

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
NO. 2956 Civil 2013**

RIVER VILLAGE PHASE III-B  
OWNERS ASSOCIATION,

Plaintiff,

vs.

JOHN J. PARKS and BETTY L. PARKS,

Defendants.

TO: **JOHN J. PARKS and BETTY L. PARKS** :

The Plaintiff, River Village Phase III-B Owners Association, Inc., has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the River Village Phase III-B Owners Association by virtue of your ownership of Unit 111, Int. 44, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$2,592.78 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

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

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

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

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

P - July 22; R - July 29

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
NO. 4784 CIVIL 2016**

PETITION FOR NAME CHANGE  
IN RE: ELIANA AWILDA SANCHEZ,  
A Minor

**NOTICE**

Notice is hereby given that on the 22nd day of July 2016, the Petition of Eliana Awilda Sanchez, A Minor, was filed in the above named Court praying for a Decree to change the name of Eliana Awilda Sanchez to Eliana Awilda Soto .

The Court has fixed the 29th day of August 2016 at 2:45 p.m., Courtroom No. 6, Monroe County Courthouse, Stroudsburg, PA 18360 as the time and place for the hearing on said Petition, where all interested parties may appear and show cause, if any, why the request of the Petitioner should not be granted.

PR - July 29

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **ARLEEN J. SCHAFFER** , late of Pocomo Township, Monroe County, Pennsylvania, deceased.

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

Loretta Kistler, Executrix  
151 Wild Cherry Road  
East Stroudsburg, PA 18301

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

PR - July 22, July 29, Aug. 5

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Charles Kent**, Deceased. Late of the Borough East Stroudsburg, Monroe County, PA. D.O.D. 1/16/15. 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 Charles Kent, Executor, c/o Adam D. Reid, Esq., 1701 Walnut St., 6th Fl., Phila., PA 19103. Or to his Atty.: Adam D. Reid, Peter L. Klenk & Assoc., 1701 Walnut St., 6th Fl., Phila., PA 19103.

PR - July 22, July 29, Aug. 5

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **CHARLOTTE M. BAGATTI** , late of the Township of Chestnuthill, Monroe County, Pennsylvania, deceased.

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

Charlene D. Bavaro, Executrix  
67 Brookview Drive  
Woodland Park, NJ 07424

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

PR - July 29, Aug. 5, Aug. 12

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **George Dennis Rogers**, Late of Stroud Township, Monroe County, Pennsylvania

LETTERS OF ADMINISTRATION in the above-named Estate having been granted to the undersigned, all 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 in writing four months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, Forty-Third Judicial District, Monroe County, Pennsylvania, a particular statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to

Claimant.  
Scott Rogers  
2218 Paradise Trail  
East Stroudsburg, PA 18301

David W. Skutnik, Esq.  
46 North Sixth Street  
Stroudsburg, PA 18360  
Telephone: 570-476-6830

P - July 22, July 29, Aug. 5; R - July 15, 22, 29

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **JAMES J. KELLY JR.**, late of Smithfield Township, 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.

Matthew J. Kelly and Kevin J. Kelly, Co-Executors

185 Sunlight Drive  
Henryville, PA 18332

OR TO:

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

By: Barbara J. Fitzgerald, Esquire  
711 Sarah Street  
Stroudsburg, PA 18360

PR - July 22, July 29, Aug. 5

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Joseph E. Warriner Sr.**, late of Long Pond, 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 her attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.

Christina Marie Warriner, Administratrix

1625 Long Pond Road  
Long Pond, PA 18334

Newman, Williams, Mishkin,  
Corveleyn, Wolfe & Fareri, P.C.

By: David L. Horvath, Esq.  
712 Monroe Street  
Stroudsburg, PA 18360-0511

PR - July 22, July 29, Aug. 5

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **MARVIN BLEVINS, JR.** a/k/a **MARVIN L. BLEVINS**, late of the Township of Coolbaugh, Monroe County, Commonwealth of Pennsylvania, deceased.

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

Veronica Blevins

109 Longwoods Road  
Tobyhanna, PA 18466  
or to:

Brandie J. Belanger, Esq.  
Kash Fedrigon Belanger, LLC.  
820 Ann Street  
Stroudsburg, PA 18360  
570-420-1004

PR - July 15, July 22, July 29

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Ruth A. Gurry**, late of East Stroudsburg, Monroe County, Commonwealth of Pennsylvania, deceased.

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

Dorothy T. Gurry  
14207 Wingfoot Road  
Orlando, FL 32826

PR - July 29, Aug. 5, Aug. 12

**PUBLIC NOTICE  
FICTITIOUS NAME**

Notice is hereby given that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on April 7, 2016 for **P&L Straightening Den-Services**, located at 130 Clover Lane, East Stroudsburg, PA 18301.

The name and address of each individual interested in the business is Lorraine Dietz, 130 Clover Lane, East Stroudsburg, PA 18301.

This was filed in accordance with 54 Pa.C.S. 311.

PR - July 29

**PUBLIC NOTICE  
FICTITIOUS NAME**

Notice is hereby given that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on April 4, 2016 for **Eaton Landscaping & Construction**, located at 8135 Rangoon Lane, East Stroudsburg, PA 18302.

The name and address of each individual interested in the business is Adam Eaton, 8135 Rangoon Lane, East Stroudsburg, PA 18302.

This was filed in accordance with 54 Pa.C.S. 311.

PR - July 29

**PUBLIC NOTICE  
FICTITIOUS NAME**

Notice is hereby given that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on April 4, 2016 for **CafroConsulting**, located at 309 Tara Hill Drive, Stroudsburg, PA 18360.

The name and address of each individual interested in the business is Anthony Cafro, 309 Tara Hill Drive, Stroudsburg, PA 18360.

This was filed in accordance with 54 Pa.C.S. 311.

PR - July 29

**PUBLIC NOTICE  
INCORPORATION NOTICE**

**NIKSAM CORP** hereby gives notice that articles of incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, under the provisions of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

PR - July 29

**PUBLIC NOTICE  
INCORPORATION NOTICE  
PROFIT**

NOTICE IS HEREBY GIVEN that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA for the purposes of obtaining a Certificate of Incorporation to the provisions of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, No. 177, effective October 1, 1989, as amended.

The name of the proposed corporation is:  
**R E LENTZ EXCAVATING INC.**

PR - July 29

**PUBLIC NOTICE  
IN THE COURT OF  
COMMON PLEAS OF  
MONROE COUNTY,  
PENNSYLVANIA  
CIVIL ACTION - LAW  
NO.: 263-CV-2015  
NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE**

Wells Fargo Bank, N.A.

Plaintiff,

vs.

Hodges, Joyce and Hodges, Joyce

Defendant.

TO: **Andre B. Clayton**

PRESENTLY OR FORMERLY of 185 Opal Way, East Stroudsburg, PA, 18302. A lawsuit has been filed against you in mortgage foreclosure and against your real estate at 185 Opal Way, East Stroudsburg, PA, 18302 because you have failed to make the regular monthly payments on your mortgage loan and the loan is in default. The lawsuit is an attempt to collect a debt from you owed to the plaintiff, Wells Fargo Bank, NA. A detailed notice to you of your rights under the Fair Debt Collection Practices Act (15 U.S.C. §1692, et. seq.) is included in the Complaint filed in the lawsuit. The lawsuit is filed in the Monroe County Court of Common Pleas, at the above term and number.

A copy of the Complaint filed in the lawsuit will be sent to you upon request to the Attorney for the Plaintiff, Kimberly A. Bonner, Esquire, P.O. Box 165028, Columbus, OH 43216. Phone (614) 220-5611.

IF YOU WISH TO DEFEND, YOU MUST ENTER A WRITTEN APPEARANCE PERSONALLY OR BY AN ATTORNEY AND FILE YOUR DEFENSES OR OBJECTIONS IN WRITING WITH THE COURT. YOU ARE WARNED THAT IF YOU FAIL TO DO SO THE CASE MAY PROCEED WITHOUT YOU AND A JUDGMENT MAY BE ENTERED AGAINST YOU WITHOUT FURTHER NOTICE FOR RELIEF REQUESTED BY THE PLAINTIFF. YOU MAY LOSE MONEY OR PROPERTY OR OTHER RIGHTS IMPORTANT TO YOU.

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

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

PR - July 29

**PUBLIC NOTICE  
IN THE SUPERIOR COURT  
OF GLYNN COUNTY  
STATE OF GEORGIA  
Civil Action File No.:  
CE16-00493-063**

Petitioner: JAMES E. HUGHES

Respondent: ANITA M. SMITH HUGHES

**NOTICE**

TO: **ANITA M. SMITH HUGHES**

By Order for Service by Publication dated 25th day of May 2016 you are hereby notified that on the 6th day of May 2016 the Plaintiff herein filed suit against you for a modification of Child Custody.

You are required to file with the Clerk of the Superior Court of GLYNN County, and to serve upon the Plaintiff's Attorney, Ivy Hurt, The Law Practice of Ivy M. Hurt, P.O. Box 1098, Hinesville, GA 31310 an answer in writing within sixty (60) days of the date of the Order of Publication.

Witness the Honorable,

Jerry Caldwell, Judge of this Court

PR - July 15, July 22, July 29, Aug. 5

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9587 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

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

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 41 of Unit No. RT-53, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises which Lothene H. Fahey, by deed dated March 17, 2011 and recorded on April 21, 2011 in Record Book Volume 2385 at Page 7722 granted and conveyed unto Starla Missions, LLC. Being part of Parcel No. 16/3/2/28-53 and Pin No. 16732102780932

-and-

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 44 of Unit No. RT-215 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises which Raymond Rizzo and Irma Rizzo, by deed dated March 6, 2011 and recorded on April 21, 2011 in Record Book Volume 2385 at Page 7726 granted and conveyed unto Starla Missions, LLC.

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

-and-

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 40 of Unit No. RT-98, of Ridge Top Village, Shawnee Village Planned Residential De-

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

BEING THE SAME premises which Joseph Krawiczki, by deed dated March 19, 2011 and recorded on May 2, 2011 in Record Book Volume 2386 at Page 1039 granted and conveyed unto Starla Missions, LLC.

Being part of Parcel No. 16/88099/U98 and Pin No. 16732101385787U98

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

**STARLA MISSIONS, LLC**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5215 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Time Period No. 21 in that certain piece or parcel of land, situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 116 on a certain "Declaration Plan Phase II of Stage 1", of DePuy House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Joseph H. Kunz and Linda Kunz, by deed dated December 31, 2010 and recorded on January 20, 2011 in Record Book Volume 2382 at Page 320 granted and conveyed unto Amanda Rose Burdick.

Being part of Parcel No. 16/3/3/3-1-116 and Pin No. 16733101094718B116

and

An undivided one fifty-second (1/52) co-tenancy interest being designated as Time Period No. 33 in that certain piece or parcel of land, situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 119 on a certain "Declaration Plan Phase II of Stage 1", of DePuy House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Joseph H. Kunz and Linda Kunz, by deed dated December 31, 2010 and recorded on January 20, 2011 in Record Book Volume 2382 at Page 314 granted and conveyed unto Amanda Rose Burdick.

Being part of Parcel No. 16/3/3/3-1-119 and Pin No. 16733101094813B119

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

**AMANDA ROSE BURDICK**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6017 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Time Period No. 36 in that certain piece or parcel of land, situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 93 on a certain "Declaration Plan Phase II of Stage 1", of DePuy House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Mellon Bank, N.A. P.O.A. for Continental Bank, Successor trustee to United Penn Bank, successor merger to Security Bank and Trust Company, by deed dated August 9, 1994 and recorded on January 19, 1995 in Record Book Volume 1990 at Page 1783 granted and conveyed unto Robert C. Lucas (deceased) and Janice M. Lucas.

Being part of Parcel No. 16/3/3/3-1-93 and Pin No. 16732102998482B93

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

**ROBERT C. LUCAS  
(DECEASED) AND  
JANICE M. LUCAS**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 849 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 38 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 108, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

BEING THE SAME premises which United Penn Bank, successor by merger to Security Bank and Trust Company, by deed dated January 3, 1992 and recorded on January 30, 1992 in Record Book Volume 1812 at Page 0963 granted and conveyed unto Luis A. Sigcha and Maria Sigcha.

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

16732101450770

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

**LUIS A. SIGCHA AND  
MARIA SIGCHA**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9720 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 51 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 7B on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plat Book Volume 23, Page 99.**

BEING THE SAME premises which United Penn Bank, Successor merger to Security Bank and Trust company, Trustee, by deed dated September 26, 1988 and recorded on December 2, 1988 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 1655, at Page 1429, granted and conveyed unto Jack W. Silberlicht and Patricia A. Silberlicht.

Being part of Parcel No. 16/4/1/48-7B and

Pin No. 16732102879833B7B

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

**JACK W. SILBERLICHT  
PATRICIA A. SILBERLICHT**

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

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

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 549 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time period(s) 38 that that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 141, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME** premises which United Penn Bank, successor merger to Security Bank and Trust Company, Trustee, by deed dated May 15, 1990 and recorded on June 15, 1990 in Record Book Volume 1739 at Page 991, granted and conveyed unto Harold D. Miller, Jr. and Brenda P. Miller.

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

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

**HAROLD D. MILLER, JR. AND  
 BRENDA P. MILLER**

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

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9062 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 48 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 90, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME** premises which Mellon Bank, N.A. Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated April 5, 2005 and recorded on September 26, 2005 in Record Book Volume 2241 at Page 3075 granted and conveyed unto Joseph Marsala and Margaret Marsala. Being part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354

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

**JOSEPH MARSALA  
 MARGARET MARSALA**

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

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

Todd A. Martin

Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10166 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

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

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 48 in that certain piece of parcel of land, together with the mesuage (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 43A on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME premises which mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated July 25, 2000 and recorded on November 27, 2000 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2087, at Page 6615, granted and conveyed unto Sarah Reyes Gardose and Melchor M. Gardose.**

**Being part of Parcel No. 16/4/1/48-43A and Pin No. 16732102885184B43A**

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

**SARAH REYES GARDOSE  
MELCHOR M. GARDOSE**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10112 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

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

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use period No. 36 in that certain piece of parcel of land, together with the mesuage (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 11B on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME premises which Frederick R. Yoll and Lorraine A. Yoll, his wife, by deed dated October 10 1996 and recorded on November 19, 1996 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2031 at Page 1490, granted and conveyed unto Ven Young Doo, Chin H. Doo and Helen Doo.**

**Being part of Parcel No. 16/4/1/48-11B and Pin No. 16732102879933B11B**

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

**VEN YOUNG DOO  
CHIN H. DOO  
HELEN DOO**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8596 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016  
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 44 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 112, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Sharif Iman Ali, Administrator of the Estate of Rashida M. Ali of Bay Shore, New York, by deed dated June 13, 2003 and recorded on June 17, 2003 in Record Book Volume 2156 at Page 7351 granted and conveyed unto Sharif Iman Ali and Hassan Ali.

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

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
SHARIF IMAN ALI  
HASSAN ALI**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9726 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016  
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 39 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 32C on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.

BEING THE SAME premises which John J. Caruso, Executor of the Estate of Joseph W. Caruso, by deed dated August 3, 1994 and recorded on September 6, 1994 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 1970, at Page 0624, granted and conveyed unto Peter Yaremko and Joanne B. Yaremko.

Being part of Parcel No. 16/4/1/48-32C and Pin No. 16732102888132B32C

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
PETER YAREMKO AND  
JOANNE B. YAREMKO**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12



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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4758 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 31 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 13C on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.

BEING THE SAME premises which Vincent A. Fucci, Surviving spouse of Theresa B. Fucci, deceased, by deed dated August 24, 2009 and recorded on October 30, 2009 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2361, at Page 9439, granted and conveyed unto Interval Weeks Inventory, LLC.

Being part of Parcel No. 16/4/1/48-13C and Pin No. 167321002879987B13C

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

**INTERVAL WEEKS INVENTORY, LLC,**

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

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

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

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8698 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time period(s) 47 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. RV135, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Luis A. Gonzalez and Hilda G. Gonzalez, by deed dated June 15, 2000 and recorded on June 20, 2000 in Record Book Volume 2080 at Page 2470 granted and conveyed unto International Ministry of Natural Health, Inc.

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

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

**INTERNATIONAL MINISTRY OF NATURAL HEALTH, INC.,**

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

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

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

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 179 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 13 in that certain piece or parcel of land, together with the messuage (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. RV97, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Security Bank and Trust Company, by deed dated June 15, 1984 and recorded on October 25, 1984 in Record Book Volume 1411 at Page 21 granted and conveyed unto Aharon A. Harel and Frada R. Harel.

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

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

**AHARON Z. HAREL AND  
FRADA R. HAREL**

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

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

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

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

**JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9403 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 19 in that certain piece or parcel of land, together with the messuage (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. RV64, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Robert G. Ganon and June T. Ganin, by deed dated December 7, 2012 and recorded on December 18, 2012 in Record Book Volume 2412 at Page 65210 granted and conveyed unto Gemini Investment Partners, Inc.

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

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

**GEMINI INVESTMENT  
PARTNERS, INC.**

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

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

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

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

**JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10320 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 49 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 17A on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.

BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated February 11, 2004 and recorded on July 9, 2004 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2195 at page 8207, granted and conveyed unto Belinda Barnes and William Whaley.

Being part of Parcel No. 16/4/1/48-17A and Pin No. 16732102878900B17A

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
BELINDA BARNES AND  
WILLIAM WHALEY**

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

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

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

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

**JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8595 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 15 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 129, on a certain "Declaration Plan Phase IIB of Stage 1", of River village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Hazel M. Thompson, sometimes incorrectly known as Hazil M. Thompson, by deed dated August 9, 2003 and recorded on August 19, 2003 in Record Book Volume 2164 at Page 1203, granted and conveyed unto Heather Hope Austin.

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

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
HEATHER HOPE AUSTIN**

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

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

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

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

**JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10312 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 17 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 30F on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME premises which John R. Byers and May T. Byers, by deed dated September 30, 1996 and recorded on October 25, 1996 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2030 at Page 3777 granted and conveyed unto Robert K. Anderson and Orchid Anderson.**

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

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

**ROBERT K. ANDERSON  
ORCHID ANDERSON**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9711 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 14 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 34F on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated November 15, 2004 and recorded on January 27, 2005 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2214, at Page 5654, granted and conveyed unto Marc T. Woody.**

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

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

**MARC T. WOODY**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8318 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday, AUGUST 25, 2016  
AT 10:00 A.M.**

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

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

**BEING** shown and designated as Lot No. 64 on a certain map entitled, "Subdivision of Winona Lakes, Section 3A, Forest Lake Village, American Landmark Corporation, Owner & Developer, Middle Smithfield Township, Monroe County, Pa., dated November 19, 1971 and revised December 2, 1971, prepared by Edward C. Hess Associates, Scale being 1"=100'", on file in the Recorder's Office, Stroudsburg, Pennsylvania, in Plot Book No. 15, page 75. **CONTAINING** 20,742 square feet, more or less. **BEING** Lot No. 64 on the above mentioned plan.

Tax Code No. 9/6B/1/95

PIN NO. 09-7344-02-75-7910

a/k/a 1528 Sugar Maple Lane, Winona Lakes, Middle Smithfield Township, Pennsylvania

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

**GRANT W. WATTS**

**HOLLIE S. OLSZYK-WATTS**

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

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

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

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
NICHOLAS CHARLES HAROS,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6206 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday, AUGUST 25, 2016  
AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Time Period No. 36 in that certain piece or parcel of land, situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 107 on a certain "Declaration Plan Phase II of Stage 1", of DePuy House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME** premises which Albert A. Lauritano and Barbara M. Lauritano, by deed dated March 28, 1998 and recorded on April 24, 1998 in Record Book Volume 2047 at Page 4510 granted and conveyed unto Angelo Volpe and Lucille Volpe.

Being part of Parcel No. 16/3/3/3-1-107 and Pin No. 16733101091663B107

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

**ANGELO VOLPE**

**LUCILLE VOLPE**

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

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

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

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9735 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 47 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 44A on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated May 20, 2005 and recorded on June 6, 2005 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2227, at Page 8345, granted and conveyed unto Donna Patricia Stanewich.**

**Being part of Parcel No. 16/4/1/48-44A and Pin No. 16732102886222B44A**

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

**DONNA PATRICIA STANEWICH**

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

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

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

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12**

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4874 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 1 in that certain piece of parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 18A on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME premises which Security Bank and Trust Company by deed dated July 17, 1978 and recorded on November 22, 1983 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 1313, at Page 197, granted and conveyed unto Floyd R. Scott, Jr. and Ruby Scott.**

**Being part of Parcel No. 16/4/1/48018A and Pin No. 16732102877798B18A**

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

**FLOYD R. SCOTT, JR.**

**RUBY SCOTT**

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

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

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

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12**

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9926 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 9 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 9A on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME PREMISES which Ernest Passante, by deed dated November 7, 1994 and recorded on November 16, 1994 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 1982, at Page 0435, granted and conveyed unto John Pavlakis and Allison Pavlakis. Being part of Parcel No. 16/4/1/4809A and Pin No. 16732102879807B9A**

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

**JOHN PAVLAKIS AND  
ALLISON PAVLAKIS**

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

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

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

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8599 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 24 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. RV133, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which Stanley Harris, by deed dated December 4, 2009 and recorded on December 18, 2009 in Record Book Volume 2364 at Page 3406 granted and conveyed unto Interval Weeks Inventory, LLC**

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

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

**INTERVAL WEEKS INVENTORY, LLC**

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

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

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

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10139 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 48 in that certain piece of parcel of land, together with the messuage (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 36F on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust company, Trustee, by deed dated November 27, 2000 and recorded on December 22, 2000 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2088, at Page 9878, granted and conveyed unto Arnelfa D. Gamulo.**

**Being part of Parcel No. 16/4/1/48-36F and Pin No. 16732102876986B36F**

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

**ARNELFA D. GAMULO**

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

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

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

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12**

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10165 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 50 in that certain piece of parcel of land, together with the messuage (and veranda, if any), situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 42C on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME premises which United Penn Bank, successor merger to Security Bank and Trust Company, by deed dated May 1, 1990 and recorded on July 10, 1990 in Record Book Volume 1742 at Page 1263 granted and conveyed unto George Ferchland and Marcella Ferchland.**

**Being part of Parcel No. 16/4/1/48-42C and Pin No. 16732102885192B42C**

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

**GEORGE FERCHLAND AND  
MARCELLA FERCHLAND**

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

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

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

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12**



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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 167 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 50 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. RV154, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which Barbara J. Curci, by deed dated December 15, 2008 and recorded on January 15, 2009 in Record Book Volume 2347 at Page 5097 granted and conveyed unto DSP Consulting, LLC.**

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

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

**DSP CONSULTING, LLC**

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

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

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

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12**

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10116 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period Nos. 16 and 17 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 53D on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME premises which A. Darby Macaulay, III and Frances B. Macaulay, by deed dated March 12, 1988 and recorded on April 28, 1988 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 1614, at Page 1555, granted and conveyed unto Walter James Doherty, Jr.**

**Being part of Parcel No. 16/4/1/48-53D and Pin No. 16732102885590B53D**

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

**WALTER JAMES DOHERTY, JR.**

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

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

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

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12**

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7998 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Time Period No. 25 in that certain piece or parcel of land, situate in the **Township of Smithfield** , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 78C on a certain "Declaration Plan Phase II of Stage 1", of DePuy House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Sandy O. Davis and Sandra J. Davis, by deed dated May 10, 2008 and recorded on May 29, 2008 in Record Book Volume 2334 at Page 4346 granted and conveyed unto Sandra J. Davis.

