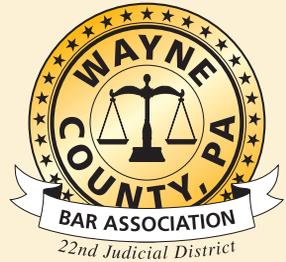


WAYNE COUNTY BAR ASSOCIATION

OFFICIAL LEGAL
JOURNAL
OF WAYNE COUNTY, PA



November 24, 2023
Vol. 13, No. 39
Honesdale, PA



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

The Hon. Janine Edwards
President Judge

The Hon. Matthew Meagher
Judge

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



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The Official Legal Publication of Wayne County, Pennsylvania



Legal Journal of Wayne County

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

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

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

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

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

MESSAGE FROM THE
WAYNE COUNTY BAR ASSOCIATION



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

PRICING & RATES

Notice Pricing

One time Insertions

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

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

Subscription Rates

Per Year

Mailed Copy	\$100
Emailed Copy	Free

Individual copies available for \$5 each Subscription Year: March–February
Prorated subscriptions available

WAYNE COUNTY OFFICIALS

Judges of the Court of Common Pleas

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Matthew L. Meagher, *Judge*

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Jonathan J. Dunsinger

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Coroner

Edward Howell

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Catherine Rickard
Robin Sampson

Raising the Bar



Wayne County Bar Association
922 Church Street, 2nd Floor
Honesdale, Pa 18431

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

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

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

Hours: Available Upon Request

***For information contact the WCBA
Ronnie at ronnie_fischer@hotmail.com.***

LEGAL NOTICES

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

ESTATE NOTICES

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

ESTATE NOTICE

In the Estate of Gwendolyn D'Agati of Scott Township, Wayne County, Commonwealth of Pennsylvania.

Letters of Administration in the above estate have been granted to John Fish, a/k/a John Robert Fish and Francis D'Agati, a/k/a Francis Paul D'Agati. All persons indebted to said estate are requested to make prompt payment and all having claims against said estate will present them without delay to:

Marissa McAndrew, Esquire
McAndrew Law Offices, PC
630 Main Street
Forest City, PA 18421
(570) 785 - 3333
Attorney for the Estate

11/24/2023 • 12/1/2023 • 12/8/2023

ESTATE NOTICE

Estate of Karen L. Menga
AKA Karen Menga
Late of Honesdale Borough
EXECUTOR
Dawn Haramis
27 Orchard Road
Honesdale, PA 18431
ATTORNEY
Nicholas A. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

11/24/2023 • 12/1/2023 • 12/8/2023

ESTATE NOTICE

Estate of Ramon V. Lockier
AKA Ramon Vincent Lockier
AKA Ramon Lockier
Late of Damascus Township
EXECUTOR
Jean Marie DeAngelis
771 Broadway
Ulster Park, NY 12487
ATTORNEY
Timothy P. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

11/24/2023 • 12/1/2023 • 12/8/2023

ESTATE NOTICE

ESTATE Joseph A. Christopher
Late of Lake Ariel, Pennsylvania
(Died September 24, 2023)

Letters Testamentary having been granted to Deborah Ann Fattori, all

persons having claims against the Estate or indebted to the Estate shall make payment or present claims to Matthew P. Barrett, Esquire, 345 Wyoming Avenue, Suite 215 Scranton, PA 18503.

11/24/2023 • 12/1/2023 • 12/8/2023

ESTATE NOTICE

Estate of James Romanowski
AKA James J. Romanowski AKA
James John Romanowski
Late of Lake Township
ADMINISTRATOR
Susan Romanowski AKA Susan M.
Romanowski
1061 Lake Ariel Highway
Lake Ariel, PA 18436
ATTORNEY
Matthew H. Walker, Esq.
PO Box 747
Hamlin, PA 18427

11/24/2023 • 12/1/2023 • 12/8/2023

ESTATE NOTICE

Estate of Thomas Lisowski
AKA Thomas A. Lisowski
Late of Salem Township
EXECUTOR
Tina Frey
205 W. 6th St.
East Greenville, PA 18041

11/24/2023 • 12/1/2023 • 12/8/2023

ESTATE NOTICE

Notice is hereby given that Letters of Administration have been granted in the Estate of Travis Hemlepp, a/k/a Travis L. Hemlepp, late of Damascus Township, Wayne County,

Pennsylvania, who died on August 14, 2023. All persons having claims or demands against the estate of the decedent shall make them known and present them, and all persons indebted to the decedent shall make payment thereof, without delay, to John J. Martin, Administrator, c/o Richard B. Henry, Esquire, Attorney for the Estate, 1105 Court Street, Honesdale, PA 18431.

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

11/17/2023 • 11/24/2023 • 12/1/2023

ESTATE NOTICE

NOTICE IS HEREBY GIVEN, that Letters Testamentary have been issued in the Estate of Dorothy Ellen McCarthy, a/k/a Dorothy E. McCarthy, a/k/a Dorothy McCarthy, who died on October 11, 2023, late resident of Hawley, PA 18428, to Peter McCarthy a/k/a Peter Choi McCarthy, Executor of the Estate. All persons indebted to said estate are required to make payment and those having claims or demands are to present the same without delay to Peter McCarthy, a/k/a Peter Choi McCarthy, Executor c/o Law Offices of ALFRED J. HOWELL, Attorney for the Estate, at 109 Ninth Street, Honesdale, P A 18431.

ALFRED J. HOWELL, ESQUIRE
ATTORNEY FOR THE ESTATE

11/17/2023 • 11/24/2023 • 12/1/2023

ESTATE NOTICE

Estate of Richard Steven Chmelik
AKA Richard S. Chmelik
Late of Bethany Borough
ADMINISTRATOR
Jennifer Chmelik
345 Wayne Street
Bethany, PA 18431
ATTORNEY
John F. Spall, Esquire
2573 Route 6
Hawley, PA 18428

11/10/2023 • 11/17/2023 • 11/24/2023

ESTATE NOTICE

In the Estate of Ellen P. Fagan,
a/k/a Ellen Fagan of Preston
Township, Wayne County,
Commonwealth of Pennsylvania.

