

MONROE LEGAL REPORTER

**PUBLIC NOTICE
ARTICLES OF INCORPORATION**
NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed in the Department of State of the Commonwealth of Pennsylvania for **K & R Jacobs Enterprises, LLC** on Aug. 6, 2013. This corporation is incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Richard D. James, Esquire
39 North Seventh St.
Stroudsburg, PA 18360
(570) 421-0860

PR - Sept. 13

**PUBLIC NOTICE
CORPORATE NOTICE**
NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on Aug. 21, 2013 for:

Xen Pillow Holding Corp.
c/o Marion Holder
562 Independence Road
East Stroudsburg, PA 18301

The corporation has been incorporated under the provisions of the Business Corporation Law of 1988, as amended.
PR - Sept. 13

**PUBLIC NOTICE
CORPORATE NOTICE**
NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on Aug. 21, 2013 for:

Xen Pillow Manufacturing Corp.
c/o Marion Holder
562 Independence Road
East Stroudsburg, PA 18301

The corporation has been incorporated under the provisions of the Business Corporation Law of 1988, as amended.
PR - Sept. 13

**PUBLIC NOTICE
ESTATE NOTICE**
Estate of **Charles R Kennedy Sr.** Late of Middle Smithfield, Monroe County, Pennsylvania, deceased. Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of 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.
Charles R. Kennedy, Executor
4727 W. Mohawk Drive
Beverly Hills, FL 34465
PR - Aug. 30, Sept. 6, Sept. 13

**PUBLIC NOTICE
ESTATE NOTICE**
ESTATE OF **DONALD A. WERKHEISER**, late of Stroud Township, Monroe County, Pennsylvania, deceased. Letters Testamentary in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or his attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-Third Judicial District, 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.
Jacqueline Willard, Co-Executrix
583 Ridge Mountain Drive

Boones Mill, VA 24065
Dierdre Bonneau, Co-Executrix
P.O. Box 873
Blakeslee, PA 18610
Richard E. Deetz, Esq.
1222 North Fifth St.
Stroudsburg, PA 18360
PR - August 30, September 6, 13

**PUBLIC NOTICE
ESTATE NOTICE**
Estate of **DORIS C. HEADRICK**, late of Stroudsburg, Monroe County, PA, deceased. LETTERS TESTAMENTARY in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of Courts 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.
Judith McCoy, Executrix
1665 West Main St.
Stroudsburg, PA 18360
PR - Aug. 30, Sept. 6, Sept. 13

**PUBLIC NOTICE
ESTATE NOTICE**
ESTATE OF **EDWARD GEORGE WYGANT**, late of East Stroudsburg, Monroe County, Pennsylvania. Letters Testamentary in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or her attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.
Executrix:
Kathleen Marie Pantel
a/k/a Kathleen M. Pantel
128 Spoon Bill Hollow
Bayville, NJ 08721
Elizabeth M. Field, Esquire
Powlette & Field, LLC
508 Park Ave.
Stroudsburg, PA 18360
PR - Aug. 30, Sept. 6, Sept. 13

**PUBLIC NOTICE
ESTATE NOTICE**
ESTATE OF **FLORENCE SALITURI**, late of 3113 Sparrow Court, East Stroudsburg, PA 18301, Monroe County, Pennsylvania, deceased. Letters Testamentary in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or his attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-Third Judicial District, a particular statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to claimant.
Lorraine Reish
2202 Whitetail Court
Stroudsburg, PA 18360
Lori J. Cerato, Esq.
729 Sarah St.
Stroudsburg, PA 18360
570-424-3506
PR - September 6, 13, 20

**PUBLIC NOTICE
ESTATE NOTICE**
ESTATE OF **JOAN CAROL SMITH**, late of Middle Smithfield Township, County of Monroe and

MONROE LEGAL REPORTER

Commonwealth of Pennsylvania.
Letters of Testamentary in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment, and those having claims are directed to present the same, without delay, to the undersigned, within four (4) months from the date hereof, and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by affidavit, setting forth an address within the County where notice may be given to claimant.
Patricia Anne Smith and Linda Carol Walker, Co-Executrixes
c/o 24 North Seventh St.
Stroudsburg, PA 18360
PR - Sept. 6, Sept. 13, Sept. 20

PUBLIC NOTICE ESTATE NOTICE

Estate of **JOHN MAIR**, late of Stroud Township, Monroe County, PA deceased.
LETTERS TESTAMENTARY in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or his attorney for the Estate within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.
JOHN ANDREW MAIR

c/o C. Daniel Higgins, Esquire
26 North Sixth Street
Stroudsburg, PA 18360
PR - Aug. 30, Sept. 6, Sept. 13

PUBLIC NOTICE ESTATE NOTICE

Estate of **Kurt Wimer**, late of 155 Warren Street, East Stroudsburg, Monroe County, Pennsylvania, deceased.
LETTERS TESTAMENTARY above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or his attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.
ESSA Bank & Trust, Executor
c/o David L. Horvath, Esquire
712 Monroe Street
Stroudsburg, PA 18360

NEWMAN, WILLIAMS, MISHKIN
CORVELEYN, WOLFE
& FARERI, P.C.
By: David L. Horvath, Esq.
712 Monroe Street
Stroudsburg, PA 18360-0511
PR - Aug. 30, Sept. 6, Sept. 13

PUBLIC NOTICE ESTATE NOTICE

Estate of **Linda Larsen**
Late of Pocono Township, Monroe County, Commonwealth of Pennsylvania, deceased.
Letters of Administration in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with

the Court where notice may be given to Claimant.
Robert Larsen, Executor
Box 86 - 37 Manor Drive
Pocono Manor, PA 18349
And to:

Marshall E. Anders, Esquire
Anders, Riegel & Masington LLC
18 North 8th St.
Stroudsburg, PA 18360

PR - Aug. 30, Sept. 6, Sept. 13

PUBLIC NOTICE ESTATE NOTICE

ESTATE OF MARIE A. PHILIP, late of Tunkhannock Township, Monroe County, Pennsylvania.
Letters of Administration, in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or his/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.
Administrator:

JENAE A. PHILIP-JUNOR
602 Preserve Park Road
Loganville, GA 30052

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

PR - Sept. 13, Sept. 20, Sept. 27

PUBLIC NOTICE ESTATE NOTICE

Estate of **MILDRED DeMARIO**, late of Swiftwater, Monroe County, PA, deceased.
LETTERS TESTAMENTARY in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or his attorney for the Estate within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.

Robert C. DeMario, Executor
52 Strathmore Terrace
Saddle Brook, NJ 07663

C. Daniel Higgins, Esquire
26 North Sixth Street
Stroudsburg, PA 18360

PR - Sept. 6, Sept. 13, Sept. 20

PUBLIC NOTICE ESTATE NOTICE

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

KATHY LOUIS
a/k/a KATHY LOUIS-NOONE
P.O. Box 123
Mount Pocono, PA 18344

Gretchen Marsh Weitzmann, Esq.
Weitzmann and Weitzmann, LLC
Attorneys-at-Law

MONROE LEGAL REPORTER

624 Sarah St.
Stroudsburg, PA 18360
PR - Aug. 30, Sept. 6, Sept. 13

PUBLIC NOTICE ESTATE NOTICE

ESTATE OF TERESE V. BRENNEMAN, late of 108 Acorn Drive, Blakeslee, PA 18610, Monroe County, Pennsylvania, deceased.

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

Philip R. Brenneman, Administrator
12817 South Sycamore St.
Olathe, KS 66062

Lori J. Cerato, Esq.
729 Sarah St.
Stroudsburg, PA 18360
570-424-3506

PR - Sept. 13, Sept. 20, Sept. 27

PUBLIC NOTICE ESTATE NOTICE

WHEREAS, on the 14th day of July 2010, instrument dated Feb. 20, 2002, was admitted to probate as the last will of **BERNARD F. DURAND**, who died on the 3rd day of July 2010, and

WHEREAS, a true copy of the will as probated is annexed hereto,

THEREFORE, I, **HELEN DIECIDUE**, Register of Wills in and for the County of MONROE, in the Commonwealth of Pennsylvania hereby certify that I have this day granted Letters Testamentary to **KEVIN J. DURAND**, 422 FOOTHILL ROAD, BRIDGEWATER, NJ 08807 who has duly qualified as Executor and has agreed to administer the estate according to law, all of which fully appears of record at my Office at MONROE COUNTY COURTHOUSE, STROUDSBURG, PENNSYLVANIA.

Brandie J. Belanger, Esquire
Kash & Fedrigon
820 Ann St.
Stroudsburg, PA 18360
(570) 420-1004

PR - Aug. 30, Sept. 6, Sept. 13

PUBLIC NOTICE FORECLOSURE

Public notice is hereby given, that by virtue of a Writ of Execution, (Mortgage Foreclosure), issued out of the United States District Court for the Middle District of Pennsylvania, to me directed, I will expose and offer for sale at public vendue to the highest bidder, the real estate situated at **79 SPANGENBURG AVENUE, EAST STROUDSBURG, PA 18301**

SALE WILL BE HELD ON THE "STEPS" OF THE MONROE COUNTY COURTHOUSE, COURTHOUSE SQUARE, STROUDSBURG, PA on SEPTEMBER 26, 2013 AT 10 a.m. all the right, title and interest of **MICHAEL DAVID & CHARLOTTE RAYBON-DAVIS**, defendant(s) and mortgagor(s) in and to the following described real estate and property including improvements thereof.

TERMS OF SALE: Ten percent of the bid due the day of the sale. Balance is due within 30 days. All stamps and transfer taxes shall be the responsibility of the purchaser.

LEGAL DESCRIPTION

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. 24, phase 3, on a Map Entitled "College Hill Estates, Phase 3," as recorded in the Office for the Recording of Deeds, in and for the County of Monroe, in Plot Book Volume 68, page 184.
PIN No.: 05-7311-10-35-3930

Tax ID No.: 5/90191
Being known as 79 Spangenburg Avenue, East Stroudsburg, PA 18301

NOTICE

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A Schedule of Distribution of Sale will be filed by the United States Marshal with the Clerk of Court, Scranton, PA on **OCTOBER 11, 2013**.

Any claims or exception to said distribution must be filed with the Clerk of Court within 10 days thereafter.

United States Marshal
Middle District of PA

PR - Sept. 6, Sept. 13, Sept. 20

PUBLIC NOTICE FORECLOSURE

Public notice is hereby given, that by virtue of a Writ of Execution, (Mortgage Foreclosure), issued out of the United States District Court for the Middle District of Pennsylvania, to me directed, I will expose and offer for sale at public vendue to the highest bidder, the real estate situated at **1131 SHOGUN DRIVE, EFFORT, PA 18330**

SALE WILL BE HELD ON THE "STEPS" OF THE MONROE COUNTY COURTHOUSE, COURTHOUSE SQUARE, STROUDSBURG, PA on SEPTEMBER 26, 2013 AT 10 a.m. all the right, title and interest of **RONALD GELIN & GLORIA GELIN**, defendant(s) and mortgagor(s) in and to the following described real estate and property including improvements thereof.

TERMS OF SALE: Ten percent of the bid due the day of the sale. Balance is due within 30 days. All stamps and transfer taxes shall be the responsibility of the purchaser.

LEGAL DESCRIPTION

All that certain tract, piece or lot of land situated in the Township of Chestnut Hill, County of Monroe and Commonwealth of Pennsylvania, Being Lot No. 46 Final Subdivision Plan, Oak Hill, recorded in Plot Book volume 67, page 183, bounded and described as follows, to wit:

BEGINNING at an iron in the westerly side of Shogun Drive being a corner or Lot No. 47 Oak Hill, thence along Lot No. 47, North 78 degrees 50 minutes 17 seconds West (Magnetic Meridian) for 266.35 feet to an iron in line of lands of Christian Yurash, thence along lands of Christian Yurash, North 06 degrees 43 minutes 13 seconds East for 160.48 feet to an iron a corner of Lot No. 45, Oak Hill, thence along Lot No. 45, South 78 degrees 50 minutes 17 seconds East for 278.78 feet to an iron in the westerly side of Shogun Drive, thence along the westerly side of Shogun Drive, South 11 degrees 09 minutes 43 seconds West for 160.00 feet to the place of BEGINNING.

Tax ID No.: 2/113911

PIN No.: 02-6320-00-72-5592

CONTAINING 43,611 square feet more or less, 1.0011 acres, more or less.

Being known as 1131 Shogun Drive, Effort, PA 18330

NOTICE

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A Schedule of Distribution of Sale will be filed by the United States Marshal with the Clerk of Court, Scranton, PA on **OCTOBER 11, 2013**.

Any claims or exception to said distribution must be filed with the Clerk of Court within 10 days thereafter.

United States Marshal
Middle District of PA

PR - Sept. 6, Sept. 13, Sept. 20

PUBLIC NOTICE FORECLOSURE

Public notice is hereby given, that by virtue of a Writ of Execution, (Mortgage Foreclosure), issued out of the United States District Court for the Middle District of Pennsylvania, to me directed, I will expose and offer for sale at public vendue to the highest bidder, the real estate situated at **25 LIVINGSTON ROAD, STROUDSBURG, PA 18360**

SALE WILL BE HELD ON THE "STEPS" OF THE MONROE COUNTY COURTHOUSE, COURTHOUSE SQUARE, STROUDSBURG, PA on SEP-

MONROE LEGAL REPORTER

TEMBER 26, 2013 AT 10 a.m. all the right, title and interest of **ROBERT YUHAS & SHERRI YUHAS**, defendant(s) and mortgagor(s) in and to the following described real estate and property including improvements thereof.

TERMS OF SALE: Ten percent of the bid due the day of the sale. Balance is due within 30 days. All stamps and transfer taxes shall be the responsibility of the purchaser.

LEGAL DESCRIPTION

All that certain parcel of land situate in the Township of Jackson, County of Monroe and Commonwealth of Pennsylvania, being known and designated as Lot No. 25 on a plat of lots entitled, final plan for Reeders Run, as prepared by Reimer and Fisher Engineering, dated 8/15/86 and last revised 12/18/86 and filed in the Office of the Recorder of Deeds in and for the County of Monroe on 01/07/87, in Plot Book Volume 59, at Page 3.

Parcel # 8/4D/1/25

Being known as 25 Livingston Road, Stroudsburg, PA 18360

NOTICE

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A Schedule of Distribution of Sale will be filed by the United States Marshal with the Clerk of Court, Scranton, PA on **OCTOBER 11, 2013**.

Any claims or exception to said distribution must be filed with the Clerk of Court within 10 days thereafter.

United States Marshal
Middle District of PA

PR - Sept. 6, Sept. 13, Sept. 20

PUBLIC NOTICE FORECLOSURE

Public notice is hereby given, that by virtue of a Writ of Execution, (Mortgage Foreclosure), issued out of the United States District Court for the Middle District of Pennsylvania, to me directed, I will expose and offer for sale at public vendue to the highest bidder, the real estate situated at **519 PENN ESTATES f/k/a 145 HYLAND DRIVE, EAST STROUDSBURG, PA 18301**

SALE WILL BE HELD ON THE "STEPS" OF THE MONROE COUNTY COURTHOUSE, COURTHOUSE SQUARE, STROUDSBURG, PA on SEPTEMBER 26, 2013 AT 10 a.m. all the right, title and interest of **ROBERT P. SHELTON & IIKA SHELTON**, defendant(s) and mortgagor(s) in and to the following described real estate and property including improvements thereof.

TERMS OF SALE: Ten percent of the bid due the day of the sale. Balance is due within 30 days. All stamps and transfer taxes shall be the responsibility of the purchaser.

LEGAL DESCRIPTION

All that certain lot or lots, parcel or piece of ground situate in the Township of Stroud, County of Monroe and Commonwealth of Pennsylvania, being Lot of Lots No. 145, Section F, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania in Plot Book Vol. 33, Page(s) 101, 105;

PIN NO. 17-6392-03-03-9855

TAX ID. 17/15F/1/145

Being known as 519 Penn Estates f/k/a 145 Hyland Drive, East Stroudsburg, PA 18301

NOTICE

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A Schedule of Distribution of Sale will be filed by the United States Marshal with the Clerk of Court, Scranton, PA on **OCTOBER 11, 2013**.

Any claims or exception to said distribution must be filed with the Clerk of Court within 10 days thereafter.

United States Marshal
Middle District of PA

PR - Sept. 6, Sept. 13, Sept. 20

PUBLIC NOTICE FORECLOSURE

Public notice is hereby given, that by virtue of a Writ of Execution (Mortgage Foreclosure), issued out of

the United States District Court for the Middle District of Pennsylvania, to me directed, I will expose and offer for sale at public vendue to the highest bidder, the real estate situated at **85 SUMMIT DRIVE, MOUNT POCONO, PA 18344**

SALE WILL BE HELD ON THE "STEPS" OF THE MONROE COUNTY COURTHOUSE, COURTHOUSE SQUARE, STROUDSBURG, PA on SEPTEMBER 26, 2013 AT 10 a.m. all the right, title and interest of **ELIZABETH WIGGINS**, defendant(s) and mortgagor(s) in and to the following described real estate and property including improvements thereof.

TERMS OF SALE: Ten percent of the bid due the day of the sale. Balance is due within 30 days. All stamps and transfer taxes shall be the responsibility of the purchaser.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot as parcel of land situate in the Borough of Mount Pocono, County of Monroe, Commonwealth of Pennsylvania, marked and designated as Lot No. 85 Section 1, as shown on plotting of Summit Point Section 1, prepared by Edward C. Mass Associates Inc., registered engineers and dated June 15, 1978, said plot map having been recorded on August 8, 1978, in the office for the recorder of deeds, Inc., for Monroe County, Pennsylvania in Plot Book Volume 37, page 61.

TAX PARCEL # 10/12A/1/85

PIN # 10-6355-14-44-9361

TITLE TO SAID PREMISES IS VESTED IN Elizabeth Wiggins, by Deed from Progressive Constructive Inc., dated 9/25/2006 and recorded 9/29/2006 in Record Book 2282 page 5480.

Being Known As: 85 Summit Drive, Mount Pocono, PA 18344

NOTICE

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A Schedule of Distribution of Sale will be filed by the United States Marshal with the Clerk of Court, Scranton, PA on **OCTOBER 11, 2013**.

Any claims or exception to said distribution must be filed with the Clerk of Court within 10 days thereafter.

United States Marshal

Middle District of PA

PR - Sept. 6, Sept. 13, Sept. 20

PUBLIC NOTICE FORECLOSURE

Public notice is hereby given, that by virtue of a Writ of Execution, (Mortgage Foreclosure), issued out of the United States District Court for the Middle District of Pennsylvania, to me directed, I will expose and offer for sale at public vendue to the highest bidder, the real estate situated at **208 DREXEL ROAD, TOBYHANNA, PA 18466**

SALE WILL BE HELD ON THE "STEPS" OF THE MONROE COUNTY COURTHOUSE, COURTHOUSE SQUARE, STROUDSBURG, PA on SEPTEMBER 26, 2013 AT 10 a.m. all the right, title and interest of **DANIEL S. WOLFE & DONNA WOLFE**, defendant(s) and mortgagor(s) in and to the following described real estate and property including improvements thereof.

TERMS OF SALE: Ten percent of the bid due the day of the sale. Balance is due within 30 days. All stamps and transfer taxes shall be the responsibility of the purchaser.

LEGAL DESCRIPTION

All that certain lot, parcel or land situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

Being all of Lot No. 208 as shown on map of Lexington Woods on file in the Office of the Recorder of Deeds of Monroe County, Stroudsburg, Pennsylvania, in Plot Book 34, Page 5.

Pin No. 03635703004610

Tax Parcel #3/7K/1/3

Being known as 208 Drexel Road, Tobyhanna, PA 18466

NOTICE

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A Schedule of Distribution of Sale will be filed by the United States Marshal with the Clerk of Court,

MONROE LEGAL REPORTER

Scranton, PA on **OCTOBER 11, 2013**. Any claims or exception to said distribution must be filed with the Clerk of Court within 10 days thereafter.
United States Marshal
Middle District of PA

PR - September 6, 13, 20

PUBLIC NOTICE INCORPORATION NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation for a domestic non-profit corporation were filed with the Pennsylvania Department of State, Harrisburg, Pennsylvania on or about Aug. 28, 2013, for the purpose of incorporating a non-profit corporation under the Non-Profit Law of 1988 of the Commonwealth of Pennsylvania, as amended. The name of the corporation is:

INTERNATIONAL HOUSE OF PRAYER, INC.

CHARLES D. McCORMICK, ESQ.
One South Main St.
3rd floor
Wilkes-Barre, PA 18701
(570) 825-0500

PR - Sept. 13

PUBLIC NOTICE MONROE COUNTY COURT OF COMMON PLEAS NO. 11936 CV 10

McCABE, WEISBERG and CONWAY, P.C.
BY: **TERRENCE J. McCABE, ESQUIRE - ID #16496**
MARC S. WEISBERG, ESQUIRE - ID #17616
EDWARD D. CONWAY, ESQUIRE - ID #34687
MARGARET GAIRO, ESQUIRE - ID #34419
ANDREW L. MARKOWITZ, ESQUIRE - ID #28009
HEIDI R. SPIVAK, ESQUIRE - ID #74770
MARISA J. COHEN, ESQUIRE - ID #87830
KEVIN T. McQUAIL, ESQUIRE - ID #307169
CHRISTINE L. GRAHAM, ESQUIRE - ID #309480
BRIAN T. LaMANN, ESQUIRE - ID #310321
123 South Broad St., Suite 2080, Philadelphia, PA 19109
(215) 790-1010

CIVIL ACTION LAW

BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing LP vs. **Barbara A. Kelly and Eneas J. Kelly**

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

To: Barbara A. Kelly, 815 Wilderness Acres, East Stroudsburg, PA 18301
Eneas J. Kelly, 815 Wilderness Acres, East Stroudsburg, PA 18301
Barbara A. Kelly, 12 Bridle Path, West Hampton Beach, NY 11978
Eneas J. Kelly, 12 Bridle Path, West Hampton Beach, NY 11978

Your house (real estate) at **815 Wilderness Acres, East Stroudsburg, PA 18301** is scheduled to be sold at Sheriff's Sale on **October 31, 2013 at 10 a.m.** in the Monroe County Courthouse, Stroudsburg, Pennsylvania to enforce the court judgment of \$254,443.20 obtained by BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing LP against you.

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

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

1. The sale will be cancelled if you pay to BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing LP the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.
 2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.
 3. You may also be able to stop the sale through other legal proceedings.
- You may need an attorney to assert your rights. The

sooner you contact one, the more chance you will have of stopping the sale. (See the following notice on how to obtain an attorney.)

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

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.
2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
3. The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, P.C. at (215) 790-1010.
4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.
7. You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale.

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

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

Find a Lawyer Program
Monroe County Bar Association
913 Main St.
P.O. Box 786
Stroudsburg, PA 18360
570-424-7288

ASSOCIATION DE LICENCIADOS
Monroe County Bar Assoc.
Find a Lawyer Program
913 Main Street
P.O. Box 786
Stroudsburg, PA 18360
570-424-7288

PR - Sept. 13

PUBLIC NOTICE SHERIFF'S SALE IN THE COURT OF COMMON PLEAS OF MONROE COUNTY, PENNSYLVANIA NO. 10654-CV-2010

BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP vs.

LENNOX B. THOMPSON
NOTICE TO: **LENNOX B. THOMPSON**
**NOTICE OF SHERIFF'S
SALE OF REAL PROPERTY**

Being Premises: BOX 2154 UPPER SEESE HILL ROAD a/k/a 347 BRIDLE LANE, CANADENSIS, PA 18325
Being in BARRETT TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,

MONROE LEGAL REPORTER

TAX CODE: 01/7/11/19-2
TAX PIN: 01-6398-03-24-2081
Improvements consist of residential property. Sold as the property of LENNOX B. THOMPSON
Your house (real estate) at BOX 2154 UPPER SEESE HILL ROAD a/k/a 347 BRIDLE LANE, CANADENSIS, PA 18325 is scheduled to be sold at the Sheriff's Sale on 10/31/2013 at 10 a.m., at the Monroe County Courthouse, 7th & Monroe St, Stroudsburg, PA 18360 to enforce the Court Judgment of \$325,364.09 obtained by, BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP (the mortgagee), against the above premises.
PHELAN HALLINAN, LLP
Attorney for Plaintiff
PR - Sept. 13

**PUBLIC NOTICE
SHERIFF'S SALE
IN THE COURT OF
COMMON PLEAS
OF MONROE COUNTY,
PENNSYLVANIA
NO. 12248-CV-2008**

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, S/B/M CHASE HOME FINANCE, LLC
vs.
BYUNG JI MOON
NOTICE TO: BYUNG JI MOON
**NOTICE OF SHERIFF'S
SALE OF REAL PROPERTY**
Being Premises: 3801 FOXBOROUGH COURT, STROUDSBURG, PA 18360-9301
Being in JACKSON TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,
TAX CODE: 08/87512
TAX PIN: 08-6371-01-29-6043
Improvements consist of residential property. Sold as the property of BYUNG JI MOON
Your house (real estate) at 3801 FOXBOROUGH COURT, STROUDSBURG, PA 18360-9301 is scheduled to be sold at the Sheriff's Sale on 10/31/2013 at 10 a.m., at the Monroe County Courthouse, 7th & Monroe St, Stroudsburg, PA 18360 to enforce the Court Judgment of \$206,061.80 obtained by, JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, S/B/M CHASE HOME FINANCE, LLC (the mortgagee), against the above premises.
PHELAN HALLINAN, LLP
Attorney for Plaintiff
PR - Sept. 13

**PUBLIC NOTICE
SHERIFF'S SALE
IN THE COURT OF
COMMON PLEAS
OF MONROE COUNTY,
PENNSYLVANIA
NO. 1514-CV-2009**

DEUTSCHE BANK TRUST COMPANY AMERICAS AS TRUSTEE FOR RALI 2006QS18
vs.
DESEREE KNIGHT and WILLIAM H. KNIGHT
NOTICE TO: DESEREE KNIGHT and WILLIAM H. KNIGHT
**NOTICE OF SHERIFF'S
SALE OF REAL PROPERTY**
Being Premises: 20 FETHERMAN STREET a/k/a 18/20 FETHERMAN STREET, STROUDSBURG, PA 18360-1306
Being in STROUDSBURG BOROUGH, County of MONROE, Commonwealth of Pennsylvania,
TAX CODE: 18-4/2/30
TAX PIN: 18-7300-09-27-1365
Improvements consist of residential property. Sold as the property of DESEREE KNIGHT and WILLIAM H. KNIGHT
Your house (real estate) at 20 FETHERMAN STREET a/k/a 18/20 FETHERMAN STREET, STROUDSBURG, PA 18360-1306 is scheduled to be sold at the Sheriff's Sale on 10/31/2013 at 10 a.m., at the Monroe County Courthouse, 7th & Monroe St, Stroudsburg, PA 18360 to enforce the Court

Judgment of \$248,454.83 obtained by, DEUTSCHE BANK TRUST COMPANY AMERICAS AS TRUSTEE FOR RALI 2006QS18 (the mortgagee), against the above premises.
PHELAN HALLINAN, LLP
Attorney for Plaintiff
PR - Sept. 13

**PUBLIC NOTICE
SHERIFF'S SALE
IN THE COURT OF
COMMON PLEAS
OF MONROE COUNTY,
PENNSYLVANIA
NO. 2147-CV-2010**

BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP
vs.
JAIME GRISALES
NOTICE TO: JAIME GRISALES
**NOTICE OF SHERIFF'S
SALE OF REAL PROPERTY**
Being Premises: 1158 JEWEL TERRACE, TOBYHANNA, PA 18466-3657
Being in COOLBAUGH TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,
TAX CODE: 03/9E/1/132
TAX PIN: 03-6359-20-90-8861
Improvements consist of residential property. Sold as the property of JAIME GRISALES
Your house (real estate) at 1158 JEWEL TERRACE, TOBYHANNA, PA 18466-3657 is scheduled to be sold at the Sheriff's Sale on 10/31/2013 at 10 a.m., at the Monroe County Courthouse, 7th & Monroe St, Stroudsburg, PA 18360 to enforce the Court Judgment of \$91,564.39 obtained by, BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP (the mortgagee), against the above premises.
PHELAN HALLINAN, LLP
Attorney for Plaintiff
PR - Sept. 13

**PUBLIC NOTICE
SHERIFF'S SALE
IN THE COURT OF
COMMON PLEAS
OF MONROE COUNTY,
PENNSYLVANIA
NO. 4377-CV-2009**

NATIONSTAR MORTGAGE, LLC
vs.
PHILLIP C. WINDER
NOTICE TO: PHILLIP C. WINDER
**NOTICE OF SHERIFF'S
SALE OF REAL PROPERTY**
Being Premises: LOT NO. 8, BLOCK 1403, SECTION 14, a/k/a HC 88 BOX 526 a/k/a 8 PAXINOS DRIVE, POCONO LAKE, PA 18347-9622
Being in COOLBAUGH TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,
TAX CODE: 03/19A/1/47
TAX PIN: 03-5397-19-71-1208
Improvements consist of residential property. Sold as the property of PHILLIP C. WINDER
Your house (real estate) at LOT NO. 8, BLOCK 1403, SECTION 14, a/k/a HC 88 BOX 526 a/k/a SEE COMME, POCONO LAKE, PA 18347-9622 is scheduled to be sold at the Sheriff's Sale on 10/31/2013 at 10 a.m., at the Monroe County Courthouse, 7th & Monroe St, Stroudsburg, PA 18360 to enforce the Court Judgment of \$118,472.90 obtained by, NATIONSTAR MORTGAGE, LLC (the mortgagee), against the above premises.
PHELAN HALLINAN, LLP
Attorney for Plaintiff
PR - Sept. 13

**PUBLIC NOTICE
SHERIFF'S SALE
IN THE COURT OF
COMMON PLEAS
OF MONROE COUNTY,
PENNSYLVANIA**

MONROE LEGAL REPORTER

NO. 4796-CV-2011

FANNIE MAE ("FEDERAL NATIONAL MORTGAGE ASSOCIATION")

vs.