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

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

**SANDRA J. DAVIS**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8499 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 19 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the **Township of Smithfield** , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 167, on a certain "Declaration Plan Phase IIB Of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Gunter-Hayes & Associates, LLC, by deed dated January 3, 1992 and recorded on January 28, 2010 in Record Book Volume 2367 at Page 5927 granted and conveyed unto Simone T. Brown.

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

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

**SIMONE T. BROWN**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9141 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016

AT 10:00 A.M.

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 44 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R145, on a certain "Declaration Plan Phase IIB of Stage 1", River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Project Philanthropy, Inc., by deed dated August 17, 2012 and recorded on August 23, 2012 in Record Book Volume 2407 at Page 1659 granted and conveyed unto A & M Mortgage Specialists, LLC.

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

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

**A & A MORTGAGE SPECIALISTS, LLC**

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

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

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

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania

JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6630 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 13 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 27B on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plat Book Volume 23, Page 99.

BEING THE SAME premises which Fairway House Property Owners Association, by deed dated February 21, 2006 and recorded on March 1, 2006 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2259, at Page 4678, granted and conveyed unto Cheryl L. Wider. Being part of Parcel No. 16/4/1/48-27B and Pin No. 16732102877979B27B

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

**CHERYL L. WIDER**

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

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

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

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania

JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9733 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 50 in that certain piece of parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 19B on a certain "Declaration Plan-Phase

1 of Stage 1" of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.

BEING THE SAME premises which Robert E. Camp and Lois J. Camp, by deed dated September 24, 2010 and recorded on September 27, 2010 in Record Book Volume 2376 at Page 3876 granted and conveyed unto Traveling Wishes Network, LLC.

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

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

**TRAVELING WISHES NETWORK, LLC**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5686 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Time Period No. 27 in that certain piece or parcel of land, situate in the **Township of Smithfield** , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 76F on a certain "Declaration Plan Phase II of Stage 1", of DePuy House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which John S. Jacobchick and Mary R. Jacobchick, by deed dated October 20, 2009 and recorded on March 8, 2010 in Record Book Volume 2367 at Page 6664 granted and conveyed unto St. Hamm Management, LLC.  
Being part of Parcel No. 16/3/3/3-1-76F and

Pin No. 16732102997238B76F

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

**ST. HAMM MANAGEMENT, LLC**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8406 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Time period No. 50 in that certain piece or parcel of land, situate in the **Township of Smithfield** , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 65F on a certain "Declaration Plan Phase II of Stage 1", of DePuy House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Lowell Latshaw and Diana M. Latshaw, by deed dated May 11, 2011 and recorded on May 17, 2011 in Record Book Volume 2386 at Page 7031 granted and conveyed unto Tammie K. Sheaffer.

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

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

**TAMMIE K. SHEAFFER**

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

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10163 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 13 in that certain piece of parcel of land, together with the mesuage (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 31F on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME premises which Gunter-Hayes & Associates, Trustee, by deed dated March 7, 2006 and recorded on April 26, 2006 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2265 at Page 4298, granted and conveyed unto Thomas Reta.**

**Being part of Parcel No. 16/4/1/48-31F and Pin No. 16732102888144B31F**

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

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

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

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

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania

JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8633 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 23 in that certain piece of parcel of land, together with the mesuage (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 4E on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME premises which Julius P. Fetchen and Rachelle Fetchen, by deed dated October 17, 2005 and recorded on November 1, 2005 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2246, at Page 1184, granted and conveyed unto Heather M. Prinkey.**

**Being part of Parcel No. 16/4/1/48-4E and Pin No. 16732102879732B4E**

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

**HEATHER M. PRINKEY**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

Thursday , AUGUST 25, 2016

AT 10:00 A.M.

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9393 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016

AT 10:00 A.M.

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

**AN UNDIVIDED** one fifty-second (1/52) co-tenancy interest being designated as Time Period No. 1 in that certain piece or parcel of land, situate in the **Township of Smithfield** , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 81F on a certain "Declaration Plan Phase II of Stage 1", of DePuy House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Vito D'Amico and Patricia D'Amico, by deed dated December 13, 2011 and recorded on December 10, 2012 in Record Book Volume 2412 at Page 2527 granted and conveyed unto Memorable Vacations, LLC.

Being part of Parcel No. 16/3/3/3-1-81F and Pin No. 16732102996329B81F

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

**MEMORABLE VACATIONS LLC**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

Thursday , AUGUST 25, 2016

AT 10:00 A.M.

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9925 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**AN UNDIVIDED** one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 31 in that certain piece of parcel of land, together with the mesuage (and veranda, if any), situate in the **Township of Smithfield** , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. 9A on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.

**BEING THE SAME** premises which Security Bank and Trust Company, by deed dated August 4, 1975 and recorded on September 18, 1980 in Record Book Volume 1057 at Page 321 granted and conveyed unto Leo A. Maier and Julia H. Maier.

Being part of Parcel No. 16/4/1/4809A and Pin No. 16732102879807B9A

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

**LEO A. MAIER**

**JULIA H. MAIER**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 874 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016

AT 10:00 A.M.

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

**BEING** shown and designated as Lot No. 126 on a certain map entitled "Subdivision of Winona Lakes, Section 3B, Forest Lake Village, American Landmark

Corporation, Owner & Developer, Middle Smithfield Township, Monroe County, Penna, dated November 19, 1971 and revised December 2, 1971, prepared by Edward C. Hess Associates, Scale being 1" = 100'", on file in the Recorder's Office, Stroudsburg, Penna., in Plot Book No. 15, on Page No. 77. CONTAINING 45,350 square feet, more or less. BEING Lot No. 126 on the above mentioned plan.

Tax Code No. 9/6B/1/11

PIN NO. 09-7334-02-66-9924

a/k/a 280 Sellersville Drive, Winona Lakes, Middle Smithfield Township, Pennsylvania

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

**LORRAINE BROWNE**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
NICHOLAS CHARLES HAROS,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10324 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 26 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the **Township of Smithfield**, County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 41F on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.

BEING THE SAME premises which Albert Arendas, by deed dated March 15, 2005 and recorded on March 18, 2005 in Record Book Volume 2219 at Page 3943 granted and conveyed unto Albert Arendas and Peter Arendas.

Being part of Parcel No. 16/4/1/48-41F and  
Pin No. 16732102886110B41F

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

**ALBERT ARENDAS AND  
PETER ARENDAS**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9559 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 27 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the **Township of Smithfield**, County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 30F on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.

BEING THE SAME premises which Robert L. Johnson, the surviving spouse of Virginia B. Johnson, by deed dated April 25, 2012 and recorded on May 8, 2012 in Record Book Volume 2402 at Page 1525 granted and conveyed unto Transfer Team, Inc. Being part of Parcel No. 16/4/1/48-3F and Pin No. 1673210288819830F

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

**TRANSFER TEAM, INC.,**

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

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

ly." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9356 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 50 of Unit No. RT-5, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING THE SAME premises which Randolph E. Smith and Mary E. Knysh, who took title as Mary E. Smith, by deed dated September 24, 2013 and recorded on January 2, 2014 in Record Book Volume 2432 at Page 4719 granted and conveyed unto Superhealth Technologies, LLC.**

Being part of Parcel No. 16/88004/U5 and Pin No. 16732102579802U5

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

**TECHNOLOGIES LLC**

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

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

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

Todd A. Martin

Sheriff of Monroe County  
 Pennsylvania

**JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9583 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 12 in that certain piece of parcel of land, together with the mesuage (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 48F on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME premises which Rick Bautista and Veronica Bautista, by deed dated March 17, 2011 and recorded on April 21, 2011 in Record Book Volume 2385 at Page 7730 granted and conveyed unto Starla Missions, LLC.**

Being part of Parcel No. 16/4/1/48-48F and Pin No. 16732102887335B48F

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 STARLA MISSIONS LLC**

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

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania

**JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12



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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10126 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 36 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 48F on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME premises which Charles R. Medica and Ellen M. Medica, by deed dated September 18, 1998 and recorded on September 24, 1998 in Record Book Volume 2053 at Page 8979 granted and conveyed unto John D'Ambrosio.**

**Being part of Parcel No. 16/4/1/48-48F and Pin No. 16732102887335B48F**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JOHN D'AMBROSIO**

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

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

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

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

**JEFFREY A. DURNEY, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12**

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9723 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 45 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 27B on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME premises which William A. Roe, by deed dated October 6, 2008 and recorded on January 15, 2009 in Record Book Volume 2347 at Page 5182 granted and conveyed unto Vacation Network, LLC.**

**Being part of Parcel No. 16/4/1/48-27B and Pin No. 16732102877979B27B**

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

**VACATION NETWORK, LLC**

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

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

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

**Todd A. Martin**

**Sheriff of Monroe County**

**Pennsylvania**

**JEFFREY A. DURNEY, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12**

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9404 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 02 of Unit No. RT-24, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING THE SAME premises which Eileen T. Murphy**

and John J. Murphy, by deed dated November 18, 2010 and recorded on December 112, 2012 in Record Book Volume 2412 at Page 3357 granted and conveyed unto Gemini Investment Partners, Inc. Being part of Parcel No. 16/88023/U24 and Pin No. 16732102687132

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
GEMINI INVESTMENT PARTNERS, INC.**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8830 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THE FOLLOWING lot situate in the **Township of Tobyhanna**, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 313, Section A, 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, Pennsylvania, in Plot Book No. 8, page 121.

Tax Code No. 19/4A/1/98  
PIN NO. 19-6345-02-55-7196

a/k/a 3254 Beech Ridge Drive, Stillwater Lake Estates, Tobyhanna Township, Pennsylvania  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JOSEPH DESANTO, JR. AND  
MARGARET G. DESANTO**

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

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

ly." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
GREGORY D. MALASKA, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8838 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

ALL THAT CERTAIN parcel or tract of land situate in the **Township of Middle Smithfield**, County of Monroe and State of Pennsylvania designated as Parcel "C" on a minor subdivision of lands of Josephine a. Squires et al as recorded in the Office for the Recording of Deeds etc. in and for the County of Monroe at Stroudsburg, Penna. In map file 61-115, bounded and described as follows, to wit:

**BEGINNING** at a point on the edge of an sixteen and one-half feet from the center of Legislative Route 45014, said point being also a corner of Parcel C, thence along the said parcel C, South 15 degrees, 01 minute 55 seconds East 306.33 feet to a point on the edge of a private access drive serving parcels C and D, thence along the edge of the said private access drive, South 89 degrees 12 minutes 08 seconds West 189.87 feet to a point in line of parcel D, thence along the said parcel D, North 21 degrees 52 minutes 17 seconds West 255.05 feet to a point on the edge of and sixteen and one-half feet from the center of the above mentioned L.R. 45014, thence along the edge of and sixteen and one-half feet from the center of the said L.R. 45014, North 68 degrees 07 minutes 43 seconds East 35.83 feet to a point, thence along the same, North 71 degrees 09 minutes 53 seconds East 106.94 feet to a point, thence still along the edge of and sixteen and one-half feet from the center of L.R. 45014, North 74 degrees 58 minutes 05 seconds East 98.85 feet to the point of **BEGINNING**. **CONTAINING 1.159 acres.**

**SUBJECT** to all reservations and covenants as set forth on the above referenced plan and all right-of-ways as they may exist on the subject property.

One half interest in a certain parcel or tract of land situate in the **Township of Middle Smithfield**, County of Monroe and State of Pennsylvania, designated as subparcel E-1 on a minor subdivision of lands of Josephine A. Squires et al as recorded in the Office for the Recording of Deeds etc. in and for the County of Monroe at Stroudsburg, Penna. in map file 61-115 bounded and described as follows, to wit:

**BEGINNING** at a point on the edge of a fifty foot existing right-of-way leading to Legislative Route 45014, said point being at or near the center of a right-of-way previously granted to Manufacturers Light and

Heat Company in Deed Book Volume 73, page 582, thence in and along the center of said right-of-way, South 89 degrees 12 minutes 08 seconds West 149.90 feet to a point, thence crossing to the edge of the said right-of-way, North 83 degrees 53 minutes 09 seconds West 207.74 feet to a point, thence along the edge of Manufacturers Light and Heat Company's right-of-way, South 89 degrees, 12 minutes, 08 seconds West 218.91 feet to a point, said point being also a corner of parcel "D", thence along the line of parcel "D", North 21 degrees 52 minutes 17 seconds East 53.38 feet to a point, said point being also a corner of parcel "C", thence along parcel "C" and along parcel "B", North 89 degrees 12 minutes 08 seconds East 227.59 feet to a point, said point being also a corner of parcel "A", (remaining) lands of Joseph R. Squires et ux, thence along parcel "A", South 77 degrees 45 minutes, 14 seconds East 221.53 feet to a point on the edge of the aforementioned Manufacturers Light and Heat Company right-of-way, thence along the edge of the Manufacturer Light and Heat Company's right-of-way and still along parcel "A", North 89 degrees 12 minutes, 08 seconds East 125.10 feet to a point, thence still along parcel "A" on a curve to the left having a radius of 25 feet for 39.17 feet to a point on the edge of the aforementioned right-of-way leading to L.R. 45014, thence along the edge of the said right-of-way, South 00 degrees, 34 minutes 12 seconds East 49.90 feet to the point of BEGINNING. CONTAINING 0.522 acres.

Title to said premises is vested in Roy M. Squires, II a/k/a Roy M. Squires by deed from Joseph R. Squires, Jr. and Leisa M. Squires, husband and wife, dated May 4, 1994 and recorded May 4, 1994 in Deed Book 1950, Page 1272.

Parcel No. 09/116721

Pin No. 09734404641975

Being Known As: RD 6, Box 6734 n/k/a 508 Lower Lakeview Drive, East Stroudsburg, Middle Smithfield, Monroe County, PA 18301

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ROY M. SQUIRES, II A/K/A  
ROY M. SQUIRES**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JOSEPH E. FOLEY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5011 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016

AT 10:00 A.M.

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

**ALL THAT CERTAIN tract or piece of land situate in the Township of Barrett, County of Monroe and Commonwealth of Pennsylvania, as shown on a map titled 'A Minor Subdivision of Lands of Estate of Mae Frivly Lansing and Lands of David A. Price' dated June 26, 1985 and recorded in Plot Book 57, page 141, prepared by Frank J. Smith, Jr., Registered Surveyor, Marshalls Creek, PA, bounded and described as follows, to wit:**

**BEGINNING** at a pipe being the northwesterly corner of lands of Jill L. Shoesmith (Deed Book Vol. 1073, Page 49); **THENCE** by said lands, south 5 degrees 30 minutes 56 seconds East 275.08 feet to a pipe, being the northwesterly corner of lot 1 as shown on the hereinabove mentioned map; thence by said Lot 1, North 77 degrees 52 minutes 08 seconds West 174.61 feet to a pipe; thence by the same and lands of Wilburn A. Price (Deed Book Vol. 1097, page 39) South 13 degrees 40 minutes 20 seconds West (at 100.00 feet passing over a pipe) 319.98 feet to an axle on the northerly side of Upper Seese Hill Road (L.R. 45031); thence in and along said Upper Seese Hill Road, North 77 degrees 09 minutes 28 seconds West 221.82 feet to a pipe on the southerly side of said road in line of lands of Norman A. Price; thence by said lands, North 4 degrees 50 minutes 52 seconds West 27.06 feet to a p[oint] in said Upper Seese Hill Road being the southeasterly corner of Lot 2, as shown on the hereinabove mentioned map; thence in and along said Upper Seese Hill Road, North 59 degrees 25 minutes 36 seconds West 42.12 feet to a point; thence leaving said road by lands of David A. Price, North 30 degrees 34 minutes 24 seconds East (at 25.00 feet passing over a pipe) 59.23 feet to a pipe; thence by the same North 4 degrees 50 minutes 52 seconds West 363.87 feet to a pipe, being the southwesterly corner of lands of Mildred Young Doll (Deed Book Vol. 112, page 361); thence by said lands South 81 degrees 06 minutes 11 seconds East 11.37 feet to a pipe; thence by the same North 14 degrees 00 minutes 03 seconds East 83.69 feet to a pipe; thence by the same North 25 degrees 45 minutes 20 seconds East 84.94 feet to a pipe; thence by the same North 0 degrees 49 minutes 47 seconds West 116.76 feet to a pipe; thence by the same South 83 degrees 56 minutes 47 seconds West 89.53 feet to a pipe in the aforementioned line of lands of David A. Price; thence by said lands, North 4 degrees 50 minutes 52 seconds West 127.40 feet in a stone corner in line of lands of William H. Brush; thence by said lands North 46 degrees 06 minutes 49 seconds East 599.38 feet to a stone corner, being the northwesterly corner of lands of R. Richard Shoesmith; thence by said lands South 5 degrees 40 minutes 45 seconds East 772.73 to the place of BEGINNING. CONTAINING 10.216 acres.

**TITLE TO SAID PREMISES IS VESTED IN** Victoria Lynn Vogel and Cora A. Vogel, by Deed from Therese Anne Hardiman, Esquire, Court Appointed Master in Partition for Roger D. Schwartz and Victoria Lynn Vogel, dated 03/29/1995, recorded 05/31/1995 in Book 2007, Page 1599.

TAX CODE: 01/7/1/6-1  
 TAX PIN: 01639803039208  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**VICTORIA LYNN VOGEL**  
**CORA A. VOGEL**

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 ADAM H. DAVIS, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2681 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016  
 AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
 ALL THAT CERTAIN lot, piece or parcel of land situate in the Township of Stroud, County of Monroe, and Commonwealth of Pennsylvania, more particularly described as follows:

Tract #1: Being Lot No. 3 as shown on map of Twin Hills approved by Stroud Township July 5, 1972 and recorded in the office for the recording of Deeds and C., at Stroudsburg, Pennsylvania in and for the County of Monroe, in plat Book Volume 17, Page 21.

Under and subject to an easement for the construction, reconstruction, installation, maintenance, repair and replacement of a sanitary sewer line, situate in the Township of Stroud, County of Monroe and State of Pennsylvania, intended to be granted and conveyed unto the Stroud Township Sewer Authority and bounded and described as follows to wit:

Beginning at an iron pin, the most Northerly corner of lot 2 as shown on the subdivision plan of Twin Hills, Inc. as recorded in Map Book 17, Page 21; thence along other lands of the grantors hereof (bearings from the meridian of said subdivision plan) N 66 degrees 09 minutes East 20.00 feet to a point; thence through, over and across lot 3 as shown on said subdivision plan, S 23 degrees 51 minutes East 160.00 feet to a point on the Northwesterly line of Twin Hill Drive; thence along the Northwesterly line of Twin Hills Drive, by the said lot 3, N 66 degrees 09 minutes East 61.70 feet to an iron pin; thence by the same and by lot 4, N 43 degrees 15 minutes East 120.00 feet to

a point; thence crossing the said Twin Hill Drive as shown on said subdivision plan, S 46 degrees 45 minutes East 40.00 feet to a point on the Southeasterly line of Twin Hill Drive in line of lot 5 as shown on said subdivision plan; thence along the Southeasterly line of Twin Hills Drive in part by lot 5 and in part by lot 8, S 43 degrees 15 minutes West 128.10 feet to an iron pin; thence continuing along the Southeasterly line of Twin Hills Drive in part by the said lot 8 and in part by lot 9 as shown on said subdivision plan; S 66 degrees 09 minutes West 89.80 feet to a point; thence re-crossing Twin Hill Drive and in part along the said lot 2, N 23 degrees 51 minutes W (at 40.00 feet passing an iron pin) 200.00 feet to the place of beginning. Being part of lot 3 and part of Twin Hills Drive as shown on the said subdivision plan.

No other parties shall have the right of connect to the sewer line situated on and in the sewer easement hereinabove described except the owners of lots 3, 5 and 8 of Twin Hills without the express written consent of the grantors herein prior to the dedication and acceptance of said easement and lines by the Stroud Township Sewer Authority.

BEING known and numbered as 105 Waterway Lane, Stroudsburg, PA 18360.

