

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF BURNETTE WILLOUGHBY, late of East Stroudsburg, Monroe County Pennsylvania.

LETTERS TESTAMENTARY in the above-named estate having been granted to William Willoughby, Jr. 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, 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.

William Willoughby, Jr.
Executor

6237 Willowick Terrace
East Stroudsburg, PA 18301

JOSEPH P. McDONALD, JR., ESQ
1651 West Main Street
Stroudsburg, PA 18360

Jul 8, 15, 22

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **William G. Barry a/k/a William George Barry**, deceased

Late of Barrett 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/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.

Charlene A. Barry, Executrix
c/o Timothy B. Fisher II, Esquire
FISHER & FISHER LAW OFFICES
PO Box 396

Gouldsboro, PA 18424

Timothy B. Fisher II, Esq
Fisher & Fisher Law Offices
PO Box 396
Gouldsboro, PA 18424

Jul 8, 15, 22

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Deborah A. Starr

Late of Monroe County, 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 within the County where notice may be given to Claimant.

JANE M. MCGROGAN, Executrix
c/o Christopher S. Brown
11 North 8th Street
Stroudsburg, PA 18360

Christopher S. Brown
11 North 8th Street
Stroudsburg, PA 18360

Jul 8, 15, 22

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Adrian Mondesir a/k/a Adrian Mon Desir, late of the Township of Tobyhanna, County of Monroe 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 (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe County, 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.

Venice Mondesir, Administratrix
2510 Ocean Parkway, Apt. 3J
Brooklyn, NY 11235
OR TO:

CRAMER, SWETZ, McMANUS & JORDAN, P.C.
Attorneys at Law

By: F. Andrew Wolf, Esquire
711 Sarah Street
Stroudsburg, PA 18360

Jul 8, 15, 22

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Ann E. McMahon**, Late of Coolbaugh Township, Monroe County, Commonwealth of Pennsylvania, March 29, 2022, 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/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. Claire McNamara, Executrix
6227 Park Place
Tobyhanna, PA 18466

Joseph J. Baldassari, Esq.
Furey & Baldassari, PC
1043 S. Park Avenue
Audubon, PA 19403

Jul 8, 15, 22

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF DARLENE M. SCHULTZ, late of Coolbaugh 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.

Ferdinand Schultz, Executor
4214 Hickory Road
Tobyhanna, PA 18466

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

Jul 8, 15, 22

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF TISHENA YVETTE BROOKS-FONSECA a/k/a TISHENA Y. BROOKS-FONSECA, late of Coolbaugh 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.

Harold Fonseca, Executor
6017 Boardwalk Drive
Tobyhanna, PA 18466

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

Jul 8, 15, 22

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Bruce Wayne Weidenbaum, late of Hamilton Township, Monroe County, Commonwealth of Pennsylvania, June 4, 2022, 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 within the County where notice may be given to claimant.

Anne C. Weidenbaum, Administrator
181 Brewers Lane
Stroudsburg, PA 18360

Bradley Warren Weidenbaum, Esq.
1479 Rt.209 S. PO Box 721
Brodheads ville, PA 18322

Jul 8, 15, 22

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Daniel J. Ferrara, late of Jackson Township, Monroe County, Pennsylvania. Letters of Administration for 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, 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.

Administrator:
GeorgeAnna Ferrara
3 Birchtree Lane
Stroudsburg, PA 18360

Elizabeth M. Field, Esquire
Powlette & Field, LLC
508 Park Avenue
Stroudsburg, PA 18360

Jul 8, 15, 22

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of David A. Waldman a/k/a David Alan Waldman a/k/a David Waldman, late of Hamilton Township, Monroe County, Pennsylvania, Deceased

Letters of Administration CTA 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 them to the undersigned without delay within four months from the date hereof, and to file with the Clerk of the Court of Common Pleas of Monroe County Orphans' Court Division, Stroudsburg, Pennsylvania, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.

Casse L. Forczek, Adm. CTA
P.O. Box 32
Kelseyville CA 95451

OR TO:

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

Jul 8, 15, 22

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Carol Lynn Counterman a/k/a Carol L. Counterman, deceased

Late of Pocono Township, Monroe County Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/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.

Penelope L. Wick, Administratrix
c/o Timothy B. Fisher II, Esquire
FISHER & FISHER LAW OFFICES
PO Box 396
Gouldsboro, PA 18424

Timothy B. Fisher II, Esq
Fisher & Fisher Law Offices
PO Box 396
Gouldsboro, PA 18424

Jul 15, 22, 29

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of EDWARD HUGE, a/k/a EDWARD E.

HUGE, late of 116 Apple Drive, Sciota, Monroe County, Pennsylvania 18354, 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 th 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

Lisa Johnson, Executrix
5623 Hamilton South
Sciota, PA 18354

William J. Reaser, Jr., Esq.
111 North Seventh Street
Stroudsburg, PA 18360

Jul 15, 22, 29

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Ilse G. Ashley a/k/a Ilse Ashley,
Deceased,
late of the Township of Hamilton, County of
Monroe, 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 their attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe County, 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.

Diana I. Cardwell, Co-Executrix
122 Cardwell Lane
Saylorsburg, PA 18353

Karen E. Ecke, Co-Executrix
108 Ecke Lane
Saylorsburg, PA 18353
OR TO:

CRAMER, SWETZ, McMANUS & JORDAN, P.C.
Attorneys at Law
By: F. Andrew Wolf, Esquire
711 Sarah Street
Stroudsburg, PA 18360

Jul 15, 22, 29

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF LOIS M. SCORAS.

Late of St. James City, Florida, (died May 25, 1996) Estate # 4522-0055, Monroe County Register of Wills, **JOHN L. SCORAS, PERSONAL REPRESENTATIVE**, Smith & Smith Group, 10491 Ben C. Pratt/6 Mile Cypress Parkway, Box 256, Ft Myers, FL 33966, Attorney for the Estate,
Jul 15, 22, 29

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Maria Vigo, Deceased. Late of Tunkhannock Twp., Monroe County, PA. D.O.D. 2/7/21. Letters of Administration on the above Estate have been granted to the undersigned, who request all persons having claims or demands against the estate of the decedent to make known the same and all persons indebted to the decedent to make

payment without delay to Elizabeth Salazar, Administratrix, 1150 Candlewood Ln., Blakeslee, PA 18610. Or to her Atty.: Kathleen B. Murren, Skarlatos Zonarich LLC, 320 Market St., Ste. 600W, Harrisburg, PA 17101
Jul 22, 29, Aug 5

**PUBLIC NOTICE
ESTATE NOTICE**

The Estate of EMILY F. PARLAMENTO, late of the Township of Ross, Monroe County, Pennsylvania. Letters Testamentary have been granted to the undersigned, who requests all persons having claims or demands against the Estate of the Decedent to make known the same and all persons indebted to Decedent to make payments without delay to Administrator William T. Valentine or his attorney, NICHOLAS R. SABATINE, III, ESQUIRE, 16 S. Broadway, Suite 1, Wind Gap, Pennsylvania, 18091.
Jul 22, 29, Aug 5

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF DAVID L. HOYLE, a/k/a/David Hoyle, Deceased March 3, 2022, of Chestnuthill Township, Monroe County. Letters of Administration in the above-named estate have been granted to the Executrix, Allison Mullarney. 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 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.

Allison Mullarney, Administratrix
c/o Law Office of David A. Martino, Esquire
1854 PA Rte 209, P.O. Box 420
Brodheadsville, PA 18322

David A. Martino, Esquire
1854 PA Rte 209, P.O. Box 420
Brodheadsville, PA 18322

Jul 22, 29, Aug 5

**PUBLIC NOTICE
ESTATE NOTICE**

LETTERS TESTAMENTARY have been granted to Stefanie Shirk, Executor of the Estate of Kathleen A. Tryson, deceased, who died on May 7, 2022. Jeffrey A. Durney, Attorney, P.O. Box 536, Merchants Plaza, Tannersville, Pennsylvania 18372-0536 is counsel. All persons having claims against the estate are requested to present them in writing within

four (4) months from the date hereof and all persons indebted to the estate are requested to make payment to it in care of the Attorney noted above.

Stefanie Shirk - Executrix

Jeffrey A. Durney, Esquire
P.O. Box 536, Merchants Plaza
Tannersville, PA 18372-0536

Jul 22, 29, Aug 5

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Frankely R. Soto Dominguez,

Late of Tunkhannock Township, Monroe County, Commonwealth of Pennsylvania 4/23/2022 deceased.

Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/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. Frauli Soto Dominguez

318 Sullivan Trail
Long Pond, PA 18334

Eugene J. Doud, Esq.
1418 Main Street, Suite 206A
Peckville, PA 18452

Jul 22, 29, Aug 5

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF BRUCE RAYMOND BURKE a/k/a BRUCE R. BURKE, late of Jackson Township, Monroe County, Pennsylvania, deceased.

Letters of Administration in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or his attorney within four 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.

Brandon Burke, Administrator
110 Ashland Ave, Lower Apt.
Buffalo, NY 14222

Lori J. Cerato, Esq.

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

Jul 22, 29, Aug 5

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF PATRICIA A. HERMITT, late of East Stroudsburg Borough, 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.

Ann Hermitt Kessler, Executrix
23 Stony Hill Road
Ridgefield, CT 06877-6115

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

Jul 22, 29, Aug 5

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF MELVA JEAN HASCHAK, LATE OF THE TOWNSHIP OF TUNKHANNOCK, COUNTY OF NORTHAMPTON, AND COMMONWEALTH OF PENNSYLVANIA, DECEASED

WHEREAS, Letters Testamentary in the above-named estate have been granted to Lorna Hendricks, Administratrix of the Estate of Melva Jean Haschak. All persons indebted to the said estate are requested to make immediate payment, and those having claims or demands to present the same without delay to:

Lorna Hendricks, Administratrix
c/o Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP
1 South Main Street
Nazareth, PA 18064

Jul 22, 29, Aug 5

**PUBLIC NOTICE
LEGAL NOTICE**

**Estate of MICHAEL H. BUNNELL A/K/A
MICHAEL HORACE BUNNELL**

Late of the Jackson Township, Pennsylvania Letters Testamentary in the above estate have been granted to the undersigned, who requests all persons having claims or demands against the estate of the decedent to make known the same, and all persons indebted to the decedent to make payment, without delay to:

Darlene Y. Cullen-Zen

c/o Nanovic Law Offices
Attention: James R. Nanovic
57 Broadway
P.O. Box 359
Jim Thorpe, PA 18229

Jul 22, 29, Aug 5

ESTATE NOTICE

Estate of Keith R. Faas, Deceased, late of Stroudsburg, Monroe County, Pennsylvania. Letters of Administration have been granted to the below Administrator, who requests all persons having claims or demands against the Estate of the Decedent to make known the same, and all persons indebted to the Decedent to make payments without delay to:

Administrator: Dolores J. Faas Estate of
Keith R. Faas
c/o Fitzpatrick Lentz & Bubba, P.C. Two City
Center
645 W. Hamilton Street, Suite 800
Allentown, PA 18101
or to her attorney at the above address.

