. Hess Associates of East Stroudsburg, Pennsylvania, and recorded in Monroe County,**

Pennsylvania in Plot Book No. 72, Page 75.  
**TOGETHER** with all rights and privileges and **UNDER AND SUBJECT** to the covenants, exceptions, conditions, reservations and restrictions of record.  
**TITLE TO SAID PREMISES VESTED** in Anthony F. Richards and Darlene V. Richards, husband and wife, by Deed from LTS Development, Inc., dated 05/16/2001, recorded 05/24/2001, in Book 2096, Page 8539.

TAX CODE: 16/91032  
 TAX PIN: 16731102793217

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 DARLENE V RICHARDS  
 ANTHONY F RICHARDS**

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5744 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, August 30, 2018  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot or piece of ground situated in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 7255, Section K, as shown on "Plotting of Pocono Farms, Inc., Coolbaugh Township, Monroe County, Pennsylvania, made by Bellante & Clauss" and recorded in Monroe county, Pennsylvania.

**BEING THE SAME PREMISES** which Classic Quality Homes, by deed dated 3/8/2011 and recorded 3/14/2011 in Book 2384 Page 1388 conveyed to Altagracia Wessin, a single woman and Viviano O. Rodriguez, Jr., a married man, as joint tenants with the right of survivorship and not as Tenants in Common and the said Viviano O. Rodriguez, Jr., departed this life on 3/16/2017, vesting title solely in Altagracia Wessin.

Pin #: 03634704839564  
 Tax Code #: 03/7F/2/38

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3176 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, August 30, 2018  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or piece of ground situated in the **Township of Coolbaugh**, County of Monroe, State of Pennsylvania, being Lot No. 2621, Section J, as shown on the Plotting of Pocono Farms, Inc., Coolbaugh Township, Monroe County, Pennsylvania as made by Bellante and Clauss and recorded in Monroe County, Pennsylvania Plot Book No. 13, Page 87.

Title to said Premises vested in Judine Somerville and Robert Somerville by Deed from Danny Kogan dated January 22, 2008 and recorded on January 31, 2008 in the Monroe County Recorder of Deeds in Book 2326, Page 3143 as Instrument No. 200803231.

Being known as: 2621 Fairway Drive aka 166 Fairway Drive, Tobyhanna, PA 18466

Tax Parcel Number: 03/7H/1/9  
 Tax Pin Number: 03635703336219

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

**JUDINE SOMERVILLE  
 ROBERT SOMERVILLE**

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

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

in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9378 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 , August 30, 2018  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot or piece of ground situate in the Township of Polk, County of Monroe and Commonwealth of Pennsylvania, more particularly described as Lot No. 806, Plotting IV, as shown on a plat known as Pleasant Valley Estates and recorded in the Office for the recording of deeds, etc., in and for the County of Monroe at Stroudsburg, Pennsylvania, in Plot Book 13, page 71.

**BEING THE SAME** premises which Angelo Melascaglia, single, by Deed dated 1/12/1992, recorded 1/16/1992 in Deed Book 1810, page 1512, granted and conveyed unto Steve Savarese, single and Nancy Fanesi, single, as joint tenants with the rights of survivorship.

Being known as Tax Parcel #13/8C/2/38  
Map #13-6219-02-76-4820

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

**STEVEN L. SAVARESE A/K/A  
STEVE SAVARESE  
NANCY FANESI**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8212 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 , August 30, 2018  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate, lying and being in the Township of Ross, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit: BEING Lot 46 on a map for the Estates at Stone Hill, prepared by Elam & Popoff and filed April 30, 1991 in the Office for the Recording of Deeds, in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Plot Book Volume 63, Pages 122 and 123.

Title to said Premises vested in Evelyn L. Hayes by Deed from David I. Nemeroff and Theresa A. Nemeroff dated September 23, 1996 and recorded on October 20, 1997 in the Monroe County Recorder of Deeds in Book 2041, Page 966.