BEING the same property conveyed to Patricia V. Billy who acquired title by virtue of a deed from Broadmoor Construction, Inc, dated February 15, 2006, recorded March 1, 2006, in the Monroe County Clerk's/Register's Office in Deed Book 2259, page 4769

TAX CODE: 17/12/6/18-8  
 PIN NO: 17639004743977

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

**PATRICIA V. BILLY**

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 KIMBERLY A. BONNER, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8347 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016  
 AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEV-**

ER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or parcel of land situate in the Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown as Lot 15 on map titled "Final Subdivision Plan, Section 2, Flagstone Farm," dated February 9, 1999, as prepared by Frank J. Smith Jr., Inc., Professional Lane Surveyors of Marshalls Creek, Pennsylvania and recorded in Plot Book 71, Page 180, bounded and described as follows, to wit:

BEGINNING at an iron pin on the northerly side of a 50.00 foot wide right of way known as Flagstone Lane, said pin being a common corner of Lot 15 and Lot 16, as shown on above mentioned map;

THENCE 1) along the northerly side of said Flagstone lane, on a curve to the right having a radius of 50.00 feet to an arc length of 61.82 feet to a pin, a point of reverse curvature;

THENCE 2) along the same on a curve to the left having a radius of 60.00 feet to an arc length of 144.38 feet to a pin;

THENCE 3) along the same, South 5 degrees 10 minutes 12 seconds West 10.00 feet to a pin;

THENCE 4) along the northerly side of a Private Access Street, on a curve to the right having a radius of 175.00 feet for an arc length of 162.80 feet

THENCE 5) along the same, North 31 degrees 31 minutes 56 seconds West 92.06 feet to a pin in line of Hickory Hill (Plot Book 16, page 21);

THENCE 6) along said Hickory Hill, North 58 degrees 28 minutes 04 seconds East 248.57 feet to a pin;

THENCE 7) by said Lot 16, South 28 degrees 16 minutes 29 seconds East 271.09 feet to the place of BEGINNING.

CONTAINING 1.173 acres.

BEING THE SAME PREMISES which Flagstone Farm, by Deed dated October 26, 1999 and recorded November 3, 1999 in the Office for the Recorder of Deed in and for the County of Monroe and Commonwealth of Pennsylvania in Record Book Volume 2071, Page 3131, Granted and conveyed unto Beata I. Zielinski, grantor(s) herein.

Juliusz A. Zielinski is joining in this conveyance for any interest he may have in the premises as spouse of Beata I. Zielinski.

Title to said premises is vested in Anthony Mancuso by deed from Beata I. Zielinski, married dated June 15, 2005 and recorded June 16, 2005 in Deed Book 2229, Page 1963.

Parcel No. 09/90508

Pin No. 09732603028770

Being Known As: 20 Flagstone Lane, East Stroudsburg, Township of Middle Smithfield, Monroe County, PA 18301

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

**ANTHONY MANCUSO**

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

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

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

Todd A. Martin

Sheriff of Monroe County  
Pennsylvania  
JOSEPH I. FOLEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9289 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday, AUGUST 25, 2016**

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

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

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

BEGINNING at a set iron pipe on the Northerly line of a sixteen (16) foot wide alley the Southeasterly corner of lands of Gladys S. Shinnen, from which a found iron pipe in concrete, the corner at the end of the third course of lands conveyed by William Dunn and Samuel M. Monatt, Co-partners trading as Barrettown, to William P. Conroy and Joanne M. Conroy, his wife, by deed dated January 31, 1972, and recorded in Deed Book Volume 413, Page 502, bears:

1. South 3 degrees 09 minutes 55 seconds West distant 16.00 feet;

2. North 86 degrees 50 minutes 05 seconds West distant 185.00 feet;

3. South 12 degrees 00 minutes 00 seconds East distant 64.00 feet to said iron pipe in concrete;

thence by lands of Gladys S. Shinnen North 3 degrees 09 minutes 55 seconds East 157.41 feet to a set iron pipe; thence by the same South 88 degrees 02 minutes 17 seconds East (at 82.46 feet passing a set iron pipe) 102.47 feet to a point in Pennsylvania Legislative Route 171 (PA Traffic Route 191); thence in and along Pennsylvania Legislative Route 171 (Pennsylvania Traffic Route 191) South 00 degrees 36 minutes 46 seconds West 159.72 feet to a point; thence leaving said Pennsylvania Legislative Route 171 (PA Traffic Route 191) along the northerly line of a sixteen (16) foot wide alley North 86 degrees 50 minutes 05 seconds West (at 17.14 feet passing a set iron pipe) 109.56 feet to the place of BEGINNING.

CONTAINING 16,804 square feet more or less.

BEING THE SAME PREMISES which Onawa Lodge, Inc., by Deed dated September 18, 1980 and recorded October 9, 1980 in Deed Book Volume 1062, Page 342, granted and conveyed unto Stephen Gilman, Mortgagor and the said Stephen Gilman departed this life on 8/23/2015, vesting title solely in Richard F. Goldenziel Solely in his Capacity as the Administrator of the Estate of Stephen Gilman aka Stephen Mark Gittleman Deceased.

PIN #01-6387-03-14-1844

TAX CODE #01/11/1/34

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

**RICHARD F. GOLDENZIEL SOLELY IN HIS CAPACITY AS THE ADMINISTRATOR OF THE ESTATE OF STEPHEN GILMAN AKA STEPHEN MARK GITTLEMAN DECEASED**

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

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

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**CRYSTAL ESPANOL, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5221 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN lot or piece of land situates in East Stroudsburg Borough , County of Monroe, Commonwealth of Pennsylvania, bounded and described as follows to wit:**

**BEGINNING** at an iron pipe in the westerly line of Stemple Street, a corner of Lot No. 7; thence by Lot No. 7, South fifty-four degrees eighteen minutes West one hundred and fifty-two feet to an alley; thence along the Easterly side of said Alley South thirty-four degrees fifty-three minutes East fifty feet to an iron pipe, corner also of Lot No. 9 North fifty-four degrees eighteen minutes East one hundred and fifty-two feet to an iron pipe in the westerly line of said Stemple Street thence along the westerly line of said Stemple Street North thirty-four degrees fifty-three minutes West fifty feet to the place of BEGINNING.

**BEING** Lot No. 8 as shown on Map or Plan of lots of Philip and Bertha Peters addition to East Stroudsburg, surveyed August 1915 by W.J. Hardin Civil Engineer, and filed in the Office for Recording of Deeds in and for Monroe County, Pennsylvania in Plot Book 1, page 192.

**ALSO ALL THAT CERTAIN lot or piece of land situate in the Borough of East Stroudsburg, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:**

**BEGINNING** at an iron pipe in the westerly line of Stemple Street, a corner of Lot Number 8 now owned by the parties of the second part; thence by said lot Number 8 South fifty-four degrees eighteen minutes West one hundred fifty-two feet to an alley; thence along the easterly side of said alley South thirty-four degrees fifty-three minutes East fifty feet to a stake; a corner also of Lot Number 10 now owned by William D. Beers and Wife; thence along said Lot Number 10 North fifty-four degrees eighteen minutes East one hundred fifty-two feet to a stake in the westerly line of said Stemple Street; thence along the westerly line of said Stemple Street North thirty-four degrees fifty feet

to the place of BEGINNING.

**TITLE TO SAID PREMISES VESTED IN** Melody M. Baylis, married woman, by Deed from Melody Newman, now by marriage Melody M. Baylis, married woman, dated December 14, 2006, recorded December 20, 2006, in Book 2291, Page 2505, Instrument #200653898.

**TAX CODE:** 05-2/1/4/7

**TAX PIN:** 05731113041271

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

**MELODY M. BAYLIS**

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania

**PAUL CRESSMAN, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6480 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN lot or piece of land situate in the Township of Middle Smithfield , County of Monroe and Commonwealth of Pennsylvania shown as Lot 3 on the herein attached plan titled 'Resubdivision Plan, Lot 2 and 3, Colonial Glen' dated July 31, 1990, as prepared by Frank J. Smith, Jr., Inc., Registered Surveyors, Marshalls Creek, Pennsylvania, and intended to be recorded in the Office for the Recording of Deeds, at Stroudsburg, Monroe County, Pennsylvania.**

**BEGINNING** at a point on the southwest westerly right of way line of a 50 feet wide road known as Colonial Drive, said point being a common corner of Lot 2 and Lot 3 as shown on the above referenced plan; Thence 1) along said Colonial Drive, South 40 degrees 13 minutes 02 seconds East 162.26 feet to a monument said monument being a common corner of Lot 3 and Lot 4 as shown on the above referenced plan;

Thence 2) along said Lot 4, South 49 degrees 46 minutes 58 seconds West 282.30 feet to a pin in line of lands of Martin M. Ziegler (deed Book Vol. 1443 page 1294)

Thence 3) along said lands of Martin M. Ziegler, North 34 degrees 51 minutes 35 seconds West 284.19 feet to a pin, said pin being a common corner of said Lot 2 and Lot 3;

Thence 4) along said Lot 2, North 55 degrees 08 minutes 25 seconds East 70.00 feet to a pin;

Thence 5) along the same, South 34 degrees 51 minutes 3 seconds East 114.65 feet to a pin;

Thence 6) along the same, North 49 degrees 46 minutes 58 seconds East 196.78 feet to the place of BEGINNING.

TITLE TO SAID PREMISES VESTED IN Joseph A. Vigilante and Patricia A. Vigilante, h/w, by Deed from Ronald Midwood and Rick Golden, General partners T/A Stonehedge Development Co., and Frank J. Smith, Jr., Inc. Collectively Trading as Colonial Glen, dated 10/25/1991, recorded 02/07/1992, in Book 1813, Page 1589.

TAX CODE: 09/86582

TAX PIN: 09731500102155

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

**JOSEPH A. VIGILANTE**

**PATRICIA A. VIGILANTE**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JONATHAN LOBB, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9313 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THOSE TWO CERTAIN pieces or tracts of land situate in the Borough of East Stroudsburg , County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

NO. 1: BEGINNING at an iron on the westerly side of William Street, the northeasterly corner of lands of Robert Bower; Thence by Lands of said Robert Bower (Magnetic Meridian of 1949) South 66 degrees 35 minutes West ninety-six feet to a pipe; Thence by other Lands of Ralph W. Coleman, of which this lot was formerly a part, North 22 degrees 58 minutes

West one hundred fifteen feet to a pipe; Thence by the same North 66 degrees 35 minutes East ninety six feet to a pipe on the westerly side of said William Street; Thence along the westerly side of said street, South 22 degrees 58 minutes East one hundred fifteen feet to the place of BEGINNING.

no 2: BEGINNING at an iron pipe, the southwesterly corner of lands conveyed by Helen M. Lord Fenical unto Nathan Abeloff, by Deed dated August 10, 1959 and recorded in Deed Book Volume 256, Page 581, in line of Lands of Robert Bower; Thence along Lads of Robert Bower; (Bearings from Magnetic Meridian of 1949), South 66 degrees 35 minutes West eighty five and seventy-four one-hundredths feet to an iron pipe on the easterly side of King Street; Thence along the easterly side of King Street, North 21 degrees 26 minutes 20 seconds West sixty feet to an iron pipe; Thence by other lands of Ralph W. Coleman, of which this lot was formerly a part, North 68 degrees 33 minutes 40 seconds East eighty-four and eleven one-hundredths feet to an iron pipe in line of said other lands of Nathan Abeloff; Thence along said other lands of Nathan Abeloff, South 22 degrees 58 minutes East fifty-seven and seven one-hundredths feet to the place of BEGINNING. CONTAINING 0.114 acre, more or less.

TITLE TO SAID PREMISES VESTED IN Sandra C. Robles, married, by Deed from JoAnne P. Strunk-Walsh, executrix of the Estate of Michael K. Strunk, deceased, Dated 05/12/2006, Recorded 05/23/2006, in Book 2268, Page 4976.

TAX CODE: 05-5/2/1/2

TAX PIN: 05730107771887

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

**SANDRA C. ROBLES**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ADAM H. DAVIS, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9217 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER**

ER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, tract, piece or parcel of land situate in the Township of Jackson, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a pin in Township Route No. 481 leading from Tannersville to Reeders, said point being the northeast corner of land of the Grantors herein, and formerly in line of land now or late of Clyde D. Learn; thence by land now or late of the said Clyde D. Learn (Bearings from Magnetic Meridian of 1954), South 4 degrees 15 minutes East at sixteen and five-tenths (16.5) feet passing an iron pin, eight hundred fourteen (814) feet to an iron pipe at the base of an eight inch oak tree, said pipe being on line of land now or late of Carl Anderson; thence by land now, or late of the said Carl Anderson, South 63 degrees 31 minutes West eighty-one (81) feet to an iron pipe, the southwest corner of land now or late of William C. Bowden; thence by land now or late of the said William C. Bowden, North 4 degrees 15 minutes West, six hundred sixty-eight and one-tenth (668.1) feet to an iron pipe; thence through land of the Grantors herein North 85 degrees 45 minutes East, sixty (60) feet to a point; thence continuing through land of the Grantors herein, said line being parallel and 15 feet distant from the easterly line of land herein described, North 4 degrees 15 minutes West, one hundred seventy-six and five-tenths (176.5) feet (passing over an iron pipe at 160 feet) to a point along Township Route No. 481, hereinabove noted; thence in and along Township Route No. 481, leading from Reeders to Tannersville, North 85 degrees 45 minutes East fifteen (15) feet to the point and place of BEGINNING.

BEING THE SAME PREMISES which Joseph Porter and Carol Porter, his wife, by deed dated 4/7/1983 and recorded 4/13/1983 in Book 1253 Page 85 conveyed to Warren D. Morgan and D. Lynn Morgan, his wife

PIN #: 08-6371-01-19-0375

TAX CODE 3: 08/1/17-1

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

WARREN D. MORGAN

D. LYNN MORGAN

MORTGAGOR(S) AND

RECORD OWNER(S)

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

MATTHEW K. FISSEL, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8693 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

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

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

BEGINNING at an iron pin on the easterly line of Ralph Samuel Boulevard, being a common corner of Lot No. 31 and Lot No. 32, as shown on a plan titled "Final Plan", Mount-n-Dale Estates, sheet 3 of 3", dated October 5, 1988 and recorded October 19, 1989, in Plot Book Volume 61, Page 436; thence along said easterly line of Ralph Samuel Boulevard North 06 degrees 23 minutes 54 seconds East 150.00 feet to an iron pin; thence by Lot No. 33 South 83 degrees 36 minutes 06 seconds East 300.00 feet to an iron pin; thence by "Evergreen Lake, Plotting No. 3" (Plot Bk vol. 15, Page 71) South 06 degrees 23 minutes 54 seconds West 150.00 feet to an iron pin; thence by the aforementioned Lot No. 31 North 83 degrees 36 minutes 06 seconds West 300.00 feet to the place of BEGINNING.

CONTAINING 1.033 acres or land, more or less.

BEING Lot No. 32 as shown on the above described plan.

BEING the same premises which L&P Homes, Inc. by Deed dated January 9, 2002 and recorded January 9, 2002 in the Office for the Recorder of Deeds, etc., in and for the County of Monroe, Stroudsburg, Pennsylvania in Record Book Volume 2112, Page 5214, granted and conveyed unto Charles N. Snyder and Ruth E. Snyder, husband and wife.

TAX PARCEL NO.: 13/87474

PIN NO.: 13-6228-03-12-1966

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

CRAIG SNYDER

WAYNE SNYDER

AND ALL UNKNOWN HEIRS, DEVISEES, EXECUTORS, ADMINISTRATORS, PERSONAL REPRESENTATIVES, GRANTEEES, SUCCESSORS, AND ASSIGNS, AND ALL PERSONS, FIRMS, ASSOCIATIONS OR LEGAL ENTITIES CLAIMING RIGHT, TITLE OR INTEREST FROM, UNDER OR THROUGH CHARLES N. SNYDER, DECEASED AND RUTH E. SNYDER, DECEASED,

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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



less exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JAMES V. FARERI, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1921 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

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

Land referred to in this commitment is described as all that certain property situated in Township of Stroud in the County of Monroe, and State of PA and being described in a deed dated 08/31/2006 and recorded 09/06/2006 in Book 2280 Page 929 among the land records of the county and state set forth above, and referenced as follows:

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

Beginning at a pipe on the southerly side of Avenue C, a common corner of Lot No. 608 and Lot No. 609, as shown on map revised August 28, 1967, and prepared by Edward C. Hess, P.E., Stroudsburg, PA.; thence by Lot No. 608 South four degrees forty-four minutes West one-hundred fifty feet to a pipe; thence by lands of Fifth St. Corp., North eighty-five degrees sixteen minutes West seventy-nine and eighty-nine one-hundredths feet to a pipe; thence by the same South eighty-nine degrees twenty-nine minutes West ten feet to a pipe; thence by Lot No. 610 North no degrees thirty-one minutes West one-hundred fifty feet to a pipe; thence along the southerly side of Avenue C, North eighty-nine degrees twenty-nine minutes East sixteen and eighty-eight one-hundredths feet to a pipe; thence by the same South eighty-five degrees sixteen minutes East eighty-six and seventy-seven one-hundredths feet to the place of beginning.

Title to said premises is vested in Frank M. Ruggiero by deed from Frank M. Ruggiero, who acquired title incorrectly as Frank M. Ruggiero and Susan E. Ruggiero, husband and wife, dated January 26, 2007 and recorded April 5, 2007 in Deed Book 2301, Page 4676. Parcel No. 17/5/5/2-39

Pin No. 17730114337060

Being Known As: 651 Avenue C, Stroudsburg, Township of Stroud, Monroe County, PA 18360

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

**FRANK M. RUGGIERO  
 SUSAN B. RUGGIERO  
 THE UNITED STATES  
 OF AMERICA**

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

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

ly." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 TERENCE J. MCCABE, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8430 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Tobyhanna , County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 4204, Section C2A, according to Plan of Emerald Lakes, recorded in the Office for the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, Pa. in Plot Book Volume 16, page 91, bounded and described as follows, to wit:

In Plot Book Volume and Page Number according to aforementioned Plan of Record.

UNDER AND SUBJECT to all rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the aforementioned Recorder's Office in Deed Book Volume 1451, Page 1787.

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, accepted 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). BEING THE SAME PREMISES WHICH Lourine Seunarine and Randy Seunarine, by Deed dated 6/30/2004 and recorded 7/7/2004 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2195, Page 5143, granted and conveyed unto Radika Samuel and Adel Mikhail. Improvements: Residential property

Tax Code No. 19/3G/1/30  
 Pin #19-6344-04-64-5548

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

**RADIKA SAMUEL  
 ADEL MIKHAIL**

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

"All Property Owners' Associations (POA) who wish to

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
GREGORY JAVARDIAN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7339 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

The land referred to herein is situated in the state of Pennsylvania, county of Monroe, City of Pocono lake described as follows:

ALL THAT CERTAIN lot, parcel or piece of land situate in the township of Tobyhanna , County of Monroe and commonwealth of Pennsylvania, designated as lot no. 117, section b-j, locust lake village, Tobyhanna Township, Monroe county, Pennsylvania, on august 1967, Leo A. Achterman, Jr., p.e. East Stroudsburg, pa, bounded and described as follows to wit:

BEGINNING at a point on the northerly line of Martha's lane, and at the southwesterly corner of lot no. 118, thence westwardly along the northerly line of Martha's lane by a curve to the left having a radius of 70 feet for an arc distance of 168.95 feet to a point; thence westwardly and northwardly by a curve to the right having a radius of 40 feet for an arc distance of 59.87 feet to a point in the easterly line of Martha's court; thence north 15 degrees 34 minutes west along the easterly line of Martha's court for a distance of 69.41 feet to a point; thence north 74 degrees 26 minutes east along the southerly line of lot no. 116 for a distance of 245.14 feet to a point; thence south 15 degrees 10 minutes west along the westerly line of lot no. 118 for a distance of 146.36 feet to a point, the place of beginning.

Also Known As 159 Marthas Lane a/k/a 117 Marthas Lane, Pocono Lake, 18347

PARCEL NO: 19/12B/1/6

PIN: 19630502687706

BEING the same premises which Sharon Lee Vika, single woman by deed dated August 13, 2001 and recorded August 29, 2001 Deed Book/page or Instrument #2103/4572 in the Office of the Recorder of Deeds in Philadelphia County, granted and conveyed unto Sharon Lee Vika, single woman, and Roxanne

Moyer, single woman, as tenants with right of survivorship and not as much as tenants in common.

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

**ROXANNE MOYER  
SHARON LEE VIKA**

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
EDWARD J. MCKEE, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10380 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**LEGAL DESCRIPTION**

ALL THAT CERTAIN lot or piece of ground situate in the Township of Stroud, Monroe County, Pennsylvania, being Lot or Lots No. 9, Section A-1, as in more particularly set forth in the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania, in Plot Book Vol. 61 Page(s) 419, 420. And being part of the same premises which Charles A. Poaillo, Trustee, by his deed dated September 1, 1988, and recorded July 6, 1989, in the Office for the Recording of Deeds, etc., at Stroudsburg, Monroe County, Pennsylvania in Record Book Vol. 1689, page 1241, granted and conveyed unto Cranberry Hill Corporation.

Premises herein intended to be the same premises conveyed by Cranberry Hill Corporation to Linda Browning Chollette by deed dated December 12, 1996 and as duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania.

Title to said premises is vested in Linda Browning-Chollette by deed from Wilford V. Chollette, as Administrator of the Estate of Linda Browning-Chollette, Deceased dated June 29, 2005 and recorded June 30, 2005 in Deed Book 2230, Page 9755. The said Linda Browning-Chollette died on February 22, 2002 thereby vesting title in Wilford V. Chollette, Real Owner and Administrator of the Estate of Linda Browning-

Chollette, Deceased Mortgagor and Real Owner by operation of law.