Jul 22, 29, Aug 5

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Carolyn S. Ventriglia a/k/a Carolyn Susan Bates a/k/a Carrie S. Bates, Deceased. Late of Tunkhannock Twp., Monroe County, PA. D.O.D. 3/8/22. Letters Testamentary on the above Estate have been granted to the undersigned, who request all persons having claims or demands against the estate of the decedent to make known the same and all persons indebted to the decedent to make payment without delay to Anthony Ventriglia, Executor, c/o Sandra M. Liberatori, Esq., 933 N. Charlotte St., Ste. 3-B, Pottstown, PA 19464. Or to his Atty.: Sandra M. Liberatori, Rick Stock Law, 933 N. Charlotte St., Ste. 3-B, Pottstown, PA 19464

Jul 22, 29, Aug 5

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of John J. Leiger a/k/a John Leiger,
deceased Late of Tobyhanna Township,
Monroe County

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

Christopher Ruggiero, Administrator
c/o Timothy B. Fisher II, Esquire
FISHER & FISHER LAW OFFICES
PO Box 396
Gouldsboro, PA 18424

Timothy B. Fisher II, Esq
Fisher & Fisher Law Offices
PO Box 396
Gouldsboro, PA 18424

Jul 22, 29, Aug 5

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Mary A. Cedor, late of 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/her attorney within four month 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.

C/O
Margaret Quiles
203 Orchard Grove Place
Oldsmar, FL 34677

Connie J. Merwine, Esquire
501 New Brodheadsville Blvd N.
Brodheadsville, PA 18322

Jul 22, 29, Aug 5

STROUDSBURG, PA. 18360

Jul 22, 29, Aug 5

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of William H. Kingkiner, Jr. a/k/a William Kingkiner, Jr., Deceased, late of the Township of Eldred, County of Monroe 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 his attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe County, 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.

Alfred W. Mays, III, Administrator
2301 NE 32nd Street
Ocala, FL 34479

OR TO:

CRAMER, SWETZ, McMANUS & JORDAN, P.C.
Attorneys at Law
By: F. Andrew Wolf, Esquire
711 Sarah Street
Stroudsburg, PA 18360

Jul 22, 29, Aug 5

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of GEORGE E. SOULE, late of 5101 Seneca Way, Tobyhanna, Monroe County, Pennsylvania 18466, deceased. Letters Testamentary, in the above named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe County Branch, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address within the County where notice may be given to Claimant.

Leah Soule Amyot, Executrix
178 Minor Road
Porter Comers, NY 12859

WILLIAM J. REASER, JR., ESQ.
111 NORTH SEVENTH STREET

PUBLIC NOTICE**COURT OF COMMON PLEAS OF
MONROE COUNTY, PENNSYLVANIA,
FORTY-THIRD JUDICIAL DISTRICT
ORPHANS' COURT DIVISION**

The following Executors, Administrators, Trustees, or Guardians have filed Accounts and Statements of Proposed Distribution in the Office of the Clerk of the Orphans' Court Division:

In Re: **ESTATE OF CATHERINE KNOWLES**, DECEASED First and Final Account of Stacy Lynne Muffley, Executrix

ESTATE OF ROBERT CHARLES SELIG, SR., DECEASED Late of Township of Tobyhanna First and Partial Account of Robert C. Selig, Jr., Executor

ESTATE OF EVELYN M. OLSEN, DECEASED Late of Borough of East Stroudsburg First and Final Account of Leslie Schmid, Administratrix

**TRUST UNDER DEED OF TRUST BY PHILIP
GORDON AND IRIS GORDON**

Dated: March 31, 1999

First and Partial Account of PNC Bank, N.A., Trustee and Phillip Gordon, Trustee

NOTICE

All parties interested are notified that the above Accounts and Statements of Proposed Distribution will be presented for Confirmation to a Judge of the Orphan's Court on 1st day of August, 2022, at 9:30 A.M. All objections to the above Account and/or Statements of Proposed Distribution must be filed with the Clerk of Court of the Orphans' Court Division before the above specified time.

GEORGE J. WARDEN
Clerk of Orphans' Court

Jul 15, 22

PUBLIC NOTICE**PETITION FOR CHANGE OF NAME**

NOTICE IS HEREBY GIVEN that on 2nd day of May, 2022, the Petition for Change of Name, was filed in Monroe County Court of Common Pleas, requesting an order to change the name of Randolph Erie Barreto to Randolph Eric Barreto.

The Court has fixed the 1st day of August, 2022 at 1:30 pm in Courtroom No. 7, 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.

Jul 22

**PUBLIC NOTICE
COURT OF COMMON PLEAS OF
MONROE COUNTY
FORTY-THIRD JUDICIAL DISTRICT
COMMONWEALTH OF PENNSYLVANIA
NO. 251 CIVIL 2022**

THOMAS MCMANUS and ANDREW FEMINELLA, Plaintiffs
v.

PIONEER MOUNTAIN, LLC, a Pennsylvania Limited Liability Company; PIONEER OPERATIONS, LLC, a Pennsylvania Limited Liability Company; HENRYVILLE HOUSE, L.P., a Limited Partnership; THE WEST-M CORPORATION, a Pennsylvania Business Corporation, Defendant.

TO: HENRYVILLE HOUSE, L.P. and THE WEST-M CORPORATION, GENERAL PARTNER OF HENRYVILLE HOUSE, L.P.

This is a civil action to quiet title filed in the Court of Common Pleas of Monroe County, Pennsylvania, on January 14, 2022 on behalf of plaintiffs, Thomas McManus and Andrew Feminella.

NOTICE

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

YOU SHOULD TAKE THIS 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.

**MONROE COUNTY BAR ASSOCIATION
LAWYER REFERRAL SERVICE**

**913 Main Street, P.O. Box 786
Stroudsburg, PA 18360
Phone: 570.424.7288
Fax: 570.424.8234**

**COURT OF COMMON PLEAS OF
MONROE COUNTY
FORTY-THIRD JUDICIAL DISTRICT
COMMONWEALTH OF PENNSYLVANIA
NO. 251 CIVIL 2022**

THOMAS MCMANUS and

ANDREW FEMINELLA, Plaintiffs

v.

PIONEER MOUNTAIN, LLC, a Pennsylvania Limited Liability Company; PIONEER OPERATIONS, LLC, a Pennsylvania Limited Liability Company; HENRYVILLE HOUSE, L.P., a Limited Partnership; THE WEST-M CORPORATION, a Pennsylvania Business Corporation, Defendants.

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 or for any other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER 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
Phone: 570.424.7288
Fax: 570.424.8234**

AMERICANS WITH DISABILITIES ACT OF 1990

The Court of Common Pleas of Monroe County is required by law to comply with the Americans with Disabilities Act of 1990. For information about accessible facilities and reasonable accommodations available to disabled individuals having business before the Court, please contact the Courthouse. All arrangements must be made at least 72 hours prior to any hearing or business before the Court

**COURT OF COMMON PLEAS OF
MONROE COUNTY
FORTY-THIRD JUDICIAL DISTRICT
COMMONWEALTH OF PENNSYLVANIA
NO. 251 CIVIL 2022**

THOMAS MCMANUS and
ANDREW FEMINELLA, Plaintiffs,
v.

PIONEER MOUNTAIN, LLC, a Pennsylvania Limited Liability Company; PIONEER

OPERATIONS, LLC, a Pennsylvania Limited Liability Company; HENRYVILLE HOUSE, L.P., a Limited Partnership; THE WEST-M CORPORATION, a Pennsylvania Business Corporation, Defendant.

ACTION TO QUIET TITLE COMPLAINT

1.Plaintiffs are Thomas McManus and Andrew Feminella, adult individuals, of 195 SportsmanDrive, Cresco, PA 18326.

2.Defendants are Pioneer Mountain, LLC, a Pennsylvania limited liability company, with a last known address of c/o United States Corporation Agents Inc., 1729 West Tilghman Street Rear, Allentown, PA 18109; Pioneer Operations, LLC, a Pennsylvania limited liability company, with a last known address of 135 Bayberry Drive, Milford, PA 18337; Henryville House, L.P., a limited partnership with a last known address of 100 South Broad Street, Suite 2230, Philadelphia, PA 19110; and, The West-M Corporation, a Pennsylvania business corporation with a last known address of C/O 2717 Fidelity Building, Philadelphia, PA 19109, the general partner of Henryville House, L.P.

