

LACKAWANNA JURIST

BY VIRTUE OF CERTAIN WRITS OF EXECUTION ISSUED OUT OF THE COURTS OF COMMON PLEAS OF LACKAWANNA COUNTY, THE SHERIFF WILL EXPOSE AT PUBLIC SALE, BY VENUE OR OUTCRY, ALL THE RIGHT, TITLE AND INTEREST OF THE DESCRIBED LOTS, PIECES OR PARCELS OF LAND TO THE HIGHEST AND BEST BIDDER FOR CASH OR CERTIFIED FUNDS (SUBJECT TO PAYMENT OF ANY UNPAID TAXES) AT THE COURTHOUSE IN THE CITY OF SCRANTON, COUNTY OF LACKAWANNA, AND STATE OF PENNSYLVANIA, ON **THURSDAY, NOVEMBER 9, 2023** AT TEN O'CLOCK IN THE FORENOON OF SAID DAY.

A DEPOSIT OF 10% OF THE BID PRICE IS TO BE PAID IN CASH, CASHIER'S CHECK OR CERTIFIED CHECK IMMEDIATELY TO THE SHERIFF AT THE TIME OF THE BID. IN THE EVENT THAT 10% IS NOT PAID IMMEDIATELY, THE PROPERTY WILL BE SOLD AGAIN AT THE END OF THE CURRENT SALE. SAID DEPOSIT WILL BE FORFEITED IN THE EVENT THE BALANCE OF THE BID PRICE IS NOT PAID BY 2 O'CLOCK ON THE AFTERNOON OF SAID DATE. FULL COMPLIANCE OF THE TOTAL AMOUNT IS DUE BY TWO O'CLOCK ON THE AFTERNOON OF THE SAID DATE.

SALE 1

By virtue of a Writ of Execution filed to No. 2016-CV-03028, U.S. Bank Trust, N.A. et. al. vs. Michael J. Keppick and Regina Keppick, owners of property situate in Borough of Old Forge, Lackawanna County, PA.
Being: 104 S Grace Street, Old Forge, PA 18518.

Dimensions: 67x149
Property ID#: 1752003001603
Assessed Value Figure: \$21,500.00
Improvements thereon:
Residential Single Dwelling
Attorney: Patrick J Wesner / Parker McCay PA
Sheriff to collect: \$261,353.29

SALE 2

By virtue of a Writ of Execution filed to Docket No. 22-CV-467, TOORAK CAPITAL PARTNERS, LLC v. MELLON BUILDING APARTMENTS, LLC. Mellon Building Apartments, LLC, a Pennsylvania limited liability company, is the owner of the property situate within the City of Scranton, County of Lackawanna, and Commonwealth of PA. Being a street address of 134 Wyoming Avenue a/k/a 400 Spruce Street, Scranton, PA 18501.

Assessment Map #:156.27-020-014
Instrument #: 202001411
Pin Verification #: 156.27-020-014
Assessed Value Figure: \$201,920.00
Improvements thereon:
Improved real estate with a commercial building
Attorney: James T. Shoemaker, Esq
Hourigan, Kluger & Quinn, PC
600 Third Avenue
Kingston, PA 18704
jshoemaker@hkqlaw.com
(570) 287-3000
Sheriff to collect: \$929,827.60 (plus accrued interest, attorney's fees, and costs)

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SALE 3

By virtue of a Writ of Execution filed to No. 17 CV 430, U.S. Bank Trust Association, not in its individual capacity but solely as owner trustee for RCF 2 Acquisition Trust vs. Julianne Guida and Dominic E. Guida aka Dominic Guida, owner(s) of property situate in Old Forge Borough, Lackawanna County, PA. Being 516 Winter Street, Old Forge, PA 18515.

Property ID #: 17508020046
Assessed Value figure: \$5,225.00
Improvements thereon:
Residential Dwelling
Attorney: Roger Fay, Esq
Sheriff to collect: \$103,168.08

SALE 4

By virtue of a Writ of Execution filed to No. 19-7332, U.S. Bank, N.A. vs. Rosemarie Ciocca, owner of property situate in Scranton, Lackawanna County, PA.

Being 305-307 S. Hyde Park Ave.
Property ID #: 15605050039
Assessed Value figure: \$11,000.00
Improvements thereon:
Multi-Family Dwelling
Attorney: Milstead
Sheriff to collect: \$112,174.29

SALE 5

By virtue of a Writ of Execution filed to No. 2022-CV-4930, NewRez LLC d/b/a Shellpoint Mortgage Servicing vs. Jason J. Scarantino, owner of property situate in Borough of Dunmore, Lackawanna County, PA.