Parcel No. 17/87331

Pin No. 17639202671712

Being Known As: 640 Lakeside Drive a/k/a Lot 9 Section A-1 Lakeside Drive, East Stroudsburg, Township of Stroud, Monroe County, PA 18301

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

**WILFORD V. CHOLLETTE, REAL OWNER AND ADMINISTRATOR OF THE ESTATE OF LINDA BROWNING-CHOLLETTE, DECEASED MORTGAGOR AND REAL OWNER**

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

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

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JACOB M. OTTLEY, Esquire

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - July 29, Aug. 5, Aug. 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7888 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

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

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

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

**BEGINNING** at an iron pin in line of lands of Allen S. Goldman, being the most northerly corner of lands of Floyd F. Brown; thence by said lands of Allen S. Goldman North 55 degrees 01 minute 00 seconds East 583.08 feet to a pipe; thence by the same South 69 degrees 26 minutes 10 seconds East 114.87 feet to a pipe; thence by the same South 4 degrees 57 minutes 56 seconds East (at 335.21 feet passing a pipe) 336.07 feet to a point on the northerly line of PA L.R. 45055; thence along said northerly line of PA L.R. 45055 South 52 degrees 26 minutes 40 seconds West 473.77 feet to an iron pin; thence by lands of Robert Kerecz, of which this tract was formerly a part, North 36 degrees 10 minutes 40 seconds West 318.88 feet to an iron pin; thence by the aforementioned lands of Floyd F. Brown North 34 degrees 59 minutes 00 seconds West 88.21 feet to the place of **BEGINNING**.

CONTAINING 5.201 acres of land.

**SUBJECT** To the right-of-way deed granted to the Commonwealth of Pennsylvania Department of Transportation (COMMONWEALTH) dated 6/2/2008, recorded 9/19/2008 in Deed Book 2342 Page 2797 and reserving, however, to the grantor, their heirs, executors, administrators, successors, and/or assigns, the right to deep mine minerals and remove gas and oil within the area acquired from a minimum depth to be determined by the COMMONWEALTH, from mine shafts or by means of wells located off the right-of-way.

**TITLE TO SAID PREMISES VESTED** IN John J. Buerkle & Mary Buerkle, h/w, by Deed from Joseph Watson White, dated 11/30/2006, recorded 11/30/2006 in Deed Book 2289, Page 1583.

**TAX CODE:** 02/14/1/18-2

**TAX PIN:** 02633000003132

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

**JOHN J. BUERKLE  
MARY BUERKLE**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOSEPH A. DESOYE, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8011 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

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

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

**ALL THAT CERTAIN** lot or parcel of land situated in the **Township of Middle Smithfield** , County of Monroe and Commonwealth of Pennsylvania being Lot No. 20 as shown on a plan entitled, "Final Major Subdivision Plan, The Estates at Great Bear, Phase VIII" dated May 27, 2003 last revised August 8, 2003, prepared by Frank J. Smith, Jr., Inc. Marshalls Creek, Pa., and recorded in the Office of the Recorder of Deeds of Monroe County on July 28, 2004 in Plot Book 76, Page 106 and 107, more particularly described as follows:

Beginning at a common corner of Lots No. 19 and No. 20 on the southerly side of Rising Meadow Way (50

feet R.O.W.); thence  
 1. Along the southerly side, North 70 degrees 21 minutes 53 seconds East, a distance of 200.00 feet to a corner of Lot No. 21; thence  
 2. Along Lot No. 21, South 19 degrees 38 minutes 07 seconds East, a distance of 250.00 feet to a corner; thence  
 3. South 76 degrees 04 minute 32 seconds West, a distance of 201.00 feet to a corner of Lot No. 19; thence  
 4. Along Lot No. 19, North 19 degrees 38 minutes 07 seconds West, a distance of 230.00 feet to the first mentioned point and place of beginning.

Containing 1.102 acres of land.  
 Subject to drainage and slope easements established 20 feet parallel with and adjacent to all street right of ways or as shown on said referenced Final Major Subdivision Plan.  
 Subject to all encumbrances and restrictions of record.  
 As may be amended from time to time.

**TITLE TO SAID PREMISES VESTED IN** Martin Bossman, by Deed from Toll PA III, L.P. dated 10/31/2006, recorded 11/03/2006, in Book 2286, Page 5946.  
 TAX CODE: 9/97567  
 TAX PIN: 09734300039500

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

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 ADAM H DAVIS, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8573 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

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

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

**BEGINNING** at a post on the north side of Shepard Avenue, a corner also of land now or formerly of

Brodhead Brothers; thence by land now or formerly Brodhead Brothers North 43 degrees West 127 feet to a post; thence by the same North 47 degrees East, 50 feet to a post; thence by land about to be conveyed to Frederick Kelleman South 43 degrees East 127 feet to a post on the north side of Shepard Avenue; thence along the north side of said of said Shepard Avenue South 47 degrees West, 50 feet to the place of BEGINNING.

**TITLE TO SAID PREMISES IS VESTED IN** George A. Sharpe, III, by Deed from James A. Dellaria and Teri-Lynn Dellaria, his wife, formerly known as Teri-Lynn Fellman, dated 02/05/2003, recorded 02/06/2003 in Book 2144, Page 2979.

George A. Sharpe, III died on 06/15/2014, and upon information and belief, his surviving heirs are Virginia Schouten, Deborah Wydner, and Keith Sharpe. Per the Register of Wills of Monroe County Delaware County, and NY, and was informed that no estate has been raised on behalf of the decedent. By executed waivers, Keith Sharpe and Deborah Wydner waived their right to be named.  
 TAX CODE: 03/31/27  
 TAX PIN: 04731008983048

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

**VIRGINIA SCHOUTEN, IN HER CAPACITY AS HEIR OF GEORGE A. SHARPE, III, DECEASED UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER GEORGE A. SHARPE, III, DECEASED**

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 PAUL CRESSMAN, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9448 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** piece or parcel of land situate in the **Township of Smithfield** , County of Monroe and Commonwealth of Pennsylvania, shown as Lot 7 on a

plan entitled, 'Subdivision of Lands of Rusk & Co., Inc.', dated March 23, 1990 (last revised 5/18/90) as prepared by Frank J. Smith, Jr., Inc., Registered Surveyors of Marshalls Creek, Pennsylvania and recorded in Plot Book Vol. 62, page 233, more fully described as follows, to wit:

**BEGINNING** at a point in Hollow Road (S.R. 2023), said point being a common corner of Lot 7 and Lot 8;

**THENCE (1)** in and along said Hollow Road, and by lands of Audry D. Balmoos and by lands of C. Bogert Mott, North 54 degrees 11 minutes 16 seconds East, 208.29 feet to a pipe;

**THENCE (2)** by lands of Shawnee Water Co., South 50 degrees 31 minutes 53 seconds East, 232.37 feet to an angle iron;

**THENCE (3)** by the same, South 83 degrees 27 minutes 27 seconds East, 132.60 feet to a pin in line of Lot 6 as shown on the above mentioned plan;

**THENCE (4)** by said Lot 6, and by Lot 5, South 28 degrees 52 minutes 58 seconds West, (passing a pin at 227.69 feet) 262.67 feet to a pin;

**THENCE (5)** by said Lot 5, South 48 degrees 45 minutes 34 seconds East, 265.00 feet to a pin;

**THENCE (6)** by said Lot 8, North 43 degrees 53 minutes 13 seconds West, 455.94 feet, the place of **BEGINNING**.

**BEING** Lot 7 as shown on the above mentioned plan.  
**TITLE TO SAID PREMISES IS VESTED IN** John D. O'kula, by Deed from John D. O'Kula and Nancy L. O'kula, h/w, dated 06/03/2005, recorded 06/16/2005 in Book 2229, Page 1435.

**TAX CODE:** 16/87716

**TAX PIN:** 16-7332-03-01-4910

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

**JOHN D. O'KULA A/K/A  
JOHN O'KULA**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ADAM H. DAVIS, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3974 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday, AUGUST 25, 2016**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEV-**

**ER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or piece of land situate in the Township of Middle Smithfield, County of Monroe and State of Pennsylvania, bounded and described, as follows, to wit:**

**Beginning** at a found iron pin on the North side of Trafalgar Avenue, a common corner of Lot 74 and Lot 75; thence by Lot 75 North 50 degrees 06 minutes 47 seconds West 330.97 feet to a found iron pin in line of lands of J. Carlyle Huffman; thence by lands of J. Carlyle Huffman North 49 degrees 24 minutes 58 seconds East 188.00 feet to a found iron pin; thence by Lot 73 South 43 degrees 45 minutes 38 seconds East 316.63 feet to a found iron pin on the North side of Trafalgar Avenue, thence along the North side of Trafalgar Avenue South 45 degrees 316.63 feet to a found iron pin on the North side of Trafalgar Avenue, thence along the North side of Trafalgar Avenue South 45 degrees 31 minutes 32 seconds West 151.10 feet to the place of Beginning.

Containing 54,302 square feet more or less.

**Being** Lot 74 as shown on a Plan titled "Plotting of Wilderness Acres. Middle Smithfield Township, Monroe County, Pennsylvania", made by Guyton Kempter and Associates and recorded in Plot Book 20, page 17.

**BEING** known and numbered as 3288 Trafalgar Avenue, East Stroudsburg, PA 18302.

**BEING** the same property conveyed to John Hamilton, Jr. and Kristen S. Hamilton, h/w, as tenants by the entireties who acquired title by virtue of a deed from Frank J. Guastafeste and Margaret Guastafeste, h/w, dated July 2, 2002, recorded August 2, 2002, in the Monroe County Clerk's/Register's Office in Deed Book 2128, Page 623.

**TAX CODE:** 09/14E/1/11

**PIN NO:** 09731504839731

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

**KRISTEN S. HAMILTON  
JOHN HAMILTON, JR.**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
KIMBERLY A. BONNER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5872 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
 ALL THOSE TWO CERTAIN lots or pie es of land situate in **Middle Smithfield Township** , Monroe County, Pennsylvania; BEING Lot Nos. 22 and 23, Section E, as shown on Plan of Lots entitled 'Plotting No. 1, Leisure Lands, Inc., Middle Smithfield Township, Monroe County, Pennsylvania, Guyton Kempter, Registered Civil Engineer, dated February 22, 1965' and recorded in the Office for the Recording of Deeds, in and for the County of Monroe at Stroudsburg, Pennsylvania, in Plat Book Volume 9, page 103.

The exact dimensions of the aforesaid lots are as follows:  
 Lot No. 22, Section E: Along the centerline of Timberline Drive, One hundred feet; along Lot No. 21, Section E, one hundred ninety-five and seventy-four one-hundredths feet; along the rear line seventy-seven and ninety-three one hundredths feet; along Lot No. 23, Section E, one hundred ninety feet./

Lot No. 23, Section E: Along the centerline of Timberland Drive, one hundred feet; along Lot No. 22, Section E, one hundred ninety feet; along the rear line eighty-nine and seventy-five one-hundredths feet; along Lot No. 24, Section E, one hundred eighty-nine and seventy-three one-hundredths feet.

BEING THE SAME PREMISES which Penn Security Bank and Trust Company, by indenture bearing date the 8th day of September, 2000, and being recorded in the Office for the Recording of Deeds, in and for the County of Monroe simultaneously herein granted and conveyed unto Jeffrey S. Paul, single, in fee.

TITLE TO SAID PREMISES VESTED IN Jeffrey S. Paul, by Deed from Penn Security Bank & Trust Company, a Pennsylvania Corporation, dated 09/08/2000, recorded 09/13/2000 in Book 2084, Page 1335.

TAX CODE: 09/13b/1/3

TAX PIN: 09731604748346

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

**JEFFREY S. PAUL**

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

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 ADAM H. DAVIS, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7714 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.

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

BEGINNING at a point in the center of Lady Marian Drive (33 feet in width) said point being distant 966.24 feet on course of South 78 degrees 56 minutes West from the point of intersection of the said center line of Lady Marian Drive with the centerline of Green Wood Drive (33 feet in width); thence running from said beginning point along the said centerline of Lady Marian Drive South 78 degrees 56 minutes West 229.37 feet to a point; thence along the easterly lines of Lot Nos. B-22, B-23 and partially B-24 shown on the herein after mentioned Plot Plan South 5 degrees 40 minutes East (inadvertently typed West in former deed) 160.71 feet to a point; thence along the northerly lines of said Lot Nos. S-1 and partially S-3 North 78 degrees 56 minutes East 244.63 feet to a point; thence along the westerly line of said Lot No. J-22 North 11 degrees 4 minutes West (in advertently typed East in former deed) 160 feet to the place of BEGINNING.

BEING Lot No. J-26 as shown on map titled Robin Hood Lake, Revised second and third plotting, last revised Jan. 15, 1975, recorded in Plot Book 25, Page 121.

UNDER AND SUBJECT to the conditions, reservations and restrictions as appear in Record Book Volume 1311, page 250.

Tax ID #: 13/10A/1/234

Pin #13621906288597

BEING THE SAME PREMISES which Elaine L. Bassler, single, by Deed dated 10/4/2007 and recorded 10/11/2007 in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2318, Page 4145 and Instrument #200738262, granted and conveyed unto Eugene F. Blaney, Jr.

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

**EUGENE F. BLANEY, JR.**

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

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

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

Todd A. Martin  
 Sheriff of Monroe County

Pennsylvania  
SARAH K. MCCAFFERY, ESQUIRE  
Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7126 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, or piece of ground situate in the Township of Polk, County of Monroe and Commonwealth of Pennsylvania, being known and designated as Lot R-8 as shown on a map of Robin Hood Lake, revises second and third plotting, said map being recorded in the office for the Recording of Deeds, etc., in and for the County of Monroe at Stroudsburg, Pennsylvania in Plot Book 25, Page 121 and being more particularly bounded and described as follows, to wit:

BEGINNING at a point in the centerline of Robin Hood Drive (33 feet in width) said point being distant 1036.06 feet on a course of South 78 degrees 56 minutes west from the point of intersection of the said centerline of Robin Hood Drive with the Westerly line of Bucks Lane (20 feet in width); thence running from said beginning point along the said centerline of Robin Hood Drive South 78 degrees 56 minutes west 100 feet to a point; thence along the easterly line of lot R-6 North 11 degrees 4 minutes west 160 feet to a point the southwest corner of Lot H-3; thence along the southerly line of Lot H-34 North 78 degrees 56 minutes east 100 feet to a point the Northwest corner of Lot R-10; thence along the westerly line of R-10 South 11 degrees 4 minutes East 160 feet to the place of BEGINNING.

**TITLE TO SAID PREMISES IS VESTED IN** Paul J. Hayes and Colleen A. Hayes, h/w, by Deed from Paul J. Hayes, dated 07/26/2004, recorded 07/29/2004 in Book 2197, Page 7057.

Premises: 8878 Robinhood Drive, Kunkletown, PA 18058-1747

TAX CODE: 13/10A/1/104

TAX PIN: 13621906297752

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

**COLLEEN A. HAYES**

**PAUL J. HAYES**

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2303 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

ALL THAT CERTAIN unit in the property known, named and identified in the Declaration referred to below as "Walnut Grove Condominium", located in **Stroud Township**, Monroe County, Pennsylvania, which has heretofore been submitted to the provisions of the Pennsylvania Uniform Condominium Act, 68 P.S.A. §3101, et seq., by the recording in the Monroe County Recorder of Deeds Office of a Declaration dated July 19, 1994 and recorded on July 22, 1994 in Record Book Volume 1963, Page 770, being and designated in such declaration as Unit No. 401, Type F, Building C, as more fully described in such Declaration together with a proportionate undivided interest in the common elements (as defined in such Declaration of 2.222%). Under and subject to any and all covenants, conditions, restrictions, right of way, easements and agreements of record, including, but not limited to, those contained in the instruments recorded in the aforesaid Recorder's Office in Record Book Volume 1963, Page 754, Record Book Volume 1963, Page 770, Plot Book 66, Page 104 and Plot Book 66, Pages 105 through 116, as described in Mortgage Book 2269 Page 5540.

Being Known As: 401 Walnut Grove, (Stroud Township), Stroudsburg, PA 18360

TAX CODE: 17/89396/U401

PIN NO: 17730204629171

**TITLE TO SAID PREMISES IS VESTED IN** Jo Alice Alexander by Deed from Marianne Oliva dated 06/01/2006 recorded 06/01/2006 in Deed Book 2269 Page 5536.

Having been erected thereon a single family dwelling.

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

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS**

**AND ALL PERSONS, FIRMS OR ASSOCIATIONS**

**CLAIMING RIGHT, TITLE OR INTEREST FROM**

**OR UNDER JO ALICE ALEXANDER**

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

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

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**DAVID NEEREN, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10742 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN lot or piece of ground situate in the Township of Pocono , County of Monroe, Pennsylvania, being more particularly bounded and described as follows, to wit:**

**BEGINNING** at an iron pipe on the Northerly line of Tannenbaum Way, said iron pipe being the Southwesterly corner of Lot No 513 as shown on map entitled "Section A, Alpine Lake, 16 June 1965"; thence along Lot No 513 as shown on said map, North 14 degrees 31'50" East 201.12 feet to a point; thence along lands of others, South 75-28'45" East 100.00 feet to a point thence along Lot No. 515 as shown on said map, South 14 degrees 31'50" West 201.12 feet to a point; thence along the Northerly line of Tannenbaum Way, as shown on said map, North 75 degrees 28'45" West 100.00 feet to the place of beginning.  
 Being Lot No. 514 as shown on said map.  
 Being Known As 514 Tannebaum Way, Henryville, PA 18332

TAX ID: 12/4A/1/67  
 PIN: 12638403122419

BEING the same premises which Deutsche Bank National Trust Company, as trustee of Argent Mortgage Securities, Inc., asset backed pass Through certificates series 2006-W4 under the pooling and servicing agreement dated as of April 1, 2006, without recourse, by Citi Residential Lending Inc, its Attorney in fact, by power of attorney to be recorded simultaneously herewith, by Deed dated February 21, 2008 and recorded in the Office of Recorder of Deeds of Monroe County on March 13, 2008 at Book 2329, page 1106 granted and conveyed unto Selwyn Gangadeen, as Sole Owner.

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

**SELWYN GANGADEEN  
 SAVITRI GANGADEEN**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file

in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania

**ANDREW J. MARLEY, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9424 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN lot or parcel of land situated in the Township of Middle Smithfield , County of Monroe and Commonwealth of Pennsylvania being Lot No. 1146 as shown on a plan entitled, 'Final Land Development Plan, Country Club of the Poconos, Phase III, Sections 4 and 8' dated January 15, 2004 last revised March 3, 2004, prepared by R.K.R. Hess Associates, Inc. Scranton, Pa. and recorded August 3, 2005 in Plat Book 77 Pages 189 through 195, more particularly described as follows:**

**Beginning** at a common corner of Lots No. 1145 and No. 1146 on the westerly side of Doral Court (50' R.O.W.); thence

1. Along the westerly side, South 12 degrees 01 minutes 38 seconds West, a distance of 82.14 feet to a corner of Lot No. 1147; thence
2. Along Lot No. 1147, North 77 degrees 58 minutes 22 seconds West, a distance of 137.00 feet to a corner of line of Lot No. 1130; thence
3. Along Lots No. 1130 and No. 1131, North 12 degrees 01 minutes 38 seconds East, a distance of 82.14 feet to a corner of Lot No. 1145; thence
4. Along Lot No. 1145, South 77 degrees 58 minutes 22 seconds East, a distance of 137.00 feet to the first mentioned point and place of beginning.

Containing 11,253 square feet or 0.26 acres of land.  
**TITLE TO SAID PREMISES IS VESTED IN** Wayman S. Smith, III and Vanest Darcel Freeman-Smith, h/w, by Deed from Wayman S. Smith, III, dated 01/26/2008, recorded 09/05/2008 in Book 2341, Page 5600.

TAX CODE: 09/89246  
 TAX PIN: 09733403236709

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

**WAYMAN S. SMITH, III  
 VANEST DARCEL FREEMAN-SMITH**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file



in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9181 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016

AT 10:00 A.M.

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

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

BEGINNING at an iron on the westerly line of a proposed road forty feet in width, said iron being the northeasterly corner Lot No. 408 as shown on map entitled "Section" B, Ski Haven Lake, 29 June 1965"; thence along Lot No. 408 South sixty-eight degrees thirty-three minutes forty seconds West two hundred feet to an iron on line of lands of AT&T; thence along lands of AT&T, North twenty-one degrees twenty-six minutes twenty seconds West one hundred feet to an iron, said iron being the southwesterly corner of Lot No. 406; thence along Lot No. 406; thence along Lot No. 406 North sixty-eight degrees thirty-three minutes forty seconds East two-hundred feet to an iron on the westerly line of said proposed road; thence along the westerly line of said proposed road, South twenty-one degrees twenty-six minutes twenty seconds East one hundred feet to the place of BEGINNING.

Being Lot No. 407 as shown on said Map.  
BEING THE SAME PREMISES which John M. Alfis III, by deed dated 8/29/2008 and recorded 9/4/2008 in Book 2341 Page 5272 conveyed to Michael E. Palmero and the said Michael E. Palmero departed this life on 2/25/2014, vesting title solely in Matthew Palmero as Administrator of the Estate of Michael E. Palmero, deceased.

Pin #: 12637401362529  
Tax Code #: 12/5A/1/24

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
MATTHEW PALMERO AS ADMINISTRATOR OF THE ESTATE OF MICHAEL E. PALMERO, DECEASED**

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

A schedule of proposed distribution for the proceeds

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MATTHEW K. FISSEL, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7201 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016

AT 10:00 A.M.

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

ALL THAT CERTAIN tract, piece or lot of land situate in the Township of Chestnuthill , County of Monroe and State of Pennsylvania, being Lot No. 198, Birch Hollow Estates, Section Three, recorded in Plot Book Volume 52 Page 123, being described as follows, to wit: beginning at an iron the northerly side of Rainbow Terrace being also a corner of Lot No. 197, Birch Hollow Estates, thence along the northerly side of Rainbow Terrace the following two courses and distances: (1) on a curve to the left having a radius of 325.00 feet and an arc length of 103.21 feet to an iron; (2) South 71 degrees 55 minutes 48 seconds West (Magnetic Meridian 1966) for 76.00 feet to an iron; thence along Lot No. 199 Birch Hollow Estates, North 18 degrees 4 minutes 12 seconds West for 200.00 feet to an iron, thence along lands of Indian Mountain Lake, North 71 degrees 55 minutes 48 seconds East for 248.41 feet to an iron, thence along Lot No. 197, Birch Hollow Estates, South 0 degrees 6 minutes 36 seconds West for 227.59 feet to the place of beginning. Containing 1.003 acres, more or less. Under and Subject to Declaration of Protective Covenants as is Deed Book Volume 1227, Page 176.