3.By virtue of Tax Claim Bureau repository deeds for unsold properties filed between October 15 and October 19, 2021, plaintiffs are the owners of nineteen (19) lots and a "Recreation Area 1.940 acres" in Henryville Acres, a subdivision located in Paradise Township, Monroe County, Pennsylvania. The subdivision plan was recorded April 6, 1971, in Monroe County Plat Book 14, at page 59. Pursuant to repository deeds, plaintiffs own the following tracts:

Lot No.	Tax No.	Previous Owner
10	11.1.2.21	Pioneer Mountain, LLC
Recreation area 1.940 acres	11.1.2.20	Pioneer Operations, LLC
9	11.1.2.19	Pioneer Mountain, LLC
11	11.1.2.18	Pioneer Mountain, LLC
12	11.1.2.17	Pioneer Mountain, LLC
13	11.1.2.16	Pioneer Mountain, LLC
14	11.1.2.15	Pioneer Mountain, LLC
15	11.1.2.14	Pioneer Mountain, LLC
16	11.1.2.13	Pioneer Mountain, LLC

17	11.1.2.12	Pioneer Mountain, LLC
18	11.1.2.11	Pioneer Mountain, LLC
1	11.1.2.10	Pioneer Mountain, LLC
2	11.1.2.9	Pioneer Mountain, LLC
3	11.1.2.8	Pioneer Mountain, LLC
4	11.1.2.7	Pioneer Mountain, LLC
5	11.1.2.6	Pioneer Mountain, LLC
6	11.1.2.5	Pioneer Mountain, LLC
7	11.1.2.4	Pioneer Mountain, LLC
8	11.1.2.3	Pioneer Mountain, LLC

4.On February 5, 2016, Henryville House, L.P. gave a deed to Pioneer Operations, LLC to four tracts of land described in that deed as follows: All of that certain road known, depicted and styled as "President Cleveland Court" from its intersection with the road, street or highway depicted on the said subdivision plan as L.R. 45026 to the terminus of said President Cleveland Court at the common bound thereof with lands now or formerly of Harold Heydt; All that certain twenty (20') foot service road adjoining Lot 10 and Lot 11; All that certain twenty (20') foot service road adjoining Lot 9, Lot 12 and Lot 13; All that certain twenty (20') foot service road adjoining Lot 8 and the 1.375 acre Recreation area;

A copy of the February 5, 2016, deed recorded in Monroe County Record Book 2472, page 802, is attached and marked exhibit 1. Because these four tracts describe roads, they have not been assigned tax numbers by the Monroe County Assessor.

5.The first of the tracts conveyed by the deed referenced in the preceding paragraph owned by Pioneer Operations, LLC is designated on the subdivision plan as President Cleveland Court. The remaining three tracts are service roads spurring off President Cleveland Court. President Cleveland Court intersects PA Route 715. A copy of a portion of the subdivision plan showing the lots and roads in question is attached as exhibit 2.

6.After receiving the Tax Claim Bureau repository deeds detailed in paragraph three, plaintiff Thomas McManus began to excavate

an unopened portion of President Cleveland Court approximately 50 feet from PA Route 715. At the 50 foot point neither President Cleveland Court nor the service spur roads had been previously excavated.

6. During the course of his excavation at the subdivision, Mr. McManus was confronted by Paradise Township Zoning Office Sean McGlynn and told that he could not continue work because "he did not own the roads."

8. Mr. McGlynn's order to stop work caused Mr. McManus to consult counsel who determined that President Cleveland Court and the service spur roads were, in fact, owned by Pioneer Operations, LLC, one of the defendants herein by virtue of the Henryville House, L.P. deed of February 5, 2016 mentioned in paragraph four of this complaint and attached as exhibit 1.

9. Plaintiffs believe that Pioneer Operations, LLC and the other defendants have abandoned the roadways within Henryville Acres and more particularly President Cleveland Court and the service spur roads referred to previously in this complaint.

10. Without obtaining ownership of President Cleveland Court and the service spur roads shown on exhibit 2, plaintiffs cannot gain Paradise Township approval that will permit them to gain access to their real estate.

11. Pa. R.C.P. 1061(b)(3) and (4) provide that an action to quiet title may be brought "(3) to compel an adverse party to file of record, record, cancel, surrender, or satisfy of record . . . any document, obligation or deed affecting any right, lien, title, or interest in land" and "(4) to obtain possession of land sold at a judicial or tax sale."

WHEREFORE, plaintiffs, Thomas McManus and Andrew Feminella, respectfully request that your Honorable Court enter an order compelling defendant Pioneer Operations, LLC to surrender all its right, title, and interest in the four road tracts of land described in paragraph four of this complaint and additionally compelling defendants, Pioneer Mountain, LLC, Henryville House, L.P., and the West-M Corporation to surrender all their right, title, and interest in Lots 1 through 18 and the "Recreation Area 1.940 acres" described in paragraph three of this complaint. Respectfully submitted,

/s/ George W. Westervelt, Jr.
 GEORGE W. WESTERVELT, JR.
 Attorney I.D. No. 18195
 706 Monroe Street, P.O. Box 549
 Stroudsburg, PA 18360-0549
 (570) 421-6100

Email: geowwest@ptd.net
 Counsel for Plaintiffs

COMMONWEALTH OF PENNSYLVANIA:

SS:

COUNTY OF MONROE:

VERIFICATION

Unsworn

(Pa. R.C.P. No. 1024)

The undersigned hereby states that the statements of fact made in the foregoing document are true and correct to the best of my knowledge, information, and belief. I understand that the statements herein are made subject to the penalties of 18 Pa. C.S.A. §4904 relating to unsworn falsifications to authorities.

Dated: Jan. 13, 2022

/s/ Thomas McManus

THOMAS MCMANUS

**COURT OF COMMON PLEAS OF
 MONROE COUNTY
 FORTY-THIRD JUDICIAL DISTRICT
 COMMONWEALTH OF PENNSYLVANIA
 NO. 251 CIVIL 2022**

THOMAS MCMANUS and
 ANDREW FEMINELLA, Plaintiffs

v.

PIONEER MOUNTAIN, LLC, a Pennsylvania Limited Liability Company; PIONEER OPERATIONS, LLC, a Pennsylvania Limited Liability Company; HENRYVILLE HOUSE, L.P., a Limited Partnership; THE WEST-M CORPORATION, a Pennsylvania Business Corporation, Defendants.

CERTIFICATE OF COMPLIANCE

I certify that this filing complies with the provisions of the *Public Access Policy of the Unified Judicial System of Pennsylvania: Case Records of the Appellate and Trial Courts* that require filing confidential information and documents differently than non-confidential information and documents.

Dated: 1/12/22

/s/ George W. Westervelt, Jr.

GEORGE W. WESTERVELT, JR.

Attorney I.D. No. 18195

706 Monroe Street, P.O. Box 549

Stroudsburg, PA 18360-0549

(570) 421-6100

Email: geowwest@ptd.net

Counsel for Plaintiffs

Jul 22

**PUBLIC NOTICE
IN THE COURT OF COMMON PLEAS
OF MONROE COUNTY, PENNSYLVANIA
CIVIL DIVISION
NO. 2180-CV-2022**

Michael J. Shavel, Esquire (Attorney ID.: #60554)

Jill M. Fein, Esquire (Attorney ID.: #318491)

Kaitlin D. Shire, Esquire (Attorney ID.: #324226)

HILL WALLACK LLP

777 Township Line Road, Suite 250

Yardley, PA 19067

Tel. 215-579-7700

Fax 215-579-9248

Attorneys for Plaintiff

**WILMINGTON SAVINGS FUND SOCIETY, FSB,
AS TRUSTEE OF STANWICH MORTGAGE LOAN
TRUST F**

c/o Carrington Mortgage Services, LLC

1600 South Douglass Road, Suite 200-A

Anaheim, CA 92806, Plaintiff,
vs.

JOSEPH A. HAISAN

19 Glen Oak Forest Drive

East Stroudsburg, PA 18301

And

THE UNITED STATES OF AMERICA, Defendants
NOTICE TO DEFEND

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.

**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 HELP.**

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

AVISO

Le han demandado a usted en la corte. Si usted quiere defenderse de estas demandas expuestas en las paginas siguientes, usted tiene veinte (20) dias de plazo al partir de la fecha de la demanda y la notificacion. Hace falta a sentar una comparencia escrita o en persona o con un abogado y entregara la corte en forma escrita sus defensas o sus objeciones a las d mandas en contra de su persona. Se a visado que si usted no se defiende, la corte tomara medidas y puede continuar la demanda en contra suya sin previo aviso o notificacion. Ademas, la corte puede decidir a favor del demandante y requiere que usted cumpla con todas las provisiones de esta de manda. Usted puede perder dinero o sus propiedades o otros de rechos importantes para usted.

**LLEVE ESTA DEMANDA A UN ABOGADO IN
MEDIATAMENTE SI NO TIENE ABOGADO OO SI
NO TIENE EL DINEROSUFICIENTE DE PAGAR
TAL SERVICIO, VAYA EN PERSONA O LLAME
POR TELEFONO A LA OFICINA CUY DIRECCION
SE ENCUENTRA ESCRITA ABAJO PARA
AVERICUAR DONDE SE PUEDE CONSEGUIR
ASISTENCIA LEGAL.**

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

Jul 22

**PUBLIC NOTICE
COURT OF COMMON PLEAS
CIVIL DIVISION
MONROE COUNTY
NO: 5906-CV-2021**

Specialized Loan Servicing LLC
PLAINTIFF

VS.

Martin Ramiro Collazos a/k/a Ramiro M.

Collazos

DEFENDANT

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

TO: Martin Ramiro Collazos a/k/a Ramiro M.
Collazos

2857 Yellowstone Drive

Blakeslee, PA 18610

Your house (real estate) at:

2857 Yellowstone Drive, Blakeslee, PA 18610

PARCEL 02/117079 PIN 02633103420028

is scheduled to be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on August 25, 2022 at 11:00AM to enforce the court judgment of \$45,559.82

obtained by Specialized Loan Servicing LLC against you.

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:

The sale will be cancelled if you pay back to Specialized Loan Servicing LLC the amount of the judgment plus costs or the back payments, late charges, costs, and reasonable attorneys fees due. To find out how much you must pay, you may call: LOGS Legal Group, LLC. (610) 278-6800.

PLEASE NOTE a Schedule of Distribution will be filed by the Sheriff on a date specified by the Sheriff not later than thirty (30) days after sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within 20 days after the filing of the schedule

Jul 22

**PUBLIC NOTICE
NOTICE OF INCORPORATION**

Notice is hereby given that Articles of Incorporation have been filed. with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania for the purpose of obtaining a Certificate of Incorporation pursuant to the provisions of the Business Corporation Law of the Commonwealth of Pennsylvania, Act of December 21, 1988(P.L 1444, no. 177), by the following incorporation:

Xaxa Trucking Inc.

Jul 22

**PUBLIC NOTICE
IN THE COURT OF COMMON PLEAS
MONROE COUNTY, PENNSYLVANIA
DOCKET NO.: 001053-CV-2022
CIVIL ACTION
MORTGAGE FORECLOSURE**

Richard M. Squire & Associates, LLC, Attorneys for Plaintiff

By: Richard M. Squire, Esquire
M. Troy Freedman, Esquire
Michael J. Clark, Esquire
ID. Nos. 04267 / 85165 / 202929

115 West Avenue, Suite 104
Jenkintown, PA 19046
Telephone: (215) 886-8790
Fax: (215) 886-8791

U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee for Legacy Mortgage Asset Trust 2019-RPL1, PLAINTIFF

v.