Being 143 E. Elm Street, Dunmore, PA 18512.
Dimensions: 50X98, Residential Single Dwelling
Tax Parcel #: 14616010048
Title to said premises is vested in Jason J. Scarantino by deed from Jul A Abel and David Patrick Abel, her husband, Anthony Fortese, unmarried, James P. Fortese, unmarried, and Eileen Fortese,

administrator of the estate of Salvatore Fortese dated October 2, 2018 and recorded October 18, 2018 in Instrument Number 201816577.

Assessment Map #: 14616010048
Assessed Value figure: \$7,500.00
Improvements thereon:
Residential Dwelling
Attorney: McCabe, Weisberg & Conway, LLC
Sheriff to collect: \$133,680.86

SALE 6

By virtue of a Writ of Execution filed to No. 2023-CV-297, The Fidelity Deposit and Discount Bank vs. PMPZ Realty, LLC, owner(s) of property situate in the Borough of Dunmore, Lackawanna County, PA.

Being 203 Chestnut Street Rear and 207 Chestnut Street, Dunmore, PA.
Dimensions: 60 x 180 and 27 x 180
Property ID #: 14651-010-002 & 14651-010-003
Assessed Value figure: \$11,650 and \$2,100
Improvements thereon:
Restaurant building and parking lot
Attorney: Fred P. Rinaldi, Esq
Sheriff to collect: \$101,066.51

SALE 7

By virtue of a Writ of Execution filed to No. 23cv1764, ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC. vs. ANTHONY T TRIANO, owner(s) of property situate in the 13th Ward of the City of Scranton, Lackawanna County, PA.

Being 323-325 Larch Street, Scranton, PA 18509.
Tax ID #: 14605-070-046
Improvements thereon:
Residential dwelling
Judgment Amount: \$108,536.45
Attorney: Brock & Scott, PLLC

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SALE 8

By virtue of a Writ of Execution filed to No. 2023-02287, MCLP Asset Company, Inc. vs. CHARLES CORMAN, owner(s) of property situate in City of Scranton, Lackawanna County, PA.
Being 527 Rear North Bromley Avenue, Scranton, PA 18504.

Assessment Map #: 1451404000901

Assessed Value Figure: \$8,000.00

Improvements thereon:

A Residential Dwelling

Attorney: KML Law Group, P.C.

Sheriff to collect: \$124,285.48

All that certain lot, piece or parcel of land situate in the Fourth (4th) Ward of the City of Scranton, County of Lackawanna and State of Pennsylvania.

SALE 9

By virtue of a Writ of Execution filed to No. 2023-01752, Nationstar Mortgage LLC vs. Shawn P. McNamara, owner(s) of property situate in the CITY OF SCRANTON, LACKAWANNA County, PA.

Being 928 South 9th Avenue, SCRANTON, PA 18504.

Assessment Map #: 1561307009

Assessed Value Figure: \$6,000.00

Improvements thereon:

A residential dwelling

Attorney: Christopher A. DeNardo, Esq

Sheriff to Collect: \$121,718.85

SALE 10

By virtue of a Writ of Execution filed to No. 23-CV-429, Lakeview Loan Servicing, LLC vs. TRACEY SANDERS, owner(s) of property situate in LACKAWANNA County, PA.
Being 14 Cottage Street, Carbondale, PA 18407.

Assessment Map #: 05415020006

Assessed Value Figure: \$9,250.00

Improvements thereon:

A residential dwelling

Attorney: KML Law Group, P.C.

Sheriff to Collect: \$109,803.19

All the surface or right of soil of all that lot or parcel of land situate in the City of Carbondale, County of Lackawanna and State of Pennsylvania.

SALE 11

By virtue of a Writ of Execution filed to No. 2023-02190, MID-ISLAND MORTGAGE CORP. vs. MICHELE D. NOVACK, owner(s) of property situate in South Abington Township, LACKAWANNA County, PA.

Being 512 Shady Lane Road, Clarks Summit, PA 18411.

Assessment Map #: 11102010062

Assessed Value Figure: \$1,400.00

Improvements thereon:

A residential dwelling

Attorney: KML Law Group, P.C.

Sheriff to Collect: \$194,568.09

All that certain lot, piece or parcel of land situate in the South Abington Township, County of Lackawanna and State of Pennsylvania.