NICOLE VENTOUR and MARTIN VENTOUR

NOTICE TO: NICOLE VENTOUR and MARTIN VENTOUR

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

Being Premises: 7150 ROBINWOOD DRIVE a/k/a 448 ROBINWOOD DRIVE, TOBYHANNA, PA 18466 Being in County of MONROE, Commonwealth of Pennsylvania,

TAX CODE: 03/8D/1/664

TAX PIN: 03-6358-09-26-0106

Improvements consist of residential property. Sold as the property of NICOLE VENTOUR and MARTIN VENTOUR

Your house (real estate) at 7150 ROBINWOOD DRIVE a/k/a 448 ROBINWOOD DRIVE, TOBYHANNA, PA 18466 is scheduled to be sold at the Sheriff's Sale on 10/31/2013 at 10 a.m., at the Monroe County Courthouse, 7th & Monroe St, Stroudsburg, PA 18360 to enforce the Court Judgment of \$259,757.23 obtained by, FANNIE MAE ("FEDERAL NATIONAL MORTGAGE ASSOCIATION") (the mortgagee), against the above premises.

PHELAN HALLINAN, LLP

Attorney for Plaintiff

PR - Sept. 13

**PUBLIC NOTICE
SHERIFF'S SALE
IN THE COURT OF
COMMON PLEAS
OF MONROE COUNTY,
PENNSYLVANIA
NO. 7035-CV-2010**

BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP vs.

CHARLES MAJOR and DELISA BANKS

NOTICE TO: CHARLES MAJOR and DELISA BANKS

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

Being Premises: 2901 GREENWOOD CROSSING a/k/a 57 ARBOR WOODS, STROUDSBURG, PA 18360-8045

Being in STROUD TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,

TAX CODE: 17/97/115

TAX PIN: 17-6381-04-84-0656

Improvements consist of residential property. Sold as the property of CHARLES MAJOR and DELISA BANKS

Your house (real estate) at 201 GREENWOOD CROSSING a/k/a 57 ARBOR WOODS, STROUDSBURG, PA 18360-8045 is scheduled to be sold at the Sheriff's Sale on 10/31/2013 at 10 a.m., at the Monroe County Courthouse, 7th & Monroe St, Stroudsburg, PA 18360 to enforce the Court Judgment of \$409,657.99 obtained by, BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP (the mortgagee), against the above premises.

PHELAN HALLINAN, LLP

Attorney for Plaintiff

PR - Sept. 13

**PUBLIC NOTICE
SHERIFF'S SALE
IN THE COURT OF
COMMON PLEAS
OF MONROE COUNTY,
PENNSYLVANIA
NO. 7617-CV-2010**

BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP vs.

ANTHONY RIVERA and SILVA PORTUGAL-RIVERA

NOTICE TO: ANTHONY RIVERA and SILVA PORTUGAL-RIVERA

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

Being Premises: LOT 115 SIERRA VIEW a/k/a 115 ELDORADO DRIVE, EFFORT, PA 18330-0000

Being in CHESTNUTHILL TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,

TAX CODE: 02/6B/1/85

TAX PIN: 02-6340-01-09-3594

Improvements consist of residential property. Sold as the property of ANTHONY RIVERA and SILVA PORTUGAL-RIVERA

Your house (real estate) at LOT 115 SIERRA VIEW a/k/a 115 ELDORADO DRIVE, EFFORT, PA 18330-0000 is scheduled to be sold at the Sheriff's Sale on 10/31/2013 at 10 a.m., at the Monroe County Courthouse, 7th & Monroe St, Stroudsburg, PA 18360 to enforce the Court Judgment of \$171,719.50 obtained by, BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP (the mortgagee), against the above premises.

PHELAN HALLINAN, LLP

Attorney for Plaintiff

PR - Sept. 13

**PUBLIC NOTICE
SHERIFF'S SALE
IN THE COURT OF
COMMON PLEAS
OF MONROE COUNTY,
PENNSYLVANIA
NO. 7942-CV-2009**

BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP vs.

JOHN THOMAS RYAN JR. a/k/a JOHN T. RYAN JR.

NOTICE TO: JOHN THOMAS RYAN JR. a/k/a JOHN T. RYAN JR.

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

Being Premises: 7652 RAINBOW DRIVE a/k/a G 589 RAINBOW DRIVE a/k/a LOT 589 SECTION G RAINBOW DRIVE, TOBYHANNA, PA 18466

Being in COOLBAUGH TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,

TAX CODE: 3/8D/1/98

TAX PIN: 03-6358-13-14-8628

Improvements consist of residential property. Sold as the property of JOHN THOMAS RYAN JR.

Your house (real estate) at 7652 RAINBOW DRIVE a/k/a G 589, RAINBOW DRIVE a/k/a LOT 589 SECTION G RAINBOW DRIVE, TOBYHANNA, PA 18466 is scheduled to be sold at the Sheriff's Sale on 10/31/2013 at 10 a.m., at the Monroe County Courthouse, 7th & Monroe St, Stroudsburg, PA 18360 to enforce the Court Judgment of \$105,988.23 obtained by, BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP (the mortgagee), against the above premises.

PHELAN HALLINAN, LLP

Attorney for Plaintiff

PR - Sept. 13

**PUBLIC NOTICE
SHERIFF'S SALE
IN THE COURT OF
COMMON PLEAS
OF MONROE COUNTY,
PENNSYLVANIA
NO. 8145-CV-2009**

BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP vs.

KASHIF RAZI and KERRI RAZI

NOTICE TO: KASHIF RAZI and KERRI RAZI

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

Being Premises: 1154 JEWEL TERRACE a/k/a K-225 JEWEL TERRACE, TOBYHANNA, PA 18466-3657

Being in COOLBAUGH TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,

TAX CODE: 03/9E/1/130

MONROE LEGAL REPORTER

TAX PIN: 03-6359-20-90-7658
Improvements consist of residential property. Sold as the property of KASHIF RAZI and KERRI RAZI Your house (real estate) at 1154 JEWELL TERRACE a/k/a K-225 JEWEL TERRACE, TOBYHANNA, PA 18466-3657 is scheduled to be sold at the Sheriff's Sale on 10/31/2013 at 10 a.m., at the Monroe County Courthouse, 7th & Monroe St, Stroudsburg, PA 18360 to enforce the Court Judgment of \$108,726.94 obtained by, BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP (the mortgagee), against the above premises.
PHELAN HALLINAN, LLP
Attorney for Plaintiff
PR - Sept. 13

**PUBLIC NOTICE
SHERIFF'S SALE
IN THE COURT OF
COMMON PLEAS
OF MONROE COUNTY,
PENNSYLVANIA
NO. 9242-CV-2010**

CALIBER HOME LOANS INC. F/K/A VERICREST FINANCIAL INC.

vs.
ZBIGNIEW WASILCZUK and MALGORZATA WASILCZUK

NOTICE TO: ZBIGNIEW WASILCZUK and MALGORZATA WASILCZUK

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

Being Premises: 5549 GRANIT ROAD a/k/a 5549 GRANITE ROAD, LONG POND, PA 18334

Being in TOBYHANNA TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,

TAX CODE: 19/31/2/156

TAX PIN: 19-6344-04-83-2255

Improvements consist of residential property. Sold as the property of ZBIGNIEW WASILCZUK and MALGORZATA WASILCZUK

Your house (real estate) at 5549 GRANIT ROAD a/k/a 5549 GRANITE ROAD, LONG POND, PA 18334 is scheduled to be sold at the Sheriff's Sale on 10/31/2013 at 10 a.m., at the Monroe County Courthouse, 7th & Monroe St, Stroudsburg, PA 18360 to enforce the Court Judgment of \$141,535.73 obtained by, CALIBER HOME LOANS INC. F/K/A VERICREST FINANCIAL INC. (the mortgagee), against the above premises.

PHELAN HALLINAN, LLP

Attorney for Plaintiff

PR - Sept. 13

**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 10389 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, SEPTEMBER 26, 2013

AT 10:00 A.M.

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

BY VIRTUE OF a Writ of Execution No. 10389-2011, issued out of the Court of Common Pleas of Monroe County, directed to me, there will be exposed to public sale, by vendue or outcry to the highest and best bidders, for cash, in the Courthouse, in Stroudsburg, Monroe County, Pennsylvania, all rights, title and interest of the Defendant in and to:

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Stroud**, Monroe County, Pennsylvania, being Lot 302, as set forth on the Plot Map of Mill Brooke Farms, dated March 14, 2002,

recorded in Monroe County Recorder of Deeds, in Plot Book Volume 74, pages 194-195 and 196.

BEING the same premises which LTS Development, LLC, successor by merger to LTS Development, Inc., conveyed to Carmen L. Rodriguez BY Deed dated January 20, 2009, and recorded January 27, 2009, in Deed Book 2347 at pages 9369-9377.

PARCEL NO. # 17/96668

PIN NO. #17639012853295

KNOWN AS, 117 Serena Drive, (formerly known as 302 Serena Drive), Lot 302, Mill Brooke Farms, Stroudsburg, Stroud Township, Monroe County, Pennsylvania 18360

IMPROVEMENTS THEREON CONSIST OF a personal residence known as 117 Serena Drive, Lot 302, Mill Brooke Farms, Stroudsburg, Stroud Township, Monroe County, Pennsylvania 18360.

SEIZED AND TAKEN into execution at the suit of Citizens Savings Bank against Carmen L. Rodriguez for the sheriff to collect \$356,046.11*

*Plus additional interest, attorneys' fees, late charges and costs.

The lien of this money judgment pursuant to which real estate execution is issued relates back to the lien of a Mortgage from Carmen L. Rodriguez in favor of Citizens Savings Bank dated January 23, 2009, and recorded January 27, 2009, in Record Book 2347, page 9378, and the purpose of this real estate execution is to foreclose the lien of said Mortgage.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: CARMEN L. RODRIGUEZ

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

ESQUIRE

Sheriff's Office

Stroudsburg, Penna.

Barry J. Cohen, Sheriff's Solicitor

PR - Aug 30; Sept 6, 13

**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 10711 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, SEPTEMBER 26, 2013

AT 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 or tract of land, situate, lying and being in the **Township of Tobyhanna**, County of Monroe and Commonwealth of Pennsylvania and being Lot No. 504 on the map or plan bearing title or legend "Section G Locust Lake Village, Inc., Tobyhanna Twp., Monroe Co., Scale 1"=100", L.A. Achterman, Jr., P.E., East Stroudsburg,

MONROE LEGAL REPORTER

PA, Revised 25 March 1965".
BEGINNING at an iron pipe in the easterly line of Mountain View Drive and at the northwesterly corner of Lot No. 503; thence North 09 degrees and 15' East along the easterly line of Mountain View Drive for a distance of 95 feet to another iron pipe at the southwesterly corner of Lot No. 505; thence extending off that 95 foot width or breadth (between the northerly line of Lot No. 503 and the southerly line of Lot No. 505) in length or depth eastwardly and at right angles with Mountain View Drive for a distance of 180 feet to a line parallel with Mountain View Drive.

BEING the same premises which Jacob Dougherty by Deed dated June 20, 2005 and recorded June 28, 2005 in the Office for the Recording Deeds in and for the County of Monroe on in Record Book Volume 2230 page 5649, granted and conveyed unto Linda M. Breen.

Seized and taken in execution as the property of Linda M. Breen. Tax Code No. 19/11B/1/13, pin 1906306-04-54-2435.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: LINDA M. BREEN

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 3401 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 5 of Unit No. RT-110, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Mellon Bank, N.A., P.O.A. for Continental Bank, Successor Trustee to United Penn Bank, successor by merger to Security Bank and Trust Company, Trustee, granted

and conveyed by deed dated March 22, 1995 and recorded on January 12, 1996, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2021 at page 5920 unto Robin P. Perry and Nola Theresa Perry.
Being part of Parcel No. 16/88111/U110 and Pin No. 16732101397000U110

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ROBIN P. PERRY AND NOLA THERESA PERRY

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 3826 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, SEPTEMBER 26, 2013
AT 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. 21 of Unit No. RV-23, of Phase IIIA, River Village, Stage I, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at page 255, the said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage I, Shawnee Village Planned Residential Development, filed in the office of the Recorder of Deeds of Monroe, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at page 69, et seq. (for units R-17 through R-36, inclusive).

BEING THE SAME premises which Security Bank and Trust Company, by deed dated April 16, 1985 and recorded July 19, 1985, in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed Book Volume 1452 at page 1037 granted and conveyed unto Robert Fiorito.

Being part of Parcel No. 16/2/1/1-7-6C and Pin No. 16732102773449B6C

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ROBERT FIORITO

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

MONROE LEGAL REPORTER

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 9716 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, SEPTEMBER 26, 2013
AT 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. 15 of Unit No. RV-59, of River 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 February 22, 1980, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1016, at Page 103, and as same has been amended by a Supplementary Declaration dated June 2, 1980, and recorded as aforesaid in Deed Book Volume 1037 at Page 309, and a further Supplementary Declaration dated August 20, 1981, and recorded as aforesaid in Deed Book Volume 1130, at Page 67. The said unit is more particularly described on the Final Plans for Phase IIB, River Village, Stage I, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plat Book Volume 42, at Page 103 et seq., and Plat Book Volume 47, at Page 27.

BEING THE SAME premises which Delores J. Uhl, by deed dated August 28, 1991 and recorded on February 3, 1992, in the Office of the Recorder of Deeds for Monroe County in Record Book Volume 1813 at page 0094 granted and conveyed unto Kenneth Towns, Jr. and Carol G. Towns a/k/a Carol G. Towns.

Tax code #: 16/2/1/1-8
PIN #: 16732102562122

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: KENNETH TOWNS, JR.
CAROL G. BAKER-TOWNS
A/K/A GAROL G. BAKER-TOWNS**

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

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

ALL THAT certain interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 40 of Unit No. RT-1, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee, to Security Bank and Trust Company, Trustee, granted and conveyed by deed dated February 28, 2000 and recorded on March 31, 2000, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2076 at page 9437 unto Lloyd T. Edghill and Marion Edghill.

Being Part of Parcel No. 16/88000/U1 and Pin No. 16732102578832U1

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: LLOYD T. EDGHILL
MARION EDGHILL**

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

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

MONROE LEGAL REPORTER

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 10012 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, SEPTEMBER 26, 2013
AT 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 Borough of Mount Pocono**, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 2, The Lodges, as shown on a plan of lots recorded in the Office of the Recorder of Deeds, in and for the County of Monroe, in Plot Book Volume/Page 39/5.

TITLE TO SAID PREMISES VESTED IN Catherine Shirer, by Deed from Michael Caputo, single, dated 08/05/2005, recorded 08/10/2005 in Book 2235, Page 8126.

TAX CODE: 10/3/1/4-3
TAX PIN: 10-6365-06-38-1100

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: CATHERINE SHIRER

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 10070 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, SEPTEMBER 26, 2013
AT 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 Tunkhannock** in the County of Monroe and Commonwealth of Pennsylvania, being described as follows: Lot No. 7202, Section D11, plan of Emerald Lakes, Plot Book Volume 19, Page 113. Being more fully described in a Deed dated 03/13/2003 and recorded 04/04/2003, among the land records of the county and state set forth above, in Deed Volume 2149 and Page 4138.

TITLE TO SAID PREMISES VESTED IN Rosario Maimone and Nick Maimone husband and wife as joint tenants with right of survivorship and not as tenants in common, by Deed from Rosario Maimone, dated 11/11/2005, recorded 1/4/2006 in Book 2253, Page 7671, Instrument #200600419.

TAX CODE: 20/1C/1/75,
TAX PIN: 20-6343-01-19-5767

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: NICK MAIMONE ROSARIO MAIMONE

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 10072 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, SEPTEMBER 26, 2013
AT 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, known as 145 Prospect Street, and lot, tract or parcel 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 a post on the West side of Prospect Street, a corner also of land formerly of Asa F. Titus, now Frank W. Meyers; thence along the West side of Prospect Street South 03 degrees East 75 feet to a post on the North side of a proposed street 45 feet

MONROE LEGAL REPORTER

wide now known as Elk Street; thence continuing in the same bearing 20 feet to a point in the middle of said Elk Street thence by land of Theodore T. Viechnicki and Lucy M. Viechnicki, his wife, as described in deed from Stella Viechnicki to said Viechnickis dated 2/23/1962 and recorded 2/23/1963 in Deed Book 293, page 239, South 87 degrees West down the center of the middle line of Elk Street 140 feet to the Easterly side of a 12 foot alley; thence along the Easterly side of said alley North 03 degrees West 20 feet to a post on the North side of Elk Street; thence in the same and along the Easterly side of said alley, 75 feet to a post in the line of formerly Titus, now Meyers; thence by land of formerly Titus, now Meyers, North 87 degrees East 140 feet to the place of BEGINNING.

BEING a lot 75 feet in width by 140 feet in depth and bounded on the East by Prospect Street and on the South by Elk Street and on the West by a 12 foot alley and on the North by lands of Frank W. Meyers and wife, plus the 20 foot Northerly one-half of Elk Street. TITLE TO SAID PREMISES VESTED IN Chad A. Pensiero and Melissa Pensiero, his wife, by Deed from Adelaide Blewitt, widow, dated 03/30/2004, recorded 04/02/2004 in Book 2186, Page 2091.

TAX CODE: 05-1/2/1/13

TAX PIN: 05-7301-16-92-8787

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: CHAD A. PENSIERO MELISSA PENSIERO

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 10095 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

ALL THAT CERTAIN piece or parcel of land situate, lying and being in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 4, as shown on Final P.R.D. Plan, Water Gap Watch - East recorded in Monroe County, Pennsylvania in Plot Book No. 71, Page 232.

TOGETHER with all rights and privileges and UNDER AND SUBJECT to the covenants, exceptions, conditions, reservations and restrictions as of record.

TITLE TO SAID PREMISES VESTED IN James J. Simpson, married, by Deed from LTS Development, Inc., a Pennsylvania Corporation, dated 04/27/2000, recorded 05/03/2000 in Book 2078, Page 2022.

TAX CODE: 16/90934

TAX PIN: 16-7311-02-88-8405

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JAMES J. 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
CHRISTINA C. VIOLA
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 10098 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, SEPTEMBER 26, 2013
AT 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, piece or parcel of land situate in the Township of Coolbaugh, County of Monroe, and State of Pennsylvania, being Lot No. 5109, Section 5 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 17, Page 23.

UNDER AND SUBJECT to covenants, conditions and restrictions which shall run with the land as appear in the chain of title.

HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 5109 BELVEDERE ROAD, TOBYHANNA, PA 18466

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

BEING THE SAME PREMISES WHICH Erich Kannevischer et al by deed dated 6/26/01 and recorded 6/28/01 in Monroe County Record Book 2099, Page 3587, granted and conveyed unto Laura Franks.

TO BE SOLD AS THE PROPERTY OF LAURA FRANKS ON JUDGMENT NO. 10098-CV-2011

MONROE LEGAL REPORTER

TAX CODE # 3/4D/1/34
PIN 03-6367-03-30-0457

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

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 there-
with 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 - Aug 30; Sept 6, Sept. 13

**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 10117 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, SEPTEMBER 26, 2013
AT 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 Pocono**, County of Monroe and
Commonwealth of Pennsylvania, being described as
follows, to wit:

BEING Lot No. 1002 on the Plan of Lots known as
'Plotting II, Oak Hill Terrace, Pocono Township,
Monroe County, Pennsylvania', as revised May 13,
1974, Achterman Associates, Consulting Engineers,
and being the same Plot Plan as recorded in the
Office for the Recording of Deeds, in and for the
County of Monroe, at Stroudsburg, Pennsylvania, in
Plot Book 24, Pages 61 and 63.

TITLE TO SAID PREMISES VESTED IN Glenda Z.
Alvarez, by Deed from Timothy P. Eilber and Dawn M.
Eilber, his wife, dated 05/25/2007, recorded
05/29/2007 in Book 2306, Page 5121.

TAX CODE: 12/6B/1/72

TAX PIN: 12-6373-02-85-7126

**SEIZED AND TAKEN IN EXECUTION AS THE
PROPERTY OF: GLENDA Z. ALVAREZ**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOHN MICHAEL KOLESNIK,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

**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, SEPTEMBER 26, 2013
AT 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 situ-
ate 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 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: 09-7334-02-86-6497

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOHN MICHAEL KOLESNIK,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

**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 10229 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF

MONROE LEGAL REPORTER

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, bounded and described as follows, to wit:

BEGINNING at a stake and stones 15 inches South of a marked 20 inch beech tree on the West side and 16½ feet from the center of macadam, of the road leading from Canadensis to Newfoundland and about a mile South of the Pike County line, from which stake a small spring bears North 30 degrees West distant 133 feet; thence, along the West side of curve of said road (bearings from Magnetic Meridian of 1945) South 13¼ degrees West 100 feet to a stake near a large rock on top of the rock and 16½ feet from the center of macadam; thence; leaving said road, and passing a 12-inch yellow birch on line at 7 feet and along other lands of A.M. Price; of which this was a part, North 68 degrees 20 minutes West 200 feet to a stake and stones; thence, still by the same North 13¼ degrees East 100 feet to a stake and stones; thence, still by the same South 68 degrees 20 minutes East 200 feet to the place of beginning. Containing 19,784 square feet more or less. TITLE TO SAID PREMISES VESTED IN William G. Feick, (son), by Deed from Wilbur Feick, (father) dated 07/30/2002, recorded 08/09/2002 in Book 2128, Page 6100. TAX CODE: 01/28/1/13 TAX PIN: 01-6389-01-19-4417

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: WILLIAM G. FEICK

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 102 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, SEPTEMBER 26, 2013
AT 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 TOWNSHIP OF JACKSON,

COUNTY OF MONROE AND COMMONWEALTH OF PENNSYLVANIA BEING LOT NO. 5, PHASE 1, PENNBROOK FARMS, AS SHOWN ON A PLAN OF LOTS RECORDED IN THE OFFICE OF THE RECORDED OF DEEDS, IN AND FOR THE COUNTY OF MONROE, IN PLOT BOOK VOLUME 66, PAGE 72.

TOGETHER WITH ALL RIGHTS AND PRIVILEGES AND UNDER AND SUBJECT TO THE COVENANTS, EXCEPTIONS, CONDITIONS, RESERVATIONS AND RESTRICTIONS AS OF RECORD.

BEING KNOWN AS: 17 Highland Circle, Stroudsburg, PA 18352
TAX CODE: 08/89327

PIN NO.: 08635100651376

TITLE TO SAID PREMISES IS VESTED IN MARVIN O. LEONARD JR. AND DIANA Y. LEONARD, HUSBAND AND WIFE, BY DEED FROM JOANN ROMAN, UNMARRIED, AND MARVIN LEONARD a/k/a MARVIN O. LEONARD JR. AND DIANA Y. LEONARD, HUSBAND, DATED 6/9/08 RECORDED 6/17/08 IN DEED BOOK 2337 PAGE 59.

HAVING BEEN ERECTED THEREON A SINGLE FAMILY DWELLING.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MARVIN O. LEONARD JR.

DIANE Y. LEONARD

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
AMY GLASS,
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept. 6, 13

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 10305 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, SEPTEMBER 26, 2013
AT 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 Smithfield, County of Monroe and Commonwealth of Pennsylvania, being Lot 6 as shown on a plan of Consumer Investment Fund by Milnes Engineering, Inc. dated January 7, 1988 on file in the Office for the Recording of Deeds in and for the County of Monroe in Plot Book No. 60, Page 221. BEING part of the same premises which Michael Berardi and Rosemarie Berardi, husband and wife, by Deed dated February 12, 1991 and recorded February 14, 1991, in the Office of the Recorder of Deeds in and for the County of Monroe, Pennsylvania, in Book 1768, Page 606 granted and conveyed unto Michael Berardi and Rosemarie Berardi, husband and wife, in fee.

BEING the same premises which Michael Berardi and Rosemarie Berardi, husband and wife, by Deed dated November 2, 2006, and recorded November 2, 2006, in the Office of the Recorder of Deeds in and

MONROE LEGAL REPORTER

for the County of Monroe, in Book 2286, Page 4340, granted and conveyed unto Hyde Park Estates of PA, Inc., a Pennsylvania Corporation, in fee.

Tax Code No: 16/7/2/27-14

Pin No. 16731200405783

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: HYDE PARK ESTATES OF PA, 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
KIMBERLY J. HONG,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 10355 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, SEPTEMBER 26, 2013
AT 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 Stroud**, County of Monroe and State of Pennsylvania, bounded and described as follows, viz:

BEGINNING at an iron pin at the intersection of the North line of Wiley Avenue with the West line of North Fifth Street; thence along the West line of North Fifth Street, North twenty-six degrees West eighty five and thirty-four one hundredths feet to an iron pin; thence along other lands of the grantors, of which this lot was formerly a part, South sixty-four degrees West one hundred seventy-two and one-half feet to an iron pin; thence, still by the same lands North twenty-six degrees West fifty feet to an iron pin, thence, still by the same lands, South sixty-four degrees West forty-three and one tenth feet to an iron pin; thence, still by the same lands, South twenty-six degrees East one hundred sixty-four and seventy-seven one-hundredths feet to an iron pin in the North line of Wiley Avenue; thence, along the North line of Wiley Avenue, North fifty-six degrees thirty minutes East two hundred seventeen and forty eight one-hundredths feet, more or less, to the place of BEGINNING.

Being Lots Nos. 51, 52 and 69 on an unrecorded plan of lots of Maple in the Pines.
TITLE TO SAID PREMISES VESTED IN Michele Verdi, by Deed from Peter Nevins and Gail Cole, also known as Gail Cole Nevins, his wife, dated 03/24/06,

recorded 03/28/06, in Book 2262, Page 1268, Instrument #200612960.

TAX CODE: 17/5/1/4

TAX PIN: 17-7301-10-35-3414

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: MICHELE VERDI

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
LAUREN R. TABAS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 10390 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, SEPTEMBER 26, 2013
AT 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 OF LAND SITUATE IN TOWNSHIP OF COOLBAUGH, MONROE COUNTY, PENNSYLVANIA:

BEING KNOWN AS 2902 Dorset Road a/k/a Lot 2902 Sec 6, Pocono Farms, Tobyhanna, PA 18466
PARCEL NO. 03/4B/3/76

IMPROVEMENTS: Residential Property

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

SHENAY BARNES-KEARSE

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
SHERRI J. BRAUNSTEIN,
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

PUBLIC NOTICE SHERIFF'S SALE OF VALUABLE

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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 1039 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, SEPTEMBER 26, 2013
AT 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. 22, Section A, 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. 31, Page 63.

UNDER AND SUBJECT TO to recorded Covenants and restrictions recorded March 21, 1989, in the Office for the Recording of Deeds, etc., at Stroudsburg, Monroe County, Pennsylvania, in Record Book Vol. 1672, Page 238.

TITLE TO SAID PREMISES VESTED IN Bridget Warren, by Deed from Designer Homes, Inc., a Pennsylvania Corporation, dated 05/02/1998, recorded 03/17/1999 in Book 2061, Page 2142.