Kenneth Noel
DEFENDANT

**COMPLAINT - CIVIL ACTION
NOTICE TO DEFEND
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.

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

AVISO

LE HAN DEMANDADO A USTED EN LA CORTE. Si usted quiere defenderse de estas demandas expuestas en las paginas siguientes, usted tiene veinte (20) dias de plazo al partir de la fecha de la demanda y la notificacion. Hace falta asentar una comparencia escrita o en persona o con un abogado y entregar a la corte en forma escrita sus defensas o sus objecciones a las demandas en contra de su persona. Sea avisado que si usted no se defiende, la corte tomara medidas y puede continuar la demanda en contra suya sin previo aviso o notificacion. Ademais, la corte puede decidir a favor del demandante y requiere que usted cumpla con todas las provisiones de esta demanda. Usted puede perder dinero o sus edades u otros derechos importantes para usted.

USTED DEBE LLEVAR ESTE DOCUMENTO A SU ABOGADO INMEDIATAMENTE. SI USTED NO TIENE UN ABOGADO, LLAME O VAYA A LA SIGUIENTE OFICINA. ESTA OFICINA PUEDE PROVEERLE INFORMACION ACERCA DE COMO CONSEGUIR UN ABOGADO.

SI USTED NO PUEDE PAGAR POR LOS SERVICIOS DE UN ABOGADO, ES POSIBLE QUE ESTA OFICINA LE PUEDA PROVEER INFORMACION SOBRE AGENCIAS QUE OFREZCAN SERVICIOS LEGALES SIN CARGO O BAJO COSTO A PERSONAS QUE CALIFICAN.

Lawyer Referral Service
Monroe County Bar Association
913 Main Street
Stroudsburg, PA 18360
Telephone: (570) 424-7288
Fax (570) 424-8234

Jul 22

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 466 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 25, 2022
AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffsale

es

**PURCHASERS MUST PAY 10% OF THE
PURCHASE PRICE OR SHERIFF'S COSTS,
WHICHEVER IS HIGHER TO BID4ASSETS BY
WIRE TRANSFER NO LATER THAN 4:00PM THE
DAY AFTER AUCTION
LEGAL DESCRIPTION**

ALL THAT CERTAIN lot situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, marked and designated as:

Lot NO. 319, SECTION D, as shown on "Plotting of Stillwater Lake Estates, Inc., Coolbaugh and Tobyhanna Townships, Monroe County, Pennsylvania, made by Leo A. Achterman, Jr." and recorded in Monroe County Plot Book 9, page 1.

UNDER AND SUBJECT to covenants, restrictions, casements, etc. in the chain of title.

BEING THE SAME PREMISES which Mary Lawnicki, widow, by indenture bearing date December 31, 2014, did grant and convey unto Alexander Ivanov, said deed being recorded in the Office for the Recorder of Deeds in and for Monroe County at Stroudsburg, Pennsylvania in Record Book 2448, Page 9657, reference being thereunto had, the same will more fully and at large appear.

TOGETHER WITH all and singular the buildings and improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in anywise appertaining, and the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of them, the said grantors, as well at law as in equity, of, in and to the same.

TO HAVE AND TO HOLD the said lot or piece of ground described above, with the buildings and improvements thereon erected,

hereditaments and premises hereby granted, or mentioned and intended so to be, with the appurtenances, unto the said Grantee, his heirs and assigns, to and for the only proper use and behoof of the said Grantee, his heirs and assigns, forever.

TAX PARCEL NO.: 3/14B/1/12

PIN NO.: 03634502680104

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **AIR ATLANTIC MEDICAL P.C.**,

ALEXANDER IVANOV

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

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

Ken Morris
Sheriff of Monroe County
Pennsylvania

James V. Fareri, Esquire

Sheriff's Office
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8603 CIVIL 2012 I, Ken Morris, Sheriff of Monroe County, 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 25, 2022
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10%
OF THE PURCHASE PRICE OR**

SHERIFF'S COSTS . . . WHICHEVER IS HIGHER

BY CASHIERS CHECK

LEGAL DESCRIPTION

An undivided (1/52) co-tenancy interest being designated as **Interval No. 30 of Unit No. RV 127** of Phase IIIB, Area 2, River Village, Stage 1, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, mutual Ownership and Easements, dated February 22, 1980, and duly recorded in

the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1016, page 103 and at the same has been amended by a Supplementary Declaration dated June 2, 1980 and recorded as aforesaid in Deed Book Volume 1037, page 309, and a further Supplementary Declaration dated August 20, 1981 and recorded as aforesaid in Deed Book Volume 1130, page 67. The said Unit is more particularly shown and described on the Final Plans for Phase IIIB, River Village, Stage 2 Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, page 103 et. seq., and Plot Book Volume 47, page 27, subject however, to the right of Shawnee Development, Inc. to amend the said Final Plans to reflect the "as built" status of the Units.

BEING THE SAME premises which United Penn Bank, by deed dated June 18, 1990 and recorded on July 27, 1990 in Record Book Volume 1745 at Page 29 granted and conveyed unto Dominic Bianco and Dorothy Bianco. The said Dominic Bianco died February 1996, sole title thereby vesting in Dorothy Bianco as surviving tenant by the entireties. The said Dorothy Bianco died on December 23, 2009 and Christopher J. Bianco was appointed Executor of her estate by the Lebanon County, Pennsylvania Register of Wills.

BEING PART OF PARCEL NO. 16.2.1.1-10 and PIN NO. 16732101450770C1

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Christopher J. Bianco**, Executor of the Estate of Dorothy Bianco

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Jeffrey A. Durney, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3695 CIVIL 2021 I, Ken Morris, Sheriff of Monroe County, 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 25, 2022
AT 10:00 A.M.**

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

LEGAL DESCRIPTION

OWNERS: **FELIX CARDONA**
CONTRACT NO.: **001098105331**
FILE NO.: **PA-RVB-046-126**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 4 of Unit No(s). R73**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page

111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **4/17/2014**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **2436**, Page **6694** granted and conveyed unto FELIX CARDONA.

PARCEL NO.: **16/2/1/1-9**

PIN NO.: **:16732101467354C1**

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

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Joel D Johnson, Esquire

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3695 CIVIL 2021 I, Ken Morris, Sheriff of Monroe County, 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 25, 2022

AT 10:00 A.M.

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

LEGAL DESCRIPTION

OWNERS: **GEORGE CARTER, MARSHA CARTER**

CONTRACT NO.: **001098701170**

FILE NO.: **PA-RVB-046-161**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 11 of Unit No(s). RV101**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented;

and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **2/26/1990**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **1724**, Page **582** granted and conveyed unto GEORGE CARTER and MARSHA CARTER.

PARCEL NO.: **16/2/1/1-10**

PIN NO.: **:16732101450770C1**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **GEORGE CARTER, MARSHA**

CARTER

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Joel D Johnson, Esquire

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3695 CIVIL 2021 I, Ken Morris, Sheriff of Monroe County, 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 25, 2022

AT 10:00 A.M.

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

**OWNERS: ANY UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS, AND ALL PERSONS,
FIRMS OR ASSOCIATIONS CLAIMING RIGHT,
TITLE OR INTEREST, FROM, UNDER OR
THROUGH CHAUNCEY H CHOW JR,
DECEASED, WHOSE DATE OF DEATH IS
MARCH 1, 2016**

CONTRACT NO.: **001098306277**

FILE NO.: **PA-RVB-046-144**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 35 of Unit No(s). RV141**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed

on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **5/27/1988**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **1620**, Page **512** granted and conveyed unto CHAUNCEY H CHOW JR.

PARCEL NO.: **16/2/1/1-11**

PIN NO.: **:16732100340877**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH **CHAUNCEY H CHOW JR, DECEASED** TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris

Sheriff of Monroe County
Pennsylvania

Joel D Johnson, Esquire

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3695 CIVIL 2021 I, Ken Morris, Sheriff of Monroe County, 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 25, 2022

AT 10:00 A.M.

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

**OWNERS: ANY UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS, AND ALL PERSONS,
FIRMS OR ASSOCIATIONS CLAIMING RIGHT,**

TITLE OR INTEREST, FROM, UNDER OR THROUGH KATHLEEN CLANCY A/K/A KATHLEEN H CLANCY, DECEASED, WHOSE DATE OF DEATH IS APRIL 20, 2020
CONTRACT NO.: 001098004989
FILE NO.: PA-RVB-046-119

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 22 of Unit No(s). R54**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **7/8/1983**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **1273**, Page **235** granted and conveyed unto JAMES J CLANCY JR and KATHLEEN CLANCY A/K/A KATHLEEN H CLANCY.

KATHLEEN CLANCY A/K/A KATHLEEN H CLANCY became deceased on April 20, 2020 and was predeceased by JAMES J CLANCY JR according to her obituary. JAMES J CLANCY JR and KATHLEEN CLANCY A/K/A KATHLEEN H CLANCY

held title as tenants by the entirety; therefore, title was vested solely to KATHLEEN CLANCY A/K/A KATHLEEN H CLANCY at the time of his passing. The surviving heirs at law of KATHLEEN CLANCY A/K/A KATHLEEN H CLANCY are unknown.

PARCEL NO.: 16/2/1-8

PIN NO.: 16732102562122

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH

KATHLEEN CLANCY A/K/A KATHLEEN H CLANCY, DECEASED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

Ken Morris
 Sheriff of Monroe County
 Pennsylvania
 Joel D Johnson, Esquire

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5906 CIVIL 2021 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 25, 2022
 AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffsal

es

PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

All the following lot situate in the Township of Chestnut Hill, County of Monroe and Commonwealth of Pennsylvania, marked and designated as Lot Number 126, Section Seven,

as shown on "Plotting of Sierra View", Chestnuthill Township, Monroe County, Pennsylvania, made by VEP & Associates and recorded in Monroe County, Pennsylvania, in Plot Book No. 61 Page 212.

PARCEL #02/117079

FOR INFORMATIONAL PURPOSES ONLY: Being known as 2857 Yellowstone Drive, Blakeslee, PA 18610

BEING THE SAME PREMISES which Universal Industries, Inc. by Deed dated December 29, 1992 and recorded January 5, 1993 in the Office of the Recorder of Deeds in and for the County of Monroe, Pennsylvania in Book 1867, Page 559 granted and conveyed unto Martin Ramiro Collazos in fee.