SALE 12

By virtue of a Writ of Execution No., U.S. Bank National Association, not in its individual capacity but solely as legal title trustee for RMTP Trust, Series 2021 Cottage-TT-V vs. Thomas J. Mancuso.
Docket #: 2019-06197

Property to be sold is situated in the borough/township of Peckville, County of Lackawanna and State of Pennsylvania.

Commonly known as: 1230 Main Street, Peckville, PA 18452.

Parcel #: 1031602002601

Judgment Amount: \$162,829.84

Attorneys for the Plaintiff:

1325 Franklin Avenue, Suite 160
Garden City, NY 11530

(212) 471-5100

Catherine Aponte, Esq

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NOTICE TO ALL PARTIES IN INTEREST AND CLAIMANTS: A SCHEDULE OF DISTRIBUTION OF ONLY HIGH BID SALES WILL BE FILED BY THE SHERIFF NOT LATER THAN DECEMBER 9, 2023 AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH SAID SCHEDULE UNLESS EXCEPTIONS ARE FILED THERETO WITHIN TEN DAYS AFTER THE FILING OF THE PROPOSED SCHEDULE.

**MARK P. MCANDREW
SHERIFF OF LACKAWANNA
COUNTY**

ATTEST:

**BOB MOORE
REAL ESTATE DEPUTY
SHERIFF'S OFFICE
SCRANTON, PA 18503**

AUGUST 7, 2023

LACKAWANNA JURIST

ESTATES

First Notice

ESTATE OF MARY L. BIONDI late of Clarks Summit, Lackawanna County, PA (died September 22, 2023). Letters Testamentary having been granted, all persons having claims or demands against estate of decedent shall make them known and present them, and all persons indebted to said decedent shall make payment thereof without delay to Mary Ann Lydon, Executor of the Estate, 530 Genet Street, Scranton, PA 18505 or to Jane M. Carlonas, Esquire, 1212 S. Abington Road, Clarks Summit, PA 18411.

NOTICE IS HEREBY GIVEN that Letters Testamentary in the **ESTATE OF IRENE BRADY**, late of Scranton, Lackawanna County, Pennsylvania, have been granted to the undersigned. All persons indebted to said estate are required to make immediate payment and those having claims shall present them for settlement to: JASON SIMINSKI, EXECUTOR, C/O MATTHEW J. PARKER, ESQUIRE, MARSHALL, PARKER & WEBER, LLC, 49 E. Fourth Street, Suite 105, Williamsport, PA 17701. Date of Death: July 7, 2023.

ESTATE OF LEROY G. DEMUTH, II, late of Dunmore, Pennsylvania (died August 18, 2023), Mary M. Demuth, Executrix, or Alfred J. Weinschenk, Esquire, of Oliver, Price & Rhodes, Attorney, 1212 South Abington Road, PO Box 240, Clarks Summit, PA 18411.

RE: ESTATE OF MARJORIE L. DINGEE, late of Clarks Summit, Pennsylvania. Letters Testamentary in the above estate having been granted, creditors shall make demand and debtors shall make payment to Frank L. McDonnell, III, Executor, or C.H. Welles IV, Attorney for the Estate, 7th Floor 321 Biden Street, Scranton, Pennsylvania 18503. C.H. Welles IV, Attorneys for the Estate.

ESTATE OF CHRISTIAN M. FIORINA, a/k/a CHRISTIAN FIORINA, Late of Dunmore, Lackawanna County Date of Death, May 5, 2023 Letters granted to: Mark C. Fiorina, Administrator c/o Stephen J. Bachman, Esq. 26 Pierce Street, Kingston, PA 18704.

NOTICE IS HEREBY GIVEN that Letters Testamentary in the **ESTATE OF IRENE BRADY**, late of Scranton, Lackawanna County, Pennsylvania, have been granted to the undersigned. All persons indebted to said estate are required to make immediate payment and those having claims shall present them for settlement to: JASON SIMINSKI, EXECUTOR, C/O MATTHEW J. PARKER, ESQUIRE, MARSHALL, PARKER & WEBER, LLC, 49 E. Fourth Street, Suite 105, Williamsport, PA 17701. Date of Death July 7, 2023.

ESTATE OF CAROLINE GOLEMESKI late of the City of Scranton, Lackawanna County, Pennsylvania, died on July 8, 2023. Letters of Testamentary having been granted to Susan Kurtz. Creditors shall make demands and debtors shall make payment without delay to Marjorie DeSanto Barlow, Esquire, Attorney for the Estate, Desanto Barlow Law, PC, Professional Arts Building, 327 North Washington Ave., Suite 400, Scranton, PA 18503.