TAX CODE: 17/15A/2/16

TAX PIN: 17-6392-01-48-0682

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: BRIDGET WARREN

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 10435 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

PARCEL #1:

ALL THAT CERTAIN lot, piece or parcel of land situate in the **Township of Pocono**, County of Monroe and Commonwealth of Pennsylvania being shown and designated as Lot 10 on a certain map entitled 'Corrected Plan; Scot-Hi Estates; Charles B. Kimmel and Izella R. Kimmel; Pocono Township, Monroe County, Pa; scale: 1 inch=100 feet, May, 1971 as prepared by Lawrence R. Bailey, Registered Surveyor, Stroudsburg, Pa., said map being recorded in Monroe County Plat Book Volume 14 on Page 139 on August 5, 1971 and more particularly described as follows:

BEGINNING at a point on the westerly side of Lookout Court as shown on the above captioned map, said point being a corner common to Lots 9 and 10.

THENCE (1) along the westerly side of said road, South 6 degrees 44 minutes 26 seconds West, 150.25 feet to a point, a corner common to Lots 10 and 11 and 12;

THENCE (2) leaving said road and along said Lots 11 and 12, South 89 degrees 04 minutes 27 seconds West, 172.48 to a point on the easterly side of Scot-Hi Terrace, a corner common to Lots 10 and 11 and 12;

THENCE (3) along the easterly side of Scot-Hi Terrace, North 00 degree 55 minutes 33 seconds West, 148.91 feet to a point, a corner common to Lots 9 and 10;

THENCE (4) leaving said road and along said Lot 9, North 89 degrees 04 minutes 27 seconds East, 192.53 feet to the point of beginning.

CONTAINING 27,176 square feet, more or less.

PARCEL #2:

ALL THAT CERTAIN lot, piece or parcel of land situate in the **Township of Pocono**, County of Monroe and Commonwealth of Pennsylvania being shown and designated as Lot 11 and 12 on a certain map entitled 'Corrected Plan; Scot-Hi Estates; Charles B. Kimmel and Izella R. Kimmel; Pocono Township, Monroe County, Pa; scale: 1 inch=100 feet, May, 1971 as prepared by Lawrence R. Bailey, Registered Surveyor, Stroudsburg, Pa., said map being recorded in Monroe County Plat Book Volume 14 on page 139 on August 5, 1971 and more particularly described as follows:

BEGINNING at a point on the westerly side of Lookout Court, as shown on the above captioned map, said point being a corner common to Lots 10, 11 and 12;

THENCE (1) along the westerly side of said road, South 06 degrees 44 minutes 26 seconds West, 101.86 feet to a point;

THENCE (2) along the same, South 10 degrees 03 minutes 49 seconds West, 123.93 feet to appoint at the intersection of the westerly side of said Lookout Court with the northerly side of Scotchigh Terrace;

THENCE (3) along the northerly Terrace on a curve to the right having a radius of 25.00 feet an arc distance of 55.00 feet to a point;

THENCE (4) along the northeasterly side of said road on a curve to the right having a radius of 344.65 feet an arc distance of 258.42 feet to a point, said point being a corner common to Lots 10, 11 and 12;

THENCE (5) leaving said road and along said Lot 10, North 89 degrees 4 minutes 27 seconds East, 172.48 feet to the point of beginning.

CONTAINING 29,653 square feet, more or less.

PARCEL #3:

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

BEGINNING at an iron pipe, said iron pipe being also the most Northeasterly corner of lands of the Grantee herein;

THENCE (1) through lands of the Grantor N 89 degrees 42 minutes 26 seconds E 31 feet to the edge of pave of Lookout Court; thence along said edge of pave S 00 degree 23 minutes 31 seconds W 222.06 feet to a point;

THENCE (2) through said lands of the Grantor S 82 degrees 02 minutes 27 seconds W 28 feet to an iron

MONROE LEGAL REPORTER

pipe the most Southeasterly corner of said lands of the Grantee herein;
THENCE (3) along said lands of the Grantee N 00 degree 17 minutes 34 seconds W 275.78 feet to the place of BEGINNING.

CONTAINING 8,043 square feet.

It is the intent of the parties to convey to the Grantee by the within deed that parcel of land situate between the easterly boundary line of Lot No. 9, Scot-Hi Estates (presently owned by the Grantee) and the westerly edge of pave of Lookout Court. All covenants and restrictions set forth in the aforesaid Deed to Lot 9 are incorporated herein by reference.
PARCEL #4:

ALL THAT CERTAIN piece or parcel of land situate in the **Township of Pocono**, County of Monroe and Commonwealth of Pennsylvania, being shown and designated as Lot 9 on a certain map entitled 'Corrected Plan; Scot-Hi Estates; Charles B. Kimmel and Isella R. Kimmel; Pocono Township, Monroe County, Pa.; Scale: 1 inch=100 feet; May 1971' as prepared by Lawrence R. Bailey, Registered Surveyor, Stroudsburg, Pa., said map being recorded in Monroe County Plat Book Volume 14 on page 139 on August 5, 1971 and more particularly described as follows:

BEGINNING at a point on the westerly side of Lookout Court, a corner common to Lots 9 and 10 as shown on the above captioned map;

THENCE (1) leaving said road and along said lot 10, South 89 degrees 04 minutes 27 seconds West, 192.53 feet to a point on the easterly side of Scotchhigh Terrace a corner common to Lots 9 and 10;

THENCE (2) along the easterly side of said road North 00 degree 55 minutes 33 seconds West, 100.00 feet to a point, a corner common to Lots 8 and 9;

THENCE (3) leaving said road and along said Lot 8, North 89 degrees 04 minutes 27 seconds East, 150.00 feet to a point, a corner common to Lots 8 and 9;

THENCE (4) along said lot 8 and partly along lot 7 North 00 degree 55 minutes 33 seconds west, 183.98 feet to a point on line of lot 7, a corner common to lot 9 and other lands now or formerly of grantor herein;

THENCE (5) along lands now or formerly of James Triano, et ux., South 83 degrees 15 minutes 34 seconds East 80.03 feet to appoint;

THENCE (6) along the same and partly along the westerly side of Lookout Court, south 06 degrees 44 minutes 26 seconds West, 275.78 feet to the point of BEGINNING.

CONTAINING 32,073 square feet, more or less.

TITLE TO SAID PREMISES VESTED IN Eun Soon Hong, by Deed from Edward Lentz, aka, Edward T. Lentz and Helen Lentz, aka, Helen N. Lentz, his wife, dated 03/14/2003, recorded 03/21/2003 in Book 2148, Page 417.

TAX CODE 1: 12/6A/1/9

TAX PIN 1: 12-6373-03-24-3680

TAX CODE 2: 12/6A/1/10

TAX PIN 2: 12-6373-03-24-4418

TAX CODE 3: 12/6A/1/11

TAX PIN 3: 12-6373-03-24-4312

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: EUN SOON HONG

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
DANIEL G. SCHMIEG,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 10471 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, SEPTEMBER 26, 2013
AT 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. 41 on a certain map or plan of lots entitled 'Subdivision of Winona lakes, Addition to Section 4, North Village, American Landmark Corporation, Owner & Developer, Middle Smithfield Township, Monroe County, Pennsylvania, dated July 11, 1972, and revised August 18, 1972, prepared by Edward C. Hess Associates, Scale being 1 inch - 100 feet', recorded October 2, 1972, in the Recorder's Office, Stroudsburg, Monroe County, Pennsylvania, in Plot Book Vol. 17, Page 91.

CONTAINING 46,706 square feet, more or less.

BEING Lot No. 41 on the above mentioned plan.

TITLE TO SAID PREMISES VESTED IN Frank Raffa and Diane Raffa, his wife, by Deed from Margaret Monaco, Single and Frank Raffa and Diane Raffa, his wife, dated 03/13/03, recorded 07/22/03, in Book 2160, Page 5141, Instrument #200334714.

TAX CODE: 09/6D/1/40

TAX PIN: 09-7334-02-58-4188

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: FRANK RAFFA A/K/A

FRANK E. RAFFA

DIANE RAFFA

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

MONROE LEGAL REPORTER

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 10484 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, SEPTEMBER 26, 2013

AT 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 the **Township of Tobyhanna**, County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 9604, Section AIII, 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 13, Page 75, bounded and described as follows to wit: In Plot Book Volume and Page Number according to aforementioned Plan on Record.

BEING THE SAME PREMISES which Nationwide Realty Group, Inc., by deed dated 4/29/05 and recorded 5/10/05 in Book 2224 Page 8368 conveyed to Gervais Hilaire a/k/a Gervais Hilaire.

Pin #: 19-6344-03-04-6158

Tax Code #: 19/3E/1/29

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: GERVAIS HILAIRE 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
JILL P. JENKINS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 10548 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, SEPTEMBER 26, 2013

AT 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 situated in the **Township of Chestnuthill**, County of Monroe, and State of Pennsylvania, being known and designated as Lot No. 142, Birch Brier Estates, Section Four, recorded in Plat Book Volume 58, page 79 and further described as metes and bounds property.

Tax ID: 2/14G/1/142

Being Known As: 142 Russell Court, Effort, PA 18330

TAX CODE: 2/14G/1/142

PIN NO.: 02633103012162

TITLE TO SAID PREMISES IS VESTED IN Richard J. Month and Mari Ann Month, husband and wife by deed from Richard J. Monte and Mari Ann Monte, husband and wife dated 07/21/1993 recorded 07/30/1993 in Deed Book 1900 Page 1107

Having been erected thereon a single family dwelling. **SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: MARI ANN MONTE**

RICHARD J. MONTE

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
AGNES MOMBRUN,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 10550 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, SEPTEMBER 26, 2013

AT 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 situated in the **Township of Coolbaugh**, County of Monroe, and State of Pennsylvania, being Lot No. 233, Section L, as shown on map of a Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 24, at Pages 7, 9 and 11.

TITLE TO SAID PREMISES VESTED IN Joseph Ferrigno and Stefanie Ferrigno, his daughter, by Deed from NCJ Development Corporation, dated 03/26/2008, recorded 03/28/2005 in Book 2330, Page 1376.

TAX CODE: 03/9D/1/233

TAX PIN: 03-6359-16-83-2230

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JOSEPH FERRIGNO

MONROE LEGAL REPORTER

STEFANIE FERRIGNO

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
LAUREN R. TABAS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 10590 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, SEPTEMBER 26, 2013
AT 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 Chestnut Hill, County of Monroe and Commonwealth of Pennsylvania, being shown and designated as Lot No. 703 on a Plan of Lots entitled The Highlands III made by Achterman Associates, Consulting Engineers, East Stroudsburg, PA and recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe at Stroudsburg, Pennsylvania, in Plot Book Volume 62, page 459 and further bounded and described as follows to wit:

BEGINNING at a point in the easterly line of Saturn Drive, said point being the most southwesterly corner of Lot No. 702 on the aforementioned plan; thence North 85 degrees 31 minutes 00 seconds East 413.29 feet to a point in line of other lands of Arlington Martin; thence along said lands South 28 degrees 24 minutes 38 seconds East 79.24 feet to a set monument; thence along the same, South 28 degrees 20 minutes 22 seconds West 197.21 feet to a point, a corner of Lot No. 704; thence along the northerly side of Lot No. 704 on the aforementioned plan, North 78 degrees 03 minutes 53 seconds West 365.67 feet to a point in the easterly line of the aforementioned Saturn Drive; thence in and along the easterly line of Saturn Drive, on a curve to the right having a radius of 300.00 feet the arc length of 85.97 feet to a point, thence along the same North 4 degrees 29 minutes 00 seconds West 50.00 feet to the place of BEGINNING.

CONTAINING 1.826 Acres more or less.
TITLE TO SAID PREMISES VESTED IN Mary Kelsch and Edward R. Dillon II, by Deed from First Star Savings Bank, dated 08/17/06, recorded 08/24/06, in Book 2278, Page 5209, Instrument # 200636143.

TAX CODE: 02/87981
TAX PIN: 02-6330-00-31-9383

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MARY KELSCH

EDWARD R. DILLON II

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
JOHN MICHAEL KOLESNIK,
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept. 6, 13

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 105 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, SEPTEMBER 26, 2013
AT 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, bounded and described as follows, to wit:

Lot 206 as shown on Subdivision of Shelbrooke Estates, Sheldon Kopelson, Developer, prepared by Achterman Associates, dated December 16, 1992 and recorded in the Office for the Recording of Deeds &c., at Stroudsburg, Pennsylvania, in and for the Monroe, in Plot Book Volume 65, Page 109.

UNDER AND SUBJECT to the restrictions set forth in Plot Book 65, page 109.

FURTHER UNDER AND SUBJECT to the Declaration of Protective Covenants, Restrictions, Exceptions, Reservations and Conditions for Shelbrooke Estates recorded in Record Book Vol. 1919, page 1243.

FURTHER UNDER AND SUBJECT to the Amended Declaration of Protective Covenants, Restrictions, Exceptions, Reservations and Conditions for Shelbrooke Estates recorded in Record Book Vol. 2050, page 7797.

TITLE TO SAID PREMISES VESTED IN Najwa A. Garner, a single woman and Phillip Brown, a single man, as joint tenants with the right of survivorship, by Deed from Sheldon Kopelson, single, dated 01/18/1999, recorded 01/20/1999 in Book 2058, Page 7914.

TAX CODE: 17/88980
TAX PIN: 17-6390-04-64-0449

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: NAJWA A. GARNER

PHILLIP 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

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 10744 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, SEPTEMBER 26, 2013

AT 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 Hamilton**, County of Monroe, State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pin located in the easterly right of way of Joyce St., said iron pin being the northwest corner of the herein described tract and the southwest corner of Lot No. 4, Section 3, thence leaving said easterly right of way of Joyce Street and proceeding along the south line of Lot No. 4, N 64 deg. 51 min. 54 sec. E 245.43 feet to an iron pin; thence along part of the west line of the F. Lee Banta residential area, and part of the west line of a Recreation and proposed Pond area, S 32 deg. 15 min. 00 sec. E 182.00 feet to an iron pin; thence along the north line of Lot No. 6, Section 3, S 57 deg. 45 min. 00 sec. W 250.73 feet to an iron pin located in the aforementioned easterly right of way of Joyce Street; thence proceeding along said easterly right of way of Joyce Street, N 32 deg. 15 min. 00 sec. W 162.88 feet to an iron pin and N 25 deg. 08 min. 06 sec. W 50.03 feet to the place of beginning, containing 1.133 acres, more or less. BEING Lot No. 5, Section 3, Woodhills Estates.

THIS CONVEYANCE is made, and the said parties of the second part accept the same, subject to the following conditions and restrictions, viz:

- (1) At no time hereafter shall the premises hereby conveyed or any part thereof, be used or occupied for any manufacturing, trade or business whatsoever.
- (2) Not more than one single family dwelling house or residence and private garage or hangar incident to each dwelling house or residence, shall be erected or built on each acre of land hereby conveyed.
- (3) No barn, stable, cow-shed, chicken house or pigpen shall be erected or built upon the premises conveyed; nor shall any livestock, poultry or pigs be raised or kept upon the said premises.
- (4) No intoxicating liquor or beverage of any kind shall be sold or offered for sale at any time upon the premises hereby conveyed.
- (5) No trailer of any kind or character shall be kept, maintained or parked on the premises hereby conveyed.

This conveyance is made under and subject to all covenants and stipulations as set forth on the Plotting

of Lots of Woodhills Estates, recorded in Plot Book 11, page 141.

TITLE TO SAID PREMISES VESTED IN Waleed Damra, by Deed from Joseph Sealey and Gloria Sealey, his wife, dated 08/10/2006, recorded 08/11/2006 in Book 2277, page 2447.

TAX CODE: 07/8A/3/23

TAX PIN: 07-6370-03-32-7020

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: WALEED DAMRA

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 10744 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, SEPTEMBER 26, 2013

AT 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 lying and being situate in the **Township of Chestnuthill**, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 52 on the Plan of Long Wood Estates, Section 4, prepared by Robert G. Beers, Registered Surveyor, dated May 20, 1986, and recorded in the Office of the Recorder of Deeds of Monroe County at Stroudsburg, Pennsylvania, in Plat Book Volume 58, Page 137.

UNDER AND SUBJECT to the Declaration of Covenants and Restrictions pertaining to land known as "Long Wood Estates Subdivision - Section 4" recorded in the Office of the Recording of Deeds of Monroe County at Stroudsburg, Pennsylvania, in Records Book Volume 1501, Page 220.

BEING TAX PARCEL NO. 02-6249-02-97-0913. BEING the same premises which James F. Hanley and Leslie Hurford-Hanley, his wife, by Deed dated August 2, 2006 and recorded August 15, 2006 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2277 Page 5012, as Instrument Number 20063436, granted and conveyed unto Wilner Cenexant & Willio Accilien.

TAX ID: 2/7C/1/52

PIN: 02624902970913

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: WILLIO ACCILIEN

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
STEVEN K. EISENBERG,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 10798 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, SEPTEMBER 26, 2013
AT 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 tract of land being known as Lot No. 803, Section Q1 as shown on a Plan of Indian Mountain Lakes, made by Leo Achterman Jr., Civil Engineer and Surveyor, dated March 15, 1974 and recorded June 12, 1974 in Map Book 22, Page 119, situate in the Township of Tunkhannock, County of Monroe, and Commonwealth of Pennsylvania.

TITLE TO SAID PREMISES IS VESTED IN Diane M. Nelson, by Deed from Dynasty Custom Homes, a Pennsylvania Corporation, dated 03/29/2006 in Book 2262, Page 4517.

TAX CODE: 20/8H/1/71

TAX PIN: 20-6321-03-11-9485

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

DIANE M. NELSON

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
JOHN MICHAEL KOLEŠNIK,
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept. 6, 13

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 10937 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, SEPTEMBER 26, 2013
AT 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. 278, Section No. D, as shown on a map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 18, Page 101, 103, and 105.

TITLE TO SAID PREMISES VESTED IN Sonia C. Tumbaco, by Deed from Fileno D'Angelo and Nicoletta D'Angelo, dated 09/26/2002, recorded 10/03/2002 in Book 2133, Page 989.

TAX CODE: 03/8B/2/81

TAX PIN: 03-6358-19-62-1445

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: SONIA C. TUMBACO

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 11004 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, SEPTEMBER 26, 2013
AT 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 tract, or piece of land situate in the Township of Hamilton, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:
BEGINNING at an iron pipe, the northwest corner of

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the herein described tract, and iron pipe being in the easterly right of way of Township Road T-478, said iron pipe also being the southwest corner of Lot No. 8; thence, leaving said T-478 and proceeding along the southerly line of Lots No. 8, 6 and 5, North 58 degrees 49 minutes no seconds East 456.01 feet to an iron pipe; thence, along line of land common to Helen S. Cross, South 31 degrees 11 minutes 39 seconds East 192.96 feet to an iron pipe; thence along line of land common to G.A. LaBar South 58 degrees 49 minutes no seconds West 451.70 feet to an iron pipe in the easterly right of way of T-478; thence, along the easterly right of way of T-478, North 32 degrees 15 minutes no seconds West 193.00 feet to the place of BEGINNING.

UNDER AND SUBJECT to conditions, restrictions, exceptions and reservations, as recorded in Deed Book Volume 2034, page 9305 and as of record.

TITLE OF SAID PREMISES VESTED IN Shawn C. Silfee, married, by Deed from Shawn C. Silfee and Angel Silfee, h/w, dated 09/08/2005, recorded 09/15/2005 in Book 2239, Page 9434.

TAX CODE: 07/8A/17

TAX PIN: 07-6370-03-42-7343

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

SHAWN C. SILFEE

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
JOHN MICHAEL KOLESNIK,
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept. 6, 13

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 11007 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

PARCEL 1:

ALL THAT CERTAIN piece or parcel of land, together with improvements thereon situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 1, Section A, as shown on a map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plat Book 18, Page 57 & 61.

PARCEL 1:

ALL THAT CERTAIN lot/lots, parcel or piece of land, together situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 2, Section A, as shown on a map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plat Book 18, Page 57 & 61.

UNDER AND SUBJECT to a certain Schedule of Restrictive covenants on file in the above mentioned Recorder's Office in Deed Book Vol. 435, Page 149.
TITLE TO SAID PREMISES VESTED IN Tatiana Nozadze and Merab Nozadze, her husband, by Deed

from Eleanor Litoff, widow, dated 01/26/2002, recorded 02/01/2002 in Book 2114, Page 3417.

TAX CODE: 03/3B/1/38

TAX PIN: 03-6358-20-70-6595

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: MERAB NOZADZE TATIANA NOZADZE

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 11007 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

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

BEING Lot No. 121 as shown on Plan of Lots entitled 'Subdivision of Lands of Camelot Enterprises, Inc., project: Camelot Forest', Township of Tobyhanna, County of Monroe and Commonwealth of Pennsylvania, VET. Associates, Inc. Engineers dated June 19, 1971 and recorded in the Office for the Recording of Deeds in and for the County of Monroe at Stroudsburg, Pennsylvania, in Plat Book 14, pages 147 and 149.

TOGETHER with all rights and privileges and UNDER AND SUBJECT to the covenants, exceptions, conditions, reservations and restrictions as of record.

TITLE TO SAID PREMISES VESTED IN William Chee, married and Rispa Lou Middleton, unmarried, by Deed from William Chee, married, dated 03/31/2000, recorded 04/06/2000 in Book 2077, Page 2029.

TAX CODE: 19/15B/1/50

TAX PIN: 19-6304-01-06-8078

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: RISPA LOU MIDDLETON WILLIAM CHEE

TO ALL PARTIES IN INTEREST AND CLAIMANTS: "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in

MONROE LEGAL REPORTER

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
LAUREN R. TABAS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 11050 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, SEPTEMBER 26, 2013
AT 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 Coolbaugh**, County of Monroe and State of Pennsylvania, bounded and described as follows, viz:

BEGINNING at a corner in the center of the Easton and Belmont Turnpike, and in line of land of C.N. Beehler; THENCE, along said line of C.N. Beehler, South eighty nine degrees West 284 feet to a corner; THENCE, South one degrees East 50 feet to a stone in line of land of Mary Rodney; THENCE along said line of Mary Rodney North eighty nine degrees East 284 feet to center of Easton and Belmont Turnpike; THENCE, along the center of the Easton and Belmont Turnpike 50 feet North one degree West to the place of BEGINNING.

UNDER AND SUBJECT to all right, reservations, conditions and covenants as of record.

TITLE TO SAID PREMISES VESTED IN Patrick J. Ciralo, a single man, by Deed from Ralph L. Means, a single man, dated 11/29/89, recorded 12/13/89, in Book 1715, Page 495, Instrument #000060.

TAX CODE: 03/7/13

TAX PIN: 03-6357-04-81-4846

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: PATRICK J. CIRALO

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

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
LAUREN R. TABAS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 11088 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, SEPTEMBER 26, 2013
AT 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 **Middle Smithfield Township**, Monroe County, Pennsylvania, being Lot or Lots No. 2293, Section No. 28 as is more particularly set forth on the Plot Map of Lehman-Pike Development Corporation, Saw Creek Estates, as same is duly recorded in the Office for the Recording of Deeds, Stroudsburg, Monroe County, Pennsylvania in Plot Book Volume 46, Page 77.

Subject to all easements, restrictions, covenants and conditions as set forth in all deeds in the chain of title. TITLE TO SAID PREMISES VESTED IN Brian E. Garcia and Emma M. Garcia, husband and wife, by Deed from Meadow Creek, Inc., dated 03/23/01, recorded 04/02/01, in Book 2093, Page 7512, Instrument #200122097.

TAX CODE: 09/5A/2/20

TAX PIN: 09-7345-01-16-2396

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: BRIAN E. GARCIA

EMMA M. GARCIA

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
DANIEL G. SCHMIEG,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

PUBLIC NOTICE SHERIFF'S SALE OF VALUABLE

MONROE LEGAL REPORTER

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 11226 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, SEPTEMBER 26, 2013
AT 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, known as 351 East Brown Street, and lot, tract, piece or parcel of land situate in the First Ward of the **Borough of East Stroudsburg**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pin on the southerly side of East Brown Street, said pin being also on the easterly side of a thirty foot road and thirty feet distant from the northeast corner of land now or late of August Miller, thence along the southerly side of East Brown Street, North seventy-two degrees fifteen minutes East sixty-two and seven tenths feet to a corner of land now or late of Mitchell M. Keiser, thence by said Keiser South twenty-six degrees twenty-seven minutes East one hundred seventy-four and seven tenths feet to an iron pipe; thence by other lands of the Grant Keiper Estate, of which this was a part, South seventy degrees fifty-three minutes West ninety-one feet to an iron pipe on the easterly side of an aforementioned thirty foot road; thence along said road, North nineteen degrees seven minutes West twenty-five feet to a stake; thence still by said road, North seventeen degrees forty-five minutes West one hundred fifty feet to the place of BEGINNING.

As described in Mortgage Book 2337 Page 5308 Being Known As: 351 East Brown Street, East Stroudsburg, PA 18301

TAX CODE: 05-1/4/3/12-1
PIN NO.: 05-7311-14-32-3765

TITLE TO SAID PREMISES IS VESTED IN Lori A. Yermal, an individual by deed from GRP Loan, LLC dated 06/17/2008 recorded 06/25/2008 in Deed Book 2337 Page 5304.

Having been erected thereon a single family dwelling.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: LILLIAN YERMAL (ADMINISTRATRIX OF THE ESTATE OF LORI A. YERMAL)

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KASSIA FIALKOFF,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 11238 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, SEPTEMBER 26, 2013
AT 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 and lying in the **Mount Pocono Borough**, County of Monroe and State of Pennsylvania being more particularly described as follows:

BEING known as lot No. 102 on a subdivision Plan of Section 4, Pine Hill Park, as recorded in the office for the recording of Deeds in and for the County of Monroe at Stroudsburg, Pennsylvania, in map Book Vol. 28, Pages 79 to 83. Together with all rights and privileges and under and subject to the covenants, exceptions, conditions reservations and restrictions as of record.

TITLE TO SAID PREMISES VESTED IN Christine Lofaro, by Deed from Anthony J. Lofaro and Christine Lofaro, husband and wife, dated 06/15/2007, recorded 9/25/2007 in Book 2317, Page 335, Instrument #200736299.

TAX CODE: 10/2A/1/32
TAX PIN: 10-6366-17-11-0694

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: CHRISTINE LOFARO

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 1125 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S

MONROE LEGAL REPORTER

COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot, parcel or piece of ground situate in the **Township of Pocono**, County of Monroe and Commonwealth of Pennsylvania, to wit:

BEING Lot No. 404B as shown on a map entitled 'Final Plan of Lots, Hallmark Acres, Owned and Developed by Wilbur L. Hall, Pocono Township, Monroe County, Pennsylvania, dated February 7, 1970, made by Russell K. Feller, P.E., Drawing No. 1492-E', recorded in the Office for the Recording of Deeds in and for the County of Monroe at Stroudsburg, Pennsylvania, in Plat Book Volume 39, Pages 43, 45 and 71.

TITLE TO SAID PREMISES VESTED IN Edmund C. Jolly, III and Ildiko Jolly, his wife, as tenants by the entireties, by Deed from William F. McCabe and Teresa A. McCabe, his wife, dated 06/12/1987, recorded 06/16/1987 in Book 1559, Page 865.

TAX CODE: 12/7C/1/68

TAX PIN: 12-6372-02-89-5807

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: EDMUND C. JOLLY III ILDIKO JOLLY

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 11278 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, SEPTEMBER 26, 2013
AT 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 No. 27, Section J, 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/Page 22/11, 13, 15 and 17.

TITLE TO SAID PREMISES VESTED IN Marvin O. Leonard Jr., single, and Steve A. Joseph, single, joint tenants with the right of survivorship, by Deed from Chase Home Finance, LLC, successor by merger to Chase Manhattan Mortgage Corporation, dated

12/07/2005, recorded 12/22/2005 in Book 2252, Page 5946.

TAX CODE: 03/9B/1/81

TAX PIN: 03-6359-19-51-6421

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**MARVIN O. LEONARD JR.
a/k/a MARVIN OLANZO LEONARD JR.
STEVE A. JOSEPH**

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
JOHN MICHAEL KOLEŠNIK,
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept. 6, 13

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 11386 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, SEPTEMBER 26, 2013
AT 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 41, Section one, 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 Number 17, Page 51.

TITLE TO SAID PREMISES VESTED IN Barbara Nadir and Abdelouahed Nadir, h/w, by Deed from Antonio Perez and Teresa Perez, dated 10/09/2004, recorded 04/26/2005 in Book 2223, Page 2603.