Being known as: 4145 Pheasant Road f/k/a 46 Pheasant Road, Saylorsburg, PA 18353

Tax Parcel Number: 15/88308

Tax Pin Number: 15625703209830

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

**EVELYN L. HAYES**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7409 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Chestnuthill**, County of Monroe and Commonwealth of Pennsylvania, being Lot 5, Harvest Hill 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 59, Page 318.

**TOGETHER WITH** and **UNDER AND SUBJECT** to all covenants, conditions, restrictions, rights and easements of record.

**UNDER AND SUBJECT** to an existing 100 foot PP & L Co. Right-of-Way.

**TITLE TO SAID PREMISES VESTED** in Maryann Dowd, by Deed from Frank Guzzi and Ann R. Guzzi, husband and wife, dated 05/24/2007, recorded 05/30/2007, in Book 2306, Page 6568.

**TAX CODE:** 2/7/1/46-8

**TAX PIN:** 02624900094783

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

**MARYANN DOWD**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6231 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 , August 30, 2018  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Tobyhanna**, County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 5415, Section C3A, according to Plan of Emerald Lakes, recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, PA in Plot Book Volume 17, Page 77, bounded and described as follows, to wit:

Title to said Premises vested in Carol A. Conlin by Deed from Judy H. Oliver and Neville Oliver and Linda Sang dated March 31, 1992 and recorded on April 24,

1992 in the Monroe County Recorder of Deeds in Book 1825, Page 0739.

Being known as: Lot 5415, Section C3A, Emerald Lakes, a/k/a 286 Clearview Drive, Pocono Summit, PA 18348

Tax Parcel Number: 19/31/1/131

Tax Pin Number: 19634402661214

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

**CAROL A. CONLIN**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4654 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 , August 30, 2018  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Tunkhannock**, County of Monroe and Commonwealth of Pennsylvania designated as Lot No. 5712, Section D1, according to Plan of Emerald Lakes, recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe at Stroudsburg, PA in Plot Book Volume 19 Page 111. Being Lot No. 5712, Section D1, Emerald Lakes.

**BEING THE SAME PREMISES WHICH** Federal Home Loan Mortgage Corporation, by Deed dated June 24, 2002 and recorded July 25, 202 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2127, Page 4557, granted and conveyed unto Cesar M. Gonzalez, Jr.

Improvements: Residential property  
 Tax Code No. 20/1C/1/424  
 Pin #20634404611634

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

**CESAR M GONZALEZ, JR**

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

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



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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
AMANDA RAUER, ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7681 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, August 30, 2018

AT 10:00 A.M.

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

ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in the Township of Stroud, Monroe County, Pennsylvania, being Lot or Lots No. 71, Section F, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania in Plot Book Volume 33, Page(s) 101, 103.

Title to said Premises vested in Alfred Cedeno and Allison J. Farmer by Deed from Alfred Cedeno dated November 12, 2015 and recorded on November 12, 2015 in the Monroe County Recorder of Deeds in Book 2462, Page 8190 as Instrument No. 201527078. Being known as: 275 Hyland Drive a/k/a 408 Penn Estates, East Stroudsburg, PA 18301

Tax Parcel Number: 17/15F/171

Tax Pin Number: 17638204927284

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ALLISON J FARMER**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2563 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, August 30, 2018

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, piece or parcel of ground situate in the Township of Coolbaugh, County of Monroe, State of Pennsylvania, being Lot No. 011, Section No. B, as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 19, Pages 77 and 79.

Under and Subject to covenants, restrictions and conditions, etc. as they may appear in the chain of title.

TITLE TO SAID PREMISES VESTED IN Jason M. Falcone, married, by Deed from Jozef Chlebek and Teresa Chlebek, his wife and Thomas Chlebek, dated 06/10/2003, recorded 06/24/2003, in Book 2157, Page 5625.

