

LEGAL NOTICES

In The Court Of Common Pleas Of Pike County Commonwealth Of Pennsylvania

ESTATE NOTICES

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

ESTATE NOTICE

Estate of Brian Jablonski, late of Dingmans Ferry, Pike County, Pennsylvania.

Letters of Administration on the above estate having been granted to Joanne Jablonski, all persons indebted to the said estate are requested to make payment, and those having claims to present the same without delay to her attorney, Joseph Kosierowski, Ridley, Chuff, Kosierowski & Scanlon, P.C., 400 Broad Street, Milford, PA 18337.

01/02/15 · 01/09/15 · 01/16/15

COURT OF COMMON PLEAS OF PIKE COUNTY, PENNSYLVANIA CIVIL

IN RE: PETITION FOR
TAX INCREASE FOR
WESTFALL TOWNSHIP

NO. 1754-2014

ORDER

AND NOW, this 16th day of December 2014, after Hearing on the Petition of the Township of Westfall for approval of a tax increase and upon consideration of the evidence presented at hearing, the provision of 53 P.S. Section 68205 and other applicable laws, as well as the record in filing this case, the Court finds and concludes as follows:

1. The Township provided and served notice of its Petition and today's hearing in accordance with the Orders of this Court and applicable law. The Township actually went above the requirements of the Order and published notice in a daily newspaper that serves this region.

2. No person or entity filed an answer to the Township's Petition or appeared at hearing to oppose or contest the Township's request for a tax increase.

3. The Township established due cause and necessity for the requested tax increase. Accordingly, it is Ordered and decreed that the Petition is granted and the Township of Westfall is permitted to increase the millage for general Township purposes to 16.8 mils.

It is further Ordered and

Decreed that a copy of this Order shall be posted at the Westfall Township Municipal building until ten days after the Township's 2015 budget is adopted. Proof of posting shall be filed of record. In addition, before adopting its 2015 budget, the Township shall read into the record of its meeting the Order that is issued today.

BY THE COURT:

HON.

JONATHAN MARK,
SPECIALLY PRESIDING

cc: Robert Bernathy, Esq.
Ct. Administrator
R. Pavlovsky, Ct. Reporter

SHERIFF SALES

Individual Sheriff Sales can be cancelled for a variety of reasons. The notices enclosed were accurate as of the publish date. Sheriff Sale notices are posted on the public bulletin board of the Sheriff's office in Milford, located at 500 Broad Street.

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO70-2011r
SUR JUDGEMENT NO.
70-2011 AT THE SUIT OF
LSF8 Master Participation
Trust, by Caliber Home Loans,
Inc., solely in its capacity as
servicer vs Robert Marx and
Renee Marx DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC

VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2105 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

All that certain piece or parcel
or Tract of land situate Lehman,
Pike County, Pennsylvania, and
being known as 197 Elk Drive,
Bushkill, Pennsylvania 18324
Control Number: 06-0-106-874
Map Number: 182.02-03-43
THE IMPROVEMENTS
THEREON ARE: Residential
Dwelling
REAL DEBT: \$186,902.77
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF: Robert Marx
and Renee Marx
McCabe, Weisberg and Conway,
P.C.
123 South Broad Street, Suite
1400
Philadelphia, PA 19109

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Robert Marx and Renee Marx
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE

AMOUNT OF \$186,902.77,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Robert
Marx and Renee Marx
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$186,902.77 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street, Ste.
1400
Philadelphia, PA 19109
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE
January 21, 2015
BY VIRTUE OF WRIT
OF EXECUTION ISSUED

OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
157-21014 SURJUDGEMENT
NO. 157-2014 AT THE
SUIT OF JPMORGAN
CHASE BANK, NA vs.
ANN M. KELLY aka ANN
KELLY DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION
By virtue of a Writ of Execution
No. 157-2014
JPMorgan Chase Bank, National
Association
v.
Ann M. Kelly a/k/a Ann Kelly
owner(s) of property situate in
DINGMAN TOWNSHIP,
PIKE County, Pennsylvania,
being
103 Buchanan Court, Milford,
PA 18337-4073
Parcel No. 122.03-02-47.001-
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$69,302.83
Attorneys for Plaintiff
Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF

EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO ANN M. KELLY aka ANN KELLY DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$69,302.83, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF ANN M. KELLY aka ANN KELLY DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$69,302.83 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF

PIKE COUNTY,
PENNSYLVANIA
PHELAN HALLINAN
1617 JFK BLVD STE 1400
PHILADELPHIA, PA 19103
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 285-2014r SURJUDGEMENT NO. 285-2014 AT THE SUIT OF Freedom Mortgage Corporation vs Lisa Frindt and C. Jeffrey Frindt DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY January 21, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN lot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the BLOOMING GROVE TOWNSHIP, County of PIKE, Commonwealth of PENNSYLVANIA;

BEGINNING at a point known

and designated as Lot Number 110, Map 1 of Plan of Lots prepared for Tanglewood Lakes, Inc., by Henry f. Schoenagel, Registered Surveyor, dated February 24, 1971 and recorded in Pike County Plat Book 8 at page 165.

BEING the same premises which Lisa Frindt and C. Jeffrey Frindt, husband and wife, by deed from C. Jeffrey Frindt, a married individual dated October 4, 2005 and recorded November 4, 2005 in Instrument Number 20050021345.

Being known as: 110 PAPER BIRCH SOUTH A/K/A 110 PAPER BIRCH SOUTH, TAFTON, PENNSYLVANIA 18464.