Letters Testamentary in the above
estate have been granted to Rose
M. Keppell, a/k/a Rose Keppell
Coss and Astrid M. Caiati, a/k/a
Astrid Caiati. All persons indebted
to said estate are requested to make
prompt payment and all having
claims against said estate will
present them without delay to:

Marissa McAndrew, Esquire
McAndrew Law Offices, PC
630 Main Street
Forest City, PA 18421
(570) 785 - 3333
Attorney for the Estate

11/10/2023 • 11/17/2023 • 11/24/2023

ESTATE NOTICE

Estate of Edward J. Kelly
Late of Lake Township
EXECUTOR
Norene Heffner
34 Jackson Mills Road
Jackson, NJ 08527
ATTORNEY
John F. Spall, Esquire
2573 Route 6
Hawley, PA 18428

11/10/2023 • 11/17/2023 • 11/24/2023

ESTATE NOTICE

Estate of Philip Earl Bickhart
Late of Dreher Township
ADMINISTRATOR
Charles W. Bickhart
3885 Ashland Drive D2
Harleysville, PA 19438

11/10/2023 • 11/17/2023 • 11/24/2023

ESTATE NOTICE

NOTICE IS HEREBY GIVEN that
Letters Testamentary have been
granted in the estate of MATHIAS
HOELZLI, late of Damascus
Township, Wayne County, PA.
Date of death October 3, 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 Executor/Executrix, in care of
Jessica M. Ellis, Esquire, 1018
Church Street, Honesdale, PA
18431.

11/10/2023 • 11/17/2023 • 11/24/2023

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

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

**SHERIFF'S SALE
DECEMBER 6, 2023**

By virtue of a writ of Execution instituted by: Manitolli, LLC issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 6th day of December, 2023 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

ALL THAT CERTAIN lot or parcel of land lying, situate and being in the Township of Paupack, County of Wayne and Commonwealth of Pennsylvania, as laid out and plotted upon a map entitled "Map Showing Lands of Wayne Carnall and Shirley Carnall & Locust Grove Co." last review June 7, 2007, bearing the name and seal of William F. Schoenagel, PLS, which map is duly recorded in Wayne County Map Book 109, at Page 644, which premises is more particularly bounded and described as follows:

BEGINNING at a point in the Pennsylvania Power and Light Company Project Boundary Line,

said point by South thirty-seven (37) degrees nineteen (19) minutes West eighty-six and sixty-six hundredths (86.66) feet from Monument 529 in said Boundary Line; thence along said Boundary Line South thirty-seven (37) degrees nineteen 919) minutes West seventy-five and three tenths (75.3) feet to a corner of Lot No. 318; thence along the northerly line of said Lot No. 318 North sixty-two (62) degrees twenty 920) minutes fifty-six (56) seconds West one hundred five and fifty-six hundredths (106.56) feet to the easterly side of lakeside Road; thence along the easterly side of Lakeside Road North thirty-one (31) degrees twenty-eight (28) minutes East ninety-nine and forty-two hundredths (99.42) feet to a corner, thence South forty-nine (49) degrees forty-four (44) minutes seventeen (17) seconds East one hundred fourteen and thirty-four hundredths (114.34) feet to the point and place of BEGINNING.

CONTAINING 0.22 acres more or less and being Lot No. 317R; formerly Lot No. 317, the southerly one-half of Lot No. 316 and Parcel A in the Locust Grove Section of Sandy Shore Development, as outlined in said Schoenagel map recorded in Book No. 109, at Page 64 on July 24, 2007, and approved by the Paupack Township Board of Supervisors on July 12, 2007.

TAX PARCEL: #19-0-0010-02410.-

ADDRESS BEING KNOWN AS:
101 Lakeside Road, Lakeville, PA
18438

Seized and taken in execution as
property of:
KSJDLH LLC 101 Lakeside Road
LAKE ARIEL PA 18436

Execution No. 308-Civil-2023
Amount \$567,132.11 Plus
additional costs

September 13, 2023
Sheriff Christopher Rosler

**TO ALL CLAIMANTS TAKE
NOTICE:**

That all claims to the property will
be filed with the sheriff before the
sale and all claims to the proceeds
before distribution; That a sheriff's
schedule of distribution will be in
his office on a date specified by
him, not later than thirty (30) days
after sale; and that distribution will
be made in accordance with the
schedule unless exceptions are
filed within ten (10) days
thereafter. No further notice of
filing of the schedule of
distribution need be given.

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

John D. Michelin Esq.

11/10/2023 • 11/17/2023 • 11/24/2023

**SHERIFF'S SALE
DECEMBER 13, 2023**

By virtue of a writ of Execution
instituted by: JPMorgan Chase
Bank, National Association issued
out of the Court of Common Pleas
of Wayne County, to me directed,
there will be exposed to Public
Sale, on Wednesday the 13th day
of December, 2023 at 10:00 AM in
the Conference Room on the third
floor of th Wayne County
Courthouse in the Borough of
Honesdale the following property,
viz:

ALL that certain piece or parcel of
land situate in the Township of
Oregon, County of Wayne and
Commonwealth of Pennsylvania,
bounded and described as follows:

BEGINNING at a one-half (1/2")
inch rebar set on the Westerly side
of a thirty (30) foot wide private
road on the line of lands of Irving
and Lucille Wallach (Wayne
County Deed Book 277, Page
1063) and Jesse J. Young, Jr. and
Susan L. Young (Wayne County
Deed Book 510, Page 823); thence
South eighty-seven (87) degrees
twenty-seven (27) minutes forty-
nine (49) seconds West three
hundred twenty-nine and seven
hundredths (329.07) feet, and
traveling along a stone wall to an
iron pipe found in the stone wall in
the line of lands of Wilber W. Jr
and Patricia Peterson (Wayne
County Deed Book 357, Page
203); thence along the lands of
Peterson and the stone wall, North
three (03) degrees twenty-eight

(28) minutes thirty-six (36) seconds West four hundred seventy-six and forty-seven hundredths (476.47) feet to a one-half (1/2") rebar set in the stone wall; thence through the lands of the grantor, North eighty-eight (88) degrees nine (09) minutes thirty-five (35) seconds East three hundred twenty-six and forty-three hundredths (326.43) feet to a 1/2" inch rebar set on the Westerly side of the above mentioned private road; thence along Westerly side of said private road South five (05) degrees twenty-eight (28) minutes forty-one (41) seconds East three hundred fifty-five and forty-five hundredths (355.45) feet to a pipe and South one (01) degree fourteen (14) minutes thirty-nine (39) seconds West one hundred seventeen and seventy-one hundredths (117.71) feet to the point and place of BEGINNING.

CONTAINING 3.625 acres and depicted as Lot 2 in accordance with map of survey made by Tim A. Jones, Professional Land Surveyor, dated September 10, 1990, and recorded in Wayne County Map Book 76, at Page 112.

ALSO GRANTING AND CONVEYING unto the grantees herein named, their heirs and assigns, the right, liberty and privilege of ingress, egress and regress along, over and upon a certain private road running from Township 562 to the above described premises in common, however, with the grantors herein, their heirs and assigns, and other

persons lawfully using said private road.