TAX CODE: 09/4C/1/50

TAX PIN: 09-7344-04-51-4785

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: BARBARA NADIR ABDELOUAHED NADIR

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

MONROE LEGAL REPORTER

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

ESQUIRE

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 11421 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, SEPTEMBER 26, 2013

AT 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. 5944, Section D-I 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 19, page 109, bounded and described as follows, to wit: In Plot Book Volume and Page Number according to aforementioned Plan on Record.

UNDER AND SUBJECT to covenants, conditions and restrictions as contained in Deed Book Volume 1382, page 8502, and in the chain of title.

TITLE TO SAID PREMISES VESTED IN Dalone Rogers, by Deed from D, E & S Properties, Inc., trading as Classic Quality Homes, dated 11/12/2008, recorded 11/13/2008 in Book 2344 Page 9669 Instrument #200832656.

TAX CODE: 20/1C/1/315

TAX PIN: 20-6343-01-49-9204

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: DALONE ROGERS

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 1147 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, SEPTEMBER 26, 2013

AT 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 Manorhome Site Number 7 located on Brushy Mountain Road as shown on the Final Plans Phase 6, Blue Mountain Lake, a Planned Unit Development, filed of record in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Plat Book Volume 73 at Page 226, and as the same may be further defined by "as build" plans to be filed of record upon completion Manorhome on said Manorhome Site (the "Premises"), together with the conditional rights to use the Common Areas of the Blue Mountain Lake Properties and the Yards and Cluster I (Manorhome) Common Areas and Limited Common Areas appurtenant thereto.

Being Known As: 7 Brushy Mountain Road, East Stroudsburg, PA 18301

Tax Code: 17/96187.U7

Property ID No.: 17730202586428U

TITLE TO SAID PREMISES IS VESTED IN Daphne B. Williams, single, Junior A. Hinds-Clarke and Jennifer A. Hinds-Clarke, his wife as tenants in common by deed from Mountain Lake Reserve, L.P., a Pennsylvania Limited Partnership dated 7/24/2004 recorded 07/30/2004 in Deed Book 2197 Page 7462.

Have been erected thereon a single family dwelling
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JUNIOR A. HINDS CLARKE
JENNIFER A. HINDS CLARKE
DAPHNE B. WILLIAMS**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
AGNES MOMBRUN,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 11565 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, SEPTEMBER 26, 2013

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF

MONROE LEGAL REPORTER

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 State of Pennsylvania, bounded and described as follows:

BEING Lot No. 4, Section 2, on the Final Plan of Subdivision of Lands of JER Leisure Land, Inc. 'Sunset Acres' Section 2, recorded in Plot Book 65, Page 247, revised October 26, 1993.

TITLE TO SAID PREMISES VESTED IN Tracey L. Alexander, by Deed from Ronald Hamilton and Maureen Hamilton, h/w, dated 06/11/2004, recorded 06/15/2004 in Book 2193, Page 748.

TAX CODE: 13/89134

TAX PIN: 13-6237-00-52-2986

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: TRACEY L. ALEXANDER A/K/A T.L. 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
ANDREW J. MARLEY,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 12108 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, SEPTEMBER 26, 2013
AT 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 and improvements therein situate in the **Township of Price**, County of Monroe, and Commonwealth of Pennsylvania, and designated as Parcel No. 14/91574 and more fully described in a Deed dated January 3, 2003 and recorded January 7, 2003 in Monroe County in Deed Book 2141, Page 4220, granted and conveyed unto James McCrimon, a single person.

UNDER AND SUBJECT to any and all reservations, restrictions, conditions, covenants, etc., that are contained in the chain of title.

ALSO DESCRIBED AS:

ALL THAT CERTAIN piece, parcel, or lot, being situate in Price Township, Monroe County, Pennsylvania, BEING Lot Number 10, Section 1, South Ridge, as recorded in the Office of the Recorder of Deeds in

and for the County of Monroe at Stroudsburg, Pennsylvania in Plot Book Volume 72, Page 164.

BEING THE SAME PREMISES which James McCrimon, by deed dated 10/6/06 and recorded 11/207 in Book 2320 Page 1242 conveyed to James McCrimon and Cecilia Govan.

Pin #: 14-7304-00-46-5480

Tax Code #: 14/91574

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: CECILIA GOVAN

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JILL P. JENKINS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 12235 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, SEPTEMBER 26, 2013
AT 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 Tunkhannock**, County of Monroe and Commonwealth of Pennsylvania, being Lot Number 129, Section 2, as shown on map of Tunkhannock Trails on file in the Recorder of Deeds Office at Stroudsburg, Pennsylvania in Plat Book No. 58 at pages 194 and 195.

TAX PARCEL NUMBER: 20/1E/1/129

PIN NUMBER: 20-6333-04-74-7765

IMPROVEMENTS: Residential dwelling

TITLE TO SAID PREMISES IS VESTED IN Daniel J. Brisco and Lisa Brisco, husband and wife by Deed from Daniel J. Brisco, married man dated 7/25/2006 and recorded 8/1/2006 in Record Book 2276, Page 355.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: DANIEL J. BRISCO AND LISA BRISCO

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

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
MARTHA E. VON ROSENSTIEL,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 12560 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, SEPTEMBER 26, 2013

AT 10:00 A.M.

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

ALL THAT CERTAIN lot parcel or piece of land situate in the **Township of Chestnuthill**, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 116, Section 6, Sierra View, as shown on a plan of lots recorded in the Office of the Recorder of Deeds, in and for the County of Monroe, in Plot Book Volume Page 33/47.

Tax ID No: 2/6C/1/103

For information purposes only - Property also known as: 116 Rocky Mountain Dr. N Effort, PA 18330
Being Known As: 116 Rocky Mountain Drive North, Effort, PA 18330

TAX CODE: 2/6C/1/103

PIN NO.: 02633104912898

TITLE TO SAID PREMISES IS VESTED IN Louis Tibolla and Patricia Tibolla, husband and wife by deed from Nilda Caron, unmarried dated 12/03/2004 recorded 12/09/2004 in Deed Book 2210 Page 2723. Having been erected thereon a single family dwelling.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: LOUIS TIBOLLA PATRICIA TIBOLLA

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
PAIGE M. BELLINO,
ESQUIRE

Sheriff's Office

Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 1595 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, SEPTEMBER 26, 2013

AT 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 144, 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

BEING the same premises which Wendy Britton, single, by Deed dated July 7, 2006 and recorded on July 14, 2006 in the Office of the Recorder of Deeds in and for Monroe County in Bk. 2274 Pg. 2362, granted and conveyed unto Robert E. Talbot, an individual
TAX ID: 17/15A/2/146
PIN: 17639201366599

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ROBERT E. TALBOT

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
STEVEN K. EISENBERG,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 1673 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, SEPTEMBER 26, 2013

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S

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COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot, tract or parcel 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 a point on the westerly line of North Courtland Street, said point being the southeasterly corner of Lot 2-C (parcel 2 hereinabove described) as shown on a map entitled 'Subdivision of Portion of Lands of Ruth Flory, 9 April 1979' as recorded in Map Book 40, Page 75; THENCE along the westerly line of North Courtland Street, S 3 degrees 43 minutes 06 seconds E 117.43 feet to a point; thence along lands heretofore conveyed unto Hughes Printing Co., S 86 degrees 16 minutes 54 seconds W 148.64 feet to a point; thence along Lot 2-D (Parcel 1 hereinabove described), N 3 degrees 43 minutes 06 seconds W 97.82 feet to an iron pipe; thence along Lot 2-C (parcel 2 hereinabove described) N 78 degrees 45 minutes 52 seconds E 149.93 feet to the place of BEGINNING.

CONTAINING 0.367 acres, more or less. BEING the major portion of Lot 2-B as shown on said map.

TITLE TO SAID PREMISES VESTED IN Joel Smith, by Deed from Joel Smith, dated 11/21/2003, recorded 12/01/2003 in Book 2175, Page 4847.

TAX CODE: 05-3/1/3/1-3

TAX PIN: 05-7301-16-84-3534

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JOEL 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
JOHN MICHAEL KOLEŠNIK,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 1746 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, SEPTEMBER 26, 2013
AT 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 Mount Pocono**, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a pipe on the easterly side of Oak Street, a corner of land now or late of Louis Vaccola,

et al, from which a pipe at the intersection of the easterly side of Oak Street, with the northerly side of Fairview Avenue bears South 48 degrees 29 minutes East, distant 67.57 feet; thence along the easterly side of Oak Street, North 48 degrees 29 minutes West 75 feet to a pipe; thence by lands of Montovision Realty, Inc., of which this lot was formerly a part, North 41 degrees 31 minutes West 150 feet to a pipe; thence by lands of Louis Vaccola, et al, South 41 degrees 31 minutes West 150 feet to the place of BEGINNING.

BEING the same premises which Mary C. Jadwin, single and Victoria Willis, widow, by deed dated 5/23/2003 and recorded 5/30/2003, in Monroe County in book 2154 and page 9892, granted and conveyed unto Sylvestre Netzahuatl, a married man, in fee.

Being Known As: 3 Oak Street, Mount Pocono, PA 18344

TAX CODE: 10/8/3/5-1

PIN NO.: 10635511656854

TITLE TO SAID PREMISES IS VESTED IN Siyestre Netzahuatl and Teresa Luna, as Joint Tenants with the right of survivorship by deed from Syestre Netzahuatl (f/k/a Sylvestre Netzahuatl) a married man dated 03/18/2006 recorded 04/10/2006 in Deed Book 2263 Page 5022

Having been erected thereon a single family dwelling.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: TERESA LUNA

SILVESTRE NETZAHUATL

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 208 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, SEPTEMBER 26, 2013
AT 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, to wit:

BEGINNING at a point in the centerline of Kings Way (33 feet in width) said beginning point being distant

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700 feet on a course of North 78 degrees 56 minutes East from the point of intersection of the said centerline of Kings Way with the easterly line of Bucks Lane (20 feet in width); thence running from the said beginning point along the easterly line of Lot No. H-18 as shown on the hereinafter mentioned plot plan, South 11 degrees 4 minutes West 160 feet to a point; thence North 78 degrees 56 minutes East 100 feet to a point; thence along the westerly line of Lot No. H-19, North 11 degrees 44 minutes East 160 feet to a point in the aforesaid centerline of Kings Way; thence along the said centerline of Kings Way, South 78 degrees 56 minutes West 100 feet to the place of BEGINNING.

EXCEPTING AND RESERVING that portion of the above described lot which is within the limits of the above mentioned Kings Way.

BEING Lot No. H-19 as shown on a map entitled entitled 'Robin Hood Lake' revised second and third plotting, last revised January 15, 1976 and recorded in the Office for the Recording of Deeds, &c., in and for the County of Monroe, at Stroudsburg, Pennsylvania in Plot Book No. 25, Page 121.

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

TITLE TO SAID PREMISES VESTED IN Rodney L. Johnson, by Deed from Bruce Krogulski and Debra E. Krogulski, his wife, dated 07/06/98, recorded 07/07/98, in Book 2050, Page 4782, Instrument #199821323.

TAX CODE: 13/10A/1/85

TAX PIN: 13-6310-18-40-4526

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: RODNEY L. JOHNSON

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
LAUREN R. TABAS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 2093 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, SEPTEMBER 26, 2013

AT 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 Tunkhannock, County of Monroe and Commonwealth of Pennsylvania, marked and

Designated as Lot No. 130, Section 3, Sierra View, as recorded in Plot Book Volume 32, Page 71.

BEING the same premises that Anjanie Ramdin and Chetram Ramdin, husband and wife, by their Deed dated March 29, 2006, and recorded in the Office for the Recording of Deeds in and for Monroe County, Pennsylvania on April 4, 2006 in Record Book Volume 2262, Page 8644, granted and conveyed unto Dave C. Ramdin and Anjanie Ramdin, husband and wife.

Tax Parcel No.: 20/3A/1/152

PIN No.: 20-6331-03-14-4955

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: DAVE C. RAMDIN
ANJANIE RAMDIN**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JAMES V. FARERI,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 2247 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, SEPTEMBER 26, 2013

AT 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 Middle Smithfield, County of Monroe and State of Pennsylvania, marked and designated as Lot Number 61, Section 3 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 Plat Book 13, Page 19.

UNDER AND SUBJECT to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions set forth in Deed dated September 3, 2004, and recorded on September 13, 2004, in the Office of the Recorder of Deeds in and for Monroe County, Stroudsburg, PA in record Book Volume 2201, Page 7918.

BEING the same premises which One Stop Realty Corp., a Corporation existing under the laws of the State of Pennsylvania, by Deed dated June 30, 2005 and recorded on July 5, 2005, in Monroe County Record Book 2231, at page 2703 granted and conveyed to Jose R. Garcia and Maria Garcia, Husband and wife.

MONROE LEGAL REPORTER

CODE NO. 09/4C/3/105
PIN NO. 09734403430005
Being known as 508 Lake of the Pines, Unit 61, East Stroudsburg, PA
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JOSE R. GARCIA AND MARIA GARCIA

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
BARBARA A. FEIN,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 224 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

ALL THAT CERTAIN piece, parcel and tract of land situate in the **Township of Stroud**, County of Monroe, and State of Pennsylvania, being Lot or Lots No. 48, Section F, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Pennsylvania, in Plot Book Volume 33, Pages 101 and 103.

TITLE TO SAID PREMISES VESTED IN Miguel Polemir and Stephanie Polemir, husband and wife, by Deed from Coastal Environmental, Inc., a Pennsylvania Corporation, dated 04/05/2002, recorded 04/10/2002 in Book 2119, Page 3797.
TAX CODE: 17/15F/1/48
TAX PIN: 17-6392-03-02-2295

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: MIGUEL POLEMIR STEPHANIE POLEMIR

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

Sheriff's Sale."

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 2291 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, SEPTEMBER 26, 2013
AT 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. 5471, Section C3B, according to Plan of Emerald Lakes, recorded in the Office for the Recording of Deeds, etc., and bounded and described as follow, to wit:

In Plot Book Volume and Page Number according to aforementioned plan on record.

UNDER AND SUBJECT to covenants, conditions, and restrictions, which shall run with the land as appear in the chain of title.

BEING the same premises which Nationwide Realty Group, Inc., a Pennsylvania Corporation, by deed dated September 26, 2004, and recorded October 6, 2004, in Monroe County in Deed Book Volume 2204 at Page 1785, granted and conveyed unto Kwesi Booker and Alesha Smith, as joint tenants with the right of survivorship.

Being Known As: 5471 Sullivan Trail, Long Pond, PA 18334

TAX CODE: 19/3I/2/83

PIN NO.: 19634402762249

TITLE TO SAID PREMISES IS VESTED IN Kwesi Booker, an adult individual by deed from Kwesi Booker, an adult individual and Alesha Smith an adult individual dated 10/26/2006 recorded 11/29/2006 in Deed Book 2288 page 9237.

Having been erected thereon a single family dwelling.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: KWESI BOOKER

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

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

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unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KASSIA FIALKOFF,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 2379 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in the **Township of Stroud**, Monroe County, Pennsylvania, being Lot or Lots No. 71, Section B, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estate, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania in Plot Book Vol. 31, Page(s) 69.

UNDER AND SUBJECT to the conditions and restrictions as appear of record and in the deed from Cranberry Hill Corporation to Irwin H. Kantor and Barbara Kantor, recorded in said Recorder's Office in Record Book 1636, page 875.

TITLE TO SAID PREMISES VESTED IN Martin Zaragoza and Tina Zaragoza, his wife, by Deed from Irwin H. Kantor and Barbara Kantor, his wife, dated 03/08/2004, recorded 03/22/2004 in Book 2184, Page 9088.

TAX CODE: 17/15A/1/47
TAX PIN: 17-6392-01-28-3553

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: MARTIN ZARAGOZA TINA ZARAGOZA

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

PUBLIC NOTICE SHERIFF'S SALE OF VALUABLE REAL ESTATE

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 2428 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, SEPTEMBER 26, 2013
AT 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, bounded and described as follows to wit:

BEING Lot 687, Section CIII, according to plan of 'Emerald Lakes' recorded in the Office of the Recorder of Deeds in and for the County of Monroe, at Stroudsburg, Pennsylvania in Plot Book Volume 20, Page 49.

UNDER AND SUBJECT to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited deed.

TITLE TO SAID PREMISES VESTED IN William B. Hughes, single man and Ellen I. Hughes, single woman, by Deed from Harmon Homes, Inc., a corporation existing under the laws of the state of Pennsylvania, dated 04/10/2006, recorded 04/12/2006 in Book 2263, Page 9105.

TAX CODE: 19/31/2/309
TAX PIN: 19-6344-02-67-2524

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: WILLIAM B. HUGHES ELLEN I. HUGHES

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
DANIEL G. SCHMIEG,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 2470 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

MONROE LEGAL REPORTER

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 Hamilton**, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the northerly line of Polk Valley Road, T-322, said point being a corner of Remaining Lands of the Pfaffinger Living Trust, as shown on map entitled, 'Minor Subdivision - Lot 3, Pfaffinger Living Trust, dated 19 April 1999 and revised 29 April 1999; thence along said Remaining Lands of the Pfaffinger Living Trust, N 13 degrees 14 minutes 29 seconds W (Passing an iron at 8.50 feet) 108.50 feet to an iron; thence along the same N 08 degrees 50 minutes 59 seconds E 141.01 feet to an iron; thence along the same, S 81 degrees 09 minutes 01 second E (passing an iron at 225.02 feet) 233.52 feet to a point on the westerly line of Storm Road, T-323; thence along said westerly line of Storm Road, S 08 degrees 50 minutes 59 seconds W 136.11 feet to a point of curvature on an easement arc; thence along said easement arc on a curve to the right having a radius of 40 feet an arc length of 46.75 feet to a point of compound curvature on the northerly line of the aforesaid Polk Valley Road; thence along said northerly line of Polk Valley Road, on a curve to the right having a radius of 1983.50 feet an arc length of 32.61 feet to a point of tangency; thence along the same, S 76 degrees 45 minutes 31 seconds W 149.20 feet to the place of BEGINNING. CONTAINING 1.072 acres, more or less.

BEING Lot 3 as shown on said map.
UNDER AND SUBJECT to all easements, covenants and notes as shown on said map.

TITLE TO SAID PREMISES VESTED in Thomas Joseph Jackson and Judy Kaye Jackson, his wife, by Deed from Bradford E. Schultz, Trustee, or his successor in trust, under the Pfaffinger Living Trust dated December 5, 1995, dated June 7, 1999 and recorded June 21, 1999 in Deed Book Volume 2065, Page 3391.

TAX CODE: 07/92798

TAX PIN: 07-6380-03-21-2053

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: THOMAS JOSEPH JACKSON

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
LAUREN R. TABAS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 2527 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

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

BEGINNING at a point on the northerly line of Mountain Road, said point being the southeasterly corner of Lot No. 501 as shown on map entitled 'Section D, Indian Mountain Lake, 1 February 1964'; thence along Lot No. 501 as shown on said map, North 4 degrees 25 minutes 55 seconds East 100.87 feet to an iron pipe; thence along Lot No. 502 and 503 as shown on said map, North 75 degrees 41 minutes 45 seconds East 126.71 feet to an iron pipe; thence along Lot No. 529 as shown on said map, South 4 degrees 25 minutes 55 seconds West 141.57 feet to a point; thence along the northerly line of Mountain Road as shown on said map, North 85 degrees 34 minutes 05 seconds West 120.00 feet to the place of BEGINNING.

BEING Lot No. 530, Section D, as shown on Plotting of Indian Mountain Lake Development Corp., made by Leo A. Achterman, Jr., dated February 1, 1964. UNDER AND SUBJECT to the conditions and restrictions as more particularly set forth in Deed Book Volume 377, page 273.

TITLE TO SAID PREMISES VESTED in Glenn Garner, by Deed from Charles H. Garner, Jr., Administrator of the Estate of Elizabeth T. Garner, deceased, dated 3/11/1998, recorded 3/12/1998 in Book 2045, Page 8294, Instrument #199807365.

TAX CODE: 20/8A/1/97

TAX PIN: 20-6311-20-82-3237

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: GLENN GARNER

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 2684 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real

MONROE LEGAL REPORTER

estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, SEPTEMBER 26, 2013
AT 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 OF LAND SITUATE IN TOWNSHIP OF COOLBAUGH, MONROE COUNTY, PENNSYLVANIA:
BEING KNOWN AS 4804 Belgravia Drive a/k/a Lot 4804 Section 9, Pocono Farms East, (Coolbaugh Township), Tobyhanna, PA 18466
PARCEL NO. 3/4E/1/69
IMPROVEMENTS: Residential Property

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**WELLINGTON DOMINGUEZ
a/k/a WELLINGTON M. DOMINGUEZ
ZULMA DOMINGUEZ
a/k/a ZULMA L. DOMINGUEZ**

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
PAIGE M. BELLINO
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept. 6, 13

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 2842 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, SEPTEMBER 26, 2013
AT 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

The public road leading from Sciota to Brodheadsville; thence by the same and along the center line of said public road the following six courses and distances; North 85 degrees 3 minutes West 217.75 feet; North 86 degrees 18 minutes West 100 feet; North 88 degrees 30 minutes West 100 feet; South 88 degrees 29 minutes West 100 feet; South 85 degrees 12 minutes West 100 feet; South 82 degrees 29 minutes West 82.25 feet; thence by the same but leaving said road North 40 minutes West (at 25.4 feet passing a pipe on the northerly side of said road) 421.77 feet to the place of BEGINNING. CONTAINING 12.8 acres, more or less.

BEING THE SAME PREMISES which ERIC H. HAHN and DOROTHY H. HAHN, by Indenture Dated September 3, 1997 and Recorded September 10, 1997 in the Office for the Recording of Deeds in and for Monroe County in Record Book 2039, Page 9069, Granted and Conveyed unto DOROTHY H. HAHN. BEING KNOWN AS: HC-1 Box 536 a/k/a 536 Route 209, Sciota, PA 18354
TAX CODE: 02/11/11
PIN NO.: 02626800258701

TITLE TO SAID PREMISES IS VESTED IN Eric H. Hahn and Dorothy H. Hahn BY DEED FROM Dorothy H. Hahn, unremarried DATED 09/03/1997 RECORDED 09/10/1997 IN DEED BOOK 2039 PAGE 9069.

HAVING BEEN ERECTED THEREON A SINGLE FAMILY DWELLING.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

DOROTHY SCOTT a/k/a DOROTHY H. HAHN

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
KASSIA FIALKOFF,
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept. 6, 13

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 287 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, SEPTEMBER 26, 2013
AT 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 tract of land with the buildings and improvements thereon erected, situated in the Township of Stroud, in the County of Monroe, and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a pipe on the northerly side of Clay Street, a corner of lands of John W. McLaughlin, from which a point at the intersection of the northerly side of Clay Street with the easterly side of Chipperfield Road bears South 83 degrees 15 minutes West distant 140 feet, thence by lands of John W. McLaughlin, lands of Charlotte G. LaBar and lands of Theodore J. Meyer, North 6 degrees 45 minutes West 129.8 feet to a pipe; thence by lands of Raymone C. Walters, of which this lot was formerly a part, North 86 degrees 14 minutes East 83.5 feet to a pipe in line of lands of Anthony DeSanto; thence by lands of Anthony DeSanto South 3 degrees 21 minutes West 137.52 feet to a pipe; thence along the northerly side of Clay Street North 86 degrees 39 minutes West 56.47 feet to a pipe; thence by the same South 83 degrees 15 minutes West 3.53 feet to the place of BEGINNING. BEING the same premises which Dorothy E. Owens, a single individual and Gloria J. Coco and Carmen Coco, husband and wife, by their Deed dated June 15, 2001 and recorded June 18, 2001 in the Office for the Recording of Deeds, in and for the County of Monroe and State of Pennsylvania in Deed Book 2098, Pge 4006, granted and conveyed unto Robert Gallagher and Kristine Hametz.

Tax Code No.: 17/13/2/31-1
Pin No.: 17-6391-04-90-3506

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ROBERT E. GALLAGHER and
KRISTINE HAMETZ
a/k/a KRISTINE GALLAGHER**

MONROE LEGAL REPORTER

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
JAMES V. FARERI,
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Aug. 30; Sept. 6, Sept. 13

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 2883 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, SEPTEMBER 26, 2013
AT 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 State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at an iron pipe on the southerly line of Pinecrest Drive, said iron pipe being the northeasterly corner of Lot 28 as shown on the aforesaid map; thence along the southerly line of Pinecrest Drive, N 67 degrees 27 minutes 20 seconds E 95.00 feet to an iron pipe; thence along Lot 26 as shown on the aforesaid map, S 22 degrees 32 minutes 40 seconds E (at 40.00 feet passing the center-line of the hereinafter described sanitary sewer easement) 210.16 feet to an iron pipe; thence along lands late of Henry Michael, as shown on the aforesaid map, S 59 degrees 14 minutes 10 seconds W 75.34 feet to an iron pipe; thence along the same, S 72 degrees 04 minutes 10 seconds W 20.50 feet to an iron pipe; thence along Lot 28 as shown on the aforesaid map, N 22 degrees 32 minutes 40 seconds W (at 179.27 feet passing the center-line of the said sanitary sewer easement) 219.27 feet to the place of BEGINNING. CONTAINING 0.47 Acre, more or less.

BEING Lot 27 as shown on 'Map of Subdivision of lands of Leo A. Achterman', dated 10 March 1961 and recorded April 8, 1965, in the Monroe County Recorder's Office in Plot Book 9, Page 151.

UNDER AND SUBJECT to an easement, ten (10) feet in width, for a sanitary sewer, intended to be granted to the Pinecrest Community Sewage Association, its successors or assigns, as shown on Exhibit 'A' attached hereto, the center-line thereof described follows:

BEGINNING at a point on the fifty course of the above described lot, from which the first corner bears, N 22 degrees 32 minutes 40 seconds W distant 40.00 feet; thence through, over and across the above described lot, N 67 degrees 27 minutes 20 seconds E 95.00 feet to a point on the second course of the above described lot from which the second corner bears N 22 degrees 32 minutes 40 seconds W distant 40.00 feet.

TITLE TO SAID PREMISES VESTED IN Adam N. Stevens, as an individual, by Deed from Universal Development Corporation, dated 05/11/2000, recorded 05/15/2000 in Book 2078, Page 6605.

TAX CODE: 17/3A/2/12
TAX PIN: 17-7302-19-60-5741

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ADAM N. STEVENS

A/K/A A. STEVENS

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 2920 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, SEPTEMBER 26, 2013
AT 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**, County of Monroe and State of Pennsylvania, being Lot 31, as is more particularly set forth on the Plot Map of Arbor Woods, dated May 14, 2002 and recorded July 22, 2003, in the Office for the Recording of Deeds, etc. Stroudsburg, Monroe County, Pennsylvania, in Plot Book Volume 75, Page 120.

TITLE TO SAID PREMISES VESTED IN Gyula Karczag and Beata Karczagne-Varga, h/w, by Deed from LTS Development, Inc., a Pennsylvania Corporation, dated 09/25/2003, recorded 10/03/2003 in Book 2169, Page 6328.

By virtue of the death of Gyula Karczag on 12/04/2008, Beata Karczagne-Varga became sole owner of the property, as surviving tenant by the entireties.

TAX CODE: 17/97089
TAX PIN: 17-6381-02-95-0188

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: BEATA KARCZAGNE A/K/A BEATA KARCZAG

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

MONROE LEGAL REPORTER

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 2927 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, SEPTEMBER 26, 2013
AT 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 Ross, County of Monroe and State of Pennsylvania, bounded and described as follows:

BEGINNING at a stone, corner in the road, a corner also of other of Emaline Hawk Estate thence North eighty-six degrees West sixteen perches to a post; thence along lands of George Hawk, South sixty-two and one-half degrees West fifty-six perches to a corner; thence by the same South fourteen degrees East ten and three-quarter perches to a corner; thence along the same South sixty-two and one-half degrees West forty perches to a corner of lands of Samuel Balliett; thence along the same South eighteen and one-half degrees East sixty perches to a corner of lands, of Frank Kresge; thence along the same North sixty-nine degrees East seventeen perches to a post, corner also of land of Emaline Hawk Estate; thence along the same North thirty-two and one-half degrees East one hundred twenty-seven perches to the place of BEGINNING.

CONTAINING twenty-six acres and one hundred thirty perches.

UNDER AND SUBJECT to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, terms and provisions as more particularly set forth in the above recited deed.

TITLE TO SAID PREMISES VESTED IN Thomas Gillen, Jr. and Yvonne A. Gillen, his wife, by Deed from Kristopher Kenneth George and Joseph W. Hunt and Sherry Hunt, his wife, dated 05/04/2006, recorded 05/08/2006 in Book 2266, Page 7683.