Being Known As: 198 Rainbow Terrace n/k/a 622 Rainbow Terrace, Effort, PA 18330  
TAX CODE: 02/17B/1/198  
PIN NO.: 02632001454055

**TITLE TO SAID PREMISES IS VESTED IN Ann Marie Ott by deed from Natale Capuana, Executor of the Estate of Maria Capuana dated 09/27/2002 recorded 10/04/2002 in Deed Book 2133 Page 3845.**

Having been erected thereon a single family dwelling.  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ANNE MARI OTT ALSO KNOWN AS ANNE MARIE OTT**

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

A schedule of proposed distribution for the proceeds

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 DAVID NEEREN, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 ADAM H. DAVIS, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7934 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.

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

ALL THAT CERTAIN lot or parcel situated in the township of Ross, county of Monroe, commonwealth of Pennsylvania, described as follow:

BEING lot 29, high point, in the township of Ross, county of Monroe, commonwealth of Pennsylvania, as recorded in plot book 61, pages 408, 409, 410 and 411.

BEING THE SAME PREMISES which Patten Corporation Mid-Atlantic, a Delaware Corporation, by deed dated November 2, 1991, and recorded in the office for the recording of deeds &c., in and for Monroe county, at Stroudsburg, Pennsylvania, in record book volume 1801, page 0106, granted and conveyed unto Allan Billal and Susan Billal, husband and wife, grantor hereof. And the said Allan Billal and Diane Susan Billal were divorced by final judgment of divorce dated July 9, 1996, entered by the superior court of New Jersey, Chancery division, family part, Middlesex county, docket no. FM-12-000664-96.

TOGETHER with all rights, liabilities and privileges and under and subject to all conditions, restrictions, reservations and exceptions as more fully set forth in record book volume 1748, page 727, and on the recorded subdivision plans.

TITLE TO SAID PREMISES VESTED IN Erick Ocasio, single and Elizabeth Colon, single, by Deed from Allan Billal, single and Susan Billal, aka, Diane Susan Billal, single, dated 10/07/1997, recorded 10/10/1997 in Book 2040, Page 8876.

TAX CODE: 15/87300  
 TAX PIN: 15626700172947

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

**ELIZABETH OCASIO A/K/A  
 ELIZABETH COLON  
 ERICK OCASIO**

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

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

A schedule of proposed distribution for the proceeds

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9664 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.

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

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

BEGINNING at a point on the northwesterly side of Church Street, a corner of lands of Seymour Gutter; thence along the said northwesterly side of Church Street, South 37 degrees 30 minutes West 123.43 feet to a point in Pa. State Highway Legislative Route No. 45089; thence in and along said highway North 48 degrees 5 minutes 50 seconds West 155.08 feet to an old iron bolt; thence by lands of Pocono Mountains Columbus Home Association, North 39 degrees 26 minutes 10 seconds East 136.6 feet to a pipe; thence by the same, South 51 degrees 34 minutes 10 seconds East 18.18 feet to a point in a Pine Tree in line of the aforesaid lands of Seymour Gutter from which an old iron bolt is distant 201.23 feet on a course of North 37 degrees 24 minutes East; thence by said lands of Seymour Gutter, South 37 degrees 24 minutes West 23.27 feet to a pipe; thence by the same, South 51 degrees 55 minutes 10 seconds East at 131.72 feet passing over a pipe 131.8 feet to the place of BEGINNING.

BEING THE SAME PREMISES which Federal Home Loan Mortgage Corporation, by deed dated 11/9/2000 and recorded 11/17/2000 in Book 2087 Page 3348 conveyed to William g. Francis and Cheryl D. Byrne, as joint tenants with the right of survivorship and not as tenants in common.

Pin #: 03634701174145  
 Tax Code #: 03/11/1/85

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

**CHERYL D. BYRNE  
 WILLIAM G. FRANCIS**

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

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

A schedule of proposed distribution for the proceeds

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

REBECCA R. SOLARZ, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2594 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, piece or parcel of land situate in the Township of Chestnuthill , County of Monroe and Commonwealth of Pennsylvania, being Lot No. 12, Section 7, as shown on a "Plotting of Sierra View" on file with the Recorder of Deeds Office at Stroudsburg, Monroe County, Pennsylvania, in Plot Book Number 61, page 210.

BEING Tax ID No. 2/86522

ALSO KNOWN as 2613 Vista Drive, Blakeslee, PA 18610.

UNDER AND SUBJECT to covenants, easements, restrictions and reservations appearing in the chain of title or otherwise visible upon the land.

BEING THE SAME PREMISES which Deutsche Bank National Trust Company, as Trustee for the MLMI Trust Series 2005-ARI, by Wilshire Credit Corporation, as attorney in fact, by their Indenture dated July 24, 2007 and recorded in the Office for the Recorder of Deeds, in and for Monroe County, Pennsylvania, in Deed Book Volume 2315, page 4071, did grant convey unto Douglas S. Kinney and Tracy A. Kinney, husband and wife, in fee.

Title to said premises is vested in John J. Pelaez and Monica C. Pelaez, husband and wife, by deed from Douglas S. Kinney and Tracy A. Kinney, husband and wife, dated November 17, 2007 and recorded December 6, 2007 in Deed Book 2322, Page 5705.

Parcel No. 02/86522

Pin No. 02633103128672

Being Known As: 2613 vista Drive, Blakeslee, Township of Chestnuthill, Monroe County, PA 18610

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

**JOHN J. PELAEZ AND  
MONICA C. PELAEZ**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file

in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JOSEPH I. FOLEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 781 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016

AT 10:00 A.M.

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

ALL THAT CERTAIN piece or parcel of land situate in the Township of Coolbaugh , Monroe County, and State of Pennsylvania designated as Lot #7, Block #1, on map of the Mushroom Farm as recorded in the office for the Recording of Deeds in and for Monroe County at Stroudsburg, Pennsylvania in Plat Book #24 at page #43, bounded and described as follows, to wit:

BEGINNING at an iron pin on the edge of a forty foot road known as Old Post Road, also being a corner of Lot #6, Block #1.

THENCE proceed N 44 degrees 13 minutes 20 seconds E along Lot #6 for 192.85 feet to an iron pin, also being a corner of lands now or formerly of Percy Williams.

THENCE proceed along lands now or formerly of Percy Williams, 53 degrees 37 minutes 30 seconds E for 101.09 feet to an iron pin, also being a corner of Lot #8, Block #1

THENCE 44 degrees 13 minutes 20 seconds W along Lot #8 for 206.57 feet to a point on the edge of Old Post Road.

THENCE proceed along Old Post Road, N 45 degrees 46 minutes 40 seconds W for 100.15 feet to the point of beginning.

BEING THE SAME PREMISES which Charles D. Rossi and Mark J. Rossi, Co-Administrator of the estate of Vincent C. Rossi, by deed dated 10/28/2005 and recorded 11/2/2005 in Book 2246 Page 3486 conveyed to Doreen T. Gallagher, an individual.

Pin #: 03-6356-02-96-2552

Tax Code #: 03/4A/2/8

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

**DOREEN T. GALLAGHER**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file

in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**MATTHEW K. FISSEL, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JACOB M. OTTLEY, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3532 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** tract, piece or lot of land situate in the Township of Chestnuthill , County of Monroe and State of Pennsylvania, being Lot No. 32, as shown on a map entitled Final Plan Map of Winter Hill Terrace, Section Three, as recorded in Plat Book Volume 64, Page 235, bounded and described as follows, to wit:

**BEGINNING** at an iron in the northerly side of Hill Road, being a corner of Lot No. 30 Winter Hill Terrace, Section 3; thence along Lot No. 30, North 24 degrees 42 minutes 6 seconds East (Magnetic Meridian) for 254.72 feet to an iron in line of remaining lands of Josephine Gould; thence along remaining lands of Josephine Gould South 63 degrees 30 minutes 4 seconds East for 197.10 feet to an iron, a corner of Lot No. 34, Winter Hill Terrace, Section Three; thence along Lot No. 34 South 24 degrees 42 minutes 6 seconds West for 248.54 feet to an iron in the northerly side of Hill Road; thence along the northerly side of Hill Road North 65 degrees 17 minutes 54 seconds West 197.00 feet to the place of **BEGINNING**.

Title to said premises is vested in Albert Delgado and JoAnne Delgado, husband and wife, by deed from Kevin McVannan and Kristine N. McVannan, husband and wife, dated November 4, 2005 and recorded November 22, 2005 in Deed Book 2248, Page 7798. Parcel No. 02/88914

Pin No. 02623900322226

Being Known As: 32 Hill Road a/k/a 2185 Hill Road, Effort, Township of Chestnuthill, Monroe County, PA 18330

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

**ALBERT DELGADO  
 JOANNE DELGADO**

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8398 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

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

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

**BEGINNING** at a point in the middle of a road leading to lands of Grace Heller, said point being the most northeasterly corner of lands of Charles J. Slider of which this was formerly a part;

**THENCE** along the middle of said road, North 17 degrees 42 minutes 50 seconds East, 60.00 feet to a point;

**THENCE** through said lands of Charles J. Slider, North 60 degrees 52 minutes 50 seconds West, 370.10 feet to a point;

**THENCE** by he same, South 17 degrees 42 minutes 50 seconds West, 60.00 feet to a point in the line of lands of Charles H. Unstead;

**THENCE** along said lands of Charles H. Unstead, South 60 degrees 52 minutes 50 seconds east at 350.10 feet passing an iron pipe, 370.10 feet to the place of **BEGINNING**.

**CONTAINING** 21,780 square feet.

Title to said premises is vested in Emma Valladares by deed from Linda Mecca by Indenture dated June 25, 2003 and recorded August 25, 2003 in Deed Book 2164, Page 7059 Instrument Number 200341785. Parcel No. 20/5/1/21-37

Pin No. 20633302668742

Being Known As: 236 Hellers Lane fka 1210 Hellers Lane, Long Pond, Township of Tunkhannock, Monroe County, PA 18334

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

**EMMA VALLADARES**

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

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

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JOSEPH I. FOLEY, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4882 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

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

**ALL THAT CERTAIN lots, parcels or pieces of land situate in the Township of Tobyhanna, County of Monroe, and Commonwealth of Pennsylvania, designated as Lot 5304, Section C-III-A and Lot C-III-A, according to Plan of Emerald Lakes, recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, PA., in Plot Book Volume 17, page 77, bounded and described as follows to wit:**

**TITLE TO SAID PREMISES IS VESTED IN** Adilson Santos and Ricardo W. Santos, tenants in common, by Deed from David S. Wengerd and Emma L. Wengerd, dated 04/23/2009, recorded 04/29/2009 in Book 2352, Page 4444.

Adilson Santos died on 02/13/2013, and upon information and belief, his surviving heirs are Ricardo W. Santos and Miriam Silva Santos. Per the Register of Wills of Monroe County and New York and was informed that no estate has been raised on behalf of the decedent.

TAX CODE: 19/31/1/5

TAX PIN: 19634401365978

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

**RICARDO W. SANTOS, INDIVIDUALLY AND IN HIS CAPACITY AS HEIR OF ADILSON SANTOS, DECEASED**

**MIRIAM SILVA SANTOS, IN HER CAPACITY AS HEIR OF ADILSON SANTOS, DECEASED**

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ADILSON SANTOS, DECEASED**

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

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

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

less exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 PAUL CRESSMAN, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8943 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

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

**ALL THAT CERTAIN tract, piece or lot of land situate in the Township of Chestnuthill, County of Monroe and State of Pennsylvania, being Lot No. 33, Birch Hollow Estates, Section One, recorded in Plat Book Volume 50, Page 97, bounded and described as follows, to wit:**

**BEGINNING** at an iron on the southerly side of Lakeside Drive being also a corner of Lot No. 36, Birch Hollow Estates, **THENCE** along the southerly side of Lakeside Drive, North 82 degrees 07 minutes 20 seconds East (Magnetic Meridian 1966) for 207.50 feet to an iron, **THENCE** along Lot No. 32, South 07 degrees 52 minutes 40 seconds East for 205.00 feet to an iron, **THENCE** along Lot No. 31 and 34, South 79 degrees 17 minutes 16 seconds west for 207.75 feet to an iron; **THENCE** along Lot No. 36, North 07 degrees 52 minutes 40 seconds West for 215.27 feet to the place of **BEGINNING**.

**CONTAINING 1.001 acres, more or less.**

Being the same premises that Ladonna Bain, Executrix of the Estate of Andrew T. Bain by deed dated 06/30/08 and recorded on 07/08/08 in the office of Recorder of Deeds in and for Monroe County, at Book 2338 and Page 3123, and Instrument No. 200820343, conveyed unto Christopher H. Pinghero and Trinity C. Baines, as Joint Tenants with the right of survivorship, Grantees herein.

Parcel No. 02/17B/1/33

Pin No. 02632004639534

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

**CHRISTOPHER H. PINGHERO**

**TRINITY C. BAINES**

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

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

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

Todd A. Martin  
 Sheriff of Monroe County

Pennsylvania  
**BRADLEY J. OSBORNE, ESQUIRE**

Pennsylvania  
**REBECCA A. SOLARZ, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8305 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1158 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

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

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

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

**ALL THE FOLLOWING** lot situate in the **Township of Tobyhanna**, County of Monroe and Commonwealth of Pennsylvania, marked and designated as Lot No. 409, Section C, 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, Pennsylvania, in Plot Book 8, page 159, erroneously listed as Plot Book No. 9, page 1, in previous deeds.

**BEGINNING** at an iron on the southerly line of Avenue C, said iron being the most westerly corner of Lot 454 as shown on map entitled, "Section 3, Plan of Lots, 5th Street Corp.," dated October 18, 1966 and revised January 20, 1967, and recorded in the Monroe County Recorder's Office in Plot Book Volume 11 page 5; thence along Lot 454, South 20 degrees 19 minutes 00 seconds East 188.62 feet to an iron the most northern corner of Lot 464 as shown on said map; thence along Lot 464 South 76 degrees 24 minutes 35 seconds West 100.69 feet to an iron, the most easterly corner of Lot 456 as shown on said map; thence along Lot 456, North 20 degrees 19 minutes 00 seconds West, 176.83 feet to an iron on the southerly line of Avenue C; thence along the southerly line of Avenue C, North 69 degrees 41 minutes 00 seconds East 100 feet in the place of beginning.

**UNDER AND SUBJECT** to the covenants, conditions and restrictions more particularly and at large set forth in Monroe County Deed Book Volume 327, Page 625, and Record Book Volume 1121 at page 213. Being the same property which Melinda Ann Reynolds and Edward James Reynolds, her husband, granted and conveyed unto Melinda Ross Reynolds a/k/a Melinda Ann Reynolds and Edward James Reynolds by deed dated March 25, 1996 and recorded April 1, 1996 in the Recorder's Office of said County in Deed Book 2023 Page 5881.

Being Lot 455 as shown on said map.  
**BEING THE SAME PREMISES** which Joseph White and Jeanette White, husband/wife, by deed dated 8/30/2005 and recorded 9/14/2005 in Book 2239 Page 8782 conveyed to Dung D. Nguyen and Jenny Truong.

The said Edward James Reynolds having died on June 3, 2007 and the said Melinda Ann Reynolds having died on February 18 2012.  
 409C Deer Run Road, Pocono Summit, Pennsylvania 18346

Pin #: 17730113224558

Pin No: 19634504837608

Tax Code #: 17/113291

Tax Parcel No. 19/4C/1/17

**SEIZED AND TAKEN IN EXECUTION AS THE**

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**PROPERTY OF:**

**DUNG D. NGUYEN**

**BEVERLY LAMBERSON,**

**JENNY TRUONG**

**ADMINISTRATIX OF THE**

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

**MELINDA LAMBERSON**

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

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

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

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

Todd A. Martin  
 Sheriff of Monroe County

Todd A. Martin  
 Sheriff of Monroe County

Pennsylvania  
BRETT A. SOLOMON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6046 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**LEGAL DESCRIPTION**

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

BEGINNING at a point at the Northerly end of a 33 foot private road leading from the herein described lot to Pa. State Highway L.R. No. 45024; thence, along the Westerly side of said road South 46 degrees 22 minutes 10 seconds West (at 19.79 feet passing over a pipe) 104.97 feet to an old pipe, being the Northeasterly corner of lands of Emma Durchsprung; thence, by lands now or former of George W. Raish Jr., et al, North 43 degrees 34 minutes 5 seconds East 175.45 feet to a pipe; thence by other land of Theresa Raish, widow, of which this was formerly a part, South 31 degrees 07 minutes 20 seconds West 127.30 feet to the place of beginning, containing 1.003 acres, more or less.  
PARCEL ID: 12/10/16-10  
PIN No. 12637303020016

TITLE TO SAID PREMISES IS VESTED IN Jeremy A. Greene and Bethany L. Greene, husband and wife, by deed from Bethany Lyn Bennett n/k/a Bethany L. Greene, married person, dated 06/27/2006, recorded 07/07/2006 in the Monroe County Recorder's Office in Deed Book 2373, Page 5544.

EXHIBIT "A"  
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**JEREMY A. GREENE  
BETHANY L. GREENE**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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.

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania  
EMMANUEL J. ARGENTIERI, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29, Aug. 5, Aug. 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5871 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**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 364, Section F, A Pocono Country Place, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 19, pages 11, 13 and 15.

ALSO, ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Coolbaugh , County of Monroe and Commonwealth of Pennsylvania, being Lot 365, Section F, A Pocono Country Place, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 19, pages 11, 13 and 15.

The hereinabove described property is more fully set forth on Lot Combination Map recorded in Plot Book 83, page 46 and which sets forth that the joined property is now known as Lot 364, Section F, Pocono Country Place. The original tax code numbers were 3.8C/1/435 and 3/8C/1/436 and the surviving tax code number is 3/8C/1/436.

TITLE TO SAID PREMISES IS VESTED IN David Espinoza, an adult individual, by Deed from David Espinoza, an adult individual and Benito Ruperto Espinoza, an adult individual, dated 03/23/2013, recorded 04/01/2013 in Book 2417, Page 8806.

TAX CODE: 03/8c/1/436

TAX PIN: 03635814336690

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**DAVID ESPINOZA  
BENITO RUPERTO ESPINOZA  
A/K/A B. ESPINOSA**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin

Sheriff of Monroe County  
 Pennsylvania  
**PAUL CRESSMAN, ESQUIRE**

Pennsylvania  
**BRADLEY J. OSBORNE, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6397 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

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

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

Beginning at a point on the easterly side of Creek Drive, at a point being the most southerly corner of Lot N. 708 as shown on a map entitled "Plotting IV, Pleasant Valley Estates, 9 April 1965" thence along Lot N. 708 as shown on said map (a radial line to the hereinafter described curve) North 59 degrees 08 minutes 20 seconds East 201.21 feet to a point; thence along other lands now or late of Pleasant Valley Estate, Inc., South 24 degrees 22 minutes 10 seconds East 124.64 feet to a point; thence along the easterly line of Creek Drive as shown on said map, on a curve to the left having a radius of 350.00 feet an arc length of 79.31 feet to the place of beginning containing 0.47 acres more or less and being all of Lot No. 707 on the plot or plan of lots known as Pleasant Valley Estates, Inc., as laid out by Leo a. Achterman, Jr. R.P.E. Stroudsburg, Pennsylvania and recorded in the Office for the Recorder of Deeds of Monroe County in Plot Book 13 at page 71.

Being the same premises that Dixon Toro and Lucila Toro, h/w by deed dated May 7, 2004 and recorded on May 10, 2004 in the office of Recorder of Deeds in and for Monroe County, at Book 2189 and Page 6803, conveyed unto Kimberly Banning, Grantee herein.  
 Parcel No. 13/8C/2/4  
 Pin No. 13621902766904

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

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

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

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

Todd A. Martin  
 Sheriff of Monroe County

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2897 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Paradise , County of Monroe and Commonwealth of Pennsylvania, known as Lot No. 1, Section No. 1 of Wyndham Hills, as shown on a map of Wyndham Hills, Section One, recorded in Monroe County Plot Book Volume No. 57 at Page No. 42.**

BEING the same premises which Hannig Enterprises, Inc., a Pennsylvania Corporation, by indenture bearing date the 3rd day of November, 2003, and recorded the 26th day of November, 2003, in the Office for the Recording of Deeds in and for the County of Monroe at Stroudsburg, Pennsylvania, in Record Book Volume 2175, Page 2084, granted and conveyed unto Alex Shuster, in fee.

Klara Shuster joins in the execution of this indenture, without warranty, solely for the purpose of terminating and extinguishing any and all material interest she may have in the above described premises.

Title to said premises is vested in Kathrine Shuster and Valenty Shuster, husband and wife, by deed from Alex Shuster, Married dated November 4, 2006 and recorded December 4, 2006 in Deed Book 2289, Page 4379.

Parcel No. 11/5B/2/1  
 Pin No. 11637502697018  
 Being Known As: 19 Wyndham Hills Drive, Cresco, Township of Paradise, Monroe County, PA 18326

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

**KATHERINE SHUSTER  
 VALENTY SHUSTER**

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

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

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

Todd A. Martin



Sheriff of Monroe County  
Pennsylvania  
TERRENCE J. MCCABE, ESQUIRE

Sheriff of Monroe County  
Pennsylvania  
REBECCA A. SOLARZ, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4476 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

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

ALL THAT CERTAIN property situated in the Township of Middle Smithfield in the County of Monroe and Commonwealth of Pennsylvania, being more fully described in a deed dated 08/13/2003 and recorded 09/19/2003, among the land records of the county and state set forty above, in Deed Volume 2167 and Page 8632.

ALSO DESCRIBED AS:

ALL THE FOLLOWING lot situate in the Township of Middle Smithfield, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 74, Section "C" as shown on "Plotting of lots of Pocono Wild Haven Estates, Inc., Middle Smithfield Township, Monroe County, Pennsylvania, made by Edward C. Hess, P.E.," as recorded in Monroe County, Pennsylvania, Plot Book 11, Page 41.

This is a transfer between former spouses and is therefore exempt from the Pennsylvania Realty Transfer tax.