SUBJECT TO the following covenants, conditions and restrictions:

1. The former Grantors, for themselves, their heirs and assigns, covenant with the Grantees herein, for themselves, their heirs and assigns, that no junked cars or appliances shall be kept or stored on the premises and garbage, trash or other household refuse shall be properly and promptly disposed of by the Grantees, their heirs and assigns. The above premises are designated as parcel number 17-225-13.14 on the tax maps of Oregon Township, Wayne County, Pennsylvania.

ALSO GRANTING AND CONVEYING to the Grantees, their heirs and assigns, all of the Grantors' right, title and interest in an oil and gas lease between John May and Heather May, husband and wife, and Chesapeake Appalachia, L.L.C., dated May 20, 2008, Memorandum of Oil and Gas Lease recorded in Wayne County Record Book 3546 at Page 312, paid-up oil & gas lease recorded in Wayne County Record Book 4018 at Page 337, as assigned to Statoilhydro USA Onshore Properties, Inc., by Assignment and Conveyance recorded in Wayne County Record Book 3666 at Page 17, insofar as the oil and gas lease pertains to the property herein described, with the exception that the Grantors shall retain all

previously paid bonus/lease monies.

SUBJECT TO the aforesaid oil and gas lease and assignment, as set forth above.

TAX MAP NO. 17-0-0225-0013.0014

ADDRESS BEING KNOWN AS:
5 Wild Acres Drive, Honesdale, PA 18431

Seized and taken in execution as property of:
Richard F. Horak 5 Wild Acres Drive HONESDALE PA 18431
Amanda Horak 5 Wild Acres Drive HONESDALE PA 18431

Execution No. 347-Civil-2022
Amount \$234,786.70 Plus additional costs

September 13, 2023
Sheriff Christopher Rosler

TO ALL CLAIMANTS TAKE NOTICE:

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

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

Samantha Gable Esq.

11/17/2023 • 11/24/2023 • 12/1/2023

CIVIL ACTIONS FILED

FROM NOVEMBER 4, 2023 TO NOVEMBER 10, 2023
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.

JUDGMENTS

NUMBER	LITIGANT	DATE/TIME	DESCRIPTION	AMOUNT
2000-20339	TODD KEITH	11/06/2023 2:15	SATISFACTION	—
2002-20312	GALACCI ROBERT RAYMOND	11/08/2023 1:51	SATISFACTION	—
2006-21440	TODD KEITH	11/06/2023 2:15	SATISFACTION	—
2006-21441	TODD KEITH	11/06/2023 2:14	SATISFACTION	—
2006-21442	TODD KEITH	11/06/2023 2:15	SATISFACTION	—
2006-21443	TODD KEITH	11/06/2023 2:15	SATISFACTION	—
2006-21444	TODD KEITH	11/06/2023 2:15	SATISFACTION	—
2006-21445	TODD KEITH	11/06/2023 2:15	SATISFACTION	—
2008-20611	LUYSTER CLARISSA ANN	11/06/2023 2:15	SATISFACTION	—
2012-20888	SMITH THOMAS JEFFREY	11/08/2023 1:51	SATISFACTION	—
2018-21177	KELLAM ROBERT G JR	11/08/2023 1:50	SATISFACTION	—
2018-21259	MANNO RICHARD	11/09/2023 12:19	WRIT OF EXECUTION	7,565.57
2019-20402	MANNO RICHARD	11/09/2023 12:19	WRIT OF EXECUTION	7,565.57
2019-21030	ZERBO MICHAEL	11/07/2023 11:07	SATISFACTION	7,827.17
2019-21030	ZERBO DAWN M	11/07/2023 11:07	SATISFACTION	7,827.17
2019-21117	MANNO RICHARD	11/09/2023 12:19	WRIT OF EXECUTION	7,565.57
2020-20438	VANHORN KATHY	11/06/2023 12:40	SATISFACTION	2,764.95
2020-20595	MANNO RICHARD	11/09/2023 12:19	WRIT OF EXECUTION	7,565.57
2021-20220	MANNO RICHARD	11/09/2023 12:19	WRIT OF EXECUTION	7,565.57
2021-20710	MANNO RICHARD	11/09/2023 12:19	WRIT OF EXECUTION	7,565.57
2022-00314	MCELYA JENNIFER	11/06/2023 3:51	WRIT OF EXECUTION	22,167.50
2022-00314	HONESDALE NATIONAL BANK GARNISHEE	11/06/2023 3:51	WRIT EXEC/GARNISHEE	—
2022-00420	LAZOR JOHN JR	11/06/2023 2:02	JUDGMENT/STIPULATION	5,818.05
2022-00420	LAZOR ALEXANDRA L	11/06/2023 2:02	JUDGMENT/STIPULATION	5,818.05
2022-20414	MANNO RICHARD	11/09/2023 12:19	WRIT OF EXECUTION	7,565.57
2022-90055	MARSHALL BRIAN P.	11/06/2023 3:51	SATISFACTION	—
2023-00418	KEARNS BAMBI R	11/07/2023 3:00	DEFAULT JUDGMENT	7,730.11
2023-00452	CHAPEL DAVID	11/06/2023 12:10	DEFAULT JUDGMENT	3,878.59
2023-00460	SILVIA CHRISTOPHER	11/06/2023 12:15	DEFAULT JUDGMENT	3,013.93
2023-00476	AMBROSIO FRANK	11/06/2023 11:32	DEFAULT JUDG IN REM	123,870.09
2023-00494	TALLMAN TOM	11/08/2023 12:42	JUDGMENT NON PROS	—
2023-20447	ABEL ERIC J	11/07/2023 11:52	WRIT OF EXECUTION	—
2023-20447	WAYNE BANK GARNISHEE	11/07/2023 11:52	GARNISHEE/WRIT EXEC	—
2023-20447	DIME BANK THE GARNISHEE	11/07/2023 11:52	GARNISHEE/WRIT EXEC	—
2023-20448	MCCONNELL KAREN L	11/06/2023 2:54	WRIT OF EXECUTION	—
2023-20448	MCCONNELL KAREN L	11/06/2023 2:54	GARNISHEE/WRIT EXEC	—
2023-20623	STAUDT LAURA LEE TRUSTEE	11/09/2023 2:07	WRIT OF SCIRE FACIAS	—
2023-20623	AMERICAN LAND INC LAKE LIQUIDATING TRUST	11/09/2023 2:07	WRIT OF SCIRE FACIAS	—