TAX CODE: 03/3B/2/23

TAX PIN: 03635820919365

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

**JASON FALCONE**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ELIZABETH M BENNETT, ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6645 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 , August 30, 2018  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot or piece of land situate in the Township of Coolbaugh , County of Monroe and State of Pennsylvania, being Lot No. 342, Section H, as shown on map of A Pocono Country Place, on file in the Office for the Recording of Deeds, in and for Monroe County, in Plat Book No. 19 at Pages 21, 23 and 25.

**BEING** the same premises which Commonwealth Supreme Builders, Inc. by Deed dated 8/22/2002, recorded 8/27/2002 in Deed Book 2129, Page 9254 grant and convey unto Tania Melendez and Rodney Taylor, joint tenants with the right of survivorship, in fee.

Being known as Tax Parcel #03/8E/1/224  
MAP # 03-6358-13-04-5733

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

**RODNEY TAYLOR  
TANIA MELENDEZ**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3239 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 , August 30, 2018  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEV-**

**ER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THE FOLLOWING** lot situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 1151, Section F, as shown on 'Plotting of Pocono Farms, Inc., Coolbaugh Township, Monroe County, Pennsylvania, made by Bellante & Clauss' and recorded in Monroe County, Pennsylvania, in Plot Book No. 15, Page 59.

Being the same premises which Precision Home Builders, Inc. a Corporation Existing Under the Laws of the State of Pennsylvania, by Deed dated 1/16/2006, recorded 1/20/2006 in Deed Book 2255, Page 3462 conveyed unto Valnn Spears and Marina Spears, h/w.

Being known as Tax Parcel #3/7D/2/96  
Map #03-6357-02-55-9613

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:  
VALNN SPEARS  
MARINA SPEARS**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8067 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 , August 30, 2018  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** message, tenement, tract or piece of land situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, being Lot No. 15 Section H, A Pocono Country Place, as shown on a Plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 19, Pages 21, 23 and 25.

**BEING THE SAME PREMISES** which Judith Marc n/k/a Judith Marc Mayo, by deed dated 12/18/2003 and recorded 1/6/2004 in Book 2178 Page 6661 conveyed to Judith Marc Mayo and William Mayo, husband and wife.

Pin #: 03635805280064  
Tax Code #: 03/8E/1/325

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:****JUDITH H. MARC-MAYO AKA****JUDITH MARC-MAYO****WILLIAM MAYO****TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4117 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, August 30, 2018

AT 10:00 A.M.

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

**ALL THAT CERTAIN lot, situate in the Township of Stroud, County of Monroe and Commonwealth of Pennsylvania, described as follows:**

BEING Lot No. 36, as shown on map titled Canterbury Estates Phase II, filed in the Office of the Recorder of Deeds in and for Monroe County, Pennsylvania on June 18, 2004, in Plot Book Volume 76, Page 91.

BEING the same premises which Romec, Inc., a Corporation by Deed dated 6/13/2005 recorded 7/20/2005 in Deed Book 2233, Page 2623 conveyed unto Maria Fe S. Flores and Christopher T. Flores, h/w.

Being known as

TAX PARCEL #17/97556

Map # 17-6381-00-96-1363

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

**MARIA FE S. FLORES****CHRISTOPHER T. FLORES****TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 725 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, August 30, 2018

AT 10:00 A.M.

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

**ALL THAT CERTAIN piece or parcel situate in Coaling Township, Monroe County, Pennsylvania. Being Lot No. 5911, Section P, of Pocono Farms as shown on plan of lots recorded in Monroe County Recorder of Deeds Office in Plot Book 15, Plot Book 15, page 61.**

BEING known and numbered as 3136 Mohawk Trl, Tobyhanna, PA 18466.

Being the same property conveyed to Cesar Gonzalez, Jr. who acquired title by virtue of a deed from Clery Bennett, dated September 13, 2012, recorded March 24, 2016, at Instrument Number 201606636, and recorded in Book 2468, Page 8216, Office of the Recorder of Deeds, Monroe County, Pennsylvania.