TAX CODE: 15/7/1/30

TAX PIN: 15-6246-00-65-4068

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: THOMAS GILLEN, JR.

YVONNE A. GILLEN

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

A schedule of proposed distribution for the proceeds

received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 MICHAEL KOLESNIK,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 3019 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, SEPTEMBER 26, 2013
AT 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 partly in the Township of Stroud and partly in the Township of Smithfield, County of Monroe, and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the middle of the public road leading from Beakleyville to Brushy Mountain, in line of lands of Milton Angle and the Northeasterly corner of a certain two and fifty-three one-hundredths acre tract of land recently conveyed by David J. Lantz and Alberta Lantz his wife, unto Charles Yaggie; thence by said lands of Charles Yaggie (bearings from Magnetic Meridian of 1946) North fifty-three degrees forty-three minutes West (at sixteen and five-tenths feet passing an iron pipe) two hundred fifty-seven and two-tenths feet to an iron pipe; thence by other lands of David J. Lantz, of which this lot was formerly a part, north thirty-six degrees seventeen minutes East seventy-five feet to an iron pipe; thence by the same South fifty-three degrees forty-three minutes East (at two hundred eighteen and nine-tenths feet passing an iron pipe) two hundred thirty-five and four tenths feet to a point in the middle of said public road; thence along the middle of said public road and by lands of Milton Angle South twenty degrees seven minutes West seventy-eight and nine one-hundredths feet to the place of BEGINNING.

CONTAINING 0.424 acres, more or less. Surveyed 14 June 1946 by E.C. Hess, C.E.

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

TITLE TO SAID PREMISES VESTED IN Clifford J. O'Hara, III, by Deed from Jason E. Brown and Jennifer D. Brown, husband and wife, and Clifford J. O'Hara, III, dated 10/16/2008, recorded 10/20/2008 in Book 2343, Page 7573.

TAX CODE: 16/10/1/12

TAX PIN: 16-7302-04-83-1747

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: CLIFFORD J. O'HARA III

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

MONROE LEGAL REPORTER

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
LAUREN R. TABAS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 304 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, SEPTEMBER 26, 2013
AT 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 and lying in the **Township of Price**, County of Monroe and State of Pennsylvania, in the development known as Timber Hill, Inc., to wit:

Lot No. 2, in Block D as shown on Plotting 2, Timber Hill, Inc., Monroe County, Pennsylvania, made by Leo A. Achterman, Jr., R.E., recorded in Monroe County, Pennsylvania, in Plot Book 11, page 115.

PARCEL NO. 14/8A/1/17
PIN NO. 14639503423401

TITLE TO SAID PREMISES IS VESTED IN Thomas Vistocci, an individual by deed from Linda M. Nail n/b/m Linda M. Keefe and Douglas Keefe, her husband dated August 9, 2002 and recorded August 27, 2002 in Deed Book 2129, page 9317.

Being Known As: Lot 2 Timberhill Road, Henryville, Price, Monroe County, PA 18332

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: THOMAS VISTOCCI

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
MARC S. WEISBERG,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 30 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

BY VIRTUE OF a Writ of Execution No. 30-Civil-2012, issued out of the Court of Common Pleas of Monroe County, directed to me, there will be exposed to public sale, by vendue or outcry to the highest and best bidders, for cash, in the Courthouse, in Stroudsburg, Monroe County, Pennsylvania, all rights, title and interest of the Defendant in and to:

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Chestnuthill Township**, Effort, Monroe County, Pennsylvania, being Lot Nos. 11 and 17, Block R, Sun Valley Estates, as set forth in Monroe County Plot Book 8A.

BEING the same premises which Priscilla Hardy n/b/m Priscilla Sackett conveyed to Hector M. Salgado by Deed dated March 29, 2006, and recorded April 10, 2006, in Deed Book 2263 at page 5468.

PARCEL NUMBERS:

LOT 11: 2/15/3/76-1

LOT 17: 2/15/3/77

PIN NUMBERS:

LOT 11: 02-6330-03-04-0032

LOT 17: 02-6330-03-03-0952

KNOWN AS 11 Oak Road, Effort, Chestnuthill Township, Monroe County, Pennsylvania 18330.

IMPROVEMENTS THEREON CONSIST OF a personal residence situated on Lot No. 11 known as 11 Oak Road and undeveloped land situated on Lot 17, Pine Road, Effort, Chestnuthill Township, Monroe County, Pennsylvania 18330.

SEIZED AND TAKEN into execution at the suit of Citizens Savings Bank against Hector M. Salgado for the Sheriff to collect \$201,200.83*

*Plus additional interest, attorneys' fees, late charges and costs.

The lien of this money judgment pursuant to which real estate execution is issued relates back to the lien of a Mortgage from Hector M. Salgado in favor of Citizens Savings Bank dated April 18, 2008, and recorded April 23, 2008, in Record Book 2331, page 9545, and the purpose of this real estate execution is to foreclose the lien of said Mortgage.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: HECTOR M. SALGADO

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

MONROE LEGAL REPORTER

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

ESQUIRE

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 3215 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, SEPTEMBER 26, 2013

AT 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 **Coolbaugh Township**, County of Monroe, Commonwealth of Pennsylvania, being lot No. 4414, Section 9, of Pocono Farms East, as shown on plan of lots recorded in the Office of the Recorder of Deeds of Monroe County in Plot Book Volume 20 Page 31.

TITLE TO SAID PREMISES VESTED IN Gail Armstrong and Arkeyia Armstrong, by Deed from Millenium Land Developers, Inc. and A&S Fratelli, Inc., dated 09/28/2007, recorded 10/04/2007 in Book 2317, Page 8671.

TAX CODE: 03/4E/1/5
TAX PIN: 03-6367-03-31-2362

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: GAIL ARMSTRONG ARKEYIA ARMSTRONG

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 3273 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, SEPTEMBER 26, 2013

AT 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. 4059, Section H-IV, Stillwater 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/Page 20/109.

Being known and numbered as 4059 Hunter Drive, Pocono Summit, PA, 18346.

BEING the same premises which Zoraida Torres, single, by deed dated October 25, 2005 and recorded October 31, 2005 in and for Monroe County, Pennsylvania, in Deed Book Volume 2246, Page 336, granted and conveyed unto James C. Lamb, single.

TAX CODE: 03/14F/2/233

PIN NO. 03634604703325

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JAMES LAMB

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOEL A. ACKERMAN,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 354 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, SEPTEMBER 26, 2013

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST..WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH
PARCEL 1:

ALL THAT CERTAIN lot or piece of land situate in the **Township of Chestnuthill**, County of Monroe, State of Pennsylvania, bounded and described as follows:
BEGINNING at a point in the southwesterly line of Township Road No. 378; thence along the said southwesterly line of said road South 45 degrees 9 minutes 20 seconds East 52.5 feet to a point; thence leaving said road along the northwesterly line of other lands of Clinton C. Eshleman et ux, the grantees herein South 44 degrees 53 minutes 5 seconds West 325 feet to a point; thence by the same South 55 degrees 38 minutes West 183.07 feet to a point in

MONROE LEGAL REPORTER

line of lands of Robert Gould; thence by said lands North 9 degrees 29 minutes 40 seconds West 22.59 feet to point; thence along the southeasterly line of Lot No. 1 as shown on the hereinafter mentioned plot plan North 44 degrees 53 minutes 5 seconds East 491.67 feet to the place of BEGINNING. CONTAINING 23,313 square feet more or less.

BEING lot no. 2 as shown on a subdivision titled 'Subdivision for Herbert F. Gower and Eleanor L. Gower, his wife' recorded in Plot Book 60, page 167, recorded in the Office for the Recording of Deeds, etc at Stroudsburg, Pennsylvania.

PARCEL 2:

ALL THAT CERTAIN lot or piece of land situate in the Township of Chestnuthill, County of Monroe, State of Pennsylvania, bounded and described as follows: BEGINNING at a point on the westerly side of Township Road No. 378; thence along the westerly side of said road South 45 degrees 9 minutes 30 seconds East 49.87 feet to a point of curvature; thence along a curve to the right having a radius of 582 feet for an arc distance of 77.75 feet to a point; thence along the northerly side of Lot No. 20 South 52 degrees 29 minutes 45 seconds West 310 feet to a point; thence by the same South 66 degrees 35 minutes 5 seconds West 233.51 feet to a point in line of lands of Robert Gould; thence by said lands of Robert Gould North 9 degrees 29 minutes 40 seconds West 42 feet to a point a corner of Lot No. 18; thence along the southerly side of said Lot No. 18 North 55 degrees 38 minutes East 183.07 feet to a point; thence by the same North 44 degrees 53 minutes 5 seconds East 325 feet to the place of BEGINNING. CONTAINING 1.06 Acres more or less.

BEING Lot No. 19 as shown on a plan of Rolling Hills recorded in Plot Book 19, page 69.

UNDER AND SUBJECT to restrictions, conditions and covenants as appear in Deed Book Volume 516, Page 265.

THE ABOVE LOTS HAVE BEEN MERGED INTO ONE LOT ON PLOT BOOK 60, PAGE 167 FOR TAXING PURPOSES, AND SHALL NOT BE SEPARATELY CONVEYED WITHOUT THE APPROVAL OF THE TOWNSHIP, AS PROVIDED BY LAW.

TITLE TO SAID PREMISES VESTED IN Barbara A. Reed, by Deed from Legacy Marketing, Inc., a Pennsylvania Corporation, dated 03/28/2008, recorded 04/01/2008 in Book 2330, Page 4035.

TAX CODE: 02/8/2/9

TAX PIN: 02-6249-01-38-8918

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: BARBARA A. REED

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

**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 355 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, SEPTEMBER 26, 2013
AT 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 Jackson, County of Monroe and Commonwealth of Pennsylvania, being Lot 1, as encompassed and included within a plat of a subdivision known as the Illiano Minor Subdivision, approved by the Jackson Township Planning Commission on 6/28/90 and the Jackson Township Board of Supervisors on 7/5/90 and recorded and filed in the office of the Recorder of Deeds of Monroe County on July 6, 1990 in Plat Book 62, Page 283.

Said lot having a frontage of 50.94 feet on the center line of a private road as shown on the above described Illiano Minor Subdivision Plat, an easterly side line of 484.17 feet, a rear line of 337.48 feet, a westerly side lot line of 151.39 feet, a northerly side line of 288.96 and an easterly side line of 337.67 feet. All dimensions are more or less.

Subject to all covenants, conditions and restrictions as set forth in the deed dated 1/23/69 and recorded in Deed Book 370, Page 889.

TITLE TO SAID PREMISES IS VESTED IN Kevin P. Clark and Rosanna V. Clark, his wife, by Deed from Frank Illiano and Antonia Illiano, his wife, dated 07/07/1994, recorded 07/08/1994 in Book 1961, Page 582.

TAX CODE: 08/110167

TAX PIN: 08-6360-01-17-3048

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: KEVIN P. CLARK
ROSANNA V. CLARK**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

**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 3700 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

MONROE LEGAL REPORTER

Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, SEPTEMBER 26, 2013
AT 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. 546, Section G, as shown on map of A Pocono Country Place, on file in the Records Office, at Stroudsburg, Pennsylvania in Plot Book No. 19, pages 11, 17 and 19.

UNDER AND SUBJECT to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited Deed.

TITLE TO SAID PREMISES VESTED IN Hector Saldana and Annette Saldana, h/w, by Deed from Y-Rent Inc., a Pennsylvania Corporation, dated 06/10/1993, recorded 06/16/1993 in Book 1892, Page 232.

TAX CODE: 03/8D/1/141

TAX PIN: 03-6358-09-15-5775

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: HECTOR SALDANA ANNETTE SALDANA

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 3763 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, SEPTEMBER 26, 2013
AT 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, parcel or piece of land situate in the **Township of Chestnuthill**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in Pennsylvania Legislative Route Number 45041, said point also marking the northeast corner of land of Elbert Kresge; thence along said Legislative Route 45041 North seventy-

one (71) degrees five (05) minutes thirty (30) seconds East thirty-three and five one-hundredths (33.05) feet to a point; thence along land of Allen Hoffner, of which this tract was a part, and passing an iron pin at twenty-seven and eighty-nine one hundredths (27.89) feet, North seventy-three (73) degrees fifty-four (54) minutes fifty (50) seconds West one hundred thirty-three and sixty-seven one-hundredths (133.67) feet to a stake ten (10) feet southerly to the south bank of McMichaels Creek; thence running parallel to and ten (10) feet southerly to the south bank of said Creek and following four (4) courses and distances; (1) South seventy-seven (77) degrees fifty-six (56) minutes forty-five (45) seconds West one hundred sixty-one and sixty-seven one-hundredths (161.67) feet; (2) South fifty-eight (58) degrees five (05) minutes fifty-one (51) seconds West two hundred four and sixteen one-hundredths (204.16) feet; (3) South twenty-six (26) degrees thirty-nine (39) minutes nine (09) seconds West one hundred twenty and forty-two one-hundredths (120.42) feet; (4) South seventy-eight (78) degrees thirteen (13) minutes fifty-eight (58) seconds West ninety-nine and thirty-seven one hundredths (99.37) feet to a stake; thence along land of the aforementioned Allen Hoffner South fifty-three (53) degrees forty (40) minutes zero (00) seconds East two hundred thirty-two and fifty-eight one hundredths (232.58) feet to a point in the aforementioned Pennsylvania Legislative Route 45041; thence along said Pennsylvania Legislative Route 45041 and land of the aforementioned Elbert Kresge North thirty-six (36) degrees twenty (20) minutes zero (00) seconds East seventy (70.00) feet to a spike; thence along same North forty (40) degrees forty-two (42) minutes twenty (20) seconds East one hundred (100.00) feet to a spike; thence along same North forty-five (45) degrees twenty-four (24) minutes twenty (20) seconds East one hundred (100.00) feet to a spike thence along same North fifty-three (53) degrees forty-six (46) minutes fifty (50) seconds East two hundred sixty-six and three one-hundredths (266.03) feet to the place of BEGINNING.

CONTAINING 2.0442 Acres.

TOGETHER with all rights of way and **UNDER AND SUBJECT** to all covenants, reservations, restrictions and conditions in the chain of title.

TITLE TO SAID PREMISES IS VESTED IN Kevin J. Rogan and Kathy Rogan, h/w, by Deed from Susan L. Garfield, Administratrix, appointed by the County of Monroe in the Commonwealth of Pennsylvania to Administrator the Estate of William J. Simon, late, dated 06/23/2005, recorded 07/08/2005 in Book 2231, Page 7441.

TAX CODE: 2/8/1/24-2

TAX PIN: 02624900968205

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: KEVIN ROGAN A/K/A KEVIN J. ROGAN KATHY ROGAN

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

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

Sheriff's Office

MONROE LEGAL REPORTER

Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 3818 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, SEPTEMBER 26, 2013
AT 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 Middle Smithfield**, County of Monroe, and State of Pennsylvania, being more particularly described as follows, to wit: BEING all of Lot No. 26 as shown on final Plan - Resubdivision of Lots 1, 2, 3 and 4, Ledgewood, prepared by Frank J. Smith Jr., R.S., dated October 3, 1989 and recorded April 26, 1991 in the Office for the Recording of Deeds, in and for Monroe County, at Stroudsburg, Pennsylvania, in Plot Book Vol. 63, page 118.

TITLE TO SAID PREMISES VESTED IN Edward Cunningham and Jacqueline Cunningham, by Deed from Omar Garcia and Rachel Garcia, dated 04/20/2007, recorded 04/26/2007 in Book 2303, Page 4700.

TAX CODE: 09/88229

TAX PIN: 09-7304-04-83-5801

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: EDWARD CUNNINGHAM

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 423 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, SEPTEMBER 26, 2013
AT 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, being Lot No. 28, Section H, as shown on Plan of Lots entitled "Plotting No. 1, Leisure Lanes, Inc., Middle Smithfield Township, Monroe County, Pennsylvania, Guyton Kemper, 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 Plot Book Volume 9 page 103

BEING THE SAME PREMISES which Louis Aldorasi and Beverly Aldorasi, husband and wife, by Deed dated October 30, 2001 and recorded on November 16, 2001 in Monroe County Bk.2108 Pg. 8289, granted and conveyed unto Paul Bauman and Christine Bauman, husband and wife.

TAX ID. 9/13B/1/230

PIN: 09732601052313

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: PAUL BAUMAN AND CHRISTINE BAUMAN AND

UNITED STATE OF AMERICA,
DEPT OF TREASURY

INTERNAL REVENUE SERVICE

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KEVIN P. DISKIN,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 4800 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, SEPTEMBER 26, 2013
AT 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, parcels or pieces of land situate in the **Borough of Mount Pocono**, County of Monroe, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

1. BEGINNING at a point on the easterly side of a pro-

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posed street, said point being the southwesterly corner of Lot No. 10 as shown on 'Subdivision of lands of Peter Ucliferi - Revised 1, December, 1953'; thence along said Lot No. 10, North eighty-six degrees no minutes East two hundred ten and forty-seven one-hundredths feet to a point; thence along lands of Walter H. Holl, South thirty-seven degrees thirty minutes West one hundred forty-six and forty-three one hundredths feet to a point; thence along Lot No. 12, as shown on said map North sixty-nine degrees forty-five minutes West one hundred thirty-seven and one one-hundredths feet to a point; thence along the easterly side of said proposed street, on a curve to the left, having a radius of one hundred thirty feet, an arc length of fifty-five and two one-hundredths feet to the place of BEGINNING.

CONTAINING 0.35 acres, more or less. BEING Lot No. 11, on above mentioned plan.

II. BEGINNING at a point on the easterly side of a proposed street, said point being the southwesterly corner of Lot No. 11, as shown on 'Subdivision of lands of Peter Ucliferi - Revised 1, December, 1953'; thence along Lot No. 11, South sixty-nine degrees forty-five minutes East one hundred thirty-seven and one one-hundredths feet to a point; thence along lands of Walter H. Holl, South thirty-seven degrees thirty minutes West one hundred ten and forty-nine one-hundredths feet to a point; thence along Lot No. 13, North forty-five degrees thirty minutes West one hundred twenty-six and ninety-two one-hundredths feet to a point; thence along the easterly side of said proposed street, on a curve to the left, having a radius of 130.00 feet, an arc length of fifty-five and two one-hundredths feet to the place of BEGINNING. CONTAINING 0.24 acres, more or less. BEING Lot No. 12, on the aforementioned plan.

TITLE TO SAID PREMISES VESTED IN Brian K. Davis, Sr. and Jill R. Davis, by Deed from Claire Orloff and Harold Orloff, her husband, dated 05/14/1996, recorded 05/20/1996 in Book 2025, Page 4808.

TAX CODE: 10/41/29

TAX PIN: 10-6365-10-27-7363

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: BRIAN K. DAVIS, SR

JILL R. 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
JOHN MICHAEL KOLESIK,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 502 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, SEPTEMBER 26, 2013

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Middle Smithfield**, County of Monroe, and Commonwealth of Pennsylvania, being lot 50, Block 3, Unit 1, Monroe Lake Shores, 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 8-A, Page 95.

UNDER AND SUBJECT to restrictions and conditions as now appear of record.

PIN NO. 09/14A/1-3/50

PARCEL NO. 09731504848777

TITLE TO SAID PREMISES IS VESTED IN Ivory Quarantello by deed from Thomas Quarantello and Ivory Quarantello, husband and wife dated June 26, 2006 and recorded July 13, 2006 in Deed Book 2274, page 1179.

Being Known As: Lot 50 Birch Road, East Stroudsburg, Middle Smithfield, Monroe County, PA 18301

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: IVORY QUARANTELLA

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
MARC S. WEISBERG,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 5188 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, SEPTEMBER 26, 2013

AT 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 the following lot situate in the **Township of Chestnuthill**, County of Monroe and the State of Pennsylvania, marked and designated as Lot Number 11, Section 7, as shown on 'Plotting of Sierra View', Chestnuthill Township, Monroe County, Pennsylvania, recorded in Monroe County, Pennsylvania in Plot Book 61, Page 210.

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TITLE TO SAID PREMISES VESTED IN Elmer Garcia and Arlene Rodriguez, h/w, by Deed from Kai-Tac, Inc., a Pennsylvania Corporation, dated 04/21/2005, recorded 04/22/2005 in Book 2222, Page 9671.

TAX CODE: 02/86521

TAX PIN: 02-6331-03-12-9570

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ELMER GARCIA ARLENE RODRIGUEZ

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 518 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, SEPTEMBER 26, 2013
AT 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 situated, lying and being in the **Township of Tunkhannock**, County of Monroe and Commonwealth of Pennsylvania, being bounded and described as follows, to wit:

BEGINNING at an iron pin on the easterly 50 foot right-of-way of David Drive and being the common corner of Lot No. 12 and Lot No.13 as shown on a subdivision plan entitled Baran Estates, Section A, prepared by R. Storm, Inc. dated October 10, 1985; thence along David Drive North 23 degrees 29 minutes 35 seconds East 150.00 feet to an iron pin; thence leaving David Drive and along Lot No. 13 South 66 degrees 30 minutes 25 seconds East 300.00 feet to an iron pin; thence along Lot No. 18 South 23 degrees 29 minutes 35 seconds West 150.00 feet to an iron pin; thence along Lot No. 12, North 66 degrees 30 minutes 25 seconds West 300.00 feet to the point and place of BEGINNING.
PARCEL NO. 20/5B/1/8
PIN NO. 20633301159474

TITLE TO SAID PREMISES IS VESTED IN Joyeta E. Anderson by deed from Roi Emiliani and Lidna D. Emiliani, his wife dated September 26, 2003 and recorded September 30, 2003 in Deed Book 2168, Page 9523.
Being Known As: 408 David Drive, Long Pond,

Tunkhannock, Monroe County, PA 18334
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JOYETA E. 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
MARC S. WEISBERG,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 521 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, SEPTEMBER 26, 2013
AT 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 situated in the **Township of Pocono**, County of Monroe and State of Pennsylvania, as shown on a map recorded in the Office for the Recording of Deeds at Stroudsburg, Pennsylvania, in and for the County of Monroe in Plot Book 50, Page 55.
BEING Lot #21, Tara Estates.

UNDER AND SUBJECT to Declaration of Protective Covenants dated 10/1/82, recorded 11/17/82 in Deed Book Vol. 1221, Page 229.

TITLE TO SAID PREMISES VESTED IN Kim A. Benson, by Deed from Michael P. Massone, dated 08/28/06, recorded 09/01/06, in Book 2279, Page 6461, Instrument #200637643.

TAX CODE: 12/3B/1/21

TAX PIN: 12-6382-01-17-1079

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: KIM A. BENSON

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

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

MONROE LEGAL REPORTER

with will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOHN MICHAEL KOLESNIK,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 5258 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, SEPTEMBER 26, 2013
AT 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 and premises, situate, lying and being in the Township of Coolbaugh in the County of Monroe and Commonwealth of Pennsylvania, more particularly described as follows:

BEING known and designated as Lot 7742 in Section U 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. 16 at Page 47.

UNDER AND SUBJECT to conditions and restrictions of record.

TITLE TO SAID PREMISES VESTED IN Lamarr Norwood, a single man and Phyllis Jackson, a single woman, single man, by Deed from Michael Bartell, a married man and Frank McManus, a married man and Thomas Abramowski, Jr., a married man and Lori Abramowski, h/w, dated 03/08/2007, recorded 03/13/2007 in Book 2299, Page 347.

TAX CODE: 03/7G/3/27

TAX PIN: 03-6357-03-03-3494

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: LAMARR NORWOOD
PHYLLIS JACKSON**

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 5501 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, SEPTEMBER 26, 2013
AT 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, and described as follows to wit:

BEGINNING at an iron in the line of lands of James Smith, on the southerly line of L.R. 169; thence along L.R. 169, South 53 degrees 37 minutes 00 seconds East 150 feet to an iron; thence along other lands of Paul Hoffman, of which this parcel was formerly a part, South 36 degrees 23 minutes 00 seconds West 290.40 feet to an iron; thence along the same, North 53 degrees 37 minutes 00 seconds West 150 feet to an iron; thence partly along said other lands of Paul Hoffman and partly along lands of James Smith, North 36 degrees 23 minutes 00 seconds East (at 101.79 feet passing an iron) 290.40 feet to the place of BEGINNING.

CONTAINING 1.000 acre, more or less.

UNDER AND SUBJECT to all covenants, restrictions and easements as more fully appear on the two above mentioned maps.

BEING THE SAME premises which Inga Kallweit, Single by her deed dated August 23, 2006 and recorded in the Office for the Recording of Deeds, etc., at Stroudsburg, Monroe County, PA, in Deed Book Vol. 2279, Page 1263, granted and conveyed unto Joseph M. Giacalone.

Subject to the same exceptions, reservations, restrictions, conditions, easements, rights-of-way, and instruments of title as the same may appear in the chain of title or by a visible inspection of the premises.

The property identification number of the above described parcel: 19634500329748

Tax Code: 19/4/1/24-58

This property is improved with a commercial building. Address: 710 Route 940, Canadensis, PA 18325

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JOSEPH M. GIACALONE

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JAMES T. SHOEMAKER,
ESQUIRE

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

MONROE LEGAL REPORTER

PR - Aug 30; Sept 6, 13

ESQUIRE

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 5609 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, SEPTEMBER 26, 2013
AT 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 **Stroud Township**, Monroe County, Pennsylvania and shown erroneously as Lot No. 157, Section F on a plan titled "Penn Estates, Stroud Township, Monroe County, Pennsylvania, Subdivision Plan, Section F, date July, 1977, by VEP Associates, Inc., Engineers-Planners" and filed in the Monroe County Courthouse, Pennsylvania, in Plot Book 33, Page 105, described as follows:

BEGINNING at a point in the Northerly sideline of Hyland Drive (50 feet wide) and corner of Lots 156 and 157, said point being located North 44 degrees 50 minutes 50 seconds, West a distance of 191.45 feet from the end of the curved Northwest corner of Norwood Drive (50 feet wide), and extending; thence; 1. North 44 degrees 50 minutes 50 seconds West, along the Northerly sideline of said Hyland Drive, a distance of 100.00 feet to a point in the Southerly side of a 20.00 foot wide drainage easement; thence, 2. North 45 degrees 09 minutes 10 seconds East, along said Southerly side of said drainage easement, a distance of 150.00 feet to a point in line of lands now or formerly, Cranberry Hill Corp., Thence, 3. South 44 degrees 50 minutes 50 seconds East, along said line of lands now or formerly Cranberry Hill Corp., a distance of 100.00 feet to a point and common corner of Lot 157; thence, 4. South 46 degrees 09 minutes 10 seconds West, along said line of Lot 157, a distance of 150.00 feet to the point and place of BEGINNING.

BEING Lot 156 Section F, Penn Estates, Stroud Township, Monroe County, Pennsylvania.

BEING THE SAME PREMISES which Pedro Rivera and Evelyn Rivera, his wife, by deed dated 10/04/2006 and recorded 10/18/2006 in Book 2284 Page 5863 conveyed to Eldris L. Vazquez.

Pin #: 17-6392-03-13-6431
Tax Code #: 17/15F/1/156

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ELDRIS L. VAZQUEZ 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
JILL P. JENKINS,

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 562 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, SEPTEMBER 26, 2013
AT 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 Number 58 located on Reunion Ridge as shown on the Final Plans Phase 2, Blue Mountain Lake, a Planned Unit Development, approved by the Stroud Township Board of Supervisors as of February 6, 1995 and filed of record in the Office of the Recorder of Deeds of Monroe County, Pennsylvania on April 6, 1995 in Plot Book 67 at pages 47 and 48.

The Said Estate lot is assessed as Property ID No.: 17/89559

BEING THE SAME PREMISES conveyed by Deed dated October 6, 2008, from Gregory Kemp and Theresa Burns to Theresa Burns, and recorded October 8, 2008 in Monroe County at Record Book 2343, at page 2037.

Tax Parcel No.: 17/89559
Pin No.: 17-7303-04-53-0454

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: PRIORITY PLACEMENT, INC. AND THERESA I. BURNS

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JAMES V. FARERI,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 5799 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of

MONROE LEGAL REPORTER

Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, SEPTEMBER 26, 2013
AT 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 piece, parcel and tract of land situate in the Township of Tunkhannock, County of Monroe, and State of Pennsylvania, marked and designated as Lot Number 41, Section 8, as shown on "Plotting of Sierra View," Tunkhannock Township, Monroe County, Pennsylvania in Map Book 36, Page 57.

UNDER AND SUBJECT all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as may be more particularly set forth in the above recited Deed and may run with the land.