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

2023-20624	STAUDT LAURA LEE TRUSTEE	11/09/2023 1:57	WRIT OF SCIRE FACIAS	—
2023-20624	AMERICAN LAND INC LAKE LIQUIDATING TRUST	11/09/2023 1:57	WRIT OF SCIRE FACIAS	—
2023-20747	HAYES TIMOTHY A	11/06/2023 12:20	JP TRANSCRIPT	2,245.38
2023-20747	SHEEHAN KIMBERLY	11/06/2023 12:20	JP TRANSCRIPT	2,245.38
2023-20748	QAD INC	11/06/2023 1:54	TAX LIEN	2,791.47
2023-20749	CURRY THOMAS	11/07/2023 11:07	FEDERAL TAX LIEN	19,362.16
2023-20750	ZABROWSKI MICHAEL	11/08/2023 1:51	JUDGMENT	1,213.34
2023-20751	ZABROWSKI MICHAEL	11/08/2023 1:51	JUDGMENT	1,415.75
2023-20752	ANDERSON JOSEPH	11/08/2023 1:51	JUDGMENT	2,463.75
2023-20753	GERSTENMAIER CRYSTAL	11/08/2023 1:51	JUDGMENT	1,460.25
2023-20754	SWIFT RICHARD	11/08/2023 1:51	JUDGMENT	8,287.82
2023-20755	SLUTTER MATTHEW JOSEPH	11/08/2023 1:51	JUDGMENT	1,388.75
2023-20756	ELLIOTT JARED	11/08/2023 1:52	JUDGMENT	1,585.25
2023-20757	KATONA LASZLO JR	11/08/2023 1:52	JUDGMENT	2,334.02
2023-20758	OLVERSON ANTHONY	11/09/2023 2:23	MUNICIPAL LIEN	685.45
2023-20758	RICHARDSON JILL ANNE	11/09/2023 2:23	MUNICIPAL LIEN	685.45
2023-20759	OLVERSON ANTHONY	11/09/2023 2:32	MUNICIPAL LIEN	642.66
2023-20759	RICHARDSON JILL ANNE	11/09/2023 2:32	MUNICIPAL LIEN	642.66
2023-20760	CARUSO NICOLA	11/09/2023 2:42	MUNICIPAL LIEN	653.08
2023-40071	NOBLE BRADLEY OWNER P	11/07/2023 3:00	STIP VS LIENS	—
2023-40071	G&J HOMES & LAND DEVELOPMENT LLC CONTRACTOR	11/07/2023 3:00	STIP VS LIENS	—

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2023-40072	MIHALIK PETER OWNER	P	11/08/2023 3:36	WAIVER OF LIENS	—
2023-40072	MIHALIK KELLY A OWNER	P	11/08/2023 3:36	WAIVER OF LIENS	—
2023-40072	ARNOLD HOMES CONTRACTOR		11/08/2023 3:36	WAIVER OF LIENS	—

APPOINTMENT

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2023-00566	WESTERN WAYNE SCHOOL DISTRICT	MASTER	11/07/2023	—
2023-00566	CONTE BRIAN	MASTER	11/07/2023	—

CIVIL APPEALS — AGENCIES: BOARD OF ASSESSMENT

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2023-00571	SORDILLO VICTOR J	PETITIONER	11/09/2023	—
2023-00571	SORDILLO VIRGINIA OWNERS	PETITIONER	11/09/2023	—
2023-00571	WAYNE COUNTY BOARD OF ASSESSMENT	RESPONDENT	11/09/2023	—
2023-00574	IRCHA STEVEN	PETITIONER	11/09/2023	—
2023-00574	IRCHA JANE HIS WIFE	PETITIONER	11/09/2023	—
2023-00574	WAYNE COUNTY BOARD OF ASSESSMENT & REVISION OF TAXES	RESPONDENT	11/09/2023	—
2023-00574	DAMASCUS TOWNSHIP	RESPONDENT	11/09/2023	—
2023-00574	WAYNE COUNTY	RESPONDENT	11/09/2023	—
2023-00574	WAYNE HIGHLANDS SCHOOL	RESPONDENT	11/09/2023	—

CIVIL APPEALS — AGENCIES: DEPT. OF TRANSPORTATION

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2023-00567	TYLER ZACHARY DAVID	PLAINTIFF	11/07/2023	—
2023-00567	COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF TRANSPORTATION	DEFENDANT	11/07/2023	—

CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2023-00572	CITIBANK N A	PLAINTIFF	11/09/2023	—
2023-00572	ROBBINS DENNIS	DEFENDANT	11/09/2023	—

CONTRACT — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2023-00564	FREEMAN WILLIAM	PLAINTIFF	11/06/2023	—
2023-00564	BREEZEWOOD ACES COMMUNITY	DEFENDANT	11/06/2023	—

MISCELLANEOUS — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2023-00565	WAYNE BANK	PLAINTIFF	11/06/2023	—
2023-00565	BERAN UDO	DEFENDANT	11/06/2023	—

MISCELLANEOUS — REPLEVIN

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2023-00568	BRIDGECREST CREDIT COMPANY LLC AS AGENT AND SERVICER FOR	PLAINTIFF	11/08/2023	—
2023-00568	CARVANA LLC	PLAINTIFF	11/08/2023	—
2023-00568	MALTA DENISE M	DEFENDANT	11/08/2023	—

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2023-00569	M & T BANK	PLAINTIFF	11/08/2023	—
2023-00569	FISICHELLA HOTTENSIAH W NKA	DEFENDANT	11/08/2023	—
2023-00569	MWAURA HOTTENSIAH WAKIYO	DEFENDANT	11/08/2023	—
2023-00570	M & T BANK	PLAINTIFF	11/08/2023	—
2023-00570	WINTERS MELISSA AKA	DEFENDANT	11/08/2023	—
2023-00570	WINTERS MELISSA M	DEFENDANT	11/08/2023	—
2023-00570	WINTERS RICHARD AKA	DEFENDANT	11/08/2023	—
2023-00570	WINTERS RICHARD P	DEFENDANT	11/08/2023	—
2023-00573	WELLS FARGO BANK N A	PLAINTIFF	11/09/2023	—
2023-00573	KELLY HELEN	DEFENDANT	11/09/2023	—
2023-00573	KELLY WILLIAM C	DEFENDANT	11/09/2023	—



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MORTGAGES AND DEEDS

*RECORDED FROM NOVEMBER 13, 2023 TO NOVEMBER 17, 2023
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