IN THE ESTATE OF RITA GRAZIANO, deceased, late of Carls Summit, Lackawanna County, Pennsylvania, who died on August 5, 2023. Letters Testamentary having been granted unto Marguerite Cottingham by the Register of Wills of Lackawanna County on September 19, 2023, all persons having claims against the Estate of said decedent are

requested to make known the same and all persons indebted to the said decedent to make payment without delay to Marguerite Cottingham, c/o Thomas R. Daniels, Esq., 34 East Tioga Street, Tunkhannock, PA 18657.

ESTATE OF RONALD GRIGUTS, late of Dunmore Borough, Lackawanna County Pennsylvania. LETTERS OF ADMINISTRATION in the above-named estate having been granted to Carmella Griguts. 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 Lackawanna 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. Carmella Griguts, Administrator, 307 Sunset Dr., Dunmore, PA 18512, JOSEPH P. McDONALD, JR., ESQUIRE, 1651 West Main Street, Stroudsburg, PA 18360.

Letters of Administration in the **ESTATE OF ALFRED GEORGE HENNINGSEN, SR., A/K/A ALFRED G. HENNINGSEN**, late of Scranton, Lackawanna County, Pennsylvania (Died, August 30, 2022), have been granted to Alfred G. Henningsen, Jr. All persons having claims against the Estate are requested to present them in writing and all persons indebted to the Estate are required to make payment without delay to the above-named Administrator, or to Ann Lavelle Powell, Esquire, Powell & Appleton, P.C., 345 Wyoming Avenue, Scranton, PA 18503, Attorney for the Estate.

KATHLEEN E. JOHNSON a/k/a KATHERINE JOHNSON, deceased, late of Scranton, PA (died August 23, 2023). Letters of Administration have been granted, all persons having claims or demands against the estate of the decedent shall make them known and present them, and all persons indebted to the decedent shall make payment thereof to Danielle M. Johnson Brazen, Administratrix, or to Raymond W. Ferrario, Attorney for the Estate, Suite 528, Scranton Life Building, 538 Biden Street, Scranton, PA 18503-1816. RAYMOND W. FERRARIO, P.C.

ESTATE OF ROBERT B. LENCHITSKY, late of Jefferson Twp, Lackawanna County, PA (died September 21, 2023). Letters Testamentary having been granted, all persons having claims or demands against estate of decedent shall make them known and present them, and all persons indebted to said decedent shall make payment thereof without delay to Elizabeth Lenchitsky, Executor of the Estate, 197 Wimmers Road, Jefferson Twp, PA 18436 or to Jane M. Carlonas, Esquire, 1212 S. Abington Road, Clarks Summit, PA 18411.

NOTICE IS HEREBY GIVEN that Letters Testamentary have been granted in the **ESTATE OF ROBERT M. MALEWICZ**, Deceased, late of Carbondale, PA who died on July 2, 2023 to DARIA MALEWICZ a/k/a DARIA PROPEACK. All persons having claims or demands against the estate of the decedent shall make them known and present them, and all persons indebted to said decedent shall make payment thereof without delay to the Executrix, Daria Malewicz a/k/a Daria Propeack, 15 Richmond St. Carbondale, PA 18407 or to Michael J. Krushinski, Esquire, Attorney for the Estate at 418 Main Street, Dickson City, PA 18519.

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ESTATE OF **MARLENE MCHALE**, ESTATE NUMBER 35-2023-1242, DECEASED, LATE OF SCRANTON, PA, LACKAWANNA COUNTY, PA: DIED JULY 30, 2023. NOTICE IS HEREBY GIVEN THAT LETTERS OF TESTAMENTARY HAVE BEEN GRANTED IN THE ABOVE ESTATE. ALL PERSONS INDEBTED TO SAID ESTATE ARE REQUIRED TO MAKE PAYMENTS, AND THOSE HAVING CLAIMS OR DEMANDS ARE TO PRESENT THE SAME WITHOUT DELAY TO CHRISTINE MCHALE, 250 RIDGE PIKE, APT B42, LAFAYETTE HILL, PA 19444.

NOTICE IS HEREBY GIVEN that Letters Testamentary were granted to William Burns, in the **ESTATE OF JOHN F. MARX**, late of the City of Scranton, Lackawanna County, Pennsylvania, who died on September 25, 2023. All persons indebted to the said Estate are required to make payment, and those having claims or demands to present the same without delay to the estate's counsel named below: Edwin A. Abrahamsen, Esquire, Abrahamsen, Conaboy & Abrahamsen, P.C., 1006 Pittston Avenue, Scranton, PA 18505.