BEING known as

Tax ID No. 20/3A/2/26

Pin No. 20-6331-01-35-5685

BEING known as 41 Allegheny Drive, Blakeslee, PA 18610

BEING THE SAME PREMISES which Falcon Crest Homes Inc., a Pennsylvania Corporation, granted and conveyed unto Henry Ricardo Jr. and Vonetta George-Henry, husband and wife, by Deed dated April 30, 2002 and recorded on May 2, 2002 in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Book 2121, Page 536 as Instrument No. 202217572.

THIS DOCUMENT MAY 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 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.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

RICARDO HENRY

VONETTA GEORGE HENRY

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

TROY M. FREEDMAN,
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept. 6, 13

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 5957 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, SEPTEMBER 26, 2013
AT 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 Pocono, Monroe County, Pennsylvania: Being Known As 9 Meadow Ln, Swiftwater, PA 18370 Parcel Number: 12/12A/2/4

Improvements: Residential Property

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ANTHONY A/K/A ANTHONY C. MAZELLA

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
PAIGE M. BELLINO,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 59 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, SEPTEMBER 26, 2013
AT 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 situated in the Township of Chestnuthill, County of Monroe and State of Pennsylvania, being Lot No. 58, as shown on a map entitled Final Plan Map of Winter Hill Terrace, Section Four, as recorded in Plot Book Volume 67, Page 195, bounded and described as follows, to wit:

BEGINNING at an iron in the southerly side of Hill Road being a corner of Lot N. 57, Winter Hill Terrace, Section Four, thence along the southerly side of Hill Road and along a cul-de-sac at the easterly end of Hill Road, on a curve to the left having a radius of 60.00 feet and an arc length of 80.00 feet to an iron a corner of Lot No. 59, Winter Hill Terrace, Section Four, thence along Lot No. 59, South 69 degrees 05 minutes 48 seconds East (Magnetic Meridian) for 258.89 feet to an iron in line of lands of Thomas Donahan, Jr., thence along lands of Thomas Donahan Jr., South 46 degrees 08 minutes 00 seconds West for 238.77 feet to a found stone corner of land of Dean Altemose and lands of Arthur Gins, thence along lands of Arthur Gins, North 82 degrees

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42 minutes 08 seconds West for 160.20 feet to an iron a corner of Lot No. 57, Winter Hill Terrace, section Four, thence along Lot No. 57, North 07 degrees 17 minutes 52 seconds West for 201.00 feet to the place of BEGINNING.

CONTAINING gross area 1.215 acres, more or less. UNDER AND SUBJECT to Declaration of Restrictive Covenants, for Section 4, Winter Hill Terrace, as recorded in Recorded in Record Book Volume 2020, Page 6639.

TITLE TO SAID PREMISES VESTED IN Thomas v. Bellersen, Jr. and Gina M. Bellersen, h/w, by Deed from Donald S. Kishbaugh and Mary Kishbaugh, h/w, dated 05/25/2005, recorded 06/01/2005 in Book 2227, Page 3833.

TAX CODE: 02/89785

TAX PIN: 02-6239-00-61-4835

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: GINA M. BELLERSEN THOMAS V. BELLERSEN, 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
JOHN MICHAEL KOLESNIK,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 6008 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, SEPTEMBER 26, 2013
AT 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 72, Section Seven, as shown on 'Plotting of Sierra View,' Chestnuthill Township, Monroe County, Pennsylvania, made by VEP & Associates, Inc. and recorded in Monroe County, Pennsylvania in Plot Book No. 61, Page 210.

TITLE TO SAID PREMISES VESTED IN Hounape Bile, individual, by Deed from Cornelius M. England and Xiomara England, h/w, dated 10/22/2004, recorded 11/03/2004 in Book 2206, Page 4866.

TAX CODE: 02/86540

TAX PIN: 02-6331-03-23-2028

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: HOUNAPE BILE

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
MELISSA J. CANTWELL,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 6165 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, SEPTEMBER 26, 2013
AT 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 Borough of East Stroudsburg, County of Monroe and Commonwealth of Pennsylvania, being Lot 2, as set forth on the Preliminary/Final Major Subdivision plan for Grandview Terrace, West, being recorded at Stroudsburg, Monroe County, Pennsylvania in Plot Book 77, Page 39.

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 LTS Development, LLC, successor by merger to LTS Development, Inc., by Deed dated November 22, 2006 and recorded December 21, 2006 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2291 Page 3774, as Instrument Number 200654037, granted and conveyed unto Marie R. Thomas, in fee. Tax ID No. 05/97929.
Pin No. 05730220906035.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: MARIE R. 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

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unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
STEVEN K. EISENBERG,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

Sheriff of Monroe County
Pennsylvania
MARC S. WEISBERG,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 6173 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, SEPTEMBER 26, 2013
AT 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 or parcel situate in Jackson Township, County of Monroe, and State of Pennsylvania bounded and described as follows known as:

BEGINNING at an iron pipe at a corner of lands now or formerly of Stanley Hallett; thence along the mid lands now or formerly of Stanley Hallett South four degrees forty-two minutes forty seconds East four hundred forty-six and seventy-five one-hundredths feet to a point; thence by lands formerly of Norman Possinger, Jr., North eighty-seven degrees West one hundred sixty-one and forty-four one-hundredths feet to a point; thence by lands formerly of Norman Possinger, Jr., North seven degrees forty-one minutes West four hundred thirty-seven and ninety-five one-hundredths feet to an iron pipe on the westerly side of a right-of-way; thence along lands of Donald T. Strong et ux., and along lands now or formerly of Dolores G. Paul, North eighty-nine degrees eight minutes ten seconds East one hundred eighty-three and ten one-hundredths feet to the place of BEGINNING.

CONTAINING 1.73 acres, more or less.

PARCEL NO. 08/4/1/76

PIN NO. 08636100470516

TITLE TO SAID PREMISES IS VESTED IN Earl J. Zuellig and Deborah J. Zuellig, husband and wife, by deed from Madonna E., Fetherolf, a/k/a Madonna E. Zuellig dated May 20, 1994 and recorded June 1, 1994 in Deed Book 1955, Page 566.

Being Known As: RR 1, PO Box 112, Reeder, Jackson, Monroe County, PA 18352

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: EARL J. ZUELLIG
A/K/A EARL J. ZUELLIG SR.**

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of 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 6365 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, SEPTEMBER 26, 2013
AT 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 Chestnut Hill, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 70, Revised Final Plan of Silver Valley Estates, Section Three, recorded in Plot Book Volume 60, Page 292, being described as follows, to wit:

BEGINNING at an iron on the southerly side of Horizon Court, being also a corner of Lot No. 69, Silver Valley Estates, Section Three, thence along Lot No. 69, S 43 degrees 04 minutes 16 seconds E (Magnetic Meridian) for 258.00 feet to an iron, in line of Lot No. 73, Silver Valley Estates, Section Three, thence along Lot No. 73, S 46 degrees 55 minutes 44 seconds W for 170.00 feet to an iron, a corner of Lot No. 71, Silver Valley Estates, Section Three, thence along Lot No. 71, N 43 degrees 04 minutes 16 seconds W for 258.00 feet to an iron on the southerly side of Horizon Court, thence along Horizon Court N 46 degrees 55 minutes 44 seconds E for 170.00 feet to the place of BEGINNING.

CONTAINING 1.006 acres more or less.

UNDER AND SUBJECT to the Declaration of Covenants and Restrictions pertaining to land known as 'Silver Valley Estates - Section III Subdivision' recorded in the Office for the Recording of Deeds in and for Monroe County at Stroudsburg, Pennsylvania, at Records Book Volume 1640, Page 1534.

TITLE TO SAID PREMISES VESTED IN John A. Repetti and Dana A. Repetti, his wife, as tenants by the entireties, by Deed from Northland Development corporation, a Pennsylvania Corporation, dated 10/13/1989, recorded 10/13/1989 in Book 1705, Page 1310.

TAX CODE: 02/86080

TAX PIN: 02-6259-03-43-5509

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JOHN A. REPETTI
A/K/A JOHN REPETTI**

**DANA A. REPETTI
A/K/A DANA REPETTI**

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

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

MONROE LEGAL REPORTER

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 6388 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, SEPTEMBER 26, 2013
AT 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, piece or parcel of land lying, being and situate at **Tobyhanna Township**, Monroe County, Commonwealth of Pennsylvania, and more particularly bounded and described as follows:

BEGINNING at a set iron pin on the westerly right of way line of Doria Drive marking the division line between Lot 27 and Lot 28;

THENCE South 24 degrees 31 minutes 57 seconds East along said right of way line, a distance of 125.69 feet to an iron pin;

THENCE along the same, along the arc of a curve to the left having a radius of 825.00 feet and a central angle of 06 degrees 15 minutes 39 seconds a distance of 90.15 feet to an iron pin marking the division line between Lot 28 and 29, lying within an easement to Pennsylvania Power and Light Company (85.00 feet wide);

THENCE South 53 degrees 56 minutes 02 seconds West along the northerly line of Lot 29 and through said easement a distance of 352.80 feet to an iron pin in line of Lot 45;

THENCE North 35 degrees 30 minutes 00 seconds West along the easterly lines of Lot 45 and Lot 46 (at 50.00 feet passing an iron pin), a distance of 203.13 feet to an iron pin;

THENCE North 28 degrees 55 minutes 06 seconds West along the easterly lines of Lot 46 and Lot 47 (at 51.59 feet passing an iron pin) a distance of 57.52 feet to an iron pin marking the division line between Lot 27 and Lot 28;

THENCE North 61 degrees 04 minutes 54 seconds East along the southerly line of Lot 27 a distance of 384.93 feet to the place or point of beginning, BEING Lot 28 as shown on the final plan of Fawn Ridge Estates, prepared by DeCroce and Leapson, Civil Engineers and Land Surveyors and recorded in Plot Book Volume 7.0 at page 104 in the office for the Recording of Deeds in and for Monroe County at Stroudsburg, PA.

PARCEL NO. 19/90787
PIN NO. 19538500629487

TITLE TO SAID PREMISES VESTED IN Udoh Essien Idim and Yemisi Idim, husband and wife, by deed from Ridgefield Homes LLC dated June 2, 2006 and recorded June 7, 2006 in Deed Book 2270, Page 2037.

Being Known As: Lot 28 Doria Drive, Blakeslee, Tobyhanna, Monroe County, PA 18610

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: UDOH ESSEIN IDIM
YEMISI IDIM**

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 6393 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, SEPTEMBER 26, 2013
AT 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 UNIT SITUATE IN THE TOWNSHIP OF SMITHFIELD, DESIGNATED AS UNIT NUMBER 64D OF RIDGE VIEW CIRCLE AT SHAWNEE VALLEY, MONROE COUNTY, PENNSYLVANIA AS LOT DESIGNATION APPEARS ON THOSE CERTAIN FINAL PLAT PLANS AND FINAL LAYOUT PLANS ENTITLED "SHAWNEE VALLEY, STAGE 1A" RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, MONROE COUNTY, PENNSYLVANIA IN PLOT BOOK 75 PAGE 7.

BEING THE SAME PREMISES which C and H Homes at Shawnee L.P., by deed recorded 02/24/2005 in Book 2217 Page 2280 conveyed to Raymond T. Maronpot and Virginia Maronpot, as tenants by the entireties.

Pin No.: 16-7332-01-39-4905
Tax Code No.: 16/117949

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**RAYMOND MARONPOT
VIRGINIA MARONPOT**

MORTGAGOR(S) AND RECORD OWNER(S)

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
KRISTINA MURTHA,
ESQUIRE

Sheriff's Office
Stroudsburg, PA

MONROE LEGAL REPORTER

Barry J. Cohen, Sheriff's Solicitor
PR - Aug. 30; Sept. 6, Sept. 13

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 651 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, SEPTEMBER 26, 2013
AT 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 situation **Jackson Township**, Monroe County, Pennsylvania, being Lot #108 on the map or site plan of Northridge at Camelback, Phase 1, Coolmoor Corporation, owner/developer, dated April 2, 1990 and recorded in the Office for the Recording of Deeds, etc., at Stroudsburg, PA, in and for the County of Monroe, on September 18, 1990, in Map File No. 62-410.

Property Address: 108 Lower Deer Valley Road, Tannersville, PA 18372

Pin #: 08-6353-20-71-8301

Tax Code #: 8/111170

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: STEVEN L. BORDI

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JILL P. JENKINS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 6668 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, SEPTEMBER 26, 2013
AT 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 situated in the **Township of Tunkhannock**, County of Monroe and Commonwealth of Pennsylvania, being known and designated as Lot 67 on a plan of Laurel Mountain Springs recorded in the Recorder's Office in and for Monroe County, Pennsylvania in Plot Book Volume 56, Page 67.

TAX/PARCEL ID: 20/5A/2/41

As described in Mortgage Book 2330 Page 5062 Being Known As: 2035 Crow Trail, Long Pond, PA 18334

TAX CODE: 20/5A/2/41

PIN NO.: 20633302594738

TITLE TO SAID PREMISES IS VESTED IN by Deed from dated 06/18/2003 recorded 06/23/2003 in Deed Book 2157 Page 4023.

Having been erected thereon a single family dwelling. **SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: SVETLANA MARTIS WILFREDO MARTIS**

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 6704 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

ALL THAT CERTAIN piece, parcel or tract of land situate in **Township of Coolbaugh**, County of Monroe, and Commonwealth of Pennsylvania, more particularly described as follows, to wit:

BEING Lot 23, Block A-1403, as set forth on a map entitled Plan of Lots, Arrowhead North (Arrowhead Lake), Section Fourteen, Coolbaugh Township, Monroe County, Pennsylvania, dated June 1973, scale 1 inch to 100 feet by Joseph D. Sincavage, Monroe Engineering, Inc., Stroudsburg, Pennsylvania and filed in the Office for the Recording of Deeds in and for Monroe County, Pennsylvania in Plat Book 25, Page 17 on January 17, 1975.

TITLE TO SAID PREMISES VESTED IN Colleen Connolly, by Deed from Charles W. Wiener and Doris A. Wiener, dated 11/30/2006, recorded 12/04/2006 in Book 2289, Page 5626.

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TAX CODE: 03/19A/1/62
TAX PIN: 03-5397-19-71-4579

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: COLLEEN CONNOLLY

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 6772 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, SEPTEMBER 26, 2013
AT 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, with the buildings and improvements thereon erected, situate in the **Township of Middle Smithfield**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a spike in the centerline of Penna. Route #402 leading from Marshalls Creek to Porters Lake, said spike marking the southwest corner of land of William J.P. Davis, of which this tract was a part, thence along the centerline of said Route #402 North 46 degrees 07 minutes 10 seconds East 182.64 feet to a spike thence along land about to be conveyed by William J.P. Davis North 41 degrees 21 minutes 00 seconds West 352.21 feet to an iron pin; thence South 48 degrees 39 minutes 00 seconds West 60.00 feet to a point; thence North 41 degrees 21 minutes 00 seconds West 35.00 feet to a point; thence South 48 degrees 39 minutes 00 seconds West 77.50 feet to an iron pin; thence along Lot No. 201 of "Castle Rock" South 41 degrees 21 minutes 00 seconds East 191.70 feet to an iron pin; thence along same South 46 degrees 17 minutes 00 seconds West 45.00 feet to an iron pin; thence along lot No. 200, South 41 degrees 21 minutes 00 seconds East 201.72 feet to the place of BEGINNING. CONTAINING 1.3922 acres.

EXCEPTING AND RESERVING the following parcel of land:

ALL THAT CERTAIN lot, piece or parcel of land situate in the **Township of Middle Smithfield**, County of Monroe, Commonwealth of Pennsylvania, shown as Lot Number 2 of the Klein Subdivision, Drawing Number 89C2072, as prepared by Joseph E.

Policelli, Registered Surveyor, and recorded in the Office for the Recording of Deeds, in and for Monroe County, at Stroudsburg, Pa., in Plan Book 63, Page 170, bounded and described as follows:

BEGINNING at a point being the common corner of Castle Rock Acres Lots 201, 202, 218 and land of Frederick J. Klein; thence along said Lot Number 201 South 41 Degrees 21 Minutes 00 Seconds East 35.00 feet to a point; thence along land of Frederick J. Klein, grantor hereof, first above mentioned, North 48 Degrees 39 Minutes 00 Seconds East 77.50 feet to a point; thence along Lot Number 1 about to be conveyed to Robert F. Link from William J.P. Davis North 41 Degrees 21 Minutes 00 Seconds West 35.00 feet to a point on line of land of Robert F. Link, first above mentioned, grantee hereof, thence along land of Robert F. Link South 48 Degrees 39 Minutes 00 Seconds West 77.50 feet to the place of beginning. CONTAINING 2,712.50 Square Feet.

BEING THE PORTION OF THE SAME PREMISES which Frederick John Klein, also known as Frederick J. Klein and Eleanor Clara Klein, also known as Eleanor C. Klein, H/W, by Corrective Deed dated 3/21/2003 and recorded 4/9/2003 in the Office for the Recorder of Deeds in and for the County of Monroe, and Commonwealth of Pennsylvania in Record Book Volume 2149, page 8467, granted and conveyed unto Mary J. Thomas, grantor(s) herein.

Being Known As: 39 Castle Rock Acres, East Stroudsburg, PA 18301

TAX CODE: 09/7324/02/98/5414
PIN NO.: 09732402985414

TITLE TO SAID PREMISES IS VESTED IN Mary J. Thomas by deed from Mary J. Thomas, unmarried dated 08/25/03 recorded 8/26/03 in Deed Book 2164 Page 9839.

Having been erected thereon a single family dwelling. **SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: MARY J. 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
KASSIA FIALKOFF,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 6775 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S

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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, being Lot 3623, Section Cl, Emerald 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 15, Page 29.

UNDER AND SUBJECT to the covenants, conditions and restrictions as set forth in Deed Book 1469, Page 862.

TITLE TO SAID PREMISES VESTED IN Jacqueline Lawrence, by Deed from Franklin M. Renz and Sharon H. Renz, his wife, dated 11/11/1999, recorded 11/12/1999 in Book 2071, Page 6745.

TAX CODE: 19/3F/1/35

TAX PIN: 19-6344-03-43-4449

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JACQUELINE 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
JOHN MICHAEL KOLESNIK,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 703 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or piece of land situate in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 1024, Section E, as shown on "Plotting of Stillwater Lake Estates, Inc., Coolbaugh Township, Monroe County, Pennsylvania, made by Leo A. Achterman, Jr.," and recorded in Monroe County, Pennsylvania in Plot Book No. 10, Page 105.

UNDER AND SUBJECT TO covenants, conditions, and restrictions which shall run with the land as appear in the chain of title.

TITLE TO SAID PREMISES IS VESTED IN Fabio Fonseca and Sandra Fonseca, h/w, by Deed from Nationwide Realty Group, Inc., dated 01/31/2004, recorded 02/02/2004 in Book 2180, Page 9018.

TAX CODE: 3/14D/1/72

TAX PIN: 03634604606964

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: FABIO S. FONSECA

SANDRA FERNANDEZ FONSECA

A/K/A SANDRA FONSECA

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 7165 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, SEPTEMBER 26, 2013
AT 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. 247, Section F, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania in Plot Book Volume 33, Pages 101, 105.

BEING THE SAME premises which Cranberry Hill Corporation, by indenture bearing date the 13th day of June, 1987 and recorded in the Office for the Recording of Deeds in and for the County of Monroe at Stroudsburg, Pennsylvania in Record Book Volume 1581, Page 1788, granted and conveyed unto Michael A. Modica, in fee.

Being Known As: 247 Penn Estates a/k/a 3183 Penn State Drive East Stroudsburg, PA 18301

TAX CODE: 17/15F/1/247

PIN NO.: 17639203128909

TITLE TO SAID PREMISES IS VESTED IN Wilson Germosen by deed from Michael A. Modica and Michele M. Modica, husband and wife dated 03/08/05 recorded 03/14/05 in Deed Book 2218 page 7698.

Having been erected thereon a single family dwelling.
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: WILSON GERMOSEN

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

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 7253 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, SEPTEMBER 26, 2013
AT 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 with the buildings and improvements thereon erected, situate in the **Township of Barrett**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

Lot Number 791 as shown on a map titled 'Site Plan, Buck Hill Falls, Phase 1, Section 2, Barrett Township, Monroe County, Pa', Sheet 1-C, February 24, 1986, and revised on March 10, 1986, prepared by R.K.R. Hess Associates of Stroudsburg, Pa and recorded February 13, 1987 in the Office for the Recording of Deeds in and for the County of Monroe in Map File 59, page 28.

TITLE TO SAID PREMISES VESTED IN William T. Rogers and Joan V. Walsh, by Deed from Neil G. Landi and Mark A. Landi, single, dated 10/07/2005, recorded 10/11/2005 in Book 2243, Page 2503.

TAX CODE: 01/117783

TAX PIN: 01-6388-01-26-0969

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: WILLIAM T. ROGERS

JOAN V. WALSH

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 7332 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, SEPTEMBER 26, 2013
AT 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, State of Pennsylvania, known as Lot No. 3 of Windsor Heights as shown on a map recorded in Plot Book 57 page 212.

UNDER AND SUBJECT to Declaration of Restrictive Covenants and Regulation of Windsor Heights as recorded in Deed Book 1468 page 134.

TITLE TO SAID PREMISES VESTED IN Andrew White and Darlene White, h/w, by Deed from John D'Ambrosio and Janice D'Ambrosio, h/w, dated 10/12/1992, recorded 10/19/1992 in Book 1853, Page 1347.

TAX CODE: 17/17/1/11-5

TAX PIN: 17-6381-00-64-3152

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: DARLENE WHITE

ANDREW WHITE

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
LAUREN R. TABAS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 7361 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,

MONROE LEGAL REPORTER

Pennsylvania on:
THURSDAY, SEPTEMBER 26, 2013
AT 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. 5919, Section D1, according to Plan of Emerald Lakes, recorded in the Office for Recording of Deeds, etc., in and for the County of Monroe at Stroudsburg, PA, in Plot Book Volume 19, page 109.

UNDER AND SUBJECT to the covenants, conditions and restrictions more fully set forth in Deed Book 575, at page 121.

Parcel 20/1C/1340
PIN NO. 20634302697688

TITLE TO SAID PREMISES IS VESTED IN Robert D. McDaniel, married by deed from Robert D. McDaniel and Lisa McDaniel, husband and wife dated October 14, 2008 and recorded October 22, 2008 in Deed Book 2343, Page 8805.

Being Known As: 5919 Mount Laurel Drive, Long Pond, Tunkhannock, Monroe County, PA 18334

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ROBERT D. MCDANIEL

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
MARC S. WEISBERG,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 7453 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, SEPTEMBER 26, 2013
AT 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 lots, parcel or piece of ground situate in the Township of Stroud, Monroe County, Pennsylvania, being Lot or Lots No. 318 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.
PARCEL NO. 17/88576

PIN NO. 17639203443705
Title to said premises is vested in Claudette Ann Collins by deed from CRANBERRY HILL CORPORATION, A PENNSYLVANIA CORPORATION dated January 24, 2003 and recorded January 30, 2003 in Deed Book 2143, Pge 5241.

Being Known As: 318 Glenwood Avenue, Section C-4, East Stroudsburg, Stroud, Monroe County, PA 18301

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

CLAUDETTE ANN COLLINS

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
MARC WEISBERG,
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Aug. 30; Sept. 6, Sept. 13

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 7455 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, SEPTEMBER 26, 2013
AT 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 Tunkhannock**, County of Monroe and Commonwealth of Pennsylvania, marked and designated as Lot Number 108, Section 8, Sierra View, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe at Stroudsburg, Pennsylvania in Plot Book Volume 36, Page 55.

TITLE TO SAID PREMISES VESTED IN Raul M. Gomez and Pilar Gomez, h/w, by Deed from Kal-Tac, Inc., a Pennsylvania Corporation, dated 01/21/2004, recorded 01/27/2004 in Book 2180, Page 4255.

TAX CODE: 20/3D/2/39
TAX PIN: 20-6331-01-37-9078

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: RAUL M. GOMEZ

PILAR GOMEZ

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

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

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unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOHN MICHAEL KOLESNIK,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 749 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, SEPTEMBER 26, 2013
AT 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 8, Section Three, 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 17, Page 57, (previously incorrectly recited as Plot Book 17, Page 17).

BEING THE SAME PREMISES which Ramon Mauricio, unmarried and Wendy Ascenio, unmarried, by deed dated 01/25/2006 and recorded 02/28/2006 in Book 2259 Page 2073 conveyed to Wendy Ascenio.

Pin #: 09-7344-03-41-0273

Tax Code #: 9/4C/3/11

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: WENDY ASENCIO 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
JILL P. JENKINS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 7508 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

ALL THAT CERTAIN piece or parcel of land situate, lying and being in the Township of Stroud, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 810, as shown on Final Plan, "Fifth St. Corp., Section 4 - Phase 2", as prepared by Achterman Associates, Consulting engineers and Land Surveyors of East Stroudsburg, Pennsylvania, and recorded in Monroe County, Pennsylvania in Plot Book No. 73, Page 104.

TOGETHER with all rights and privileges and UNDER AND SUBJECT to the covenants, exceptions, conditions, reservations and restrictions as of record.

TITLE TO SAID PREMISES VESTED IN Aida Luz Castro, by Deed from LTS Development, Inc., dated 07/23/2001, recorded 07/25/2001 in Book 2101, Page 1441.

TAX CODE: 17/91847

TAX PIN: 17-7301-17-11-0614

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: AIDA LUZ CASTRO

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 7520 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, SEPTEMBER 26, 2013
AT 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 Jackson, County of Monroe and State of Pennsylvania, bounded and described as follows to wit:

MONROE LEGAL REPORTER

BEGINNING at a stone corner on an old stone row in line of land of Daniel Praetorius from which point a large white oak tree, a corner of the whole tract, bears North six degrees West distant three hundred twenty one feet; thence by land of Daniel Praetorius South six degrees East one thousand five hundred twenty seven feet to a stone; thence by land of F.F. Heller North sixty eight degrees thirty minutes East one thousand four hundred sixty five and seven tenths feet to a point on the easterly side of the public highway leading from Appenzell to Neola; thence along the Easterly side of said highway North twenty three degrees west nine hundred twenty eight and five tenths feet to an iron pipe; thence in and along the public highway leading from Appenzell to Brodheads ville South fifty nine degrees thirty minutes West one hundred ninety five feet; thence South seventy two degrees ten minutes West one hundred twenty six and seven tenths feet; thence North fifty one degrees West one hundred twenty five and two tenths feet; thence along land recently of the Grantors of which this was a part, South seventy one degrees West three hundred forty seven and four tenths feet to a stone on the Westerly side of Pensyl Creek; thence still by the same North forty seven degrees West one hundred sixty eight feet to a stone; thence still by the same North sixty nine degrees forty five minutes West three hundred ninety seven feet to the place of BEGINNING.

CONTAINING 34.5 Acres, more or less. Surveyed April 1948, by H.E. Frankenfield, C.E. Bearing from Magnetic Meridian of said date.

TITLE TO SAID PREMISES VESTED IN S. John Giunta and Deborah Giunta, his wife, as tenants by the entireties, by Deed from Earl Hilliard and Eudora M. Hilliard, his wife and Gordon C. Hilliard and Beverly Hilliard, his wife, dated 07/16/1993, recorded 07/23/1993 in Book 1899, Page 770.

TAX CODE: 08/9/1/1

TAX PIN: 08-6360-00-05-6670

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: DEBORAH L. GIUNTA

A/K/A DEBORAH GIUNTA
SALVATORE JOHN GIUNTA
A/K/A S. JOHN GIUNTA

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 7534 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, SEPTEMBER 26, 2013

AT 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. 15, Section B, as is more particularly set forth on the Plot of Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania in Plot Book Volume 31, Page 69.

UNDER AND SUBJECT to Protective Covenants and Restrictions contained in Monroe County Deed Book Volume 1114, Page 286.

UNDER AND SUBJECT to the same covenants, conditions, exceptions, restrictions and reservations as are contained in prior deeds and instruments forming the chain of title.

BEING THE SAME PREMISES which Federal National Mortgage Association a/k/a Fannie Mae, by deed dated 11/21/2006 and recorded 11/28/2006 in Book 2288 Page 6619 conveyed to Gyula Karczag. Pin #: 17-6392-01-38-0743

Tax Code #: 17/15A/1/104

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: BEATA KARCZAG

GYULA KARCZAG DECEASED
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
KRISTINA MURTHA,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 7636 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, SEPTEMBER 26, 2013

AT 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 CERTAIN LOT/LOTS, parcel or piece of ground situate in the Township of Coolbaugh, County of Monroe, and State of Pennsylvania, being Lot/Lots

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No. 48, Section No. A as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 18, Page 57 and 61.