Tax ID #: 02/117079

PIN #: 02633103420028

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Martin Ramiro Collazos a/k/a Ramiro M. Collazos**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA. A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris
Sheriff of Monroe County
Pennsylvania

Christopher A. DeNardo, Esquire

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7162 CIVIL 2021 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 25, 2022
AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffsales

PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION
LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground situated in the Township of Coolbaugh, in Monroe County, Commonwealth of Pennsylvania, being Lot No. 156, Section No. H, as shown on a map of Pocono County Place on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plat Book No.19, Pages 21, 23 and 25.

ALL THAT CERTAIN lot/lots, parcel or piece of ground situated in the Township of Coolbaugh, County of Monroe, Commonwealth of Pennsylvania, being Lot No. 155, Section H, as shown on a map of a Pocono County Place on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plat Book No. 19, Pages 21, 23 and 25.

UNDER and SUBJECT to the covenants and restrictions recorded in previous deeds.
BEING KNOWN AS: 8274 NATURES DRIVE, TOBYHANNA, PA 18466

BEING THE SAME PREMISES WHICH JAMES F. COOKE AND PETER J. REYES BY DEED DATED 2/23/1990 AND RECORDED 3/2/1990 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 1725 AT PAGE 220, GRANTED AND CONVEYED UNTO JAMES F. COOKE AND PETER J. REYES, WITH RIGHTS OF SURVIVORSHIP, AND NOT AS TENANTS IN COMMON.

PIN #: 03635809162047

TAX CODE #: 03.8E.1.152

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **James F. Cooke, Peter J. Reyes**
TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA. A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris
Sheriff of Monroe County
Pennsylvania

Michael P. Farrington, Esquire

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4223 CIVIL 2017 I, Ken Morris, Sheriff of Monroe County, 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 25, 2022
 AT 10:00 A.M.**

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

LEGAL DESCRIPTION

An undivided (1/52) co-tenancy interest being designated as **Interval No. 29 of Unit No. R134** of Phase IIIB, Area 2, River Village, Stage 1, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, mutual Ownership and Easements, dated February 22, 1980, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1016, page 103 and at the same has been amended by a Supplementary Declaration dated June 2, 1980 and recorded as aforesaid in Deed Book Volume 1037, page 309, and a further Supplementary Declaration dated August 20, 1981 and recorded as aforesaid in Deed Book Volume 1130, page 67. The said Unit is more particularly shown and described on the Final Plans for Phase IIIB, River Village, Stage 2 Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, page 103 et. seq., and Plot Book Volume 47, page 27, subject however, to the right of Shawnee Development, Inc. to amend the said Final Plans to reflect the "as built" status of the Units.

BEING THE SAME premises which United Penn Bank, by deed dated May 1, 1991 and recorded on December 20, 1991 in Record Book Volume 1807 at Page 0826 granted and conveyed unto Janester A. Dixon, married, and Irene Taylor, single.

BEING PART OF PARCEL NO. 16.2.1.1-11 and
 PIN NO. 16732100340877
 AND

An undivided (1/52) co-tenancy interest being designated as **Interval No. 25 of Unit No. RV 167** of Phase IIIB, Area 2, River Village, Stage 1, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, mutual Ownership and Easements, dated February 22, 1980, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1016, page 103 and at the same has been amended by a Supplementary Declaration dated June 2, 1980 and recorded as aforesaid in Deed Book Volume 1037, page 309, and a further Supplementary Declaration dated August 20, 1981 and recorded as aforesaid in Deed Book Volume 1130, page 67. The said Unit is more particularly shown and described on the Final Plans for Phase IIIB, River Village, Stage 2 Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, page 103 et. seq., and Plot Book Volume 47, page 27, subject however, to the right of Shawnee Development, Inc. to amend the said Final Plans to reflect the "as built" status of the Units.

BEING THE SAME premises which United Penn Bank, by deed dated April 28, 1989 and recorded on July 14, 1989 in Record Book Volume 1690 at Page 1603 granted and conveyed unto Irene Taylor and Janester A. Dixon, two single people.

BEING PART OF PARCEL NO. 16.2.1.1-11 and
 PIN NO. 16732100340877

SEIZED AND TAKEN IN EXECUTION AS THE PRO
 PERTY OF: **Janester A. Dixon and Irene Taylor**
 TO ALL PARTIES IN INTEREST AND CLAIMANTS:
 A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris
 Sheriff of Monroe County
 Pennsylvania
 Jeffrey A. Durney, Esquire

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1415 CIVIL 2017 I, Ken Morris, Sheriff of Monroe County, 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 25, 2022

AT 10:00 A.M.

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

ALL THAT CERTAIN lots or parcel of land situate in the Township of Hamilton, County of Monroe and State of Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the westerly line of Woods Way, a common corner of Lot 25 and Lot 26 as shown on a plan titled "Final Site Plan, THE WOODS, Hamilton and Stroud Townships, Monroe County, Pennsylvania" prepared by RKR Hess Associates, las revised May 20, 1991 and recorded June 29, 1993 in Map File 65-113; thence by Lot 26 north 43 degrees 31 minutes 59 seconds West 208.19 feet to a point; thence by Lot 23, north 46 degrees 28 minutes 02 seconds East 95.00 feet to a point; thence by the same North 35 degrees 52 minutes 27 seconds East 106, 71 feet to a point; thence by Lot 24, South 22 degrees 10 minutes 18 seconds East 188.41 feet to a point on the Westerly line of Woods Way; thence along said westerly line along a curve to the right having a radius of 325.00 feet for an arc length of 253.20 feet6 (chord bearing and distance being South 24 degrees 08 minutes 25 seconds West 246.85 feet) to a point of tangency; thence by the same South 46 degrees 28 minutes 01 seconds West 103.92 feet to the PLACE OF BEGINNING. CONTAINING 1.314 acres, more or less.

PARCEL NUMBER: 07/112112 PIN NUMBER:
07638000595754

BEING KNOWN AS: 108 WOODS WAY,
STROUDSBURG, PENNSYLVANIA 18360.

Title to said premises is vested in Christopher Grace by deed from Robert Hentze and Christine Curich Hentze, husband and wife dated August 31, 2010 and recorded September 16, 2010 in Deed Book 2375, Page 9153.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Christopher Grace**
TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Christine L. Graham, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 003820 CIVIL 2021 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

Thursday, August 25, 2022

AT 10:00 A.M.

By accessing the web address:

www.bid4assets.com/monroecountysheriffsal

**PURCHASERS MUST PAY 10% OF THE
PURCHASE PRICE OR SHERIFF'S COSTS,
WHICHEVER IS HIGHER TO BID4ASSETS BY
WIRE TRANSFER NO LATER THAN 4:00PM THE
DAY AFTER AUCTION
LEGAL DESCRIPTION**

ALL the following lot situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 1203, Section F, as shown on "Plotting of Pocono Farms, Inc., Coolbaugh Township, Monroe County, Pennsylvania, made by Bellante & Claus" and recorded in Monroe County, Pennsylvania, in Plot Book No. 15, page 59.

The improvements thereon being known as 4111 Rosetree Circle, Tobyhanna, Pennsylvania - 18466-7889

PARCEL ID 3/7D/2/72

PIN NUMBER 03635704542857

BEING the same premises which FREDERICK G. KRUEGER AND GEORGEANNA C. KRUEGER, HUSBAND AND WIFE by Deed dated 03/28/2005 and recorded in the Office of Recorder of Deeds of Monroe County on 03/30/2005 at Book 2220, Page 4506 granted and conveyed unto STEPHEN F. HEALY AND ANN

B. HEALY, HUSBAND AND WIFE. SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Ann B. Healy a/k/a Ann Healy** and **Stephen F. Healy, Sr. a/k/a Stephen F. Healy** TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA. A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris
Sheriff of Monroe County
Pennsylvania
Andrew J. Marley, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6928 CIVIL 2021 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 25, 2022
AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffsale

^{es}
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

ALL THAT CERTAIN LOT SITUATE IN THE TOWNSHIP OF MIDDLE SMITHFIELD, COUNTY OF MONROE AND STATE OF PENNSYLVANIA, MARKED AND DESIGNATED AS LOT NO. 5, AS SHOWN ON MAP ENTITLED "PLOT OF SUBDIVISION SECTION THREE, LAKE OF THE PINES, MIDDLE SMITHFIELD TOWNSHIP, MONROE COUNTY, PENNSYLVANIA, APRIL 1972, ELLIOT ASSOCIATES, ENGINEERS PLANNERS", RECORDED IN THE AFORESAID

RECORDER'S OFFICE IN PLOT BOOK VOLUME 17, PAGE 57.
KNOWN AS TAX PARCEL #9/4C/3/8 AND PIN #09734403412461.

BEING THE SAME PREMISES WHICH ROBERT E. PLANK, BY INDENTURE DATED 07-23-04 AND RECORDED 07-23-04 IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR THE COUNTY OF MONROE IN RECORD BOOK 2197 PAGE 958, GRANTED AND CONVEYED UNTO MICHAEL KEITH, SINGLE MAN.

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 THIS 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.)

ALSO KNOWN AS 257 Lake of the Pines, a/k/a 1135 Lake of the Pines Blvd, East Stroudsburg, PA 18301:

BEING the same premises which ROBERT E. PLANK by Deed dated 07/23/2004 and recorded in the Office of Recorder of Deeds of Monroe County on 07/23/2004 at Book 2197, Page 958 and Instrument #200433296 granted and conveyed unto MICHAEL KEITH, SINGLE MAN.

Block and Lot No. 09/4C/3/8

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Michael Keith a/k/a Micheal S.**

Keith

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

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

Ken Morris
 Sheriff of Monroe County
 Pennsylvania
 Jessica N. Manis, Esquire

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4141 CIVIL 2016 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, AUGUST 25, 2022
 AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffsales

PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION
LEGAL DESCRIPTION

The land referred to in this Commitment is described as follows: All that certain lot or piece of ground situate in the Borough of Mt. Pocono, County of Monroe, and Commonwealth of Pennsylvania, being Lots Nos. 28, 29 and 30, Section A, Second Plan of Lots of Montovision Park, made by J.L. Westbrook, August 1927, recorded in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, in Plot Book Vol. 2, Page 221.