NOTICE IS HEREBY GIVEN that Letters Testamentary have been granted to Alisha Fisco Pearson, Executrix of the **ESTATE OF VIRGINIA ANN PAOLONI** late of Clarks Summit, Lackawanna County, Pennsylvania, who died on September 9, 2023. All persons indebted to said Estate are required to make payment and those having claims to present the same without delay to the Executrix or to Michael F. Cosgrove of Haggerty Hinton & Cosgrove LLP, 1401 Monroe Avenue, Suite 2, Dunmore, PA 18509.

ESTATE OF **RICHARD J. SHEEHAN, AKA RICHARD SHEEHAN, DICK SHEEHAN**, ESTATE NUMBER 35-2023-1286, DECEASED, LATE OF THROOP, PA, LACKAWANNA COUNTY, PA: DIED AUGUST 20, 2023. NOTICE IS HEREBY GIVEN THAT LETTERS OF TESTAMENTARY HAVE BEEN GRANTED IN THE ABOVE ESTATE. ALL PERSONS INDEBTED TO SAID ESTATE ARE REQUIRED TO MAKE PAYMENTS, AND THOSE HAVING CLAIMS OR DEMANDS ARE TO PRESENT THE SAME WITHOUT DELAY TO MARJORIE SHEEHAN SULLIVAN, 3241 COMFORT ROAD, NEW HOPE, PA 18938 AND VINCENT SHEEHAN 825 N VALLEY AVE, OLYPHANT, PA 18447.

NOTICE IS HEREBY GIVEN that Letters Testamentary have been granted to Lawrence A. Sturchio, Executor of the **ESTATE OF LAWRENCE J. STURCHIO** late of Scranton, Lackawanna County, Pennsylvania, who died on August 8, 2023. All persons indebted to said Estate are required to make payment and those having claims to present the same without delay to the Executor or to Joseph O. Haggerty, Jr., Esq., of Haggerty Hinton & Cosgrove LLP, 1401 Monroe Avenue, Suite 2, Dunmore, PA 18509.

ESTATE OF DANIEL J. YENKEVICH, late of Scranton, Lackawanna County, Pennsylvania (died September 23, 2023). Letters Testamentary having been granted, all persons having claims or demands against estate of decedent shall make them known and present them, and all persons indebted to said decedent shall make payment thereof without delay to Joseph A. O'Brien, Oliver, Price & Rhodes, 1212 South Abington Road, Clarks Summit, Pennsylvania, 18411, Attorney for the Estate, and/or Executor, John Dortalina, 846 Gibbons Street, Scranton, PA 18505.

ESTATE OF ELEANOR A. YONICK, DECEASED, late of 403 CORNER ST., DUNMORE, PA 18512, (Died SEPTEMBER 14, 2023). MARY LOU KNABEL, Executrix; Mark G. Rudalavage, 171 Scranton-Carbondale Highway, Eynon, Pennsylvania 18403-1027, Attorney. MARK G. RUDALAVAGE, ESQUIRE.

Second Notice

NOTICE IS HEREBY GIVEN THAT Letters Testamentary have been granted in the **ESTATE OF MARGARET BOWEN**, Deceased, late of 100 Smallacombe Drive 400, Scranton, Pennsylvania, 18508 (died June 26, 2023), and all persons indebted to said estate are requested to make payment, and those having claims to present the sum without delay, to BETH A. MCALLISTER, Executrix, c/o JOSEPH S. COLBASSANI ESQUIRE, MINORA, KROWIAK MUNLEY BATYKO, 700 Vine Street, 18510, Attorney for the estate.

RE: ESTATE OF DOROTHY M. CRAWLEY, late of Dickson City, Pennsylvania (died August 25, 2023). Letters Testamentary in the above estate having been granted, all persons having claims or demands against estate of decedent shall make them known and present them, and all persons indebted to said estate shall make payment thereof without delay to James E. Audenried, JR, Executor, or to James W. Reid, Esquire, Oliver, Price & Rhodes, Attorney for the Estate, 1212 South Abington Road, P.O. Box 240, Clarks Summit, Pennsylvania 18411.

NOTICE IS HEREBY GIVEN that Letters Testamentary have been granted to Thomas Farrell, Executor of the **ESTATE OF EDNA FARRELL, A/K/A EDNA H. FARRELL**, late of Old Forge, Lackawanna County, Pennsylvania, who died on February 22, 2020. All persons indebted to said Estate are required to make payment and those having claims or demands to present the same without delay to the Executor, c/o Biagio V. Musto, II, Esquire, 171 William Street, Pittston, PA 18640.