TITLE TO SAID PREMISES VESTED IN Timothy M. O'Brien, by Deed from Elizabeth Mrock, dated 10/03/2006, recorded 12/12/2006 in Book 2290, Page 3289.

TAX CODE: 03/3B/1/23

TAX PIN: 03-6358-20-80-3577

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: TIMOTHY OBRIEN A/K/A

TIMOTHY M. O'BRIEN

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 7742 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, SEPTEMBER 26, 2013

AT 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. 60, Section No. E, as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plat Book No. 18, pages 101, 107, and 109.

TITLE TO SAID PREMISES VESTED IN Gilda N. Wynn, by Deed from Fannie Mae a/k/a Federal National Mortgage Association by its Attorney in Fact Phelan Hallinan & Schmieg, LLP, By Power of Attorney recorded on 01/10/08 in Book #2324 Page #9997, dated 08/11/2008, recorded 08/27/2008 in Book 2341, Page 1081.

Gilda N. Wynn died on 05/21/2010 and, upon information and belief, her surviving heir is Shannon Anita Wynn.

TAX CODE: 03/9A/1/392

TAX PIN: 03-6358-16-73-8083

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: SHANNON ANITA WYNN, IN HER CAPACITY AS HEIR OF GILDA N. WYNN, DECEASED UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,

AND ALL PERSONS, FIRMS OR ASSOCIATION CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER GILDA N. WYNN, 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
MELISSA J. CANTWELL,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 7763 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, SEPTEMBER 26, 2013

AT 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 lots situated in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, marked and designated as Lot Nos. 4816 and 4817, Section V, 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. 17, Page 23.

TITLE TO SAID PREMISES VESTED IN Joseph A. Cornelius, by Deed from M.D. Everett, a married individual, dated 6/15/2004, recorded 6/17/2004 in Book 2193, Page 4794, Instrument #200427027.

TAX CODE: 03/4D/1/100

TAX PIN: 03-6366-01-39-2853

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JOSEPH CORNELIUS

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

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

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unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 77863 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, SEPTEMBER 26, 2013
AT 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, Commonwealth of Pennsylvania, being Lot No. 1617, Section G-4, as shown on the map of Stillwater Lakes, on file in the Recorder's Office of Monroe County, Pennsylvania.

TITLE TO SAID PREMISES VESTED IN Jeffrey Malcolm and Marcia Gunter, by Deed from David S. Wengerd and Emma L. Wengerd, dated 09/28/2007 in Book 2324, page 5328.

TAX CODE: 03/14E/1/136
TAX PIN: 03-6345-02-98-2576

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JEFFREY MALCOLM MARCIA GUNTER

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 7945 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, SEPTEMBER 26, 2013
AT 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, being Lot 35, Stage 1A, Woodland Village at Shawnee Valley, 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 No. 61 at Page No. 219 and 220.

UNDER AND SUBJECT to restrictions, covenants, conditions, etc., as set forth of record in Monroe County Courthouse.

TITLE TO SAID PREMISES VESTED IN Stephen L. Ambos and Victoria R. Ambos, a married couple, by Deed from Michael D. Hopkins and Lauren E. Simmons, dated 03/28/2008, recorded 04/11/2008 in Book 2331, Page 1313.

TAX CODE: 16/119360

TAX PIN: 16-7332-01-18-7930

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: STEPHEN L. AMBOS VICTORIA R. AMBOS

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
DANIEL G. SCHMIEG,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 8024 CIVIL 2006, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, SEPTEMBER 26, 2013
AT 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 Code No.: 2/88918

Pin No.: 02-6239-00-32-5196

ALL THAT CERTAIN lot, parcel or piece 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 in the northerly side of Hill Road, being a corner of Lot No. 34, Winter Hill

MONROE LEGAL REPORTER

Terrace, Section Three; thence along Lot No. 34 North 24 degrees 42 minutes 06 seconds East (Magnetic Meridian) for 242.89 feet to an iron in line of remaining lands of Josephine Gould; thence along remaining lands of Josephine Gould South 63 degrees 30 minutes 04 seconds East for 185.09 feet to an iron a corner of Lot No. 38, Winter Hill Terrace, Section Three; thence along Lot No. 38 South 24 degrees 42 minutes 06 seconds West for 237.08 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 for 185.00 feet to the place of BEGINNING.

CONTAINING 1.019 acres more or less.
BEING Lot No. 36 as shown on a map entitled Final Plan of Winter Hill Terrace, Section Three, as recorded in Plot Book Volume 64, Page 235.

BEING THE SAME PREMISES which Josephine Gould, by her Deed dated the 14th day of July, 1994, and recorded the 18th day of July, 1994, in the Office for the Recorder of Deeds, in and for the County of Monroe, Stroudsburg, Pennsylvania in Record Book 1962, Page 1034, granted and conveyed unto Luis Alfredo Barrera and Patricia Barrera, husband and wife.

ALSO BEING THE SAME PREMISES which Tax Claim Bureau of Monroe County, Pennsylvania, by its Deed dated the 16th day of September, 2011, and recorded the 10th day of November, 2011, in the Office for the Recorder of Deeds, in and for the County of Monroe, Stroudsburg, Pennsylvania in Record Book 2394, Page 262, granted and conveyed unto Fan Dancer, LLC.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: LUIS ALFREDO BARRERA PATRICIA 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
JAMES V. FARERI,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 8034 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, SEPTEMBER 26, 2013

AT 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 OF LAND SITUATE IN TOWNSHIP OF CHESTNUTHILL, MONROE COUNTY, PENNSYLVANIA:

BEING KNOWN AS 299 High View Court, Brodheadsville, PA 18322

PARCEL NO. 2/9A/2/45

IMPROVEMENTS: Residential Property

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

DONNA CHASTAIN

JOSEPH A. CROWLEY

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
KASSIA FIALKOFF,
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 8081 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, SEPTEMBER 26, 2013

AT 10:00 A.M.

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

ALL THAT CERTAIN parcel of land situate in the Township of Price, County of Monroe and State of Pennsylvania, being known and designated as follows:

BEING shown as Lot Number 56, on a certain map entitled Sierra Trails dated March 1975 and revised April, May and June 1975 as prepared by Lawrence R. Bailey, Registered Surveyor and recorded in the Monroe County Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 27, Page 97. containing 2.987 acres.

TOGETHER with all rights and privileges and under and subject to the covenants, exceptions, conditions, reservations and restrictions as appear of record and in the Deed recorded in said Recorder's Office in Deed Book Volume 818, Page 230.

TITLE TO SAID PREMISES VESTED IN Garfield Spence and Andria Spence, his wife, by Deed from Michael A. Signorile, unmarried widower, dated 06/08/2006, recorded 06/26/2006 in Book 2272, Page 2441.

TAX CODE: 14/5/2/10

TAX PIN: 14-7305-04-61-6803

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: GARFIELD SPENCE

A/K/A GARFIELD CONSTANTINE SPENCE

ANDRIA SPENCE A/K/A

ANDRIA CHRISTINE 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

MONROE LEGAL REPORTER

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 8137 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

ALL THAT CERTAIN parcel of land situate in the County of Monroe, Commonwealth of Pennsylvania, being known as designated as Lot No. 21, on map of the Brookside Subdivision, Pocono Pines, **Tobyhanna Township**, Monroe County, Pennsylvania and recorded in Map File No. 63, Pages 218-220 in the Monroe County Recorder's Office.

BEING THE SAME PREMISES which The Richard M. Hanellin and Dolores Hanellin Revocable Living Trust, by deed dated 2/2/06 and recorded 3/3/06 in Book 2259 Page 6599 conveyed to Richard M. Hanellin and Shirley Hanellin, husband and wife.

Pin #: 19-6334-01-07-0141

Tax Code #: 19/88481

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: SHIRLEY HANELLIN RICHARD M. HANELLIN

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
JILL P. JENKINS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 8285 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, SEPTEMBER 26, 2013
AT 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 situated in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, being Lot No. 205, Section L, as shown on a map of A Pocono Country Place, on file in the Recorders Office at Stroudsburg, Pennsylvania in Plot Book No. 24, Page 7, 9, and 11.

UNDER AND SUBJECT to all rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited.

BEING THE SAME PREMISES which Y-Rent, Inc. by deed dated 11/18/93 and recorded 11/23/93 in Book 1921 Page 1715 conveyed to Colonel Thompson and Vasey Thompson, husband and wife.

Pin #: 03-6359-18-82-1621

Tax Code #: 3/9D/1/261

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: COLONEL THOMPSON VASEY THOMPSON

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
LISA LEE,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 8288 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

MONROE LEGAL REPORTER

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 Barrett**, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a cross cut in a large rock in line of lands of the Estate of Jacob M. Brush, deceased, from which a pipe in line of said lands and being also the northwesterly corner of lands which John Brush and Florence Brush, his wife, by their Deed dated Mar 30, 1928, and recorded in the Office for the Recording of Deeds, at Stroudsburg, in and for the County of Monroe, in Deed Book Vol. 97, Page 471, grated and conveyed unto Louis T. Moser and Anna L. Moser, his wife, bears north seventy four degrees eighteen minutes west distant one hundred fifty feet; thence by lands of the Estate of Jacob Brush, deceased, south seventy four degrees eighteen minutes east two hundred forty-eight feet to a pipe in line of lands now or formerly of Charles W. Brush; thence by lands now or formerly of Charles W. Brush south sixteen degrees forty two minutes west (at 178.3 feet passing a pipe) one hundred ninety one feet to a corner in the public road leading from Canadensis to Bright Creek and known as the Upper Seese Hill Road; thence along said road North sixty nine degrees fifteen minutes West two hundred forty nine feet to a corner; thence by lands intended to be conveyed unto the Estate of Jacob M. Brush, deceased, north sixteen degrees fifty two minutes east (at 11.5 feet passing a pipe) one hundred sixty eight and six-tenths feet to the place of BEGINNING.

CONTAINING 1.023 acres, more or less.

TITLE TO SAID PREMISES VESTED IN Patricia Ann Guida, a single woman and James Yankowski, a single man, as joint tenants with the right of survivorship and not as tenants in common, by Deed from Patricia Ann Guida, individually, dated 01/10/2005, recorded 01/21/2005 in Book 2214, Page 1451.

TAX CODE: 01/22/1/21

TAX PIN: 01-6388-04-93-7163

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JAMES YANKOWSKI PATRICIA ANN GUIDA

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 8304 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, SEPTEMBER 26, 2013
AT 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. 1013, Section E, as shown on 'Plotting of Stillwater Lake Estates, Inc., Coolbaugh Township, Monroe County, Pennsylvania, made by Leo A. Achterman, Jr.,' and recorded in Monroe County, Pennsylvania, in Plot Book No. 10 at Page 105.

TITLE TO SAID PREMISES VESTED IN Pantelis Psallidas, an unmarried man and Diana Collazo, an unmarried woman, by Deed from Nationwide Realty Group, Inc., a Pennsylvania Corporation, dated 05/26/2006, recorded 07/10/2006 in Book 2273, Page 8081.

TAX CODE: 03/14D/1/106

TAX PIN: 03-6346-04-61-5874

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: PANTELIS P. PSALLIDAS A/K/A PANTELIS PSALLIDAS DIANA COLLAZO

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 8306 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, SEPTEMBER 26, 2013
AT 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 of piece of ground situate in the **Township of Coolbaugh**, County of Monroe, and State of Pennsylvania, being Lot/Lots No. 30, Section No. K as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book No. 24, Page 1, 3 & 5.

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UNDER AND SUBJECT to the covenants, conditions, restrictions and reservations as set forth in Deed Book Vol. 675, Page 334 and 335.

TITLE TO SAID PREMISES VESTED IN Willie T. Simmons, a single man, by Deed from Louis P. Langer and Donna Marie Langer, his wife, dated 11/26/1997, recorded 12/5/1997 in Book 2042, Page 8234, Instrument #199734121.

TAX CODE: 03/9E/1/21

TAX PIN: 03-6358-08-89-4715

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: WILLIE T. SIMMONS

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 8317 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, SEPTEMBER 26, 2013
AT 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. 152, Section F, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Pennsylvania in Plot Book Volume 33, Page(s) 101, 105

As described in Mortgage Book 2314 Page 1146
Being Known As: 152 Hyland Drive, (Stroud Township), East Stroudsburg, PA 18301

TAX CODE: 17/15F/1/152
PIN NO.: 17639203132695

TITLE TO SAID PREMISES IS VESTED IN Charles P. Garnett, a married person by deed from Geraldine Guevara, an adult individual dated 08/31/2007 recorded 08/31/2007 in Deed Book 2315 Page 1142. Having been erected thereon a single family dwelling.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: GERALDINE GUEVARA

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A.

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KASSIA FIALKOFF,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 8320 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, SEPTEMBER 26, 2013
AT 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 with the building, improvements, thereon erected, hereditaments and appurtenances, situate in the **Township of Tunkhannock**, County of Monroe and Commonwealth of Pennsylvania, and being more particularly describe as follows:

BEING all of house and lot 5103 in section QQ-2 as shown and designated on plan of Indian Mountain Lakes, Section QQ-2, made by Leo Achterman, Jr., Civil Engineer and Surveyor, dated January 11, 1982 and recorded February 3, 1983 at the recorder of deeds for Monroe County at Map Book 51, Page 31. BEING lot #5103, section QQ-2, as shown on plotting of Indian Mountain Lake Development Corp., made by Leo A. Achterman, Jr., dated January 11, 1982. Said premises a/k/a 5103 Scenic Drive, Tunkhannock Township, Albrightsville, PA.

UNDER AND SUBJECT to the restrictive covenants as recorded in Monroe County Deed Book 1357, page 300.

TITLE TO SAID PREMISES VESTED IN Konstantinos Katechis and Anna M. Nasr-Katechis, h/w, by Deed from Christopher J. Shandley and Jennifer J. Shandley, h/w, dated 02/24/2006, recorded 03/06/2006 in Book 2259, Page 8349.

TAX CODE: 20/8K/1/29

TAX PIN: 20-6320-01-49-7779

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: KONSTANTINOS KATECHIS ANNA M. NASR-KATECHIS

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

MONROE LEGAL REPORTER

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
WILLIAM E. MILLER,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 8330 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, SEPTEMBER 26, 2013
AT 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

PARCEL 1
ALL THOSE CERTAIN LOTS OR PARCELS OF LAND SITUATE IN THE TOWNSHIP OF MIDDLE SMITHFIELD, COUNTY OF MONROE AND COMMONWEALTH OF PENNSYLVANIA, AS SHOWN ON THE SURVEY AND ORIGINAL PLAT OF MONROE LAKE SHORES, MADE BY FREDERICK X. CONRAD, CERTIFIED LAND SURVEYOR, TO WIT: BEING LOTS 58 AND 59, BLOCK 4 OF UNIT 5, AS SHOWN ON THE OWNERSHIP MAP ON FILE IN THE OFFICE OF THE RECORDER OF DEEDS OF MONROE COUNTY, PENNSYLVANIA IN PLOT BOOK 8, PAGE 112.

PARCEL 2
ALL THAT CERTAIN LOT OR PARCEL OF LAND SITUATE IN THE TOWNSHIP OF MIDDLE SMITHFIELD, COUNTY OF MONROE AND COMMONWEALTH OF PENNSYLVANIA, AS SHOWN ON THE SURVEY AND ORIGINAL PLAT OF MONROE LAKE SHORES, MADE BY FREDERICK X. CONRAD, CERTIFIED LAND SURVEYOR, TO WIT: BEING LOT 60, BLOCK 4 OF UNIT 5, AS SHOWN ON THE OWNERSHIP MAP ON FILE IN THE OFFICE OF THE RECORDER OF DEEDS OF MONROE COUNTY, PENNSYLVANIA IN PLOT BOOK 8, PAGE 112.

UNDER AND SUBJECT TO ANY AND ALL RESERVATIONS, RESTRICTIONS, CONDITIONS, CONVENANTS, ETC., THAT ARE CONTAINED IN THE CHAIN OF TITLE.

NOTE: AS DESCRIBED IN MORTGAGE BOOK 2240 PAGE 4370

BEING KNOWN AS: 58-59-60 Carnation Road a/k/a 209 Monroe Lake Shores (Middle Smithfield Township), East Stroudsburg, PA 18301

TAX CODE: 9/14C/5-4/58 (LOTS 58 and 59);

AND 9/14C/5-4/60 (LOT 60)

PIN NO.: 09732501255929 (LOTS 58 and 59)

AND 09732501256908 (LOT 60)

TITLE TO SAID PREMISES IS VESTED IN FRANK J. FIGURED AND MARILYN B. FIGURED, HUSBAND AND WIFE, BY DEED FROM GARY E. WYNNINGS, UNMARRIED, BY HIS AGENT, PATRICIA A. CZECH, BY POWER BY ATTORNEY TO RECORDED SIMULTANEOUSLY HEREWITH DATED 09/14/05 RECORDED 09/20/05 IN DEED BOOK 2240 PAGE 4365.

HAVING BEEN ERECTED THEREON A SINGLE

FAMILY DWELLING.
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
FRANK J. FIGURED
MARILYN B. FIGURED**

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
HARRY B. REESE,
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Aug. 30; Sept. 6, Sept. 13

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 8376 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, SEPTEMBER 26, 2013
AT 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 or tract of land situate in the **Township of Tobyhanna**, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 110 on the map or plan bearing title or legend "Section G-II Locust Lake Village, Tobyhanna, PA", bounded and described as follows, to wit:

BEGINNING at a point in the Southwesterly line of Fox Trail, which point is a distance of 160 feet northwesterly from the point of intersection of the extended southwesterly line of Fox Trail and the extended northwesterly line of Tommy's Lane and which point is the northern-most corner of Lot No. 111; thence North 33 degrees 30 minutes West along the southwesterly line of Fox Trail for a distance of 49.23 feet to a point; thence northwesterly and continuing along the southwesterly line of Fox Trail by a curve to the left having a radius of 800 feet for an arc distance of 70.55 feet to a point, the easternmost corner of Lot No. 109; thence South 51 degrees 26 minutes 50 seconds West along the southeasterly line of Lot No. 109 (a line radial to said curve) for a distance of 194.20 feet to a point; thence South 50 degrees 45 minutes East along part of the northeasterly line of Lot No. 108 for a distance of 107.42 feet to a point; thence North 56 degrees 30 minutes East along the northwesterly line of Lot No. 111 for a distance of 164.70 feet to a point, the place of beginning.

BEING the same premises which Michael Connors and Kathleen Connors, husband and wife, by Deed dated January 20, 2005 and recorded on January 25, 2005, in Monroe County Record Book 2214, at Page 3340 granted and conveyed to Carlos Sausa.

CODE NO. 19-11B/1/195

PIN NO. 19630604741614

Being known as 110 Fox Trail, Pocono Lake, PA
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: CARLOS SOUSA

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A.

MONROE LEGAL REPORTER

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 8435 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or lots, parcel or piece of ground situated in **Middle Smithfield Township**, Monroe County, Pennsylvania, being lot or lots No. 2090, Section No. 27, as is more particularly set forth on the Plot Map of Lehman-Pike Development Corporation, Saw Creek Estates as same is duly recorded in the Office for the Recording of Deeds, Stroudsburg, Monroe County, Pennsylvania in Plot Book Volume 46 at Page 3.

UNDER AND SUBJECT to the covenants, conditions and restrictions contained in Deed Book Vol. 1311, page 149.

TITLE TO SAID PREMISES VESTED IN Scott L. Hyman, by Deed from Rosalind Hyman and Scott I. Hyman, her husband, dated 12/03/2004 in Book 2210, Page 1291.

TAX CODE: 09/5A/1/87

TAX PIN: 09-7345-01-07-6726

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: SCOTT L. HYMAN

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS,

ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 8438 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, SEPTEMBER 26, 2013
AT 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 State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a post on the southerly side of Normal Street extended said post being one hundred sixty-two feet on a course of North sixty-five degrees fifteen minutes East from an iron in the easterly side of Smith Street and in the easterly side of a twelve foot alley; thence along the southerly side of said Normal Street extended North sixty-five degrees and fifteen minutes East fifty feet to a post; thence by other land of the parties of the first part, South twenty-four degrees and forty-five minutes East one hundred fifty feet to a post; thence by the same South sixty-five degrees and fifteen minutes West fifty feet to a post in the easterly line of said twelve foot alley; thence along the easterly line of said twelve foot alley; thence along the easterly line of said twelve foot alley North twenty-four degrees and forty-five minutes West one hundred fifty feet to the place of BEGINNING.

BEING the same premises which Marlene Labar and Charles Labar and Kathryn Rapp Caton by deed dated November 7, 1986 and recorded with the Monroe County Recorder of Deeds Office on November 13, 1986, in Deed Book Volume 1522 page 1262, in the granted and conveyed unto James M. Caton, Sr. (now deceased) and Kathryn A. Caton. Parcel ID No.: 5-1/4/1/24

Pin Number: 05731113231369

Commonly Known As: 401 Normal Street, East Stroudsburg, PA 18301.

EXHIBIT "A"

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: KATHRYN A. CATON

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
LAUREN BERSCHLER KARL,
ESQUIRE

MONROE LEGAL REPORTER

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 8634 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

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

BEGINNING at an iron pipe on the northerly line of Lake View Drive, said iron pipe being the most southerly corner of Lot No. 301 as shown on map entitled 'Section B, Alpine Lake, 1 June 1966';

THENCE along Lot No. 301 as shown on said map, North 50 degrees 27 minutes 20 seconds East 155.42 feet to an iron pipe;

THENCE along Lot No. 302 as shown on said map, South 66 degrees 33 minutes 20 seconds East 88.57 feet to a point;

THENCE along Lot No. 313 as shown said map (a radial line to the hereinafter described curve) South 26 degrees 7 minutes 10 seconds West 190.42 feet to an iron pipe;

THENCE along the northerly line of Lake View Drive as shown on said map, on a curve to the right having a radius of 250.00 feet an arc length of 105.45 feet to a point of tangency;

THENCE by the same as shown on said map, North 39 degrees 32 minutes 40 seconds West 54.51 feet to the place of BEGINNING.

BEING Lot No. 314, Section B, as shown on said map.

SUBJECT to the same exceptions, reservations, restrictions and covenants as appear in prior deeds in the chain of title.

TITLE TO SAID PREMISES VESTED IN Ermano Peselli and Miriam Peselli, husband and wife, by Deed from Hector L. Vazquez and Lucille M. Vazquez, husband and wife, dated 09/26/03, recorded 10/03/03, in Book 2169, Page 5685, Instrument #200349586.

TAX CODE: 12/4A/2/12

TAX PIN: 12-6374-04-80-8829

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ERMANO PESELLI
MIRIAM PESELLI**

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 875 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, SEPTEMBER 26, 2013
AT 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, lots, parcel or piece of ground situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, Being Lot No. 211, Section No. J, as shown on map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 22 at Pages 11, 13, 15 and 17.

TOGETHER with and under and subject to all of the rights, obligations and responsibilities as set forth in the Restrictive Covenants as appear in the chain of title.

TITLE TO SAID PREMISES VESTED IN Malik S. Din, by Deed from Edward R. Sles and Linda L. Sles, husband and wife, dated 09/03/2009, recorded 09/11/2009 in Book 2359, Page 6155.

TAX CODE: 03/9B/1/123

TAX PIN: 03-6359-19-50-5690

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
MALIK S. DIN**

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
ROBERT W. CUSICK,
ESQUIRE

Sheriff's Office
Stroudsburg, PA
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept. 6, 13

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 8875 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

MONROE LEGAL REPORTER

CHECK OR CASH

ALL THAT CERTAIN lot, parcel or piece of ground situated in **Middle Smithfield Township**, Monroe County, Pennsylvania, being Lot No. 2088, Section No. 27 as is more particularly set forth on the Plot Map of Lehman-Pike Development Corporation, Saw Creek Estates, as same is duly recorded in the Office for the Recording of Deeds, Stroudsburg, Monroe County, Pennsylvania in Plot Book Volume 47, Page 19.

TITLE TO SAID PREMISES VESTED IN Elton Hollingsworth and Jacqueline T. Hollingsworth, h/w, by Deed from William H. Tokmajian and Marie V. Tokmajian, his wife, dated 07/21/2005, recorded 07/29/2005 in Book 2234, Page 3149.

TAX CODE: 09/5A/1/21

TAX PIN: 09-7345-01-07-4827

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**JACQUELINE T. HOLLINGSWORTH
ELTON HOLLINGSWORTH**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Chestnuthill**, County of Monroe, and Commonwealth of Pennsylvania, being Lot 52, Section 3, Robinwood County 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 36, Page 33.

TITLE TO SAID PREMISES VESTED IN Kim A. Benson, by Deed from National City Bank of Pennsylvania, dated 06/20/2000, recorded 06/26/2000 in Book 2080, Page 4696.

TAX CODE: 02/5B/1/54

TAX PIN: 02-6350-03-14-5628

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: KIM A. BENSON

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 8999 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, SEPTEMBER 26, 2013
AT 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. 860, Section F, 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 24, Page 47, bounded and described as follows, to wit: In Plot Book Volume and Page Number according to aforementioned Plan on Record.

TITLE TO SAID PREMISES VESTED IN Idrees Q. Watson, Sr. and Talika S. Watson, h/w, by Deed from Eugene F. Hofacker, Jr., unmarried, dated 01/26/2006, recorded 01/30/2006 in Book 2256, Page 1205.

TAX CODE: 19/3D/1/137

TAX PIN: 19-6344-01-37-2729

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: IDREES Q. WATSON, SR.

TALIKA S. WATSON

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

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

MONROE LEGAL REPORTER

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOHN MICHAEL KOLEŚNIK,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 9034 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

ALL THAT CERTAIN tract of land situate in the Township of Eldred, County of Monroe and State of Pennsylvania designated as Lot #A-19 in a plan of lots entitled Kingswood Estates, bounded and described as follows:

BEGINNING at a point in King's Lane and at a corner common to Lot #A-18; thence running along King's Lane North twenty-three degrees six minutes (N 23 degrees 06 minutes E) sixty feet (60.0 feet) to a point in said King's Lane and at a corner common to Lot #A-20; thence turning and running along the line of Lot #A-20, passing wooden stakes at edge of road and on bank of Chapple Creek, South sixty-six degrees fifty-four minutes East (S 66 degrees 54 minutes E) one hundred sixty-five feet (165.0 feet) more or less to a point in said Creek; then South twenty-three degrees six minutes West (S 23 degrees 06 minutes W) sixty feet (60.0 feet) to a wooden stake and a corner common to Lot 1AA-18; thence turning and running along line of Lot #A-18, passing a wooden stake in edge of road, North sixty-six degrees fifty-four minutes West (N 66 degrees 54 minutes W) one hundred sixty-five feet (165.0 feet) to the place of BEGINNING.

CONTAINING nine thousand nine hundred square feet (9900 sq. ft.) more or less.

BEING TAX PARCEL NO.: 06/10A/1/49

SUBJECT, HOWEVER, to the restriction and reservations contained in the Deed of Conveyance from Simon A. Yellin and Lillian Yellin, his wife, to Kingswood Development Corporation dated November 3, 1960 as appears of record in Monroe County Deed Book Vol. 274, Page 133.

ALL THAT CERTAIN tract of land situate in the Township of Eldred, County of Monroe and State of Pennsylvania designated as Lot #A-18 in a plan of lots entitled 'KINGSWOOD ESTATES', bounded and described as follows:

BEGINNING at a point in Kings Lane and at a corner common to Lot #A-17; thence running along Kings Lane in line of Lots #38 and #37 North, twenty-three degrees six minutes East (N 23 degrees 06 minutes E) sixty feet (60.0 feet) to a point in Kings Lane common to Lot #A-19; thence turning and running along line of Lot #A-19, passing a wooden stake at edge of road South sixty-six degrees fifty-four minutes East (S 66 degrees 54 minutes E) one hundred sixty-five (165.0) feet to a wooden stake in line of Lot #A-14 and at a corner common to Lot #A-19; thence turning and running along line of Lot #A-14 South twenty-three degrees six minutes West (S 23 degrees 06 minutes W) sixty feet (60.0 feet) to a wooden stake common to Lot #A-17; thence turning and running along line of Lot #A-17 North sixty-six degrees fifty-four minutes West (N 66 degrees 54 minutes W) one hundred

sixty-five feet (165.0 feet) to the place of BEGINNING.

CONTAINING ninety-nine hundred square feet (9900 sq. ft.).