TOGETHER with all the rights and privileges and UNDER AND SUBJECT to the covenants, exceptions, conditions, reservations and restrictions as of record. BEING THE SAME PREMISES which Robert Keefe and Mariam Keefe, formerly wife and husband, by deed dated 11/4/2008 and recorded 7/2/2009 in Book 2355 Page 9762 conveyed to Robert Keefe, divorced.

Pin #: 09730504912689

Tax Code #: 09/11825

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ROBERT R. KEEFE

A/K/A ROBERT KEEFE

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2136 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Smithfield, County of Monroe, and Commonwealth of Pennsylvania, known as Estate Lot #718, located on Mountain Laurel Drive as shown on final plans Phase 11, Blue Mountain Lake, a Planned Unit Development and filed of Record in the office of the Recorder of Deeds of Monroe County, Pennsylvania in Plot Book 73 page 228 and 229. UNDER AND SUBJECT to the covenants, conditions, and restrictions of record.

BEING the same premises which The Mountain Lake Reserve, L.P., a Pennsylvania limited partnership, by its general partner, the Mountain Lake Reserve, L.L.C., by its deed dated February 20, 2003, and recorded February 25, 2004, in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Record Book Volume 2182, page 7310, granted and conveyed unto Daniel E. Bingaman, III and Jennifer L. Bingaman, Grantors hereof, in fee.

Parcel Identification No: 16/96220

Map #: 16-7303-04-62-2056

Improvements: Residential dwelling

TITLE TO SAID PREMISES IS VESTED IN Juan Jordan and Natasha A. Jordan, h/w, by Deed from Daniel E. Bingaman, III and Jennifer L. Bingaman, h/w, dated 06/07/2005, recorded 06/22/2005 in Book 2229, Page 8010.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

NATASHA A. JORDAN AND

JUAN JORDAN

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania  
 JENIECE D. DAVIS, ESQUIRE  
 Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

Sheriff of Monroe County  
 Pennsylvania  
 TERENCE J. McCABE, ESQUIRE  
 Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29, Aug. 5, Aug. 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9417 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.

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

**LEGAL DESCRIPTION**

ALL the following lots situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 2016, 2017, Section IV, as shown on "Plotting of POCONO FARMS-EAST, Coolbaugh Township, Monroe County, Pennsylvania, made by Achterman Associates" and recorded in Monroe County, in Plot Book 17, page 119.

BEING THE SAME PREMISES conveyed by Tax Claim Bureau Deed dated June 7, 2004, to Nationwide Realty Group Inc., and recorded in Monroe County Record Book 2195 at Page 8988.

TOGETHER WITH AND SUBJECT to all of the rights, privileges, easements, conditions, reservations, covenants and restrictions of record and/or visible on the ground.

TITLE TO SAID PREMISES VESTED IN Fan Dancer, LLC by Deed from Tax Claim Bureau dated January 20, 2011 and recorded January 20, 2011 in Deed Book 2382, Page 422.

Parcel No. 03/4D/1/334  
 Pin No. 03636601189787

Being Known As: 2016/2017 Romeo Road, Tobyhanna, Coolbaugh Township, Monroe County, PA 18466

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

**YESENIA CARDONA  
 ARLINDO CORREIA  
 FAN DANCER, LLC**

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

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

**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.

Todd A. Martin

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9489 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.

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

ALL THAT CERTAIN piece or parcel of land, situate in the township of Tunkhannock , county of Monroe and state of Pennsylvania, known as lot no. three (3) upon submission plan of Laurel park recorded October 4, 1974, in the office of the recorder of deeds in and for the county of Monroe in map book 24 at pages 39 thru 41, inclusive.

IF the mineral estate has been severed from the above-described real property, this document shall/may not sell, convey, transfer, include or insure the title to the coal and rights of support underneath the land described or referred herein, and the owner or owners of such coal may have the complete legal right to remove all such coal and, in that connection, damage may result to the surface of the land and any house, building or other 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.

TITLE TO SAID PREMISES IS VESTED IN Barry St Cyr, II, by Deed from US Bank National Association, as Trustee in sll to Bank One as Trustee for Credit Suisse First Boston MBS 2003-21, a corporation, dated 12/15/2006, recorded 01/18/2007 in Book 2294, Page 585.

TAX CODE: 20/5A/1/35  
 TAX PIN: 20633302790980

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

**BARRY ST CYR II**

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

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

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

Todd A. Martin

Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN, ESQUIRE

Pennsylvania  
TERRENCE J. MCCABE, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5013 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

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

ALL THE FOLLOWING lot situate in the Township of Tunkhannock, County of Monroe and State of Pennsylvania, marked and designated as Lot Number 69, Section 9, as shown on "Plotting of Sierra View", Tunkhannock Township, Monroe County, Pennsylvania, made by VEP Associates Inc., and recorded in Monroe County, Pennsylvania, in Plot Book No. 34, page 17.

BEING Tax Map No. 20/3C/1/97

BEING THE SAME PREMISES WHICH Sierra View Corporation, a Delaware corporation by deed dated September 13, 1977 and recorded December 8, 1977, in the Office for the Recorder of Deeds, etc., in and for the County of Monroe at Stroudsburg, Pennsylvania, in Deed Book Volume 834, page 334, granted and conveyed unto Vito J. Bianco and Olga M. Bianco, his wife, in fee.

UNDER AND SUBJECT to Restrictions, etc., as appear in the aforementioned deed.

Title to said premises is vested in Tina McMahon by deed from Vito J. Bianco and Olga M. Bianco, husband and wife, husband and wife, dated November 17, 2004 and recorded November 24, 2004 in Deed Book 2208, Page 9179.

Parcel No. 20/3C/1/97

Pin No. 20633101175141

Being Known As: 69 Candlewood Drive, Blakeslee, Tunkhannock, Monroe County, PA 18610

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

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

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

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

Todd A. Martin  
Sheriff of Monroe County

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2232 CIVIL 2007, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

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

**LEGAL DESCRIPTION**

ALL THAT CERTAIN lot or piece of land situate in the Borough of Stroudsburg, County of Monroe and State of Pennsylvania, bounded and described as follows to

BEGINNING at a pipe on the westerly side of North Fifth Street, the Southeasterly corner of lands of Russell G. Burch, thence along the westerly side of said road, South 12 degrees 00 minutes 40 seconds West 98.32 feet to a pipe; thence by lands of Carolanne Black, North 77 degrees 56 minutes 40 seconds West 139.77 feet to a pipe; thence by lands of Fred Nipert, lands of Harry E. Mader, and lands of Alexander Gluck, North 12 degrees 08 minutes 27 seconds East 98.33 feet to a pipe, (passing a pipe at 68.86 feet and 84.33 feet); thence by lands of Russell G. Burch, South 77 degrees 56 minutes 40 seconds East 139.54 feet to a piece of BEGINNING.

CONTAINING 13,729 square feet, 0.32 acres, more or less.

TITLE TO SAID PREMISES IS VESTED IN Mary Shirley Golphin, an individual, by Deed from Douglas Rabaldo and Danielle Rabaldo, his wife, dated 10/28/2005, recorded 11/02/2005, in Deed Book 2246, page 3456.

TAX CODE: 18-2/1/7/4

TAX PIN: 18730119517230

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
MARY SHIRLEY GOLPHIN**

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

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

**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.

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania  
**PAUL CRESSMAN, ESQUIRE**

Pennsylvania  
**BRIAN T. LAMANNA, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29, Aug. 5, Aug. 12

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5002 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

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

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

**BEGINNING** at an iron on the southerly side of the public road leading from Analomink to Wooddale, a corner of land of Albert Pencil; thence along the southerly side of said road, North 72 degrees East 180 feet to a post, a corner of other land of said William P. Lee; thence by other land of said William P. Lee, Lot Number 11, South 18 degrees East 90 feet to a post; thence by land, now or late of G.B. Decker, South 72 degrees West 180 feet to an iron in line of land of said Albert Pencil; thence by land of Albert Pencil, Lot Number 6, North 18 degrees West 90 feet to the place of beginning. Being Lots 7, 8, 9 and 10 on map or plan of lot of G.B. Decker and William P. Lee.

Title to said premises is vested in Bruce Feldman and Linda Feldman, husband and wife, by deed from Blaine J. Smith, widower dated May 19, 2003 and recorded May 22, 2003 in Deed Book 2154, Page 1741 Instrument Number 200323801.  
 Parcel No. 17/11/3/14  
 Pin No. 17639304822708

Being Known As: RR 447/191 a/k/a 2390 Paradise Trail, Analomink, Township of Stroud, Monroe County, PA 18320

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

**BRUCE FELDMAN  
 LINDA FELDMAN**

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

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

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

Todd A. Martin  
 Sheriff of Monroe County

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4704 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or tract of land situate in **Stroud Township**, Monroe County, Pennsylvania, being Lot 83, located on Eastshore Court, as shown on the Final Plans Phase 1, Blue Mountain Lake, 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 65, Page 80, 81 and 82.

**UNDER AND SUBJECT** to any and all covenants, conditions, reservations, restrictions, limitations, right-of-ways, objections, easements, agreements, etc., as they appear of record.

**BEING** the same premises which Eric R. Mars and Kimberly Mars, husband and wife, by deed dated July 3, 2002 and recorded July 10, 2002 in the Office of the Recorder of Deeds, etc., in and for the County of Monroe, at Stroudsburg, Pennsylvania in Record Book Volume 2126, Page 2045 granted and conveyed unto Eric R. Mars, Grants hereof, in fee

Title to said premises is vested in Eric R. Mars and Kimberly Mars, husband and wife, by deed from Eric R. Mars, married dated August 5, 2005 and recorded August 11, 2005 in Deed Book 2235, Page 8479.  
 Parcel No. 17/112394  
 Pin No. 17730303425110

Being Known As: 83 East Shore Court, East Stroudsburg, Stroud Township, Monroe County, PA 18301

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

**ERIC R. MARS  
 KIMBERLY MARS**

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

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**TERRENCE J. MCCABE, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9420 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday, AUGUST 25, 2016  
AT 10:00 A.M.**

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

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

**BEGINNING** at a point in the center of Locust Lane, said point being the northwesterly corner of Lot No. 22 as shown on Map entitled 'Robert S. Phoenix Development, 26 October 1965' and recorded in the Office of the Recorder of Map Book Vol. 12, page 91; **THENCE** along Lot No. 22, S 6 degrees 32 minutes W 326.16 feet to a point in line of a recreation area; **THENCE** along said recreation area, N 80 degrees 11 minutes W 74.66 feet to a point in line of lands of A.L. Rhoads; **THENCE** along said lands of A.L. Rhoads, N 40 degrees 33 minutes W 510.49 feet to a point on the center-line of said Locust Lane; **THENCE** along the center of Locust Lane, S 80 degrees 11 minutes E 449.08 feet to the place of **BEGINNING**.

**CONTAINING** 1.960 acres, more or less.

**TITLE TO SAID PREMISES VESTED IN** Thomas Adamo and Joan Adamo, his wife, by Deed from Manfred J. Plasser and Diane H. Plasser, his wife, dated November 12, 1979, recorded November 15, 1979, in Book 988, Page 236.

**TAX CODE:** 3/3A/1/11-1

**TAX PIN:** 03635702589148

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

**THOMAS ADAMO**

**JOAN ADAMO**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6998 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday, AUGUST 25, 2016  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, piece or parcel of land situate, lying and being in the **Township of Tobyhanna**, County of Monroe and Commonwealth of Pennsylvania, more particularly described as follows:

**BEGINNING** at a point near the middle of the State road leading from Pocono Summit to Long Pond, from which the northeasterly corner of lands of A. Vincent Staknis bears, South 63 degrees 57 minutes 40 seconds West distant 183.03 feet; thence along the middle of said road, North 63 degrees 57 minutes 40 seconds East 100.01 feet to a point; thence along other lands of the Grantors hereof, of which this lot was formerly a part, South 27 degrees 01 minutes 20 seconds East 161.21 feet to an iron pipe; thence by the same, South 62 degrees 58 minutes 40 seconds West 100.00 feet to an iron pipe on the easterly line of a proposed road; thence along the easterly side of said proposed road, North 27 degrees 01 minutes 20 seconds West 162.92 feet to the place of **BEGINNING**. **CONTAINING** 0.372 acres, more or less.

**TITLE TO SAID PREMISES IS VESTED IN** Edwin Perez, by Deed from D, E, & S Properties, Inc., t/a Classic Quality Homes, dated 08/31/2010, recorded 09/01/2010 in Book 2375, Page 2678.

**TAX CODE:** 19/3/1/1-7

**TAX PIN:** 19634402594537

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

**EDWIN PEREZ**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8189 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016  
AT 10:00 A.M.

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

**LEGAL DESCRIPTION**

All the following lot situate in the Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania, marked and designated as Lot No. 29, section "B" as shown on "Plotting of Lots on Pocono Highland and Lake Estates Inc., Price and Middle Smithfield Townships, Monroe County, Pennsylvania, Made by Edward C. Hess, P.F.," as recorded in Monroe County, Pennsylvania, in Plot Book 10, Page 141. BEING known and numbered as 845 Lake Drive, East Stroudsburg, PA 18302.

BEING the same property conveyed to Hayden Gomez, Individual who acquired title by virtue of a deed from Francis J. Keller and Dawn Keller, husband and wife, dated May 23, 2005.

TAX CODE: 09/110163  
PIN NO.: 09730402766929

EXHIBIT "A"  
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

CAROLEEN GOMEZ, A/K/A  
CAROLEEN WAGSTAFF, BELIEVED HEIR TO THE ESTATE OF HAYDEN GOMEZ  
SEDRAAH GOMEZ, BELIEVED HEIR TO THE ESTATE OF HAYDEN GOMEZ  
KATHLEEN GOMEZ A/K/A  
KATHLEEN Y. GOMEZ, BELIEVED HEIR TO THE ESTATE OF HAYDEN GOMEZ

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

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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
KIMBERLY A. BONNER, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29, Aug. 5, Aug. 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6416 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016  
AT 10:00 A.M.

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

Tax ID Number(s): 16/6B/1/21

Land situated in the Township of Smithfield in the County of Monroe in the State of PA

ALL THAT CERTAIN lot, parcel or piece of land more particularly described as Lot No. 40, as shown on a plan titled 'Section No. 1, Subdivision of Lands of Frank Gabriel' prepared by Edward C. Hess Associates, Inc., and recorded in the Office for the Recording of Deeds &c., at Stroudsburg, Pennsylvania in and for the County of Monroe in Plot Book Volume 37, Page 19.

Commonly known as: 317 Remington Road, East Stroudsburg, PA 18301

Title to said premises is vested in Ryan J. Setzer and John E. Setzer by deed from William Reynolds and Patricia Reynolds, husband and wife, dated July 30, 2008 and recorded August 4, 2008 in Deed Book 2339, Page 7971

Instrument Number 200822992.  
Parcel No. 16/6B/1/21

Pin No. 16731201197178  
Being Known As: 317 Remington Road, East Stroudsburg, Township of Smithfield, Monroe County, PA 18301

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

RYAN J. SETZER  
JOHN E. SETZER

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
BRIAN T. LAMANNA, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9490 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

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

ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in the Township of Stroud, Monroe County, Pennsylvania, being Lot No. 56, Section F as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc. at Stroudsburg, Monroe County, Pennsylvania in Plot Book Vol. 33, pages, 101 and 103.

TITLE TO SAID PREMISES VESTED IN Teresa F. Reina by deed from Agnes L. Dixon dated 05/16/2007 and recorded 06/05/2007 in deed book 2307 page 1219.

Teresa F. Reina a/k/a Teresa Francois Reina died on 1/16/2012, leaving a Last Will and Testament dated 05/19/2008. Letters Testamentary were granted to Damaris Reina-Herbas a/k/a Damaris I. Reina-Herbas on 08/22/2012 in Kings County, NY No. 2012-2071.

TAX CODE: 17/15F/1/56

TAX PIN: 17639203020187

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

**DAMARIS REINA-HERBAS**

**A/K/A**

**DAMARIS I. REINA-HERBAS**

**IN HER CAPACITY AS EXECUTRIX AND DEVISEE OF THE ESTATE OF TERESA F. REINA**

**A/K/A**

**TERESA FRANCOIS REINA**

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

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

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

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

PAUL CRESSMAN, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1062 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

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

ALL THAT CERTAIN plot or piece of land situate in the Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows:

Being shown and designated as Lot 767 on a certain map or plan of lots entitled "Subdivision of Winona Lakes, Section 7, Alpine Village, American Landmark Corporation, Owner and Developer, Middle Smithfield Township, Pennsylvania dated March 17, 1972, and revised March 30, 1971, prepared by Edward C. Hess Associates, Scale being 1'-100 feet, recorded April 19, 1972 in the Recorders Office at Stroudsburg, Monroe county, Pennsylvania, in Plot Book Volume 16, Page 87.

BEING known and numbered as 767 Clubhouse Drive, East Stroudsburg, PA 18301.

BEING the same property conveyed to Joseph Haight and Kristina Haight who acquired title by virtue of a deed from Douglas S. Kinney and Tracy A. Kinney, dated August 29, 2008, recorded September 15, 2008, at Deed Book 2341, page 9960, Monroe County, Pennsylvania records.

TAX CODE: 09/6C/1/7

PIN NO: 09733402953502

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

**KRISTINA HAIGHT**

**JOSEPH HAIGHT**

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

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

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

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

KIMBERLY A. BONNER, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4382 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Coolbaugh** , County of Monroe and State of Pennsylvania, known as Lot 263, Section K, as shown on map of A Pocono Country Place, Inc., on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book No. 24, Pages 51, 53 and 55.

**BEING THE SAME PREMISES** which Tax Claim Bureau of the County of Monroe, by its Deed dated April 17, 1997, and recorded in the Office for the Recording of Deeds, in and for Monroe County, in Deed Book 2035, at Page 8176, did grant and convey unto Chapel Creek Homes, Inc., in fee.

Title to said premises is vested in Diana Colon Felton and Victor S. Felton, husband and wife, by deed from Chapel Creek Homes, Inc., A Pennsylvania Corporation by: Gene P. Percudani, President dated July 30, 1999 and recorded August 3, 1999 in Deed Book 2067, Page 3323 Instrument Number 199928289 Parcel No. 3.9E/1/168

Pin No. 03635920908139  
Being Known As: K 263 Black Birch Way n/k/a 1559 Black Birch Way, Tobyhanna, Township of Coolbaugh, Monroe County, PA 18466

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

**DIANA COLON FELTON  
VICTOR S. FELTON**

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**BRIAN T. LAMANNA, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9123 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

An undivided (1/52) co-tenancy interest being designated as Time Period(s) 23 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R165, on a certain "Declaration Plan Phase IIB of Stage I," of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Walter Cunningham and Eric Cunningham, by deed dated June 4, 2012 and recorded on August 30, 2012 in Record Book Volume 2407 at Page 4580 granted and conveyed unto Club Select Resorts, a/k/a Club Select Resorts, LLC.

**BEING PART OF PARCEL NO. 16/2/1/1-11 and PIN NO. 16732100340877**

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

**CLUB SELECT RESORTS  
A/K/A CLUB SELECT RESORTS, LLC**

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

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**JEFFREY A. DURNEY, Esquire**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29, Aug. 5, Aug. 12



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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8647 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016  
AT 10:00 A.M.

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

An undivided (1/5-) co-tenancy interest being designated as Time Period(s) 22 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. RV73, on a certain "Declaration Plan Phase IIB of Stage I," of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1 and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME PREMISES which Daniel L. Hagerty and Carolyn A. Hagerty, by deed dated July 12, 2012 and recorded on November 13, 2012 in Record Book Volume 2410 at Page 9566 granted and conveyed unto Argyro Chatzidakis and Antonios Chatzidakis.

BEING PART OF PARCEL NO. 16/2/1/1-9 and PIN NO. 16732101467354

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

**ARGYRO CHATZIDAKIS  
ANTONIOS CHATZIDAKIS**

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

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

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JEFFREY A. DURNEY, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29, Aug. 5, Aug. 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8265 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016  
AT 10:00 A.M.

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

**ALL THE FOLLOWING lot situate in the Township of Middle Smithfield , County of Monroe and State of Pennsylvania, marked and designated as Lot Number 26, Section Four, as shown on "Plotting of Lake of the Pines, Middle Smithfield Township, Monroe County, Pennsylvania, made by Elliot & Associates" and recorded in Monroe County, Pennsylvania in Plot Book No. 18, Page 39. BEING the same premises which William O'Neal, by his Deed dated January 17, 2002 and recorded in the office of the Recorder of Deeds, in and for the county of Monroe, in Record Book Volume 2113, page 3205 granted and conveyed unto Frank Seccafico, Mortgagor hereof, in fee.**

Being Known As: 124 Briarwood Road a/k/a Lot 26 Sec. 4 Lake of the Pines, East Stroudsburg, PA 18301

TAX CODE: 9/4C/4/88

PIN NO.: 09734404533372

**TITLE TO SAID PREMISES IS VESTED IN Frank Seccafico by Deed from William O'Neal dated 01/17/2002 recorded 01/22/2002 in Deed Book 2113 Page 3205. Having been erected thereon a single family dwelling.**

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

**FRANK SECCAFICO A/K/A  
FRANK J. SECCAFICO  
MICHELLE SECCAFICO A/K/A  
MICHELLE M. SECCAFICO**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
DAVID NEEREN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 850 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Price**, County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 93, Section 3, according to the Plan of South Ridge, recorded in the Office of the Recording of Deeds, etc. in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Plot Book Volume 77, page 247.

BEING the same premises that the G.R.G. Development Corp. by their deed dated January 4, 2000 and recorded in the Office of the Recording of Deeds in and for the Monroe County, Pennsylvania on January 5, 2000 in Record Book Volume 2073, Page 9116, granted and conveyed unto KAL-TAC, INC., grantor herein.

Tax Parcel #: 14/98390

Map #: 14-7304-01-26-3194

Improvements: Residential dwelling

TITLE TO SAID PREMISES IS VESTED IN Chandler Henderson, an unmarried man and Julio A. Hernandez, an unmarried man, by Deed from Kal-Tac, Inc., dated 09/20/2007, recorded 09/21/2007, Deed Book 2316, page 8091.