NOTICE IS HEREBY GIVEN that Letters Testamentary have been granted in the **ESTATE OF J. BARTHOLOMAY GRIER, a/k/a, J. JACK BARTHOLOMAY GRIER, a/k/a JACK GRIER**, Deceased, 129 Shadyside Drive, Greenfield Township, Lackawanna County, Pennsylvania 18407, who died on August 31, 2023. All persons indebted to the Estate are requested to make payment and those having claims or demands are to present same, without delay, to the Executor, Ryan Grier or Michael N. Krisa, Attorney for the Estate, 3397 Scranton/Carbondale Highway, Suite 4, Blakely, Pennsylvania 18447.

RE: MARIE E. MASTERS, late of the City of Scranton, Lackawanna County, Pennsylvania, 18509, died August 13, 2023. All persons having claims against the Estate or indebted to the Estate shall make payment or present claims to Michele Tornambe, Executrix, or J. Joseph Grady, Esquire, 201 Franklin Avenue, Scranton, PA 18503, Attorney for the Estate.

ESTATE OF DANIEL P. ROCHE, DECEASED (died on 8/21/2023). Late of Carbondale, Lackawanna County, PA. Letters of Administration have been granted and all creditors shall make a demand and all debts shall make payment without delay to Debbie Meoni, c/o HARRY T. COLEMAN, ESQUIRE, 41 N. MAIN STREET, CARBONDALE, PA 18407. Harry T Coleman, Esquire, Attorney for the Estate.

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Third Notice

NOTICE IS HEREBY GIVEN that Letters Testamentary in the **ESTATE OF ROBERT R. ANDREYCHIK**, late of Madison Township, Lackawanna County, Pennsylvania, have been granted to the undersigned. All persons indebted to said estate are required to make immediate payment and those having claims shall present them for settlement to: **MICHAEL R. ANDREYCHIK, EXECUTOR, BRENDA D. COLBERT, Esquire, COLBERT & GREBAS, P.C.**, 210 Montage Mountain Road – Suite A, Moosic, PA 18507. Date of Death: April 27, 2023.

ESTATE OF JOSEPH J. BARRETTE, late of Dunmore, Lackawanna County, Pennsylvania (died April 27, 2023). Letters Testamentary having been granted, all persons having claims or demands against estate of decedent shall make them known and present them, and all persons indebted to said decedent shall make payment thereof without delay to **Carol A. Barrette, Executor, 601 Reeves Street, Dunmore, Pennsylvania 18512** or to **Jenna Krayer Tuzze, of Oliver, Price & Rhodes, Attorney for the Estate, 1212 South Abington Road, P.O. Box 240, Clarks Summit, Pennsylvania 18411.**

ESTATE OF JOHN BARRY BEEMER, Late of Clarks Summit, Pennsylvania (Died August 24, 2023). Letters Testamentary have been granted to **David L. Beemer and Bruce R. Beemer**. All persons having claims against the Estate or indebted to the Estate shall make payment or present claims to **Douglas P. Thomas, Attorney for the Estate, 345 Wyoming Avenue, Suite 200, Scranton, PA 18503.**

ESTATE OF WALTER L. CALPIN, JR., late of the Scranton, Lackawanna County, Pennsylvania, (died July 25, 2023). Notice is hereby given that Letters of Administration have been issued to **Jill Kelley, Administratrix. MARIANNE M. STIVALA, ESQUIRE, BRIAN J. CALL & ASSOCIATES, 103 EAST DRINKER STREET, DUNMORE, PENNSYLVANIA 18512.**

Notice is hereby given that Letters of Administration have been granted in the following Estate. All persons indebted to said Estate are required to make payment, and those having claims or demands to present the same without delay to the Administrator named. **ESTATE OF LOUIS MARIE CLARKE**, Old Forge, Pennsylvania (Died: June 26, 2023), **Lorraine Sacchetti, Executrix, Paul R. Mazzoni, Esquire, Attorney for the Estate, Suite 201 Bank Towers, 321 Biden Street, Scranton, PA 18503.**

ESTATE OF VINCENT J. CONTE, JR. a/k/a VINCENT CONTE, JR. (died July 17, 2023) formerly of Jessup, Pennsylvania. All persons indebted to the estate shall make payment and those having claims or demands are to present same without delay to the Executor, **Byron MacFarlane, or Richard A. Fanucci, Attorney for the Estate, 1711 Main Street, Blakely, PA 18447. RICHARD A. FANUCCI, ESQ.**