TAX CODE: 03/71/132

PIN NO: 03635704700517

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

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
CRISTINA L CONNOR, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2496 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , August 30, 2018  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN lot or tract of land situate in the Township of Chestnut Hill , County of Monroe and Commonwealth of Pennsylvania, being known as Lot No. 30, as shown on a certain plan entitled Subdivision Plan of Sierra View, Section 7, as recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Plot Book, 58, Page 260.**

**BEING THE SAME PREMISES** which Silvio Vitiello, by deed dated 7/29/2016 and recorded 8/15/2016 in Book 2476 Page 3498 conveyed to William K. Stocker, Jr.

Pin #: 02633103349420  
Tax Code #: 02/16A/1/30

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

**WILLIAM K. STOCKER, JR.  
MORTGAGOR(S) AND  
RECORD OWNER(S)**

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

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

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

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

**MATTHEW K FISSEL, ESQUIRE**

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1670 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 , August 30, 2018  
AT 10:00 A.M.**

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

By virtue of Writ of Execution No. 1670-Civil-2016

New Penn Financial LLC d/b/a Shellpoint Mortgage Servicing v. Sean C. Kritzinger, 229 Owl Hollow Drive a/k/a 229 Own Hollow Road, Pocono Township, Tannersville, PA 18372, Tax Parcel No. 12/87890, PIN 12638303015090. Improvements thereon consisting of a Residential Dwelling, sold to satisfy judgment in the amount of \$252,481.26.

Attorneys for Plaintiff:  
Jessica N. Manis, 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:**

**SEAN C. KRITZINGER**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5746 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 , August 30, 2018  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Middle Smithfield , County of Monroe and Commonwealth of Pennsylvania, being Lot No. 25, as set forth on the Final Subdivision Plan for Knoll Acres at Wooddale, Section 2, being recorded at Stroudsburg, Monroe County Pennsylvania in Plot Book 76, Pages 172, 173, 174, 175 and 176.**

**BEING THE SAME PREMISES** which LTS Development, LLC successor by merger to LTS Development, Inc, by Deed dated 6/9/2005 and recorded 6/23/2005 in Book 2230 Page 11 conveyed to Kevin L. Brown and Michelle F. Brown, husband and wife.

Pin #: 09731400276708  
Tax Code #: 09/97698

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

**MICHELLE F BROWN  
KEVIN L BROWN**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1496 CIVIL 2017, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , August 30, 2018  
AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel or piece of land situate and lying in the Township of Tunkhannock , County of Monroe and Commonwealth of Pennsylvania, being Lot No. 129, Section North Two of Stone Crest park, as recorded in Plot Book Volume 9, Page 213.

TITLE TO SAID PREMISES VESTED IN Andrew F. Gvoth and Maureen T. Gvoth, (h/w), by Deed from Andrew F. Gvoth and Maureen T. Peterson, dated 01/16/2007, recorded 01/26/2007, in Book 2294, Page 8447.

TAX CODE: 20/8F/1/155  
TAX PIN: 20632102570244

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

**ANDREW F. GVOTH  
MAUREEN T. GVOTH**

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

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

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

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania  
PETER WAPNER, ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2232 CIVIL 2007, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , August 30, 2018  
AT 10:00 A.M.

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

ALL THAT CERTAIN property situated in the Borough of Stroudsburg in the County of Monroe and Commonwealth of Pennsylvania. Being described as follows: containing 0.32 acres, more or less. Being more fully described in a fee simple deed dated 10/28/2005 and recorded 11/02/2005, among the land records of the county and state set forth above, in Volume 2246 Page 3456.

TITLE TO SAID PREMISES VESTED IN Mary Shirley Golphin, an individual, by Deed from Douglas Ribaud and Danielle Ribaud, his wife, dated 10/28/2005, recorded 11/02/2005, in Book 2246, Page 3456.