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

**JULIO A. HERNANDEZ  
CHANDLER HENDERSON**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENIECE D. DAVIS, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6663 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 5917, Section P of Pocono Farms as shown on plan of lots recorded in the Office of the Recorder of Deeds, of Monroe County in Plot Book Volume 15, Page 61. Being the same premises which Joseph A. Gesauldi and Carol R Gesauldi a/k/a Crolyn R. Gesauldi, husband and wife by deed dated the 23rd day of April, 2003 and recorded the 28th day of April, 2003 in the Office of the Recorder of Deeds in and for the County of Monroe, Pennsylvania in Deed Book Volume 2151, Page 5942 granted and conveyed unto Craig Gesauldi, a married man. Parcel ID: 3/7/1/138 Being Known As: 5917 Mohawk Trail, (Coolbaugh Township), Tobyhanna, PA 18466

TAX CODE: 3/7/1/138

PIN NO.: 03635704608290

TITLE TO SAID PREMISES is vested in Craig Gesauldi, a married man by deed from Joseph A. Gesauldi and Carol R. Gesauldi a/k/a Carolyn R. Gesauldi, husband and wife dated 04/23/2003 recorded 04/28/2003 in Deed Book 2151 Page 5942.

Having been erected thereon a single family dwelling.

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

**CRAIG GESUALDI**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
J. ERIC KISHBAUGH, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9606 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**ALL THOSE CERTAIN** lots or pieces of land situate in **Middle Smithfield Township**, Monroe County, Pennsylvania; Being Lots No. 27 and No. 28, as shown on Plan of Lots entitled "Map of Lot Layout, Lands of Guy Holly and John Karlock, Middle Smithfield Township, Monroe County, Pennsylvania, and Porter Township, Pike County, Pennsylvania, Pike Glen, Harry F. Schoenagel, Registered Surveyor, dated September 14, 1971" and recorded in the office for the Recording of Deeds, in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Plat Book Vol. 17, page 5, and in and for the County of Pike, at Milford, Pennsylvania, in Plat Book Vol. 9, page 241. **TOGETHER WITH** and **UNDER** and **SUBJECT** to all easements, covenants and restrictions set forth in chain of title.

Tax ID # 9/13/36

Pin #09731602872802

**BEING THE SAME PREMISES** which Gustavo Gomez, Jr. and Blanca Gomez, by Deed dated 2/10/2006 and recorded 2/28/2006 in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2259, Page 2529 and Instrument #200608907, granted and conveyed unto Brian Fleming, a married man.

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

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

SARAH K. MCCAFFERY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 870 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**PROPERTY DESCRIPTION  
COURT OF COMMON PLEAS  
OF THE FORTY-THIRD JUDICIAL DISTRICT  
COMMONWEALTH OF PENNSYLVANIA  
MONROE COUNTY  
CIVIL ACTION  
870 CV 2015**

WINONA LAKES POA,  
Plaintiff

vs.

ANN BRATHWAITE

Defendant

**ALL THAT CERTAIN** lot, parcel or piece of land situate in Middle Smithfield Township, County of Monroe and Commonwealth of Pennsylvania, being Lot 5, Block 1, Eastern Pocono Park Section, Winona Lakes, 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 Volume 12, page 141.

Tax Code No. 9/6B/2/45

PIN NO. 09-7334-04-64-3638

a/k/a 1358 Park Driver, Winona Lakes, Middle Smithfield Township, Pennsylvania

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

**ANN BRATHWAITE**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

NICHOLAS CHARLES HAROS, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - July 29, Aug. 5, Aug. 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4078 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016  
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of ground situated in the Township of Coolbaugh , County of Monroe and State of Pennsylvania, being Lot No. 112, Section H, as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book #19, Page 21, 23 and 25. BEING 112 Shadow Terrace.

TAX NO. 3/8E/1/413  
PIN 03/6358/09/16/9795  
BEING the same premises which Chase Manhattan Mortgage Corporation, by Indenture dated July 10, 2001 and recorded in the Office of the Recorder of Deeds in and for the County of Monroe in Record Book 2104 page 1625, granted and conveyed unto Sharloma Coppage.

Title to said premises is vested in Brenda J. Thompson by deed from Sharloma Coppage dated November 12, 2002 and recorded November 27, 2002 in Deed Book 2138, Page 262.

Parcel No. 03/8E/1/413  
Pin No. 03635809169795  
Being Known As: 8119 Shadow Terrace, Tobyhanna, Township of Coolbaugh, Monroe County, PA 18466

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

**BRENDA J. THOMPSON**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOSEPH F. RIGA, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 46 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016  
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or parcel of land situate in the Township of Coolbaugh , County of Monroe, Commonwealth of Pennsylvania, and being more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot No. 196, Section C, as shown on "Plotting of Pocono Farms, Inc., Coolbaugh Township, Monroe County, Pennsylvania made by Bellante & Claus" and recorded in Monroe County, Pennsylvania in Plat Book No. 11, Page 33.

The improvements thereon being known as 196 Lehigh Circle, Tobyhanna, PA 18466.

Tax ID #3/7C/1/86  
PIN: 03635704510924

BEING THE SAME PREMISES which Evan Shepp and Christine Sockol n/k/a Christine Sockol-Shepp, husband and wife, by Deed dated 12/14/2001 and recorded 1/9/2002 in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2112, Page 5518 and Instrument #200201215, granted and conveyed unto Evan Shepp and Christine Sockol-Shepp, husband and wife.

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

**EVAN SHEPP**

**CHRISTINE SOCKOL SHEPP**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
SARAH K. MCCAFFERY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6611 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or piece of land and message situate in the Township of Chestnuthill , County of Monroe and State of Pennsylvania, being Lot No. 33, Weir Manor, recorded in Plot Book Volume 38, page 105, being described as follows, to wit: Beginning at an iron on the easterly side of Shafer Drive, forty feet in width, thence along the easterly side of Shafer Drive, N 18 01 minute 02 seconds E (Magnetic Meridian 1978) for 161.00 feet to an iron thence along Lot No. 32, Weir Manor, S 71 58 minutes 58 seconds E for 271.37 feet to an iron, thence along Cloverleaf Acres, recorded in Plot Book Volume 32, page 85, S 18 08 minutes 27 seconds W for 161.00 feet to an iron, thence along Lot No. 34, Weir Manor, N 71 58 minutes 58 seconds W for 271.03 feet to the place of BEGINNING.**

**CONTAINING 1.002 acres more or less.**

**TITLE TO SAID PREMISES IS VESTED IN** Angela Randolph, by Deed from Jozef Szproch and Bernadette Szproch, h/w, dated 07/26/2002, recorded 08/09/2002 in Book 2128, Page 6632.

**TAX CODE:** 02/9F/2/32

**TAX PIN:** 02624803436340

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

**ANGELA RANDOLPH**

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

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

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

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6841 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot of land situate in the Township of Coolbaugh , County of Monroe and Commonwealth of Pennsylvania, marked and designated as Lot No. 15, Block D (erroneously mentioned as Section D in Deed Book Volumes 2115/8836 & 413/708, as shown on Plotting of Laurel View Village, Coolbaugh Township, Monroe County, Pennsylvania, made by and recorded in Monroe County, Pennsylvania, in Plot Book No. 14, page 119.**

**UNDER AND SUBJECT** to restrictions, covenants, etc. as recorded in Deed recorded in Deed Book Volume 413, page 709.

**BEING** the same premises which Elizabeth Ann Mahler, by Deed dated March 20, 2007 and recorded on March 27, 2007, in Monroe County Record Book 2300, at Page 3647 granted and conveyed to Leroy S. Lasenberg, Sr.

**CODE NO** 03/8A/1/126

**PIN NO.** 03635702570217

**PARCEL NO.** 03/8A/1/126

Being known as: 3347 Buck Run Road f/k/a 2826 Buck Run Road, Tobyhanna, PA 18466

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

**THE ESTATE OF LEROY A. LASENBURG, SR., DECEASED**

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

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

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

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
BARBARA A. FEIN, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3979 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

LOT 5, as shown on a map of lands of Charles B. Ford dated July 21, 1971 prepared by Edward C. Hess Associates, Inc. and recorded in the Office for the Recording of Deeds in and for Monroe County, at Stroudsburg, Pennsylvania in Plot Book 14, Page 137. **BEING THE SAME PREMISES** which U.S. Bank National Association f/k/a First Bank National Association, Trustee under Agreement dated 3/1/1999 (EQCC Home Equity Loan Trust) by Fairbanks Capital Corp., also known as Equicredit Corporation of America, Attorney-in-Fact, by deed dated 4/22/2002 and recorded 5/2/2002 in Book 2121 Page 631 conveyed to Joseph S. Barone and Frances W. Barone and the said Frances W. Barone departed this life on 9/5/2011, vesting title solely in Joseph S. Barone.

Pin #: 19630503017494  
Tax Code #: 19/15C/3/8  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JOSEPH S. BARONE  
FRANCES W. BARONE  
(DECEASED)**

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**CRYSTAL ESPANOL, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7973 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

An undivided one fifty-second (1/52) co-tenancy interest being designated as Time Period No. 26 in that certain piece or parcel of land, situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 128 on a certain "Declaration Plan Phase II of Stage I," of DePuy House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1

**BEING THE SAME** premises which Carl S. Bickert and Georgine Bickert, by deed dated February 7, 2005 and recorded on February 14, 2005 in Record Book Volume 2216 at Page 3108 granted and conveyed unto Stephanie Chaimson.

**BEING PART OF PARCEL NO. 16/3/3/3-1-128 and PIN NO. 16733101097903B128**  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
STEPHANIE CHAIMSON**

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

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**JEFFREY A. DURNEY, Esquire**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29, Aug. 5, Aug. 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10162 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 13 in that certain piece of parcel of land, together with the messuage (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 5F on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated June 26, 2004 and recorded on December 9, 2004 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2210 at Page 2438, granted and conveyed unto Toy Sanders and Lawrence Gray.**

**Being part of Parcel No. 16/4/1/48-5F and Pin No. 16732102879718B5F**

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

**TOY SANDERS AND  
LAWRENCE GRAY**

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

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

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

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

**JEFFREY A. DURNEY, ESQUIRE**

**Sheriff's Office**

**Stroudsburg, PA**

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

**PR - July 29; August 5, 12**

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10173 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 47 in that certain piece or parcel of land, together with the messuage (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 14F on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated March 20, 2000 and recorded on August 25, 2000 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2083 at Page 3179, granted and conveyed unto Martin R. Fabian and Susan J. Fabian.**

**Being part of Parcel No. 16/4/1/48-14F and Pin No. 16732102889060B14F**

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

**MARTIN R. FABIAN AND  
SUSAN J. FABIAN**

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

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

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

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

**JEFFREY A. DURNEY, ESQUIRE**

**Sheriff's Office**

**Stroudsburg, PA**

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

**PR - July 29; August 5, 12**

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5505 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Stroud**, County of Monroe, and Commonwealth of Pennsylvania, being Lot 63, Section A, Penn Estates, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 31, Page 65.

Under and subject to all conditions, covenants and restrictions as of record.

Title to said Premises vested in Anthony DeFranco and Sonia E. DeFranco by Deed from Frank Trama and Lisa Trama, husband and wife dated January 12, 2005 and recorded on January 20, 2015 in the Monroe County Recorder of Deeds in Book 2213, Page 9866. Being known as 27 Penn Estates a/k/a 63 Woodchip Lane a/k/a 3209 Woodchip Lane, East Stroudsburg, PA 18301

Tax Parcel Number: 17/15A/2/83  
Tax Pin Number: 17639201375603

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

**ANTHONY DEFRANCO A/K/A  
ANTHONY DE FRANCO  
SONIA E. DEFRANCO A/K/A  
SONIA E DE FRANCO**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

ROBERT W. WILLIAMS, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10158 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**LEGAL DESCRIPTION**

**AN UNDIVIDED** one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 35 in that certain piece of parcel of land, together with the messuage (and veranda, if any), situate in the Township of Smithfield, County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 31F on a certain "Declaration Plan-Phase 1 of Stage 1," of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.

**BEING THE SAME** premises which Gunter-Hayes & Associates, Trustee, by deed dated October 22, 2009 and recorded on November 30, 2009 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2363 at Page 3097, granted and conveyed unto Release Curry.

**BEING PART OF PARCEL NO. 16/4/1/48-31F and PIN NO. 16732102888144B31F**

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

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JEFFREY A. DURNEY, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29, Aug. 5, Aug. 12



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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8303 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**ALL THE FOLLOWING** lot situate in the **Township of Chestnuthill**, County of Monroe and State of Pennsylvania, marked and designated as Lot Number 129, Section One, as shown on "Plotting of Sierra View", Chestnuthill Township, Monroe County, Pennsylvania, made by Lawrence R. Bailey, and recorded in Monroe County, Pennsylvania in Plot Book Volume 29, Page 61.

**UNDER AND SUBJECT TO** covenants, conditions, restrictions, easements, as appear in the chain of title. Having erected thereon a dwelling known as 129 Mat-terhorn Drive, Effort, PA 18330

Tax ID #: 02/14B/1/112  
Pin #02633002582518

**BEING THE SAME PREMISES** which Pamela Alston and Tanisha Alston by Deed dated 4/24/2009 and recorded 12/16/2009 in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2364 and page 1883, granted and conveyed unto Pamela Alston, single and Tanisha Parker, married, mother and daughter.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
PAMELA ALSTON  
TANISHA PARKER**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

SARAH K. MCCAFFERY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8928 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 197, Section C, according to the Plan of Pocono Farms Subdivision, Section C, as recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Plot Book Volume No. 11 at Page No. 33. Tax ID #03/7C/1/85 for informational purposes only, property also known as 197 Lehigh Cir aka 1110 Lehigh Circle (911 address), Tobyhanna, PA 18466 Being Known As: 1110 Lehigh Circle f/k/a 197 Lehigh Circle, Tobyhanna, PA 18466

TAX CODE: 03/7C/1/85

PIN NO.: 03635704521010

**TITLE TO SAID PREMISES IS VESTED IN** Frances Mauro, unmarried by deed from Jonathan Aide, unmarried dated 08/08/2008 recorded 09/08/2008 in Deed Book 2341 Page 6018.

Having been erected thereon a single family dwelling.

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

**FRANCES MAURO A/K/A**

**FRANCES M. MAURO**

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

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

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

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

NICOLE B. LABELLETTA, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6093 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** tract, piece or parcel of land situate in the **Township of Pocono**, County of Monroe and Commonwealth of Pennsylvania, being shown and designated as Lot No. 3 on a certain map entitled "Final Plan, Section 1, Scotrun Acres, McKay Road, Pocono Township, Monroe County, PA, Scale 1" - 100': July 1986" as prepared by Graeber Drafting and Design, Registered Surveyor, Henryville, PA, said map being recorded in Monroe County Plot Book Volume 58, page 183.

**BEING THE SAME PREMISES WHICH** Carmine Roto, by Deed dated 3/6/2004 and recorded 4/22/2004 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2187, Page 8392, granted and conveyed unto Scott Secrest and Patricia Secrest.

Improvements: Residential property

Tax Code No. 12/6/2/10-4

Pin #12-6373-01-47-4658

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

**SCOTT SECREST**

**PATRICIA SECREST**

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

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania

**GREGORY JAVARDIAN, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2451 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** parcel of land in the **Township of Tunkhannock**, County of Monroe, Commonwealth of Pennsylvania, being known and designated as Lot 7162, Emerald Lakes, Section DII, as per plan thereof recorded in Plan Book 19 Page 113, recorded 06/21/1973, Monroe County Records.  
**BEING** the same property as described in Deed Book

2261 Page 854 recorded 03/16/2006, Monroe County Records.

Tax ID# 20/1C/133

Pin: 20634301194152

**BEING THE SAME PREMISES** which Nationwide Realty Group, Inc., a Pennsylvania Corporation, by Deed dated 6/29/2005 and recorded 3/16/2006 in the Office of the Recorder of Deeds in and for the County of Monroe in Deed Book 2261, Page 854 and Instrument No. 200611442, granted and conveyed unto Alexis Smith and Raymond Smith, husband and wife.

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

**ALEXIS SMITH AND**

**RAYMOND SMITH**

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

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania

**SARAH K. MCCAFFERY, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7494 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** tract or parcel of land located in **Stroud Township**, Monroe County, Pennsylvania, and known as: Estate Lot Site #436, located on Blue Mountain Crossing as shown on the Final Plans PHase 4A, Blue Mountain Lake, a Planned Unit Development, approved by the Stroud Township Board of Supervisors on 11-16-1998 and filed of record in the Office of the Recorder of Deeds of Monroe County, Pennsylvania on 12-10-1998 in Plot Book 70, Page 259.

Title to said Premises vested in Maria Velez by Deed from Kathy L. Howell, unmarried dated December 19, 2005 and recorded on January 12, 2006 in the Monroe County Recorder of Deeds in Book 2254, Page 6852. Being known as 4314 Blue Mountain Crossing, f/k/a 436 Blue Mountain Lake, East Stroudsburg, PA 18301 Tax Parcel Number: 17/91147

Tax Pin Number: 17730201293142

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

**MARIA VELEZ**

## TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ROBERT W. WILLIAMS, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9120 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel or piece of ground situate in the Township of Stroud, Monroe County, Pennsylvania, being Lot No. 25, Section B-1, as is more particularly set forth on a plan entitled "Final Plan, Subdivision Plan, Penn Estates, Section B-1", as prepared by Elam and Popoff, P.A., dated October 19, 1991 and revised August 10, 1992. Said plan being duly recorded in the office for the Recording of Deeds, etc., at Stroudsburg, Monroe County, Pennsylvania, in Plat Book No. 65, page 27 and as rerecorded in Plat Book 65, page 64.

TITLE TO SAID PREMISES VESTED IN Robin C. Thomas, by Deed from RMS Residential Properties, LLC., by its attorney in fact, Peter Whang, by Power of Attorney, dated September 3, 2013, dated 10/15/2013, recorded 10/22/2013 in Book 2429, page 1862.

TAX CODE: 17/89230

TAX PIN: 17639303207890

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ROBIN C. THOMAS

## TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file

in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JONATHAN LOBB, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1591 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

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

ALL THE FOLLOWING lot situated in the Township of Coolbaugh, County of Monroe and State of Pennsylvania marked and designated as Lot No. 907, Section 1, as shown on 'Plotting of Pocono Farms - East, Coolbaugh Township, Monroe County, Pennsylvania made by Achterman Associates and recorded in Monroe County, Pennsylvania, in Plot Book No. 16, page 49.

TITLE TO SAID PREMISES IS VESTED IN Marcus A. Pierre, an unmarried individual and Cheryl C. Edwards, an unmarried individual, as Joint Tenants with the Right of Survivorship, not as Tenants in common, by Deed from Lynn Van Duyne, widow, dated 11/15/2002, recorded 11/19/2002 in Book 2137, Page 2199.

TAX CODE: 03/4b/1/57

TAX PIN: 03635704908044

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MARCUS A. PIERRE

CHERYL C. EDWARDS

## TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3891 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot or piece of land situate in the **Borough of East Stroudsburg , County of Monroe and Commonwealth of Pennsylvania**, being Lot No. 50, Phase 1, on a Map entitled "College Hill Estates, Phase 1," as recorded in the Office for the Recording of Deeds, in and for the County of Monroe, in Plot Book Volume 68, page 43.

The improvements thereon being known as 284 Mary Street, East Stroudsburg, PA 18301

Title to said premises is vested in Mildred Myree by deed from Dellots, Inc. dated October 8, 1996 and recorded October 10, 1996 in Deed Book 2029, Page 9541 Instrument Number 199628171.

Parcel No. 05/89955  
Pin No. 05731110354341

Being Known As: 284 Mary Street, East Stroudsburg, Borough of East Stroudsburg, Monroe County, PA 18301

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

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

TERRENCE J. MCCABE, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9652 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** lot of land situate in Township of Tobyhanna , Monroe County, Pennsylvania: Being Known As 804 Pilgrim Ln, Pocono Lake, PA 18347, n/k/a 107 Pilgrim Ln, Tobyhanna Township, PA 18347

Parcel Number: 19/12A/1/107  
Pin Number: 19630502865489

Improvements: Residential property  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MID COUNTY RESOURCES  
JOHN A. HOFFMAN, IN HIS CAPACITY AS HEIR OF ARTHUR M. HOFFMAN ALSO KNOWN AS ARTHUR**

**HOFFMAN, DECEASED UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ARTHUR M. HOFFMAN ALSO KNOWN AS ARTHUR HOFFMAN, DECEASED TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

ELIZABETH L. WASSALL, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7187 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** lot, piece or parcel of land situate, lying and being in the Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 6, as shown on "A Subdivision of Crown Pointe," recorded in Monroe County, Pennsylvania in Plot Book No. 62, Page 425.

Title to said premises is vested in Robin L. McGlockling and Henry McGlockling, husband and wife, by deed from William A. Parsons III and Barbara A. Parsons, husband and wife, date October 22, 1998 and recorded November 9, 1998 in Deed Book 2055, Page

8894 Instrument Number 199837514.

Parcel No. 09/87936

Pin No. 09732500400135

Being Known As: 42 Crown Pointe Drive South, East Stroudsburg, Township of Middle Smithfield, Monroe County, PA 18302

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

**ROBIN L. MCGLOCKLING**

**HENRY MCGLOCKLING**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

**BRIAN T. LAMANNA, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7466 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

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

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

THE following described real property situate in the city of east Stroudsburg, township of price, county of Monroe, and commonwealth of Pennsylvania, to wit:

ALL THAT CERTAIN lot parcel or piece of land situate in the township of price, county of Monroe, and commonwealth of Pennsylvania being lots 6 and 7, section D, Pocono Highland Lake Estates, as shown on a plan of lots recorded in the office of the recorder of deeds in and for the county of Monroe, in plot book volume 9, page 39.

TITLE TO SAID PREMISES VESTED IN Renee Lawrence, an unmarried woman, by Deed from Paul J. Lawrence, Jr. (deceased) and Renee D. Lawrence, h/w, Dated 09/21/2006, Recorded 10/18/2006, in Book 2284, Page 6823.