NOTICE IS HEREBY GIVEN that Letters Testamentary in the **ESTATE OF THOMAS G. DEMYAN**, late of Old Forge, Lackawanna County, Pennsylvania, have been granted to the undersigned. All persons indebted to said estate are required to make immediate payment and those having claims shall present them for settlement to: **DONNA M. CIKOWSKI, EXECUTRIX, KEVIN R. GREBAS, Esquire, COLBERT & GREBAS, P.C.**, 210 Montage Mountain Road – Suite A, Moosic, PA 18507. Date of Death: June 20, 2023

RE: ESTATE OF DAVID B. EDWARDS, Estate No. 35-23-01239, Deceased, late of Moosic, Lackawanna County, PA died July 27, 2023. Notice is hereby given that Letters of Testamentary have been granted in the above Estate. All persons indebted to said Estate are required to make payments, and those having claims or demands are to present the same without delay to the Executrix **Janice Kizer c/o ATTY. Paul J. LaBelle, 3703 BIRNEY AVENUE, MOOSIC, PA 18507.**

NOTICE IS HEREBY GIVEN that Letters of Administration in the **ESTATE OF THOMAS M. FOLEY**, late of Scranton City, Lackawanna County, Pennsylvania, have been granted to the undersigned. All persons indebted to said estate are required to make immediate payment and those having claims shall present them for settlement to: **MARY JEAN FOLEY, ADMINISTRATOR, KEVIN R. GREBAS, Esquire, COLBERT & GREBAS, P.C.**, 210 Montage Mountain Road – Suite A, Moosic, PA 18507, Date of Death: July 9, 2023.

NOTICE is hereby given that Testamentary Letters have been granted to **Patrick J. Gillott, III of 100 42nd St., Carbondale, PA 18407** and **Michael P. Gillott of 8 Hammond Ave., Carbondale, PA 18407** in the **ESTATE OF DOLORES C. GILLOTT**, late of Carbondale, Lackawanna County, PA, who passed away May 1, 2022. All persons indebted to said Estate are requested to make payment and those having claims or demands to present the same without delay to the Executors named or to the attorney for said Estate: **Patrick A. Kane, Esq., 960 Scranton/Carbondale Hwy., Archbald, PA 18403.**

NOTICE IS HEREBY GIVEN that Letters Testamentary in the **ESTATE OF CAROL GRATKOWSKI**, late of Dunmore, Lackawanna County, Pennsylvania, have been granted to the undersigned. All persons indebted to said estate are required to make immediate payment and those having claims shall present them for settlement to: **JEREMY GRATKOWSKI, EXECUTOR, KEVIN R. GREBAS, Esquire, COLBERT & GREBAS, P.C.**, 210 Montage Mountain Road – Suite A, Moosic, PA 18507. Date of Death: July 7, 2023.

NOTICE IS HEREBY GIVEN that Letters Testamentary in the **ESTATE OF CATHERINE HAYES** late of Taylor, Lackawanna County, Pennsylvania, have been granted to the undersigned. All persons indebted to said estate are required to make immediate payment and those having claims shall present them for settlement to: **KATHLEEN ZUBY, EXECUTRIX, KEVIN R. GREBAS, Esquire, COLBERT & GREBAS, P.C.**, 210 Montage Mountain Road – Suite A, Moosic, PA 18507. Date of Death: May 16, 2023

RE: ESTATE OF CAROLYN H. HORTER, late of Dunmore, Pennsylvania (died June 3, 2023). Notice is hereby given that Letters Testamentary for the Estate of **Carolyn H. Horter** have been issued to **Joseph D. Horter, Executor of the Estate**. All those having claims or demands against the Estate or indebtedness owed to the Estate shall present claims or remit payment without delay to the Executor at **1716 Madison Avenue, Dunmore, PA 18509** or to **Robert T. Kelly, Jr., Myers, Brier & Kelly, LLP, Attorney for the Estate, 425 Biden Street, Suite 200, Scranton, PA 18503.**

LACKAWANNA JURIST

NOTICE IS HEREBY GIVEN THAT Letters Testamentary have been granted in the **ESTATE OF THOMAS P. LEWIS, JR.**, Deceased, late of 202 Spring Street, Scranton, Pennsylvania, 18509 (died July 4, 2023), and all persons indebted to said estate are requested to make payment, and those having claims to present the sum without delay, to TREVOR W. LEWIS, Executor c/o JOSEPH S. COLBASSANI ESQUIRE, MINORA KROWIAK MUNLEY BATYKO, 700 Vine Street, 18510.