GRANTOR	GRANTEE	LOCATION	AMOUNT
RUDA BRYAN J	TRUMARK FINANCIAL CREDIT UNION	PAUPACK TOWNSHIP	
DEBARROS NATALIE B			132,500.00
VANDUNK DENNIS JR	U S BANK NATIONAL ASSOCIATION	SALEM TOWNSHIP	
VANDUNK ELLEN SUE			191,500.00
HOWE MOUNTAIN HOLDINGS	ALTEMIER ROGER C	STERLING TOWNSHIP	
	ALTEMIER RUTH		215,000.00
GRASSIE ARIANA	FIRST KEYSTONE COMMUNITY BANK	LEHIGH TOWNSHIP	12,000.00
PALMER JEREMY	DIME BANK	HONESDALE BOROUGH	
YEAGER HEATHER			120,000.00
FULLER CHRISTIAN S	WAYNE BANK	CHERRY RIDGE TOWNSHIP	
FULLER TRINA L		CHERRY RIDGE, S CANAAN & CANAAN TWPS	
		SOUTH CANAAN TOWNSHIP	
		S CANAAN, CHERRY RIDGE & CANAAN TWPS	
		CANAAN TOWNSHIP	
		CANAAN, CHERRY RIDGE & S CANAAN TWPS	
MERCURIO KAREN BETH	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS	HONESDALE BOROUGH	
MERCURIO FRANCES BY POA	NATIONWIDE MORTGAGE BANKERS INC		
MERCURIOTORNABENE KRISTINE POA			
TORNABENE KRISTINE MERCURIO POA			195,000.00
LOCKLIN RICHARD G JR	HONESDALE NATIONAL BANK	PAUPACK TOWNSHIP	
LOCKLIN KELLY		PAUPACK & SALEM TOWNSHIPS	
		SALEM TOWNSHIP	
		SALEM & PAUPACK TOWNSHIPS	
WAYNE COUNTY HOME MEATS LLC	CARUTH J ALBERT	STERLING TOWNSHIP	
WAYNE COUNTY HOME MEATS L L C			120,000.00
BUNN MICHAEL LOUIS	NAVY FEDERAL CREDIT UNION	SOUTH CANAAN TOWNSHIP	
BUNN CORRINE MARIE			288,000.00
HUFFMAN JASON M	EMBRACE HOME LOANS INC	PAUPACK TOWNSHIP	
HUFFMAN JACLYN M	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS		219,600.00
GORSKI ADJARATOU M SY	LAKELAND BANK	LEHIGH TOWNSHIP	
SYGORSKI ADJARATOU M	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS		162,000.00

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

ENSLIN GWENDOLYN D ENSLIN GEORGE	HONESDALE NATIONAL BANK	SALEM TOWNSHIP	120,000.00
CALLEJAS BRETT	GUILD MORTGAGE COMPANY LLC GUILD MORTGAGE COMPANY L L C	CANAAN TOWNSHIP	289,656.00
CALLEJAS BRETT	PA HOUSING FINANCE AGENCY	CANAAN TOWNSHIP	10,000.00
FLOMENHOFT JEFFREY FLOMENHOFT KAREN	ROCKET MORTGAGE MORTGAGE ELECTRONIC REGISTRATION SYSTEMS	LAKE TOWNSHIP	91,250.00
LINTNER KYLE LINTNER JESSICA	DIME BANK	PALMYRA TOWNSHIP	50,000.00
LAIRD GRACE M LAIRD HERBERT H JR	NBT BANK N B T BANK	SALEM TOWNSHIP	75,000.00
HENRY DONNA ANN HENRY MICHAEL C	NBT BANK N B T BANK	PAUPACK TOWNSHIP	160,000.00
WALCZYK ALLI HILLER BRADLEY	HONESDALE NATIONAL BANK	BERLIN TOWNSHIP	218,250.00
KOWALSKI ELIZABETH A PEOPLES MICHAEL DAVID	GAVEN FAMILY REVOCABLE TRUST NATIONWIDE MORTGAGE BANKERS INC MORTGAGE ELECTRONIC REGISTRATION SYSTEMS	PAUPACK TOWNSHIP PAUPACK TOWNSHIP	253,000.00 166,250.00
PAYNE CHRISTOPHER J ONDREJAK ANDREW	HOUSING & URBAN DEVELOPMENT NELSON DANIEL A VELAZQUEZ SARA ANA	LEHIGH TOWNSHIP DAMASCUS TOWNSHIP	11,130.11 60,000.00
MCGHIE RORY MCGHIE CASEY	DIME BANK	OREGON TOWNSHIP	24,000.00
MULLER GEORGE J SEKELSKY MICHAEL J SEKELSKY CHERYL L	DIME BANK HONESDALE NATIONAL BANK	BERLIN TOWNSHIP PAUPACK TOWNSHIP	20,000.00 350,000.00
VANGORDEN EMILY S VANGORDEN JOHN CHARLES	DIME BANK	LAKE TOWNSHIP	47,000.00
SHARRON MICHAEL J	NAVY FEDERAL CREDIT UNION	PAUPACK TOWNSHIP	114,190.00
LAKE MOCATEK CAMPGROUND LLC LAKE MOCATEK CAMPGROUND L L C	HONESDALE NATIONAL BANK	PAUPACK TOWNSHIP	350,000.00
SCHOONOVER TYLER	GUILD MORTGAGE COMPANY LLC GUILD MORTGAGE COMPANY L L C MORTGAGE ELECTRONIC REGISTRATION SYSTEMS	PAUPACK TOWNSHIP	180,000.00
HALLMASIELLO TAYLOR MASIELLO TAYLOR HALL	GUARANTEED RATE INC MORTGAGE ELECTRONIC REGISTRATION SYSTEMS	PAUPACK TOWNSHIP	247,500.00
ROSS BENJAMIN MEYERS GARY A MEYERS MELISSA J	HONESDALE NATIONAL BANK	HONESDALE BOROUGH	70,000.00
FLEDERBACH RICHARD J FLEDERBACH HOPE A	MUTUAL OF OMAHA MORTGAGE INC MORTGAGE ELECTRONIC REGISTRATION SYSTEMS	CHERRY RIDGE TOWNSHIP	276,760.00
MILLER DEBORAH S WOODBRIIDGE ROBERT D JR	HOUSING & URBAN DEVELOPMENT	TEXAS TOWNSHIP	32,056.16