The ownership of the herein described lot includes the right and privilege for all times to the connection by pipe of a water supply running in the road at the front of the herein described lot, said connection being the responsibility of the lot owner from the property line to Grantees point of use.

BEING TAX PARCEL NO.: 06/10A/1/37

SUBJECT HOWEVER, to the restriction and reservations contained in the Deed of Conveyance from Simon A. Yellin and Lillian Yellin, his wife, to Kingswood Development Corporation dated November 3, 1960 as appears of record in Monroe County Deed Book Vol. 274, Page 133.

The above parcels were merged into one parcel for taxing purposes by deed from Carmine Coronato Jr. into himself, Carmine Coronato, Jr. dated April 1, 2008 and recorded May 19, 2008 in the Office of the Recorder of Deeds of Monroe County in Book 2333, Page 7054. The Tax Code and Tax Pin for the combined parcel is as follows:

Tax Code: 06/10A/1/37 and
Tax Pin: 06622620918557.

TITLE TO SAID PREMISES VESTED IN Carmine Coronato Jr. by deed from Carmine Coronato Jr. dated 04/01/2008 and recorded 05/19/2008 in Book 2333, Page 7054, and by deed from John Zawitosky and Elizabeth Zawitosky, husband and wife, to Carmine Coronato, Jr., dated 01/18/2007, recorded 02/01/2007 in Book 2295, Page 3959, Instrument No. 200704457.

TAX CODE: 06/10A/1/37

TAX PIN: 06-6226-20-91-8557

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: CARMINE CORONATO, 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
JOHN MICHAEL KOLEŚNIK,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 9175 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

MONROE LEGAL REPORTER

CHECK OR CASH

ALL THAT CERTAIN lot or parcel of land situate in the **Township of Tunkhannock**, County of Monroe and State of Pennsylvania, further described as follows: BEING Lot No. 7226 Section D2, according to a Plan of Emerald Lakes recorded in the Office for the Recorder of Deeds, etc, in and for the County of Monroe at Stroudsburg, Pennsylvania, in Plot book volume 19, page 115.

TITLE TO SAID PREMISES VESTED IN Gerardo Bullido and Vilma N. Bellido, his wife, by Deed from Ridgefield Homes, LLC, dated 06/21/2007, recorded 06/22/2007 in Book 2308, Page 8498.

TAX CODE: 20/1C/1/96

TAX PIN: 20-6344-03-00-9405

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: GERARDO BELLIDO

VILMA N. BELLIDO

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 9202 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, SEPTEMBER 26, 2013
AT 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 **Borough of Mount Pocono**, Monroe County, Pennsylvania, being lot or lots No. 2, Section One, as shown on Plotting of "Summit Pointe, Section One", prepared by Edward C. Hess Associates, Inc., Registered Engineers and dated June 15, 1978 said plot map having been recorded on August 8, 1978, in the Office for the Recording of Deeds in and for Monroe County, Pennsylvania in Plot Book Volume 37, Page 61.

Monroe County Tax ID No. 10/12A/1/52
As described in Mortgage Book 2314 Page 6363
Being Known As: 37 Summit Drive, Mount Pocono, PA 18344

TAX CODE: 10/12A/1/52

PIN NO.: 10635510463031

TITLE TO SAID PREMISES IS VESTED IN Hector Maldonado, married man and Osvaldo Tineo, single man as joint tenants with the right of survivorship and

not as tenants in common by deed from Paul S. Hurlburt, single man dated 08/23/2007 recorded 08/27/2007 in Deed Book 2314 page 6358.

Having been erected thereon a single family dwelling. SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: HECTOR MALDONADO OSVALDO TINEO

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KASSIA FIALKOFF,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 9204 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, SEPTEMBER 26, 2013
AT 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 Stroud**, County of Monroe and Commonwealth of Pennsylvania, as shown on an Overall Plan of Subdivision prepared by Irick, Eberhardt & Mientus Inc. dated 11-2-2003, last revised 11-2-2004 and recorded on 2-14-2005 in Monroe County Recorder of Deeds Office in Map Book 77 pages 43-49.

Being designated as Lot #916 'Mountain View'
TITLE TO SAID PREMISES VESTED IN Larry A. Green and Nora Lydia Lorenzo-Green, by Deed from BML at Mountain View, LP, a Pennsylvania Limited Partnership, by its General Partner BML at Mountain View, LLC, dated 03/29/2007, recorded 07/05/2007 in Book 2309, Page 9878.

TAX CODE: 17/97971

TAX PIN: 17-7303-03-10-1216

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: LARRY A. GREEN NORA LYDIA LORENZO-GREEN

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

MONROE LEGAL REPORTER

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 9208 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, SEPTEMBER 26, 2013
AT 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 11ABC, Block A-16, Section 6, as set forth on a map entitled Plan of Lots, Arrowhead Lake, **Tobyhanna Township**, Monroe County, Commonwealth of Pennsylvania, dated April 1965, Scale 1 inch to 100 feet by John B. Aicher, Monroe Engineering, Inc., Stroudsburg, Pennsylvania, and filed in the Office for the Recording of Deeds in and for Monroe County, Pennsylvania, in Plat Book 11, Page 23, on March 10, 1967.

BEING THE SAME PREMISES which J. Gerard Cowley and Marcia K. Crowley, his wife, by deed dated 11/23/02 and recorded 12/2/02 in Book 2138 Page 2142 conveyed to James Gallagher and Christine Gallagher, his wife.

Pin #: 19-6306-13-23-3734
Tax Code #: 19/17D/1/134

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: CHRISTINE GALLAGHER
JAMES GALLAGHER**

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
JILL P. JENKINS,
ESQUIRE

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

PR - Aug 30; Sept 6, 13

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 9279 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, tract, parcel or piece of land with improvements thereon constructed, situate in the **Township of Tobyhanna**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEING Lot No. 19 as shown on a plan of lots entitled, 'Subdivision of lands of Camelot Forest Enterprises, Inc. Project Camelot Forest, Township of Tobyhanna, County of Monroe and Commonwealth of Pennsylvania, Vet. Associates, Inc., Engineers, dated 10 June 1971', and recorded in the Office for the Recording of Deeds, in and for Monroe County, at Stroudsburg, PA., in Plot Book 14, Pages 147 to 149, TITLE TO SAID PREMISES VESTED IN Vincent C. Reilly and Rose M. Reilly, husband and wife, by Deed from Neil R. Beebee and Alison K. Beebee, husband and wife, dated 06/19/09, recorded 06/25/09, in Book 2355, Page 5134, Instrument #200915439.

TAX CODE: 19/15B/1/45

TAX PIN: 19-6304-01-05-3997

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: VINCENT C. REILLY
ROSE M. REILLY**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 9310 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,

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Pennsylvania on:
THURSDAY, SEPTEMBER 26, 2013
AT 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 Eldred**, County of Monroe and Commonwealth of Pennsylvania, marked and designated as Tract No. 11, Section 1, Smith Gap Woodlands, as shown on a map recorded in the Office of the Recorder of Deeds, in and for the County of Monroe at Stroudsburg, Pennsylvania in Plot Book Volume 11, Page 167.

TITLE TO SAID PREMISES VESTED IN Vernagay W. Greene, unmarried woman, by Deed from The June Corporation and Kal-Tac, Inc., a Pennsylvania Corporation, dated 03/01/2002, recorded 03/05/2002 in Book 2116, Page 8072, rerecorded 09/05/2006 in Book 2279, Page 8129.

TAX CODE: 06/21/11-15
TAX PIN: 06-6244-00-19-5301

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: VERNAGAY W. 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."

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
LAUREN R. TABAS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

**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 9379 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, SEPTEMBER 26, 2013
AT 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. 425, Section No. G as shown on map of Pocono Country Place, on file in the Recorders Office at Stroudsburg, Pennsylvania in Plot Book No. 19 pages 11, 17 and 19.

UNDER AND SUBJECT to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited.

TITLE TO SAID PREMISES VESTED IN Salvatore Papavero and Josephine Papavero, h/w, by Deed

from Michael Dittus and Maryann Dittus, h/w, dated 10/27/1983, recorded 11/01/1983 in Book 1306, Page 195. By virtue of the death of Josephine Papavero on 12/03/2000. Salvatore Papavero became sole owner of the property, as surviving tenant by the entireties.

TAX CODE: 03/8D/1/648
TAX PIN: 03-6358-09-26-0298

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: SALVATORE PAPAVERO

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

**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 9443 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, SEPTEMBER 26, 2013
AT 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, being known as Lot No. 5, Section 5 of Brier Crest Woods as shown on a plan of lots of lots recorded in the Office of the Recorder of Deeds of Monroe County in Plot Book Volume 14, page 99.

TITLE TO SAID PREMISES VESTED IN Lorraine Raia, an unmarried woman, by Deed from Mary M. Logan, a married woman, dated 04/26/2006, recorded 05/03/2006 in Book 2266, Page 3663.

TAX CODE: 20/13B/2/147
TAX PIN: 20-6302-02-98-3037

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: LORRAINE RAI

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
MELISSA J. CANTWELL,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 9456 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, SEPTEMBER 26, 2013
AT 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 TRACTS, PIECES OR PARCELS OF LAND, AS FOLLOWS,

(A) The First thereof situate in the **Township of Jackson**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the middle of Township Road Number 481 leading from Tannersville to Reeders, and in line of lands of I. Townsend Baldwin, thence in and along said Township Road number 481 and by lands of the grantor, of which this lot was formerly a part (Bearings from Magnetic Meridian of 19541 South eighty-one degrees twenty-three minutes West one hundred thirty one and one-tenth feet to a point in the middle of said Township Road Number 481, thence by the same South eighty five degrees forty five minutes West twenty eight and nine tenths feet to a point in the aforementioned public roads, thence leaving the road and by lands of the grantor, South four degrees fifteen minutes East (at sixteen and five-tenths feet passing an iron pipe) four hundred three and seven tenths feet to a stone corner on line of lands of Stanley Storm North sixth three degrees, thirty one minutes East one hundred eighty four and three tenths feet to a stone corner, a corner also of lands of the afore-mentioned I. Townsend Baldwin, thence by lands of the said I. Townsend Baldwin North six degrees three minutes West (at three hundred twenty seven and six tenths feet passing an iron pipe) three hundred forty four and one tenth feet to the place of beginning.

(B) The Second thereof, Situate in the **Township of Pocono**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the center of a paved highway, T-481, said point being also the northwest corner of the herein described tract; thence along the center of T-481, North 79 degrees 33 minutes East 80 feet to a point; thence leaving said highway and along line of land common to other lands of the grantors, I. Townsend Baldwin & Ethel W. Baldwin, of which this tract was a part, South 10 degrees 35 minutes 54 seconds East 295.33 feet to an iron pipe (at 17.59 feet passing an iron pipe) and South 63 degrees 14 minutes West 110 feet to an iron pipe (at 52.60 feet passing an iron pipe); thence along line of land common to other lands of the grantee, Jack Keisner, North 6 degrees 20 minutes West 327.57

feet to the place of BEGINNING (at 310.23 feet passing an iron pipe).

TITLE TO SAID PREMISES VESTED IN Philip Diglio, single, by Deed from Charles D. Becht, single, dated 06/13/2007, recorded 08/10/2007 in Book 2313, Page 3004.

TAX CODE (A): 08/11/10
TAX PIN (A) 08-6371-01-29-0982
TAX CODE (B) 12/9/1/78
TAX PIN (B): 12-6372-00-20-3015

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: PHILIP G. A/K/A PHILIP DIGLIO

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
LAUREN R. TABAS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 9459 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Middle smithfield**, County of Monroe and Commonwealth of Pennsylvania, being Lot 32, Wilderness Acres, 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 20, Page 17.

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

TITLE TO SAID PREMISES VESTED IN Mark W. Lomuti, Jr., single and Laura L. Lambert, single, as joint Tenants with the right of survivorship and not as Tenants in common, by Deed from Jamie L. Briganti, single, dated 10/28/2005, recorded 11/01/2005 in Book 2246, page 2538.

TAX CODE: 09/14E/1/75
TAX PIN: 09-7315-04-83-9087

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: MARK W. LOMUTI, JR.

LAURA L. LAMBERT

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

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 9460 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, SEPTEMBER 26, 2013

AT 10:00 A.M.

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

ALL THAT CERTAIN piece or parcel or tract of land, situate, lying and being in the **Township of Pocono**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows:

BEING Lot No. 703 on the map or plan bearing title to legend: Section A, Alpine Lake, Pocono Township, Monroe Co., Penna. Scale: 1 inch=100 feet, 18 June 1964, Leo A. Achterman, Jr., P.E., East Stroudsburg, Penna., bounded and described as follows, to wit: BEGINNING at an iron pipe on the northeasterly line of Tyrolean Way, said iron pipe being the most southerly corner of Lot No. 704, Section A, as shown on map entitled, 'Section A, Alpine Lake, 24 July 1964', Thence along Lot No. 704, Section A, as shown on said map, North forty four degrees forty three minutes twenty seconds East two hundred feet to an iron pipe; thence along other lands of Alpine Lake as shown on said map, South forty five degrees sixteen minutes forty seconds East one hundred feet to an iron pipe; thence along Lot No. 702, Section A, as shown on said map, South forty four degrees forty three minutes twenty seconds West two hundred feet to an iron pipe; thence along the northeasterly line of Tyrolean Way as shown on said map, North forty five degrees sixteen minutes forty seconds West one hundred feet to the place of BEGINNING. CONTAINING: 0.46 acres, more or less.

TOGETHER with the right in the Grantee to uninterrupted and unobstructed use (in common with Grantor and all future owners of parts of the large tract so conveyed to Grantor) of private roads (in said large tract so conveyed to Grantor), as shown on maps on file in the above-mentioned office of Grantor, and extensions thereof to public highways, Grantor not hereby dedicating such road to public use, but, nevertheless, reserving always the right to dedicate any, some or all of such road to public use. TITLE TO SAID PREMISES VESTED IN Seth Ruckel and Carissa Melillo, by Deed from Paul L. Balz, dated 07/29/2005, recorded 8/5/2005 in Book 2235, Page 3126, Instrument #200534788.

TAX CODE: 12/4A/1/6

TAX PIN: 12-6384-03-11-0436

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: SETH RUCKEL
CARISSA MELLILLO**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 9461 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, SEPTEMBER 26, 2013

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Borough of East Stroudsburg**, County of Monroe and State of Pennsylvania, known as Lot No. 26, as shown on a map of Franklin Hill Village, prepared by Sincavage Associates, Inc., said map being recorded in Monroe County Map Book 60 page 2.

TITLE TO SAID PREMISES VESTED IN Antoine N. Duvert and Ghislaine Duvert, husband and wife, by Deed from Marvin Papillon and Patsy Ann Papillon, husband and wife, dated 02/21/2001, recorded 2/23/2001 in Book 2091, Page 6550, Instrument #200113973.

TAX CODE: 05-6/3/5/7-43

TAX PIN: 05-7311-05-07-8824

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: GHISLAINE DUVERT
ANTOINE N. DUVERT**

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file

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in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance 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 MICHAEL KOLESNIK,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 9462 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

ALL THAT CERTAIN piece, parcel and tract of land situate, lying and being in the **Township of Stroud**, County of Monroe and Commonwealth of Pennsylvania, more particularly described as follows to wit:

BEING Lot or Lots No. 35, Section D, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania in Plot Book Volume 32, Pages) 115, 117, 119, 121.

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

TITLE TO SAID PREMISES VESTED IN Michael V. Feoranz and Tracy Ann Feoranz, married, by Deed from Tracy Ann Feoranz, married and June Schalmers, married, dated 07/20/2005, recorded 07/29/2005 in Book 2234, Page 3788.

TAX CODE: 17/15C/1/158

TAX PIN: 17-6392-01-18-1840

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: MICHAEL V. FEORANZ
TRACY ANN FEORANZ**

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 9527 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

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

BEGINNING at a point in the Northerly side of Fairview Avenue, a corner also of Lot No. 60, now or formerly owned by Howard M. Gussett and Sara A. Gussett, his wife, on the Map hereinafter mentioned; thence along said Lot No. 60 North 21 degrees 30 minutes East 125 feet to a post in the Southerly side of an alley 13 feet wide; thence along the Southerly side of said alley South 69 degrees 30 minutes East 37 feet to a post, corner of Lot No. 58 as shown on said Map; thence by said Lot No. 58 South 21 degrees 30 minutes West 125 feet to a post in the Northerly side of Fairview Avenue thence along the Northerly side of said Fairview Avenue North 69 degrees 30 minutes West 37 feet to the place of BEGINNING.

BEING Lot No. 59 on map or Plan of Lots called 'Arlington Highlands' filed in the Recorder's Office of Monroe County in Plot Book 1, Page 186.

TITLE TO SAID PREMISES VESTED IN Gil H. Garcia, by Deed from Mary J. Gaffney, dated 08/25/2006, recorded 08/28/2006 in Book 2278, Page 8942.

TAX CODE: 17/12/1/36-1

TAX PIN: 17-7300-05-09-0615

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: GIL H. GARCIA

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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

MONROE LEGAL REPORTER

Pennsylvania to 9689 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, SEPTEMBER 26, 2013

AT 10:00 A.M.

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

ALL THAT CERTAIN lot or piece of ground situate in **Polk Township**, County of Monroe, Commonwealth of Pennsylvania, described according to a Final Plan, Subdivision of lands of Helen E. Softly, Polk Township, Monroe County, Pa., as prepared by Robert G. Beets, P.L.S., Registered Surveyor No. 23669-E, Box 445 Kresgeville, Pa., 18333, dated August 30, 2001 and last revised December 26, 2001 and recorded in Monroe County on February 2, 2002 in Plot Book Vol. 74 at Page 12, more fully and at large described on rider attached hereto and made part hereof, and labeled Rider to Deed.

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

BEGINNING at an iron pin in line of lands of Adrial Castelli, being a common corner of Lot No. 1 and Lot No. 2 as shown on a plan titled 'Final Plan, Subdivision of Lands of Helen E. Softly', dated August 30, 2001, and recorded in Plot Book Vol. 74, Page 12; Thence by said Lot No. 2 South 13 degrees 08 minutes 26 seconds West 202.21 feet to an iron pin on the northeasterly line of Twp. Rd. No. 444 'Lower Middle Creek Road'; Thence South 30 degrees 34 minutes 23 seconds East 25.00 feet to a point in the centerline of said Twp. Rd. No. 444; thence in and along said centerline of Twp. Rd. No. 444 on a curve to the left having a radius of 125.00 feet for an arc length of 21.62 feet (chord bearing and distance being South 54 degrees 28 minutes 15 seconds West 21.60 feet) to a point; Thence North 40 degrees 29 minutes 07 seconds West 25.00 feet to an iron pin on the aforementioned northwesterly line of Twp. Rd. No. 444; Thence along the intersection of said northwesterly line of Twp. Rd. No. 444 with the northeasterly line of Twp. Rd. No. 629 'Potato Path Road' on a curve to the right having a radius of 30.00 feet for an arc length of 31.42 feet (chord bearing and distance being South 79 degrees 30 minutes 53 seconds West 30.00 feet) to an iron pin; thence along said northeasterly line of Twp. Rd. No. 629 North 70 degrees 29 minutes 06 seconds West 150.62 feet to an iron pin; Thence by lands of Bryan W. Baumgartner North 19 degrees 30 minutes 54 seconds East 237.38 feet to an iron pin in line of lands of Andrew Aroneo; Thence by said lands of Andrew Aroneo South 76 degrees 51 minutes 34 seconds East 157.94 feet to an iron pin in line of the aforementioned lands of Adrial Castelli; Thence by said lands of Adrial Castelli South 13 degrees 08 minutes 26 seconds West 20.24 feet to an iron pin; Thence by the same South 84 degrees 17 minutes 24 Seconds East 10.09 feet to the place of **BEGINNING**. **CONTAINING** 1.025 acres of land. Being Lot No. 1 as shown on the above described plan.

TITLE TO SAID PREMISES IS VESTED IN Nelson Rodriguez and Lissette Rodriguez, h/w, by Deed from Helen Softly, widow, dated 06/26/2006, recorded 07/10/2002 in Book 2126, Page 1715.

TAX CODE: 13/93395

TAX PIN: 13622800108393

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: NELSON RODRIGUEZ LISSETTE RODRIGUEZ

TO ALL PARTIES IN INTEREST AND CLAIMANTS: "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written noti-

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 9698 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, SEPTEMBER 26, 2013

AT 10:00 A.M.

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

ALL THAT CERTAIN lot or piece of ground situate in the **Township of Stroud**, County of Monroe and Commonwealth of Pennsylvania, as shown on an Overall Plan of subdivision prepared by Irick, Eberhardt & Mientus Inc. dated 11-2-2003, last revised 11-2-2004 and recorded on 2-14-2005 in Monroe County Recorder of Deeds Office in Map Book 77 pages 43-49.

BEING designated as Lot #911 'Mountain View' TITLE TO SAID PREMISES VESTED IN Israel Pessoa and Andrea Pessoa, by Deed from BML at Mountain View, L.P., a Pennsylvania limited partnership, by its general partner BML at Mountain View, LLC., dated 12/21/2006, recorded 12/28/2006 in Book 2292, Page 874.

TAX CODE: 17/97966

TAX PIN: 17-7303-03-10-6866

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ISRAEL PESSOA ANDREA PESSOA

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

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

Sheriff's Office

MONROE LEGAL REPORTER

Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 9729 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, SEPTEMBER 26, 2013
AT 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 State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron on the southerly line of Township Road 627, said iron being the northwesterly corner of Lot No. 1929 as shown on map entitled 'Section S-II, Stonecrest Park, 30 April 1964'; Thence along Lot No. 1929 South 7 degrees 23 minutes 15 seconds East 179.52 feet, more or less, to an iron in line of Lands of A.B. Moyer; thence along said Lands A.B. Moyer, South 82 degrees 49 minutes 35 seconds West 120 feet to an iron, the southeasterly corner of Lot No. 1927 as shown on said map; Thence along Lot No. 1927, North 7 degrees 23 minutes 15 seconds West 179.07 feet, more or less, to an iron on the southerly line of Township Road 627; Thence along the southerly line of Township Road 627 North 82 degrees 36 minutes 45 seconds East 120 feet to the place of BEGINNING.

CONTAINING 0.494 Acres, more or less.

BEING Lot No. 1928 as shown on said map.

TITLE TO SAID PREMISES VESTED IN Kenneth A. Habinowski and Janet A. Habinowski, h/w, by Deed from Kal-Tec, Inc., a Pennsylvania Corporation, dated 04/16/1999, recorded 04/16/1999 in Book 2062, Page 5090.

TAX CODE: 20/8F/1/32

TAX PIN: 20-6321-04-64-2489

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: KENNETH HABINOWSKI, KENNETH A.

JANET A. HABINOWSKI

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 9762 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, SEPTEMBER 26, 2013
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Chestnuthill**, County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 64 on a map entitled "Map of Final Plan, Section One, The Birches West", recorded in Plot Volume 36, Page 69, further bounded and described as follows, to wit:

BEGINNING at an iron on the Easterly line of Jennifer Lane, said iron being the Northwesterly corner of Lot No. 65 as shown on the aforesaid map; thence along the Easterly line of Jennifer Lane in a Northerly direction on a curve to the left, having a radius of 540.00 feet, and an arc length of 138.06 feet to an iron; thence along a walking easement, twenty (20) feet in width, other lands of Marketing Technology, Inc., (a radial line to the hereinabove described curve), North 62°00'00" East, 291.00 feet to an iron; thence along other lands of Marketing Technology, Inc., South 7°48'38" East, 211.14 feet to an iron, the Northeasterly corner of Lot No. 65 as shown on the aforesaid map; thence along Lot No. 65 (a radial line to the hereinabove described curve), South 75°38'54" West, 243.60 feet to the place of BEGINNING.

Tax ID/Parcel No. 2/14D/1/49

Being the same premises which Jane F. Cowley, now by marriage Jane F. Benner and Dave Benner, her husband, by Deed dated April 30, 2001, and recorded May 3, 2001, in Monroe County, in Deed Book Volume 2095, Page 6751, conveyed unto Richard C. Aguila and Asma Aguila, husband and wife, in fee.

Being Known As: 64 Jennifer Lane (Chestnuthill Township) Effort, PA 18330

Property ID No.: 02634001062004

TITLE TO SAID PREMISES IS VESTED IN Richard C. Aguila and Asthma Aguila, husband and wife, by deed from Jane F. Cowley now by marriage Jane F. Benner and Dave Benner, her husband dated 04/30/01 recorded 05/03/01 in Deed Book 2095 Page 6751

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: RICHARD C. AGUILA ASMA AGUILA

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

MONROE LEGAL REPORTER

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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 9809 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, SEPTEMBER 26, 2013

AT 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, situate in Stonecrest Park, as set forth as follows:

PARCEL NO 1: Section N-1; Lot No. 409, as set forth on a plan of lots of Stonecrest Park, recorded in the office of the Recording of Deeds, in and for Monroe County, Pennsylvania, in plot Book 9, Page 209.

PARCEL NO 2: Section N-1; Lot No. 410, as set forth on a plan of lots of Stonecrest Park, recorded in the office of the Recording of Deeds, in and for Monroe County, Pennsylvania, in plot Book 9, Page 209.

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

BEING TAX PARCEL NO. 20-6321-01-26-8152 BEING the same premises which Arthur F. Harris and Lisa M. Harris, his wife, by Deed dated July 22, 2002 and recorded July 22, 2002 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2127 Page 1180, as Instrument Number 200228993, granted and conveyed unto Steven J. Walkuw and Arnes Y. Walkuw, his wife.

TAX ID: 20/8E/1/67

PIN: 20632101268152

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: STEVEN J. WALKUW ARNES Y. WALKUW

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
STEVEN K. EISENBERG
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

PUBLIC NOTICE SHERIFF'S SALE OF VALUABLE REAL ESTATE

ESQUIRE

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9857 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, SEPTEMBER 26, 2013

AT 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 situated in the **Township of Tunkhannock**, County of Monroe and State of Pennsylvania, being Lot No. 20 as shown on a map entitled Final Plan of Mountain View Estates, as recorded in Plot Book Volume 68, page 92, bounded and described as follows, to wit:

BEGINNING at an iron on the Northerly side of Colleen Drive, being a corner of Lot No. 19, Mountain View Estates, thence along Lot No. 19, North 23 degrees 06 minutes 36 seconds West (Magnetic Meridian) for 330.57 feet to an iron, a corner of Lots Nos. 14 and 16, Mountain View Estates, thence along No. 14, North 56 degrees 05 minutes 51 seconds East for 145.99 feet to an iron, a corner of Lots No. 14 and 21, Mountain View Estates, thence along Lot No. 21 the following two courses and distances:
1. South 26 degrees 16 minutes 48 seconds East for 226.35 feet to an iron.

2. South 41 degrees 32 minutes 00 second East for 106.61 feet to an iron in the northerly side of Colleen Drive, thence in the Northerly side of Colleen Drive on a curve to the right having a radius of 600.00 feet and an arc length of 192.23 feet to the place of BEGINNING.

CONTAINING 1.2224 acres more or less.

TITLE TO SAID PREMISES VESTED IN Melford Joseph and Lorraine Joseph, h/w, by Deed from Topaz Enterprises, Inc., dated 01/24/2008, recorded 01/25/2008 in Book 2325, page 9923.

TAX CODE: 20/89999

TAX PIN: 20-6321-00-93-8536

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: MELFORD JOSEPH LORRAINE JOSEPH

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13

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

MONROE LEGAL REPORTER

Pennsylvania to 9875 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, SEPTEMBER 26, 2013

AT 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 tenement or message and lot or piece of land, situate in the **Village of Saylorburg**, County of Monroe, Commonwealth of Pennsylvania, bounded and described as follows to wit: (Ross Township)

On the West side of Wilkes-Barre and Easton Turnpike, being one hundred feet in front of said Turnpike, by one hundred and twenty three and one half feet deep. Being composed of lots number 3 and number 4, as designated on map or description of land, known as 'Gearhart Bungalow Tract', recorded in Plot Book No. 1, Page 195, in the Office for the Recording of Deeds, &c., in and for the said County of Monroe and State of Pennsylvania.

TITLE TO SAID PREMISES VESTED IN David Hamadyk, by Deed from David Hamadyk and Nancy K. Solla, n/b/m Nancy K. Hamadyk, his wife, dated 05/08/1996, recorded 05/15/1996 in Book 2025, Page 3165.

TAX CODE: 15/4/1/5

TAX PIN: 15-6277-09-05-2139

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: DAVID HAMADYK

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

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

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Aug 30; Sept 6, 13