TAX CODE: 18-2/1/7/4

TAX PIN: 18730119517230

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

**MARY SHIRLEY GOLPHIN**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 - July 27; Aug 3, 10

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 646 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 , August 30, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH PARCEL ID #: 20/1B/1/51 PIN: 20634404512447

ALL THAT CERTAIN lot, parcel or piece of land situate in Tunkhannock Township, County of Monroe, Commonwealth of Pennsylvania, designated as Lot No. 2807, Section B-IV, 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 14, Page 83. Fee Simple Title Vested in Valerie Ford by deed from, Classic Quality Homes, dated 2/14/2014, recorded 2/27/2014, in the Monroe County Recorder of Deeds in Deed Book 2434, Page 6000, as Instrument No. 201404417.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: VALERIE 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

M. TROY FREEDMAN, ESQUIRE

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

PUBLIC NOTICE SHERIFF'S SALE OF VALUABLE REAL ESTATE

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1343 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 , August 30, 2018 AT 10:00 A.M.

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

ALL THAT CERTAIN lot or parcel of land situate, lying and being in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being more particularly described as follows, to wit: Lot 225, Section J as shown on a map of A Pocono Country Place, on file at the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book 22, Page 11, 13, 15 & 17.

TITLE TO SAID PREMISES VESTED IN Oswaldo Pardo and Doris Pardo, by Deed from Struck Homes, LLC, dated 07/03/2008, in Book 2338, Page 2650.

TAX CODE: 03/9B/1/109 TAX PIN: 03635919516205

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

OSWALDO PARDO

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin Sheriff of Monroe County Pennsylvania

JENNIE C TSAI, ESQUIRE

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

PUBLIC NOTICE SHERIFF'S SALE OF VALUABLE REAL ESTATE

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6467 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , August 30, 2018 AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Pocono County of Monroe and Commonwealth of Pennsylvania being Lot #38, Section 2 (south) of Maeve Manor as shown on plan of lots recorded in the Office of the Recorder of Deeds of Monroe County in Plot Book Volume 64 page 12.

BEING THE SAME PREMISES which Millard C. Riddick, Jr. and Mattie Riddick, his wife, by deed dated 4/14/2006 and recorded 5/3/2006 in Book 2266 Page 2454 conveyed to Sean M. Bing, an unmarried man.

Pin #: 12638303119306 Tax Code #: 12/87708

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

SEAN M BING

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Thursday, August 30, 2018

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MATTHEW K FISSEL, ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9491 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, August 30, 2018  
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot of land situate in Township of Paradise, Monroe County, Pennsylvania:

Being Known As 3620 Fern lane n/k/a 201 Blackberry Drive, Cresco, PA 18326

Parcel Number: 11/5A/4/10

Pin Number: 11637603423463

Improvements: Residential property  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

JENNIFER BRUNETTI A/K/A  
JENNIFER L. BRUNETTI  
PHILIP BRUNETTI A/K/A  
PHILIP A. BRUNETTI A/K/A  
PHILLIP BRUNETTI

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MORRIS SCOTT, ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot of land situate in Smithfield Township, Monroe County, Pennsylvania:**

Being Known As 14 Shawnee Valley Dr. n/k/a 326 Shawnee Valley Dr., East Stroudsburg, PA 18301

Parcel Number: 16/119429

Pin Number: 16732202869843

Improvements: Residential property  
**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  
WALTER WILLIAM  
GOULDSBURY, III,  
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7079 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, August 30, 2018

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot of land situate in Township of Jackson, Monroe County, Pennsylvania:

Being Known As 1078 Delaware Lane, Stroudsburg, PA 18360

Parcel Number: 08/97829

Pin Number: 08637100017851

Improvements: Residential property  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

CARMELLA PINKNEY-PRICE

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

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ERIC KISHBAUGH, ESQUIRE

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