DEEDS

GRANTOR	GRANTEE	LOCATION	LOT
RENTNER ROBERT	RENTNER ROBERT	CLINTON TOWNSHIP	
SWINGLE DEBBIE	RENTNER DEBORAH		
RENTNER DEBORAH	RENTNER JUSTIN		LOT 1
MILLER LISA A	MILLER THOMAS	SALEM TOWNSHIP	
HOLLISTER HEIGHTS REALTY CORP	VANDUNK DENNIS JR VANDUNK ELLEN SUE	SALEM TOWNSHIP	
ALTEMIER ROGER C	HOWE MOUNTAIN HOLDINGS	STERLING TOWNSHIP	
ALTEMIER RUTH			LOT 1
COLLINS TIM D ADM	COLLINS TIM D	SALEM TOWNSHIP	
COLLINS CYNTHIA LEST			LOT 2
GUMBLE JANET	GUMBLE JANET SHAVER KEITH	LAKE TOWNSHIP	
MILLER ROY C	MILLER ROY C	DAMASCUS TOWNSHIP	
MILLER MARGARET H AKA MILLER MARGARET J AKA	MILLER MARGARET J EMMETT KRISTIN L DARLING KELLY L		
LOT INVESTMENTS LLC	SCHUARTZ NILTON C	SALEM TOWNSHIP	
LOT INVESTMENTS L L C			
LOT INVESTMENTS LLC	MOREIRA ADRIANO SANTOS	LAKE TOWNSHIP	
LOT INVESTMENTS L L C			
LOT INVESTMENTS LLC	DEALMEIDA FABIO	LAKE TOWNSHIP	
LOT INVESTMENTS L L C			
NOVACK BARRY J	SCHULTZ SCOTT	PAUPACK TOWNSHIP	
MACKINNON LIANA	SCHULTZ ELIZABETH		LOT 3AB
BARNES ELIZABETH	PALMER JEREMY	HONESDALE BOROUGH	
BARNES ELIZABETH EXR	YEAGER HEATHER		
SELAND WILLIAM RICHARD EST AKA			
SELAND WILLIAM R JR EST AKA			
F KENT ZIEGLER REVOCABLE AGREEMENT OF TRUST	ZIEGLER F KENT	SALEM TOWNSHIP	
	ZIEGLER CRISTINA L		LOT 548
MINOR DAVID JOHN JR	FERRARO DORISSA TR	DYBERRY TOWNSHIP	
MINOR DEE ANNA	PUTNAM SUMMER TR		
MINOR DONALD MARK	MINOR ROBERT C TR		
MINOR LORI J	MINOR IRREVOCABLE REAL ESTATE TRUST		
MINOR ROBERT DEAN			
MINOR TAMARAH			LOT 2
HELMS JANET KIMBERLY	FULLER CHRISTIAN S FULLER TRINA L	CHERRY RIDGE TOWNSHIP CHERRY RIDGE, CANAAN & SOUTH CANAAN TOWNSHIPS SOUTH CANAAN TOWNSHIP SOUTH CANAAN, CANAAN & CHERRY RIDGE TOWNSHIPS CANAAN TOWNSHIP CANAAN, CHERRY RIDGE & SOUTH CANAAN TOWNSHIPS	
STEPHENS WAYNE STEPHENS HEATHER	MERCURIO KAREN BETH	HONESDALE BOROUGH	

MASTERS LUCIE AKA MCDONALD LUCIE AKA	MASTERS LUCIE TR AKA MCDONALD LUCIE TR AKA LUCIE MCDONALD REVOCABLE DEED OF TRUST	MANCHESTER TOWNSHIP	
KRAYGER LINDA K EXR	FINLAYSON JILL E	SALEM TOWNSHIP	
KRATZ ESTHER C EST	KRATZ GERALD W		LOT 1 A
BROWN SHAWN T	HENSHAW MICHAEL E HENSHAW JOSEPH C	CLINTON TOWNSHIP 1	
FRATAMICO PETER C FRATAMICO JENNIFER L	BUNN MICHAEL LOUIS BUNN CORRINE MARIE	SOUTH CANAAN TOWNSHIP	
MENICHELLO JOHN J MENICHELLO KAY D MENICHELLO DAVID MENICHELLO DARA	BRAAKSMA MICHELLE	LAKE TOWNSHIP	LOT 3653
DCNS REALTY LLC D C N S REALTY L L C	GUSTIN PAUL R GUSTIN LINDA J	PRESTON TOWNSHIP	
MONTAGNESE ROBERT HIGGINS JOHN F	ZATKO PEITER	DAMASCUS TOWNSHIP	
GLENN THOMAS GLENN NINA	HUFFMAN JASON M HUFFMAN JACKL YN M	PAUPACK TOWNSHIP	LOT 70
BENNETT DANIEL L	ANDERSON MICHAEL ANDERSON JENNIFER	PRESTON TOWNSHIP	
HARDING NANCY J ADM GARCIA DANIEL JUAN EST AKA GARCIA DANIEL J EST AKA GARCIA DANIEL JOHN EST AKA	GLASSER MATTHEW SCOTT GLASSER ALLISYN CHRISTIE	PAUPACK TOWNSHIP	LOT 44
KISSKADEE	SYGORSKI ADJARATOU M GORSKI ADJARATOU M SY	LEHIGH TOWNSHIP	
FISH JOSEPH FISH MIRIAM	CIPRIANO MICHAEL	LEHIGH TOWNSHIP	LOT 35
DOWD KEITH A DOWD LISA	SPINDLER FREDERICK SPINDLER KAREN B	LAKE TOWNSHIP	LOT 3825
SUHOSKY ROBERT J FRANCE FRANK ORVILLE FRANCE PATRICE MARIE	CHERRY RIDGE REALTY INC RUSSELL PATRICK	CHERRY RIDGE TOWNSHIP PRESTON TOWNSHIP	
VITAL EUGENE CROZIER RANI A	CALLEJAS BRETT	CANAAN TOWNSHIP	
SEEGER DIANE ALLEGRE JAMES JR ALLEGRE JAMES R ALLEGRE JOSEPH	GARZONE ANTHONY GARZONE ANTHONY JR GARZONE JASON GARZONE LISAANN	MANCHESTER TOWNSHIP	LOT 1163
HENDERSON THERESA L TR HENDERSON FAMILY TRUST	HENDERSON JEFFREY L HENDERSON DEBORAH ANN HENDERSON JOHN HENDERSON KATHY	DAMASCUS TOWNSHIP	
HAHN EVELYN	HAHN EVELYN SUSAN TR REDA ANDREW TR EVELYN HAHN IRREVOCABLE TRUST	PAUPACK TOWNSHIP	LOT 65
CORDARO ROSINA DYNEESHUN ANITA JAYNE ESHUN ANITA JANE DYNE	ANDERSON WILLIAM R BELLINGER MICHELE JO ANN FARRELL BRITTANY QUINN	HONESDALE BOROUGH LAKE TOWNSHIP	LOT 1995