Being more fully bounded and described in the Recorder of Deeds Office of Monroe County, Pennsylvania, in Deed Book Volume 2035, page 5362 dated April 5, 1997 and recorded April 29, 1997.

Being also known as Tax I.D. #10/8/2/18-1 in the Recorder of Deeds Office of Monroe County, Pennsylvania. BEING THE SAME PREMISES which Keystone Development Co., a Pennsylvania Corporation, by Deed dated 04/05/1997 and recorded 04/29/1997 in the Office of the Recorder of Deeds in and for the County of Monroe in Deed Book 2035, Page 5362, granted and conveyed unto Darryll A. McCain, in fee.

Tax Parcel: 10/8/2/18-1 PIN 10635511771127

Premises Being: 401 Manor View Avenue, Mount Pocono, PA 18344
 SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **DARRYLL MCCAIN A/K/A MAX MCCAIN A/K/A DARRYLL A. MCCAIN**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA. A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris
 Sheriff of Monroe County
 Pennsylvania
 Matthew Fissel, Esquire

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3695 CIVIL 2021 I, Ken Morris, Sheriff of Monroe County, 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 25, 2022
 AT 10:00 A.M.**

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

OWNERS: THOMAS W MINCH, DONNA M MINCH

**CONTRACT NO.: 001098800527
 FILE NO.: PA-RVB-046-163**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 39 of Unit No(s). RV-45**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on

March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **4/14/1994**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **1947**, Page **571** granted and conveyed unto THOMAS W MINCH and DONNA M MINCH.

PARCEL NO.: **16/2/1/1-12**

PIN NO.: **:16732102561273**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **THOMAS W MINCH**, DONNA M MINCH

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Joel D Johnson, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor

Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4622 CIVIL 2013 I, Ken Morris, Sheriff of Monroe County, 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 25, 2022

AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10%
OF THE PURCHASE PRICE OR
SHERIFF'S COSTS . . . WHICHEVER IS HIGHER
BY CASHIERS CHECK
LEGAL DESCRIPTION**

ALL THAT CERTAIN interest in land situate in Smithfield Township, Monroe County, Pennsylvania, known as Interval No. **16** of Unit No. **R28**, of Phase IIIA, River Village, Stage I, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. the said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage I, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).

BEING THE SAME premises which Charles L. Moen and Eleanore Moen, husband and wife, by deed dated April 6, 1992 and recorded on June 22, 1992 in Record Book Volume 1835 at Page 0078 granted and conveyed unto Kevin C. Moen

BEING PART OF PARCEL NO. 16/2/1/1-7-7C and PIN NO. 16732102771324

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Kevin C. Moen**

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

Ken Morris
Sheriff of Monroe County

Pennsylvania
 Jeffrey A. Durney, Esquire
 Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1884 CIVIL 2012 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 25, 2022
 AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffsal

es
 PURCHASERS MUST PAY 10% OF THE
 PURCHASE PRICE OR SHERIFF'S COSTS,
 WHICHEVER IS HIGHER TO BID4ASSETS BY
 WIRE TRANSFER NO LATER THAN 4:00PM THE
 DAY AFTER AUCTION
LEGAL DESCRIPTION

ALL THAT CERTAIN piece of parcel of land situated, lying and being in the Township of Barrett, County of Monroe and Commonwealth of Pennsylvania bounded and described as follows:

BEGINNING at an iron pin at the common corner of Lot No. 52 and Lot No. 61 as shown on a subdivision plan entitled Vacationland Realty Co. (OAKLYN PARK) recorded in Map Book 7 page 138 said point lying S76 degrees O' 00" E 200.00 feet from the Easterly 30 foot right-of-way of Hemlock Lane; thence along land formerly of Willard Seng le and crossing Maple Lane at 485 feet+ S79 degrees O' 00" 881.14 feet to an iron pin; thence along lands formerly of Quintus Case and Wm. H. Good S47 degrees 32' 00" W 945.50 feet to an iron pin; thence along lands of Good and Francis Randolph N33 degrees 28' 00" W 200.00 feet to an iron pin; thence along lands of Randolph and Wayne Channell N33 degrees 13' 00" 365.15 feet to an iron pin; thence along Lot No. 55 as shown on the above referenced map N58 degrees 39' 44" E 82.30 feet to an iron pin; thence along Lots 54,53, and 52 (OAKLYN PARK) N13 degrees 59' 00" E 300.00 feet to the point and place of beginning. Containing 9 .45 acres.

BEING the same premises which Nelson Smith and Barbara Smith, as Executors of the Estate

of Willard S. Albert, deceased by Deed dated January 20, 2006 and recorded in the Official Records of Monroe County on February 3, 2006 in Deed Book Volume 2256, Page 7949, as Instrument granted and conveyed unto Jonathan Rack and Dawn Rack, husband and wife.

5327 Maple Lane, f/k/a RR 2 Box 2677 Road, Cresco, PA 18326

Pin Number: 01638703440416

Tax Parcel Number: 01.13.1.23

Adam J. Friedman, Esq., Friedman Vartolo LLP, attorney for Plaintiff

SEIZED AND TAKEN IN EXECUTION AS THE PRO
 PERTY OF: **Jonathan Rack; Dawn Rack**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
 Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

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

Ken Morris
 Sheriff of Monroe County
 Pennsylvania
 Adam J. Friedman, Esquire

Sheriff's Office
 Stroudsburg, PA
 Barry J. Cohen, Sheriff's Solicitor
 Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9758 CIVIL 2018 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, AUGUST 25, 2022
 AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffsal

es
 PURCHASERS MUST PAY 10% OF THE
 PURCHASE PRICE OR SHERIFF'S COSTS,
 WHICHEVER IS HIGHER TO BID4ASSETS BY
 WIRE TRANSFER NO LATER THAN 4:00PM THE
 DAY AFTER AUCTION

LEGAL DESCRIPTION**PARCEL 1:**

ALL that certain lot or piece of ground situate in the Township of Polk, County of Monroe and common wealth of Pennsylvania, bounded and described as follows, to wit: BEGINNING at a point in the center of Lake Drive (33 feet in width) said point being distant 300 feet on a course of South 78 degrees 56 minutes West, from the point of intersection of the said centerline of Lake Drive with the westerly line of Mountain Lane (20 feet in width); THENCE running from said beginning point along the said beginning point along the said centerline of Lake Drive, South 78 degrees 56 minutes West 60 feet to a point the Southeast corner of Lot No. D-45; THENCE along the easterly side of Lot No. D-45, North 11 degrees 04 minutes West 160 feet to a point the Southwest corner of Lot No. D-15; THENCE along the southerly line of Lot No. D-15, North 78 degrees 56 minutes East 60 feet to a point the Northwest corner of Lot No. D-43; THENCE along the westerly line of the said Lot No. D-43, South 11 degrees 04 minutes East 160 feet to the place of beginning. BEING Lot No. D-44 as shown on a map titled Robin Hood Lake, dated April 29, 1958 prepared by W.D. Kitson, Registered Surveyor. TAX MAP NO. 13/10/2/217

PARCEL 2:

ALL that certain lot, piece or parcel of land, situate in the Township of Polk, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit: BEGINNING at a point in the center of Lake Drive, said point being distant three hundred sixty (360) feet on a course of South 78 degrees 56 minutes West from the point of intersection of the said center line of Lake Drive (thirty-three feet in width) with the westerly line of Mountain Lane (twenty feet in width); THENCE running from said beginning point along the center line of said Lake Drive, South 78 degrees 56 minutes West, 60 feet to a point in the Southeast corner of Lot No. D-46; THENCE along the easterly line of said Lot No. D-46, North 11 degrees 4 minutes West, 160 feet to a point, the Southwest corner of Lot No. D-14; THENCE along the southerly line of Lot No. D-14, North 78 degrees 56 minutes East, 60 feet to a point, the Northwest corner of Lot No. D-14; THENCE along the westerly line of Lot No. D-44, South 11 degrees 4 minutes East, 160 feet

to the place of beginning

BEING Lot No. D-45 as shown on a map titled Robin Hood Lake, dated April 29, 1958 prepared by W.D. Kitson, Registered Surveyor. TAX MAP NO. 13/10/2/26

EXCEPTING AND RESERVING that portion of these premises which lie in the bed of Lake Drive

Being Lot No. D-44 as shown on a map titled Robin Hood Lake, dated April 29, 1958 prepared by W.D. Kitson, Registered Surveyor Title to said Premises is Vested in Ronald C. Richardson, II, single, by Deed from Marlene Briglio, single, dated 04/30/2014, recorded 05/12/2014 in Deed Book 2437, Page 7840. Tax Parcel: 13/10/2/217 & 13/10/2/26 PIN 13621905185951 & 13621905185808 Premises Being: 9044 TWIN LAKE DRIVE, Kunkletown, PA 18058

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **RONALD C. RICHARDSON II**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA. A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris
Sheriff of Monroe County
Pennsylvania
Matthew Fissel, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1659 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 25, 2022
AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffsales

PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION
LEGAL DESCRIPTION

ALL THAT CERTAIN lot/lots, parcel or piece of ground situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, being Lot/Lots No. 27, Section A, as shown on map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 18 at Page 57 and 61. BEING THE SAME PREMISES which Wayne Anderson and Eileen Bannon by Deed dated 12/21/2007 and recorded 12/26/2007 in the Office of the Recorder of Deeds in and for the County of Monroe in Deed Book 2323, Page 8908, granted and conveyed unto Luis R. Rivera, single and Milagros Velez, single, as Joint Tenants with rights of survivorship, in fee.

Tax Parcel: 03/3B/1/2 (PIN 03636820825230)

Premises Being: 27A SUNNYFIELD TERRACE A/K/A 415 SUNNYFIELD TERRACE, Tobyhanna, PA 18466

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Luis R. Rivera and Milagros Velez** TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Matthew Fissel, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3683 CIVIL 2021 I, Ken Morris, Sheriff of Monroe County, 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 25, 2022
AT 10:00 A.M.**

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

OWNERS: **AUDLEY A ROGERS, JANICE F ROGERS**

CONTRACT NO.: **001097907315**

FILE NO.: **PA-RV-046-095**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 46 of Unit No(s). R28**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled

on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **3/14/1980**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **1019**, Page **196** granted and conveyed unto AUDLEY A ROGERS and JANICE F ROGERS.