ESTATE OF LEONARD DONATO NOLE, a/k/a LEONARD NOLE, late of Greenfield Township, PA (died August 31, 2023), Kirsten Weary, Administratrix, Paul A. Kelly, Jr., Esq., 201 Lackawanna Avenue, Suite 306, Scranton, Pa. 18503.

ESTATE OF REGINA NOONE, late of Scott Twp., Pennsylvania (died August 05, 2023). Notice is hereby given that Letters of Administration on the above Estate have been granted to Michael Noone, of Scott Twp., PA. All persons indebted to the said estate are required to make payment and those having claims to present the same without delay to the Personal Representative named herein, or to Patrick N. Coleman, Esq., Tellie & Coleman, P.C., 310 East Drinker Street, Dunmore, PA 18512.

NOTICE IS HEREBY GIVEN that Letters of Administration have been granted to Matthew Regula, Administrator of the **ESTATE OF TIMOTHY REGULA**, deceased, who died on August 24, 2023, late of Archbald, Pennsylvania. All persons indebted to the estate are required to make payment and those having any claims or demands are to present the same, without delay, to the Administrator Matthew Regula, c/o his attorney Carlo A. LaMonica, Esquire, LaMonica Law Firm LLC, 3218 Pittston Avenue, Scranton, PA 18505.

NOTICE IS HEREBY GIVEN that Letters Testamentary have been granted in the **ESTATE OF ANN G. SHELSKI**, deceased, of Old Forge, Lackawanna County, who died on May 4, 2023. All persons indebted to said estate are required to make payment and those having any claims or demands are to present the same without delay unto the Co-Executrices, Sharon Kearney and Marian Resio, in the care of Kelley, Polishan & Solfanelli, LLC, 259 S. Keyser Avenue, Old Forge, Pennsylvania, 18518.

ESTATE OF HOWARD R. SLOCUM SR., late of Clifton Twp., Pennsylvania (died May 13, 2023). Notice is hereby given that Letters of Testamentary on the above Estate have been granted to Joyce Koskovich, of Clifton Twp., PA. All persons indebted to the said estate are required to make payment and those having claims to present the same without delay to the Personal Representative named herein, or to Patrick N. Coleman, Esq., Tellie & Coleman, P.C., 310 East Drinker Street, Dunmore, PA 18512.

ESTATE OF CARL E. SOBECK a/k/a CARL SOBECK (died August 21, 2023) formerly of Jessup, Pennsylvania. All persons indebted to the estate shall make payment and those having claims or demands are to present same without delay to the Administratrix, Joan Z. Esgro, or Richard A. Fanucci, Attorney for the Estate, 1711 Main Street, Blakely, PA 18447. RICHARD A. FANUCCI, ESQ.

NOTICE

Roberto Vinas V. Alex Constantin and Elena Ion

To: Alex Constantin and Elena Ion

You are notified that the Plaintiff has commenced an action against you to quiet the title to the following land:

BEGINNING at an iron pin corner in the line of lots #5 and #6, (lots as per map made by J.L. Lawrence for Joseph W. Griffin, recorded in Deed Book 377, Page 301) at the intersection with the southerly right-of-way line of Olyphant Avenue.

THENCE along said right-of-way North Seventy-seven degrees no minutes no seconds East (N. 77 degrees 00 minutes 00 seconds E.), a distance of sixty six and no hundredths feet (66.00 ft.), to an iron pin and corner;

THENCE leaving said right-of-way and through lot #7, South twelve degrees thirty minutes no seconds East (S. 12 degrees 30 minutes 00 seconds E.), a distance of one hundred fifty and no hundredths feet (150.00 ft.), to an iron pin and corner, along the line of the Sister Servants Congregation;

THENCE along the line of Sister Servants Congregation South seventy-seven degrees thirty minutes no seconds West (S. 77 degrees 30 minutes 00 seconds W.), a distance of sixty-six and no hundredths feet (66.00 ft.), to an iron pin and corner, along the line of lot #5 and lot #6.

THENCE along the line of lots #5 and #6, North twelve degrees thirty minutes no seconds West (N. 12 degrees 30 minutes 00 seconds W.), a distance of one hundred fifty and no hundredths feet, (150.00 ft.), to an iron pin and corner, along the right-of-way line of Olyphant Avenue, the place of beginning.

Containing 9,900.00 Square Feet of land, more or less.

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

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

Lawyers Referral Service

Lackawanna Bar Association
233 Penn Avenue
Scranton, PA 18503
(570)969-9161 T-1 10/20/23

(Note: For the office designated by the Court, See Sch.R.C.P. 1018.1)