GAVEN JOHN M TR GAVEN FAMILY REVOCABLE TRUST	KOWALSKI ELIZABETH A	PAUPACK TOWNSHIP	LOT 113
BERNARDI NANCY M BERNARDI WILLIAM D ZVIKAS JAMES J ZVIKAS SHELLY A ZVIKAS WALTER J	MCCLOSKEY LAWRENCE C JR MCCLOSKEY ROBERT W	LAKE TOWNSHIP	
JOSWICK GERALDINE BY AF JOSWICK DAVID S AF	YODER THOMAS DEAN	PAUPACK TOWNSHIP	PARCEL 23
RUSHIK WILLIAM G RUSHIK DAWN E	RUSHIK WILLIAM G TR RUSHIK DAWN E TR WILLIAM G RUSHIK TRUST DAWN E RUSHIK TRUST	BERLIN TOWNSHIP	
ROLLISON SALLY EXR AKA BY SHERIFF ROLLISON SALLY A EXR AKA BY SHERIFF PATTERSON BARBARA A EST AKA BY SHERIFF PATTERSON BARBARA EST AKA BY SHERIFF	TIGUE WAYNE	HONESDALE BOROUGH	LOT 75
CAMPBELL ARTHUR F CAMPBELL ARTHUR F EXR CAMPBELL CATHERINE E EST AKA CAMPBELL CATHERINE EST AKA	TRACY MICHAEL JOSEPH BEVILAQUATRACY KELLY ANN TRACY KELLY ANN BEVILAQUA	PAUPACK TOWNSHIP	LOT 127
BEEBE MILTON E CUBASPERRY PATRICIA AKA PERRY PATRICIA CUBAS AKA CUBAS PATRICIA AKA	LUCAS ROY SR KLEBA MIROSLAW	CLINTON TOWNSHIP 2 DREHER TOWNSHIP	LOT 10
LUCHANSKY MATTHEW J LUCHANSKY GEORGETTE LUCHANSKY MATTHEW J LUCHANSKY GEORGETTE	LUCHANSKY MATTHEW J LUCHANSKY GEORGETTE STEINDEL MONIKA	SALEM TOWNSHIP SALEM TOWNSHIP	LOT 706R LOT 706R
BAKKER MEGAN MCKEE SASSI FAMILY ENTERPRISES LLC SASSI FAMILY ENTERPRISES LLC	PEOPLES MICHAEL DAVID SASSO DAVID L SASSO KAREN M TOMASIELLO MARISA	PAUPACK TOWNSHIP DREHER TOWNSHIP	LOT 44
PATTEN DEBRA L ESSER STEPHEN	PATTEN DEBRA L SMITH DOUGLAS CROLY CRAIG CROLY MARDE	CLINTON TOWNSHIP 1 SALEM TOWNSHIP	LOT 205
RULIS JOSEPH PAUL III OCONNOR PATRICK NELSON DANIEL A VELAZQUEZ SARA ANA	RULIS JOSEPH PAUL III RULIS CHRISTINA CANNIZZARO LOUIS ONDREJCAK ANDREW	CLINTON TOWNSHIP 2 DAMASCUS TOWNSHIP DAMASCUS TOWNSHIP	
SORENSEN JAMES G SORENSEN LORRAINE	SCHOONOVER TYLER	PAUPACK TOWNSHIP	

DILLEMUTH ROBERT L EST AKA BY ADM	DILLEMUTH KATHRYN M	BETHANY BOROUGH	
DILLEMUTH ROBERT EST AKA BY ADM	BROWN SHEILA A		
DILLEMUTH KATHRYN M ADM BROWN SHEILA A ADM	MARKS KAY M GRANDSTROM SHARON		
DILLEMUTH ROBERT L EST AKA BY ADM	MARKS KAY M	DAMASCUS TOWNSHIP	
DILLEMUTH ROBERT EST AKA BY ADM			
DILLEMUTH KATHRYN M ADM BROWN SHEILA A ADM			
DILLEMUTH ROBERT L EST AKA BY ADM	BROWN SHEILA A	DAMASCUS TOWNSHIP	
DILLEMUTH ROBERT EST AKA BY ADM	GRANDSTROM SHARON		
DILLEMUTH KATHRYN M ADM BROWN SHEILA A ADM			
DILLEMUTH ROBERT L EST AKA BY ADM	BROWN SHEILA A	DAMASCUS TOWNSHIP	
DILLEMUTH ROBERT EST AKA BY ADM	GRANDSTROM SHARON		
DILLEMUTH KATHRYN M ADM BROWN SHEILA A ADM			
MARKS KAY M	MARKS KAY M	DAMASCUS TOWNSHIP	
MICAN JOAN	MICAN JAMES	CANAAN TOWNSHIP	LOT 13
MICAN JOAN	MICAN JAMES	CANAAN TOWNSHIP	
STORK TRANSPORT LLC STORK TRANSPORT L L C	AGUILAR BOLIVAR OSWALDO VILLA	PAUPACK TOWNSHIP	
KOO RAYMOND KOO LISA	HASEGAWA PHILIP A TR DROUIN ANNE TR PHILIP A HASEGAWA LIVING TRUST ANNE DROUIN LIVING TRUST	SALEM TOWNSHIP	LOT 596
RICE DEXTER SCOTT	RICE SCOTT R RICE BEVERLY J	DYBERRY TOWNSHIP	LOT 1
DONOVAN RANDY J STANTON KARA M DONOVAN KARA MARIE STANTON	ACKERMAN DENISE	HONESDALE BOROUGH	
WP RE VENTURES ONE LLC W P R E VENTURES ONE L L C	RIGHT TIME PROPERTIES LLC RIGHT TIME PROPERTIES L L C	STERLING TOWNSHIP	LOT 6 LOT 4

COURT CALENDAR — THIRD FLOOR HISTORIC COURTROOM

November 27, 2023–December 1, 2023

Tuesday, November 28, 2023

11:00 AM
Rossignol v Rossignol 430-2023-dr
Special Relief
Cali/Campbell

11:30 AM
Brown v. Coppola 349-2021-DR
Motion to Withdraw as Counsel

1:00 PM
Bench Warrant Return
Jeffery Britton 241-2022-DR-turning himself in
Michael Morgan 287-2020-DR-Turning himself in

1:00 PM
DR Contempt

1:30 PM
De Novo Hearings
374-2023-DR Relos v. Dupra Burlein/Pro Se

Wednesday, November 29, 2023

8:30 AM
Maharaj v. Maharaj 342-2023-DR
Pre-trial Conferece
Rechner/Campbell

8:45 AM
Dutton v. Zirpoli 325-2015-DR
Custody Pre-Trial
Campbell/Rechner

9:00 AM
Central Court 3rd Floor Courtroom
Occurs every Wednesday effective 11/29/2023 until 11/29/2023 from 9:00
AM to 9:30 AM
Blue Category