Tax Code: 14/6A/1/23, 14/111639

Tax Pin: 14730402659017, 14730402658091

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

**RENEE LAWRENCE A/K/A**

**RENEE D. LAWRENCE**

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

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**PAUL CRESSMAN, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9413 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

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

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

ALL THAT CERTAIN parcel of land in Smithfield Township, designated as Lot #7 of Oakdale Village at Shawnee Valley, Monroe County, Pennsylvania as the lot designations appear on those certain final plat plans and final layout plans entitled 'Shawnee Valley, Stage 1a' recorded in the Office of the Recorder of Deeds of Monroe County at Stroudsburg, Pennsylvania in Plot Book 63 pages 301, 302 and 303 and Plot Book 77 pages 57 thru 60.

TITLE TO SAID PREMISES IS VESTED IN Augusto Aponte and Eufemia Aponte, as tenants by the entireties, by Deed from C&M Homes at Shawnee, L.P., a Pennsylvania Limited Partnership by General Partner C&M Homes at Shawnee, LLC., dated 07/31/2006 in Book 2283, Page 1575.

TAX CODE: 16/119422

TAX PIN: 16732202975500

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

**AUGUSTO APONTE**

**EUFEMIA APONTE**

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

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

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

Todd A. Martin

Sheriff of Monroe County  
 Pennsylvania  
**PAUL CRESSMAN, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1429 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

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

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

Land situated in the Township of Stroud in the County of Monroe in the Stage of PA

**ALL THAT CERTAIN** lot or piece of land situate in **Stroud Township** , Monroe County, Pennsylvania, being Lot No. 4 on a Plan of Lots prepared by VEP Associates, Inc., for Charles A. Poalillo, Trustee, recorded in the Monroe County Recorder of Deeds Office at Plot Book 39, Pages 23 and 25, consisting of 1.69 acres, more or less.

**BEING THE SAME PREMISES** which Mount Pocono Enterprises, LLC, a Pennsylvania Limited Liability Company, by deed dated 12/15/2009 and recorded 1/5/2010 in Book 2365 Page 184 conveyed to Samuel Stowers, an individual.

Pin #: 17-6393-03-21-1516

Tax Code #: 17/15B/1/5

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

**SAMUEL STOWERS A/K/A**

**SAMUEL C. STOWERS**

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

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**MATTHEW K. FISSEL, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6719 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

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

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Coolbaugh** , County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 1, Section H, A Pocono Country Place, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in PLOT Book Volume 19, Page 23.

**BEING THE SAME PREMISES** which Jean Jarvis-Maxwell, by Deed dated 2/21/2007 and recorded 3/22/2007 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2299, Page 9202, granted and conveyed unto David Maxwell and Jean Jarvis-Maxwell.

Improvements: Residential property

Tax Code No. 03/8E/1/314

Pin #03-6358-06-27-7791

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**DAVID MAXWELL**

**JEAN JARVIS-MAXWELL**

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

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

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

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**GREGORY JAVARDIAN, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4548 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER**

ER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN property situated in the Township of Coolbaugh in the county of Monroe and Commonwealth of Pennsylvania, being described as follows: containing 6.2 acres, more or less. Being more fully described in a fee simple deed dated 07/29/2004 and recorded 08/19/2004, among the land records of the count and state set forth above. In volume 2199 page 7446.

BEING known and numbered as 375 Hemlock Drive, Tobyhanna, PA 18466.

BEING the same property conveyed to Robert B. Mathews who acquired title by virtue of a deed from Rosemarie E. Markus, dated July 29, 2004, recorded August 19, 2004, at Deed Book 2199, Page 7446, Monroe County, Pennsylvania records. TAX CODE: 03/7/152-11 PIN NO: 03635601287774

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ROBERT B. MATHEWS**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

KIMBERLY A. BONNER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8951 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016  
AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Coolbaugh, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 108 of Hickory Glen as shown on plan of lots recorded in the Office of the Recorder of Deeds of Monroe County in Plot Book Volume 59, Page 238. Together with all rights and privileges and UNDER AND SUBJECT to the covenants, exceptions, conditions, reservations and restrictions as of record.

BEING THE SAME PREMISES which Eileen Stanley and Brenda Muller, by deed dated 6/7/2005 and recorded 6/9/2005 in Book 2228 Page 3595 conveyed to Joseph H. Layne and Mary Ann Layne, husband and wife.  
Pin #: 03635702775321

Tax Code #: 03/3A/3/8

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

**MARY ANN LAYNE JOSEPH H. LAYNE**

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

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

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

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

CRYSTAL ESPANOL, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9472 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016  
AT 10:00 A.M.

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

ALL THAT CERTAIN lot situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, marked and designated as follows: Lot No. 1287, Section G, as shown on "Plotting of Pocono Farms, Inc. Coolbaugh Township, Monroe County, Pennsylvania, made by Bellante & Clauss" and recorded in Monroe County, Pennsylvania, in Plot Book No. 12 Page 31. Property Parcel Number: 3/7E/1/79 Being Known As: 1287 Country Club Drive n/k/a 104 Pebble Beach Road, Tobyhanna, PA 18466 TAX CODE: 3/7E/1/79 PIN NO.: 03635701151421

TITLE TO SAID PREMISES IS VESTED IN Eva Ruth Feldman by deed from Robert J Feldman and Eva R. Feldman, his wife dated 07/19/1998 recorded 07/27/1998 in Deed Book 2051 Page 1811.

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

**EVA RUTH FELDMAN A/K/A EVA R. FELDMAN**

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

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

f's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 DAVID NEEREN, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6898 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** piece or parcel of land, situate in the Township of Stroud, County of Monroe and State of Pennsylvania, described as follows:

ALL of the certain lot identified as Lot No. 59, Block D, on a lot plan of Wigwam lake Estates, dated october 7, 1963, recorded in Plat Book No. 10, page 63, in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

**BEING THE SAME PREMISES WHICH** First Star Savings Bank, by Deed dated 3/14/2003 and recorded 3/14/2003 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2148, Page 1425, granted and conveyed unto Robert S. Ebbighausen.

Improvements: Residential property  
 Tax Code No. 17/16A/1/72  
 Pin #17-6381-02-76-5306

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 ROBERT S. EBBIGHAUSEN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 GREGORY JAVARDINA, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2261 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THE FOLLOWING** lot situate in the Township of Middle Smithfield , County of Monroe and State of Pennsylvania, marked and designated as Lot Number 81, Section One, as shown on 'Plotting of Lake of the Pines, Middle Smithfield Township, Monroe County, Pennsylvania, made by Elliott & Associates and recorded in Monroe County, Pennsylvania, in Plot Book No. 17, Page 51.

**TITLE TO SAID PREMISES IS VESTED IN** Jacqueline A.M. Schleifer and Sarita Spence, tenants in common, by Deed from Margaret M. Krupar, widow, dated 11/18/2005, recorded 11/22/2005 in Book 2248, Page 8366.

TAX CODE: 09/4C/1/10  
 TAX PIN: 09734404601918

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 JACQUELINE A.M. SCHLEIFER  
 SARITA SPENCE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JONATHAN LOBB, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9091 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEV-**



ER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Tobyhanna, County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 3815, Section CIIB according to Plan of Emerald Lakes, and recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, PA, in Plot Book Volume 15, page 103, bounded and described as follows, to wit: In Plot Book Volume and Page Number according to aforementioned Plan on Record.

**TITLE TO SAID PREMISES IS VESTED IN** Aloha A. Monroe, by Deed from David S. Wengerd and Emma L. Wengerd, h/w, dated 09/04/2009, recorded 09/08/2009 in Book 2359, Page 3973.  
TAX CODE: 19/3H/1/154  
TAX PIN: 19634403235729

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**ALOHA A. MONROE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1824 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THAT CERTAIN message, tenement and lot or piece of land situate in the Borough of East Stroudsburg, County of Monroe and Commonwealth of Pennsylvania, adjoining lands on the east now or late of George E. Voss and on the west by lands now or late of George E. Stauffer, being forty feet and six inches in front of Washington Street, and running back one hundred and eighty eight feet, more or less to an alley.

**TITLE TO SAID PREMISES IS VESTED IN** Geraldine Molinelli, by Deed from Norman O. Failla and Joan B. Failla, h/w, dated 10/11/2002, recorded 10/15/2002 in Book 2134, Page 489.  
TAX CODE: 05-3/1/8/34  
TAX PIN: 05730120717941

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:  
GERALDINE MOLINELLI  
EPHRAIM HIRSHBERG**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6732 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THAT CERTAIN lot, parcel or piece of land situate in the township of Tunkhannock, county of Monroe and commonwealth of Pennsylvania, designated as lot no. 5849, section D1, according to a plan of Emerald Lakes, recorded in the office for the recording of deeds, etc. in and for the county of Monroe, at Stroudsburg, PA in plot book volume 19, page 109.

**TITLE TO SAID PREMISES VESTED IN** Lindsey E. Fetter and Matthew Raymond Fetter, by Deed from Lindsey E. Moore, nbm, Lindsey E. Fetter, dated 07/22/2009, recorded 07/28/2009 in Book 2357, Page 4405.

TAX CODE: 20/1c/1/258  
TAX PIN: 20634404509023

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
LINDSEY E. FETTER  
MATTHEW RAYMOND FETTER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file

in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JONATHAN LOBB, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6467 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THE FOLLOWING** lot situate in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 303, Section A, as shown on 'Plotting of Pocono Farms, Inc., Coolbaugh Township, Monroe County, Pennsylvania, made by Leo Achterman, Jr.' and recorded in Monroe County, Pennsylvania, in Plot Book No. 10, Page 11.

**TITLE TO SAID PREMISES VESTED IN Eugene Van Horn**, by Deed from palmer John Holland, III and Jill Boyer-Holland, his wife, dated 08/27/1999, recorded 08/31/1999, in Book 2068, Page 5107.

**TAX CODE: 03/7A/1/3**

**TAX PIN: 03635702657531**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**EUGENE VANHORN A/K/A  
EUGENE VAN HORN. A/K/A  
EUGENE VAN HORN, JR.**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8528 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** lot or lots, parcel or piece of ground situate in the **Township of Stroud**, Monroe County, Pennsylvania, being Lot or Lots No. 322 Section C-4 as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania, in Plot Book Vol. 64, page 46.

**TITLE TO SAID PREMISES IS VESTED IN Malcolm L. Simpson**, unmarried, by Deed from Cranberry Hill Corporation, a Pennsylvania Corporation, dated 08/27/2001, recorded 09/19/2001 in Book 2104, Page 7493.

**TAX CODE: 17/88653**

**TAX PIN: 17639201458101**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MALCOLM L. SIMPSON**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ADAM H. DAVIS, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9155 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** lot, parcel or piece of land sit-

uate in the Township of Tobyhanna, County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 5324, Section CIIA, according to a Plan of Emerald lakes, recorded in Office for the Recording of Deeds, etc. in and for the County of Monroe at Stroudsburg, PA in Plot Book Volume 17, Page 77.

BEING THE SAME PREMISES which David S. Wengerd and Emma L. Wengerd, by deed dated 5/6/2008 and recorded 5/13/2008 in Book 2333 Page 3916 conveyed to Robbie R. Scott and Janet M. Scott.

Pin #: 19634401470189

Tax Code #: 19/31/1/29

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JANET M. SCOTT**

**ROBBIE R. SCOTT**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

REBECCA A. SOLARZ, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 348 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of ground situate in **Middle Smithfield Township**, Monroe County, Pennsylvania being lot No. 133, Sec. 1, Phase 1, as is more completely set forth on the Big Ridge Plot Plan of Mid-Monroe Development Corp., which Plan is duly recorded in the Office of the Recording of Deeds, Stroudsburg, Monroe County, Pennsylvania Plot Book Volume 61, Page 105.

Fee Simple Title Vested in Quantrel R. Blackmon, a married man by deed from, Paul T. Villanova and Heather Villanova, his wife, dated 6/12/2014, recorded 6/17/2014, in the Monroe County Recorder of deeds in Deed Book 2439, Page 4468.

Parcel No.: 09/86978

Pin: 09732302980321

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**QUANTREL R. BLACKMON**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JESSICA MANIS, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6467 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the Township of Pocono County of Monroe and Commonwealth of Pennsylvania being Lot #38, Section 2 (south) of Maeve Manor as shown on plan of lots recorded in the Office of the Recorder of Deeds of Monroe County in Plot Book Volume 64 page 12.

BEING THE SAME PREMISES which Millard C. Riddick, Jr. and Mattie Riddick, his wife, by deed dated 4/14/2006 and recorded 5/3/2006 in Book 2266 Page 2454 conveyed to Sean M. Bing, an unmarried man.

Pin #: 12638303119306

Tax Code #: 12/87708

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**SEAN M. BING**

**MORTGAGOR(S) AND**

**RECORD OWNER(S)**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin

Sheriff of Monroe County  
Pennsylvania  
REBECCA A. SOLARZ, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4936 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot/lots, parcel or piece of ground situate in the Township of Coolbaugh , County of Monroe and State of Pennsylvania being Lot no. 543, Section K (Ext) shown on map of A Pocono Country Place on file in the Recorders Office at Stroudsburg, Pennsylvania in Plot Book No. 24, pages 51, 53 and 55.

BEING THE SAME PREMISES which Chapel Creek Homes, Inc., by deed 9/12/1997 and recorded 9/15/2997 in Book 2039 Page 9840 conveyed to Albert Barrera Jr. and Patricia E. Barrera, his wife and the said Albert Barrera Jr. departed this life on 1/9/2012, vesting title solely in Patricia E. Barrera.

Pin #: 03636913127982  
Tax Code #: 03/9F/1/218

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**PATRICIA E. BARRERA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

MATTHEW K. FISSEL, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9257 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Coolbaugh , County of Monroe, and Commonwealth of Pennsylvania, being lot 713, section K (ext.), a Pocono country place, as shown on a plan of lots recorded in the office of the recorder of deeds in and for the county of Monroe, in plot book volume 24, pages 51, 53 & 55.

TITLE TO SAID PREMISES IS VESTED IN Salomey B. Aggrey, his wife, by Deed from David K. Awuah, by George Warden, Prothonotary of Monroe county and Salomey B. Aggrey, his wife, dated 12/08/2008, recorded 12/31/2008 in Book 2346, Page 9230.

TAX CODE: 03/9F/1/288

TAX PIN: 03636913039540

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**SALMOEY B. AGGREY**

**A/K/A SALMOEY AGGREY**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

PAUL CRESSMAN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8865 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday , AUGUST 25, 2016

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of land sit-

uate in the Township of Chestnuthill, County of Monroe and State of Pennsylvania, designated as Lot No. 71, Section No. 2, on a map entitled 'Map of Final Plan, Section No. Two The Birches West', recorded in Plot Book Volume 38, Page 59, further bounded and described as follows, to wit:

BEING Lot No. 71, Section No. 2

TITLE TO SAID PREMISES VESTED IN Kathleen Abbatiello by Deed from Louis Abbatiello, dated December 7, 2009, recorded February 18, 2010, in Book 2366, Page 9124.

TAX CODE: 02/14D/3/35

TAX PIN: 02633002973105

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
KATHLEEN ABBATIELLO  
LOUIS ABBATIELLO

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10198 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot, parcel or piece of land situate in Middle Smithfield Township, County of Monroe, and Commonwealth of Pennsylvania, being Lot 81, Section 6, Mountain Vista Village, Winona Lakes, 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 16, Page 85.

TITLE TO SAID PREMISES IS VESTED IN Christopher T. Smith, by Deed from Mary Smith, dated 11/04/2007, recorded 12/13/2007 in Book 2323, Page 1755.

TAX CODE: 09/6C/2/46

TAX PIN: 09733402866497

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
CHRISTOPHER T. SMITH A/K/A  
CHRISTOPHER SMITH

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7342 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot, parcel or piece of ground situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, being Lot No. 538, Section H as shown on map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book 19, Pages 21, 23, 25.  
Pin No. 03635805181671

Tax ID No. 03/8E/1/487

BEING the same premises which Federal National Mortgage Corporation aka Fannie Mae, A Corporation, by Deed dated January 9, 2004 and recorded January 15, 2004 in the Monroe County Recorder of Deeds Office in Deed Book 2179, page 5122, granted and conveyed unto Maximilian Lassacher.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
MAXIMILIAN LASSACHER

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania  
**SARAH K. MCCAFFERY, ESQUIRE**

**Thursday, August 25, 2016**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8179 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday, August 25, 2016  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Coolbaugh**, County of Monroe, and Commonwealth of Pennsylvania, being Lot 5856, Section P, Pocono Farms, as shown on a plan of lots recorded in the Office for the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 15, Page 61.

**TITLE TO SAID PREMISES IS VESTED IN Donna M. Framo**, an individual, by Deed from Victor Golaszewski and Regina Golaszewski, his wife, dated 08/04/2005, recorded 09/20/2005 in Book 2240, Page 5067.

**TAX CODE: 371/177  
 TAX PIN: 03635704509790**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**DONNA M. FRAMO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 PAUL CRESSMAN, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3989 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT FOLLOWING** lot situate in the **Township of Chestnuthill**, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 40, Section 5, as shown on "Plotting of Sierra View" Chestnuthill Township, Monroe County, Pennsylvania, made by VEP and Associates, Inc., and recorded in the Office for the Recorder of Deeds in Plot Book No. 33, Page 43.

**BEING THE SAME PREMISES** which Vonda F. Milligan to Amita Bowe, by deed dated 2/18/2004 and recorded 5/26/2004 in Book 2191 Page 2308 conveyed to Amita Bowe.

**Pin #: 02634103212294  
 Tax Code #: 2/6B/1/5**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 ARNITA BOWE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 MATTHEW K. FISSEL, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - July 29; August 5, 12

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2909 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday, August 25, 2016  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Stroud**, County of Monroe, and Commonwealth of Pennsylvania, being Lot 3, Section 3, Canterbury Estates, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 7, Page 67.

**TITLE TO SAID PREMISES VESTED IN Seth Nagdean**, by Deed from Ronald Dennison and Maria Dennison, h/w, dated 10/21/2005, recorded 10/24/2005 in Book 2245, Page 547.

**TAX CODE: 17/92760  
 TAX PIN: 17-6391-00-18-5545**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
SETH NAGDEMAN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ADAM H. DAVIS, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6377 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016  
AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN lot/lots, parcel or piece of ground situate in the Township of Coolbaugh, County of Monroe, and State of Pennsylvania, being Lot/Lots No. 325, Section No. G, as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 19, Page 11, 17 and 19.

BEING THE SAME PREMISES which SMK Realty and Development, by deed dated 5/22/2007 and recorded 5/22/2007 in Book 2305 Page 8988 conveyed to Gary Kotlyar.

Pin #: 03635810374218  
Tax Code #: 3/8D/1/335

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**GARY KOTLYAR**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter un-

less exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MATTHEW K. FISSEL, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 961 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

Thursday, AUGUST 25, 2016  
AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**LEGAL DESCRIPTION**

**ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF JAMES M. CLIFFORD, OF, IN AND TO:**

All the following described real estate situated in the Township of Chestnuthill, County of Monroe, Commonwealth of Pennsylvania, having erected thereon a dwelling known and numbered as 118 Meckes Lane a/k/a 6527 Meckes Lane, Saylorburg, PA 18353. Deed Book 2445, Page 7361, Parcel Number 2/7A/1/90, PIN 02634004812874.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JAMES M. CLIFFORD**

**ALL KNOWN AND UNKNOWN HEIRS OF DAWN D. CLIFFORD A/K/A DAWN DIANA RUDOLPH**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

**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.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
KERI P. EBECK, Esquire

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29, Aug. 5, Aug. 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8163 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot situate in the **Township of Polk**, County of Monroe, Pennsylvania, being Lot No. H-5, map of Robin Hood Lake, Revised Second and Third Plotting, last revised January 13, 1975, Plot Book 25, Page 121, and Having Thereon Erected a Dwelling House Known As: 8867 West Kings Way Kunkletown PA 18058.

TAX CODE #13/10A/1/96  
PIN #13-6219-06-29-8984

Monroe County Deed Book 2066, page 8031

To be sold as the property of William S. Spencer on Judgment No. No. 2015-08163

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**WILLIAM S. SPENCER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

**LEON P. HALLER, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6848 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** tract or parcel of land situate in the **Township of Stroud**, County of Monroe, and Commonwealth of Pennsylvania, being Manorhome

Site Number 23, Section 10B, Blue Mountain lake as recorded in Plot Book Volume 73, Page 172.

**TITLE TO SAID PREMISES IS VESTED IN** Lashon Brown, an unmarried individual, by Deed from Georgia L. Aloï, n/b/m Georgia Aloï Perrotti, dated 05/26/2010, recorded 05/26/2010 in Book 2371, Page 2424.

TAX CODE: 17/91959

TAX PIN: 17-7302-02-58-0643

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**LASHON BROWN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

**PAUL CRESSMAN, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - July 29; August 5, 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9491 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot of land situate in **Township of Paradise** , Monroe County, Pennsylvania: Being Known As 3620 Fern Lane n/k/a 201 Blackberry Drive, Cresco, PA 18326

Parcel Number: 11/5A/4/10

Pin Number: 11637603423463

Improvements: Residential property

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JENNIFER BRUNETTI A/K/A**

**JENNIFER L. BRUNETTI**

**PHILIP BRUNETTI A/K/A**

**PHILIP A. BRUNETTI A/K/A**

**PHILLIP BRUNETTI**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale on-



ly." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOHN ERIC KISHBAUGH, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 559 CIVIL 2016, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**Thursday , AUGUST 25, 2016**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot of land situate in Township of Jackson , Monroe County, Pennsylvania:**

Being Known As 2328 Route 715, Stroudsburg, PA 18360

Parcel Number: 08/4/1/3

Pin Number: 08636200821907

Improvements: Residential property

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**EDWARD BIRMINGHAM**

**ETHEL BIRMINGHAM**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
SHERRI J. BRAUNSTEIN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - July 29; August 5, 12