PARCEL NO.: **16/2/1/1-7-7C**

PIN NO.: **:16732102771324**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **AUDLEY A ROGERS, JANICE F ROGERS**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Joel D Johnson, Esquire

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6426 CIVIL 2018 I, Ken Morris, Sheriff of Monroe County, 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 25, 2022

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10%
OF THE PURCHASE PRICE OR

SHERIFF'S COSTS . . . WHICHEVER IS HIGHER
BY CASHIERS CHECK

LEGAL DESCRIPTION

An undivided (1/52) co-tenancy interest being designated as **Interval No. 47** of **Unit No. R66** of Phase IIIB, Area 2, River Village, Stage 1, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, mutual Ownership and Easements, dated February 22, 1980, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume

1016, page 103 and at the same has been amended by a Supplementary Declaration dated June 2, 1980 and recorded as aforesaid in Deed Book Volume 1037, page 309, and a further Supplementary Declaration dated August 20, 1981 and recorded as aforesaid in Deed Book Volume 1130, page 67. The said Unit is more particularly shown and described on the Final Plans for Phase IIIB, River Village, Stage 2 Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, page 103 et. seq., and Plot Book Volume 47, page 27, subject however, to the right of Shawnee Development, Inc. to amend the said Final Plans to reflect the "as built" status of the Units.

BEING THE SAME premises which United Penn Bank, by deed dated November 11, 1991 and recorded on January 7, 1992 in Record Book Volume 1809 at Page 0747 granted and conveyed unto Samuel Coakley, Alice O. Smith and Jack Murph.

BEING THE SAME premises which by Samuel Coakley deeded his share, by deed dated June 26, 2007 and recorded on July 2, 2007 in Record Book Volume 2309 at Page 5863 granted and conveyed unto Gloria Smith and Delores Smith.

BEING PART OF PARCEL NO. 16.2.1.1-9 and PIN NO. 16732101467354C1

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Alice O. Smith, Jack Murph, Gloria Smith and Delores Smith**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris
Sheriff of Monroe County
Pennsylvania
Jeffrey A. Durney, Esquire

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 000782 CIVIL 2022 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will

expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

Thursday, August 25, 2022

AT 10:00 A.M.

By accessing the web address:

www.bid4assets.com/monroecountysheriffsal

^{es}

PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

ALL THAT CERTAIN parcel of land and improvements therein situate in the Township of Pocono, County of Monroe, and Commonwealth of Pennsylvania, and designated as Parcel No. 12/9B/1/17 and more fully described in a Deed dated May 26, 2005 and recorded May 31, 2005 in Monroe County in Deed Book 2227, Page 1168, granted and conveyed unto Franklin E. Steffens.

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

ALSO DESCRIBED AS:

ALL THAT CERTAIN message, tenement and lot or piece of ground, together with the improvements thereon erected, situate in Pocono Township, Monroe County, Pennsylvania, being shown and designated as Lot 4 on a certain map entitled "Proposed Plan of Lots;• Barton Glen; Section 1; Pocono and Jackson Townships, Monroe County, Pennsylvania, Scale 1" equals 100'; January, 1965, as prepared by Monroe Engineering, Inc., Stroudsburg, Pennsylvania, said map being recorded in the Office of the Recorder of Deeds in Stroudsburg, Pennsylvania, in and for the County of Monroe in Plat Book Volume 9, on Page 91, and more particularly described as follows:

BEGINNING at a point on the westerly side of Barton Circle, as shown on the above-captioned map, said point being a corner common to Lots 3 and 4; thence along the westerly side of said road, South six degrees nineteen minutes West 43.67 feet to a point; thence along the same, in a southerly direction on a curve to the left having a radius of 246.42 feet, an arc distance of 32 feet to a point, a corner common to Lots 4 and 5; thence leaving said road and along said Lot 5, South eighty-eight degrees fifty-two minutes West 152.70 feet to a point on a line of a "Reserved Area," a corner common to Lots 4 and 5; thence along said "Reserved Area," North six degrees nineteen minutes East, 81.25 feet to a point, a corner common to Lots 3 and 4; thence along

said Lot 3 South eighty-nine degrees five minutes East 150 feet to the place of BEGINNING. CONTAINING 11,753 square feet, more or less.

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

BEING KNOWN AS: 122 BARTON CIRCLE, BARTONSVILLE, PA 18321

BEING THE SAME PREMISES WHICH EDWARD B. VAN GORDER AND LINDA E. VAN GORDER, HUSBAND AND WIFE BY DEED DATED 5/26/2005 AND RECORDED 5/31/2005 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2227 AT PAGE 1168, GRANTED AND CONVEYED UNTO FRANKLIN E. STEFFENS.

PIN #: 12637102862926

TAX CODE #: 12.9B.1.17

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **FRANKLIN STEFFENS A/K/A**

FRANKLIN E. STEFFENS

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

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

Ken Morris

Sheriff of Monroe County
Pennsylvania

Michael P. Farrington, Esquire

Sheriff's Office
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor
Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10438 CIVIL 2019 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

Thursday, August 25, 2022

AT 10:00 A.M.

By accessing the web address:

www.bid4assets.com/monroecountysheriffsal

^{es}

PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

ALL THAT CERTAIN LOT OR TRACT OF LAND SITUATE IN THE TOWNSHIP OF MIDDLE SMITHFIELD, COUNTY OF MONROE AND COMMONWEALTH OF PENNSYLVANIA, BEING KNOWN AS LOT NO. 65, AS SHOWN ON A CERTAIN PLAN ENTITLED SECTION C, POCONO WILD HAVEN ESTATES, INC. AS RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF MONROE COUNTY, PENNSYLVANIA IN PLOT BOOK VOLUME 11, PAGE 41.

BEING THE SAME PREMISES WHICH ALBERT SANCHEZ, A SINGLE MAN, BY DEED DATED 05/04/2007 AND RECORDED 05/11/2007 IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR THE COUNTY OF MONROE IN RECORD BOOK 2305, PAGE 874, GRANTED AND CONVEYED UNTO RYAN KOLB. PRIOR DEEDS (BK 850 PG 264; BK 1421 PG 1; BK 1515 PG 1071; BK 1707 PG 295; BK 1804 PG 0454) STATE "PLOTING OF LOTS OF POCONO WILD HAVEN ESTATES, INC., PRICE AND MIDDLE SMITHFIELD TOWNSHIPS, MONROE COUNTY, PENNSYLVANIA, MADE BY EDWARD C. HESS, P.E." COMPARED TO LEGAL ABOVE PARCEL NO. 09/18A/1/78 PIN NO.

09730504924318

BEING KNOWN AS: 12702 MAGNOLIA DRIVE, EAST STROUDSBURG, PENNSYLVANIA 18302.

Title to said premises is vested in Matthew Robert Snyder by deed from RYAN KOLB dated April 29, 2016 and recorded May 4, 2016 in Deed Book 2470, Page 9744 Instrument Number 201610334.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Matthew Robert Snyder**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Nathalie Paul, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3695 CIVIL 2021 I, Ken Morris, Sheriff of Monroe County, 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 25, 2022
AT 10:00 A.M.**

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

LEGAL DESCRIPTION

OWNERS: ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH DONALD TRUEHART, DECEASED, WHOSE DATE OF DEATH IS FEBRUARY 28, 1998

CONTRACT NO.: **001098312150**

FILE NO.: **PA-RVB-046-151**

All that certain interest in land situated in Smithfield Township, Monroe County, Pennsylvania, known as **Interval No(s). 6 of Unit No(s). R168**, of Phase III-A and Phase III-B (Areas 1-4), River Village, Stage I, Shawnee Village Planned Residential Development, as said Unit and Interval for Phase III-A (Units 1-36) is described in the Declaration filed on March 30, 1979, in Deed Book Volume 939, at Page 255, as amended and/or supplemented; and as said Unit and Interval for Phase III-B (Units 37-168) is described in the Declaration of Protective Covenants, Mutual Ownership and Easements, filed on March 6, 1980, in Deed Book Volume 1016, at Page 103, as amended and/or supplemented. The said Unit is more particularly shown and described in the Declaration and Final Plans for River Village, Phase III-A and Phase III-B. Said Declaration and Final Plans for Phase III-A, Units 1-36 were filed on November 29, 1979, in Plot Book 42, at Page 3, and January 24, 1980, in Plot Book 42, at Page 69; for Phase III-B, Area 1, Units 37-60 were filed on July 12, 1979, in Plot Book 40, at Page 105, as refiled on February 29, 1980, in Plot Book 42, at Page 103, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 2, Units 61-96 were filed on

July 12, 1979, in Plot Book 40, at Pages 105 and 107, as refiled on February 29, 1980, in Plot Book 42, at Pages 103 and 105, and as refiled on August 7, 1981, in Plot Book 47, at Page 27; for Phase III-B, Area 3, Units 97-132 were filed on July 12, 1979, in Plot Book 40, at Pages 109 and 111, as refiled on February 29, 1980, in Plot Book 42, at Pages 107 and 109; and for Phase III-B, Area 4, Units 133-168 were filed on July 12, 1979, in Plot Book 40, at Page 113, as refiled on February 29, 1980, in Plot Book 42, at Page 111; all filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

BEING THE same premises conveyed by deed recorded **11/19/1991**, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume **1803**, Page **355** granted and conveyed unto DONALD TRUEHART.