9:00 AM
Messersmith v. Messersmith 405-2013-DR
Relocation Hearing
Rechner/Cali

12:00 PM
Drug Court Team Meeting

12:30 PM
Drug Court

2:15 PM
Holmes v. Jacobsen 157-2023-DR
Custody Pre-Trial
Thomas/Pro Se

Thursday, November 30, 2023

8:30 AM
Commonwealth v. Donovan Barnes 263 & 264-2023-CR-Judge Edwards
Formal Arraignment
DA/Burlein

8:45 AM
Extradition- USP
Abdikareem Hassan

9:00 AM
Commonwealth Matters
Sentencing 76 & 229-2022-CR Briscese, Jeremy Burlein
Motion to Amend info & Sentencing 239-2023-CR Sheatler, Zackariah
Martin II
Sentencing 206 & 236-2023-CR Dibenedetto, Joseph Burlein
Sentencing 135-2023-CR Eldred, Kyle Burlein
Petition for Violation of Parole 420-2021-CR Rodriguez, Francisco Farrell
Petition for Violation of Parole 379-2021-CR Faatz, Earl Martin II
Petition for Violation of Parole 195-2022-CR Tighe, Mikaela Zimmerman
Petition for Violation of Parole 58-2021-CR Spangenberg, Evan Martin II
ARD Revocation 55-2023-CR Edelman, Nancy Martin II
Probation Violation 18-2022-CR Hardler, Malvina Weed
Probation Violation 19-2023-CR Williams, Timothy Martin II
Motion to withdraw GP & Sentencing 169-2023-CR Drake, Michael
D'Andrea
Extradition Flanders, Kalif

11:00 AM
Summary Appeal
31 & 32-2023-SA
Hoehne, Jack

1:00 PM
Commonwealth Matters
357 & 267-2014-CR (Susq. Case) Price, Thomas Gagnon II Defendant by Zoom
293-2023-CR Barranco, Joseph ARD Martin
319-2023-CR; 320-2023-CR Gelatt, Adam GP Zimmerman
136-2021—CR; 362-2021-CR Potts, Kelly Petition for Parole Martin
136 & 137-2023-CR Santana, Tanya E. GP Zimmerman
317-2023-CR Beskovoyne, Gerard ARD Walker
199-2023-CR Mazzarella, Sherry GP Martin II
287-2023-CR Holden, William ARD Martin
316-2022-CR Kuhns, Robert Probation Violation Martin II
124-2023-CR Kuhns, Robert Motion to withdraw as Counsel Martin II
208-2023-CR Johnson, Daniel Bench Warrant Return-Turning himself in Martin II

2:00 PM
Commonwealth v. Franklin Wiernusz Wyoming County Case
DA/Thompson

Friday, December 1, 2023

9:00 AM
PFA
190-2023-DR Current v. Current Thomas

10:00 AM
Eldred v Eldred 454-2018-DR
Mtn for sale of property
Rechner/



COURT CALENDAR — FOURTH FLOOR COURTROOM #2

November 27, 2023–December 1, 2023

Monday, November 27, 2023

10:00 AM
In Re: A.S. 24-2023-JV
Delinquency & Dispositional Hearing
DA/Martin II

11:00 AM
In Re: K.H. 45-2022-JV
Status Conference
DA/Burlein

1:00 PM
Discover Bank v. Kozlansky 468-2022-CV
Settlement Conference
Dougherty/Kelley

1:30 PM
In Re: M.L. 120-2023-OCD
Hearing on Petition for Removal of Executor of Estate
Rechner/Thomas

Tuesday, November 28, 2023

9:00 AM
Dependency
9:00 Permanency Review 11-2023-DP S. T. Henry/Collins
9:30 Permanency Review 30-2022-DP J.C.Anderson/Collins/Burlein/Martin II
10:00 Permanency Review 26-2022-DP J.C. Anderson/Collins
10:30 Permanency Review 24-2021-DP A.K. Anderson/Martin II B.Ellis
11:00 Permanency Review 32 & 33-2022-DP A.B. & L. B. Anderson/Collins/Zimmerman/Martin II
1:00 Permanency Review 10-2023-DP A.C. Anderson/Collins/Martin II/Campbell
1:30 Permanency Review 43-2014-DP Z.P. Anderson/Henry/Weed/Martin II

Wednesday, November 29, 2023

9:00 AM
Sambuca v. Schneller & Schneller v. Zoning board/Cherry Ridge & Sambuca
136-2020-CV & 133-2023-CV
Settlement Conference
Zimmer/Neyhart/Waldron

9:30 AM

Estate of Simyan v. Simyan 590-2012-CV
Hearing on Motion to Strike Deed and to Enforce Settlement
Pascale/Maguire

10:00 AM

U.S. Bank v. Pugh 89-2023-CV
Argument on Motion for Summary Judgment
Nalbandian/Gaspar

10:30 AM

Ariel Land Owners v. Neiman 383-2017-CV
Hearing on Plaintiff's motion for Entry of Final Decree
O'Brien/Pro Se

11:30 AM

In Re: S.D. 22-2023-JV
Finding of Fact
DA/Zimmerman

Thursday, November 30, 2023

9:00 AM

Bryon v. Lepore 407-2023-CV
Hearing on purpose of Determining whether partition shall be entered and for
the purpose of determining the names of all co-tenants and nature and extent
of their interests in the property
Ferrario/Pro Se

1:00 PM

Peterson v. Johnston & Rhodes 100-2021-CV
Status Conference & Contempt
Rydzewski/Schaub

Friday, December 1, 2023

9:00 AM – 3:00 PM

Nespor v Homineti et al 42-2022-cv
NJ trial
R.Campbell/Farrell

CUSTODY CALENDAR

November 27, 2023–December 1, 2023

Wednesday, November 29, 2023

11:00 AM
Serio v. Serio 318-2021-DR
Divorce Hearing (Zimmerman)
J.Ellis/Santomauro

11:30 AM
Randolph v. Randolph 589-2019-DR
Divorce Conference (Zimmerman)
Farrell/Pro Se

Friday, December 1, 2023

9:30 AM
Mazzotta v. Mazzotta 205-2013-DR
Divorce Hearing
Martin/Farrell

1:00 PM
Waller v. Waller 420-2022-DR
Divorce Conference (Zimmerman)
Campbell/Pro Se

2:00 PM
Jones v. Jones 334-2021-DR
Divorce Conference (Zimmerman)
Campbell/T.Farley

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