PARCEL NO.: **16/2/1/1-11**

PIN NO.: **:16732100340877**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ANY UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH **DONALD TRUEHART**, DECEASED TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Ken Morris
Sheriff of Monroe County
Pennsylvania
Joel D Johnson, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 004091 CIVIL 2017 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 25, 2022
AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffsale

es
**PURCHASERS MUST PAY 10% OF THE
PURCHASE PRICE OR SHERIFF'S COSTS,
WHICHEVER IS HIGHER TO BID4ASSETS BY
WIRE TRANSFER NO LATER THAN 4:00PM THE
DAY AFTER AUCTION
LEGAL DESCRIPTION**

ALL THAT CERTAIN lot, piece of parcel of land situate in the Township of Hamilton, County of Monroe, Commonwealth of Pennsylvania, shown as Parcel 'A' of the Regency Investment Corp. Subdivision, recorded in Plat Book 56, at Page 9, and more recently surveyed by Policelli Engineering, Inc., in September 2005, bounded and described as follows, to wit:

BEGINNING at a white oak tree on line of land of the Timber Ridge Subdivision, Plat Book 61, Page 246, said tree also marking the northeasterly corner of land of David E. Gold; thence along said David E. Gold, South 5 Degrees 45 Minutes 46 Seconds West, 1,535.10 Feet to an iron pipe found; thence along the same, South 36 Degrees 54 Minutes 07 Seconds West, 26.39 Feet to an iron pipe found, said iron pipe also marking the northwesterly corner of land of Patrick O'Sullivan; thence along said land, North 45 Degrees 19 Minutes 43 Seconds West, 48.87 Feet to an iron pipe set; thence along the same, South 82 Degrees 40 Minutes 37 Seconds West 208.00 Feet to an iron pipe set; thence along said the same, South 15 Degrees 51 Minutes 47 Seconds West, passing over iron pipes found at 1.70 Feet and again at 211.56 Feet, for a total distance of 238.26 Feet to a point in the public road known as Saw Mill Road; thence in and along said Saw Mill Road, North 75 Degrees 26 Minutes 16 Seconds West, 526.30 Feet to a point; thence leaving said road and along land of Ronald Andres, North 70 Degrees 28 Minutes 09 Seconds East, passing over a copper pipe found at 24.20 Feet, and an iron pipe found at 33.10 Feet, for a total distance of 348.06 Feet to a stone corner found; thence along the same, North 82 Degrees 45 Minutes 00 Seconds East, 408.61 Feet to a stone corner found; thence along the same and along land of John P. Polaha, III, North 30 Degrees 57 Minutes 28 Seconds West, 854.89 Feet to a stone corner found, said stone corner also marking the southwesterly corner of Lot No. 25 of the Timber Ridge Subdivision, first above mentioned; thence along said subdivision, North 43 Degrees 12 Minutes 58 Seconds East, 1,010.50 Feet the place of beginning.

TAX MAP NO. 07/14/1/19

BEING the same premises which Todd A. Martin, Sheriff of Monroe County, in the State

of Pennsylvania, by Deed dated 01/03/2014 and recorded 01/17/2014 in the Office of the Recorder of Deeds in and for the County of Monroe in Record Book 2433, Page 1900, granted and conveyed unto Amtrust REO I, LLC. Also being the same premises which Regency Investment Corp., by Deed dated October 5, 2005 and recorded on October 5, 2005, in Monroe County Record Book 2242, at Page 7839, granted and conveyed to Peter Jasinski and Janine Jasinski, husband and wife.

PROPERTY ADDRESS: 400 SAWMILL RD, STROUDSBURG, PA 18360-6969
PARCEL#07/14/1/19

BEING KNOWN AS: 400 SAWMILL ROAD, STROUDSBURG, PA 18360

BEING THE SAME PREMISES WHICH MTGLQ INVESTORS, L.P., BY OCWEN LOAN SERVICING, LLC, AS ATTORNEY IN FACT POA BY DEED DATED 4/3/2014 AND RECORDED 5/30/2014 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2438 AT PAGE 6399, GRANTED AND CONVEYED UNTO RYAN VAN GORDEN.

PIN #: 07627900095612

TAX CODE #: 07.14.1.19

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **RYAN P. VANGORDEN AKA RYAN VAN GORDEN**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Stephanie A. Walczak, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 540 CIVIL 2020 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at

a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 25, 2022
AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffsale

^{es}
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION
LEGAL DESCRIPTION

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Coolbaugh, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 3315, Section 7, Pocono Farms East, 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/Page 17/123.

ALSO KNOWN AS 6129 Cumberland Road a/k/a 3315 Cumberland Road, Tobyhanna, PA 18466
PARCEL ID 3/4B/2/129
PIN 03636703203928

BEING the same premises which The Bank of New York Mellon Trust Company, National Association F/K/A The Bank of New York Trust Company, N.A. as Successor to JPMorgan Chase Bank, N.A. as Trustee for RAMP 2006SP1 BY Residential Funding Company LLC F/K/A Residential Funding Corporation, its Attorney in Fact by Power of Attorney Recorded 2/1/11 BK 2382 PG 4857 INST# 201102403 by Deed dated 02/11/2011 and recorded in the Office of Recorder of Deeds of Monroe County on 03/07/2011 at Book 2383, Page 8694 granted and conveyed unto Angel M. Villanueva, as sole owner.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Angel M Villanueva**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Kenya Bates, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6494 CIVIL 2017 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 25, 2022
AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffsal

^{es}
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

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. 1064 AS SHOWN ON A PLAN ENTITLED, "FINAL LAND DEVELOPMENT PLAN, COUNTRY CLUB OF THE POCONOS, PHASE III, SECTIONS 1, 2 AND 3" DATED JULY 10, 2002, LAST REVISED MAY 5, 2003, PAGES 1 THROUGH 9 OF 26, PREPARED BY R.K.R. HESS ASSOCIATES, INC. EAST STROUDSBURG, PA. AND RECORDED MAY 22, 2003 IN PLAT BOOK 75 PAGES 74 THROUGH 81, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A COMMON CORNER OF LOTS NO. 1064 AND 1065 ON THE EASTERLY SIDE OF PINE VALLEY WAY (50' R.O.W.); THENCE
1. ALONG THE EASTERLY SIDE, NORTH 12 DEGREES 01 MINUTES 38 SECONDS EAST, A DISTANCE OF 47.35 FEET TO A POINT OF CURVE; THENCE
2. CONTINUING ALONG THE EASTERLY SIDE, PASSING ALONG AN ARC OF A CIRCLE CURVING TO THE LEFT, HAVING A RADIUS OF 425.00 FEET, AN ARC DISTANCE OF 32.67 FEET TO A CORNER OF LOT NO. 1063; THENCE
3. ALONG LOT NO. 1063, SOUTH 82 DEGREES 22 MINUTES 40 SECONDS EAST, A DISTANCE OF 141.37 FEET TO A CORNER OF LOT NO. 1086 THENCE
4. ALONG LOT NO. 1086 AND PARTIALLY ALONG LOT NO. 1085, SOUTH 12 DEGREES 55

MINUTES 56 SECONDS WEST, A DISTANCE OF 90.86 FEET TO A CORNER OF LOT NO. 1065; THENCE

5. ALONG LOT NO. 1065, NORTH 77 DEGREES 58 MINUTES 22 SECONDS WEST, A DISTANCE OF 138.26 FEET TO THE FIRST MENTIONED POINT AND PLACE OF BEGINNING.

PARCEL NUMBER 9/96925 / PIN 09733403135970

BEING KNOWN AS: 3144 PINE VALLEY WAY, EAST STROUDSBURG, PENNSYLVANIA 18302.

Title to said premises is vested in Terrance Weeks a/k/a Terrance L. Weeks and Sablaun Weeks, husband and wife, by deed from Freddie Mac AKA Federal Home Loan Mortgage Corporation, by its Attorney-In-Fact, Urden Law Offices, P.C. (Power of Attorney recorded 12/3/2013 in Book 2431, Page 1673) dated November 23, 2015 and recorded December 18, 2015 in Deed Book 2464, Page 6430 Instrument Number 201530521.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Terrance Weeks a/k/a Terrance L. Weeks** and Sablaun Weeks

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Nathalie Paul, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8703 CIVIL 2019 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

Thursday, August 25, 2022

AT 10:00 A.M.

By accessing the web address:

www.bid4assets.com/monroecountysheriffsal

^{es}
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE TOWNSHIP OF CHESTNUTHILL, MONROE COUNTY, PENNSYLVANIA:

BEING KNOWN AS: 2725 VISTA DRIVE BLAKESLEE, PA 18610

BEING PARCEL NUMBER: 2/86516

PIN: 02633103213834

IMPROVEMENTS: RESIDENTIAL PROPERTY SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **STEFEN M. WRIGHT**; STEPHANIE WRIGHT A/K/A STEPHANIE G. WRIGHT; THE UNITED STATE OF AMERICA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Robert Crawley, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
Jul 22, 29, Aug 5

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

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2016 CIVIL 04255 I, Ken Morris, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, August 25, 2022
AT 10:00 A.M.**

By accessing the web address:

www.bid4assets.com/monroecountysheriffsal

^{es}
PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

ALL THAT CERTAIN undivided 100% interest in the lot or piece of land, with the dwelling unit now situated thereon, designated as Unit 14A Phase No. 2 of Northslope at Shawnee Mountain, in the Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania, as those Unit and Building Site designations appear on certain maps or plotting entitled "Phase No. 2 of Northslope at Shawnee Mountain", recorded in the Monroe County Office for the Recording of Deeds at Stroudsburg, PA, at Plot Book Volume 58, pages 354 and 355, said Unit formerly designated as Shawnee Quarter use periods A, B, C and D.

BEING A PART OF THE SAME PREMISES which the Court of Common Pleas of Monroe County, 43rd Judicial District, Commonwealth of Pennsylvania, by Order entered 1/22/2014 under Case Number 1809 Civil 2012, did fully vest title in Shawnee Quarters Association, Inc. (see Memorandum of Conveyance recorded 02/07/2014 in Record Book 2433, Page 9124, as trustee and class representative of all the holders of interests under the Addendum to Declaration of Protective Covenants, Phase 2, Northslope at Shawnee Mountain Shawnee Quarters Unit, for purposes of conveying these premises in liquidation.

BEING A CONSOLIDATION of quarter share (25%) interest by virtue of an Order of the Monroe County Court of Common Pleas entered 1/22/2014 under Case Number 1809 Civil 2012, which quarter shares were previously held in common.

BEING THE SAME PREMISES AS Stephanie A. Ramos, by Deed dated May 28, 2014, and recorded on June 23, 2014, by the Monroe County Recorder of Deeds in Deed Book 2439 at Page 7009, Instrument No. 201414295, granted and conveyed unto WSCE Corp., a New York Corporation.

BEING KNOWN AND NUMBERED AS 141 Northslope II Road, East Stroudsburg, PA 18302.

TAX PARCEL ID NO. 09/8A/2/14-1A.

PIN 09733304516137A1

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **WSCE Corp.**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA.

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

Ken Morris
Sheriff of Monroe County
Pennsylvania
Andrew J. Marley, Esquire

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
Jul 22, 29, Aug 5