Map Number: 056.02-02-76.003
Control Number: 01-0-032961

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Lisa Frindt and C. Jeffrey Frindt DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$139,172.12, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES

UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Lisa Frindt and C. Jeffrey Frindt DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$139,172.12 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street, Ste.
1400
Philadelphia, PA 19109
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE
January 21, 2015
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 344-2014r SURJUDGEMENT NO. 344-2014 AT THE SUIT

OF Citimortgage, Inc., successor by merger to CitiFinancial Mortgage Company, Inc. f/k/a Associates Home Equity Consumer Discount Company, Inc. vs John Funaro and Barbara Funaro DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY January 21, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION
DOCKET NO: 344-2014
ALL THAT CERTAIN lot or piece of ground situate in Lehman Township, County of Pike, and Commonwealth of Pennsylvania
TAX PARCEL NO:
06-0-110063
PROPERTY ADDRESS: 32 The Glen a/k/a 32 The Glen, Woody End Way Tamiment, PA 18371
IMPROVEMENTS: a Residential Dwelling
SOLD AS THE PROPERTY OF: John Funaro, Barbara Funaro
ATTORNEY'S NAME:
Robert W. Williams, Esquire
SHERIFF'S NAME: Phil Bueki

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY

THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO John Funaro and Barbara Funaro DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$228,247.38, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF John Funaro and Barbara Funaro DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$228,247.38 PLUS COSTS AND INTEREST AS AFORESAID.
PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Milstead & Assoc.

1 E. Stow Road
Marlton, NJ 08053
12/26/14 · 01/02/15 · 01/09/15

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
358-2014 SURJUDGEMENT
NO. 358-2014 AT THE
SUIT OF THE BANK OF
NEW YORK MELLON
TRUST COMPANY, NA AS
TRUSTEE ON BEHALF OF
CWABS ASSET-BACKED
CERTIFICATES TRUST
2005-13 vs. RAYMOND J.
DWYER, JR & LINDA M.
DWYER DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 358-2014
The Bank of New York Mellon
Trust Company, N.A., as
Trustee on Behalf of Cwabs
Asset-backed Certificates trust
2005-13
v.
Raymond J. Dwyer, Jr

Linda M. Dwyer
owner(s) of property situate in
the BLOOMING GROVE
TOWNSHIP, PIKE County,
Pennsylvania, being
127 Coral Lane, Lords Valley,
PA 18428
Parcel No. MAP#
107.03-03-64-, CONTROL#
037418
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$355,212.17
Attorneys for Plaintiffs
Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
RAYMOND J. DWYER,
JR & LINDA M. DWYER
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$355,212.17,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF

ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF RAYMOND J. DWYER, JR & LINDA M. DWYER DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$355,212.17 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
PHELAN HALLINAN
1617 JFK BLVD STE 1400
PHILADELPHIA, PA 19103
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 370-2014r SURJUDGEMENT NO. 370-2014 AT THE SUIT OF M & T Bank SBM Franklin First Savings Bank vs Doris A. Margonine DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD

STREET, MILFORD, PA 18337 ON WEDNESDAY January 21, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN lot or piece of land situate in the Township of Lehman, County of Pike and State of Pennsylvania, bounded and described as follows:

BEGINNING at a point on the southwesterly line of Gold Finch Road, a common corner of Lot No. 567 and Lot No. 568 as shown on a plan titled "Subdivision of Lands of Benjamin Foster, Lehman Township, Pike County, Section One" prepared by Edward C. Hess Associates, October 17, 1969, and recorded in Plat book Vol. 7, Page 155, October 17, 1969, on file in the Office of the Recorder of Deeds, Milford, Pennsylvania; thence by Lot No. 568 South 36 degrees 11 minutes 32 seconds West 220.42 feet to a point; thence by No. 539 North 58 degrees 28 minutes 58 second West 82.50 feet to a point; thence by Lot No. 540 North 47 degrees 11 minutes 21 seconds West 32.14 feet to a point; thence by Lot No. 566 North 51 degrees 54 minutes 09 seconds East 239.09 feet to a point on the Southwesterly line of Gold Finch Road; thence along the southwesterly line of Gold Finch Road along a curve to the left having a radius of 196.49 feet for an arc length of 50.00 feet (chord

bearing and distance being South 46 degrees 04 minutes 20 seconds East 49.87 feet) to the place of BEGINNING.

CONTAINING 18,691 square feet, more or less.

BEING Lot No. 567 on the above mentioned plan.

UNDER AND SUBJECT to all restriction, reservations, conditions, covenants and exception as set forth in prior deeds in the chain of title.

TAX PARCEL # 189.02-09-40

BEING KNOWN AS:
Goldfinch Road, Lot 567,
Bushkill, PA 18324

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Doris A. Margonine DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$99,552.07, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES

AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Doris A. Margonine DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$99,552.07 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, PA 19106-1532
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 414-2014r SURJUDGEMENT NO. 414-2014 AT THE SUIT OF The Bank of New York Mellon f/k/a The Bank of New York, as Trustee for the holders of the Certificates, first Horizon Mortgage Pass-Through

Certificates Series FHAMS
2007-FA2, by first Horizon
Home Loans, a division of
First Tennessee Bank National
Association, Master Servicer,
in its capacity as agent for the
Trustee under the Pooling and
Servicing Agreement vs Anthony
Palma DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION
DOCKET NO: 414-2014
ALL THAT CERTAIN lot
or piece of ground situate in
Delaware Township, County
of Pike, and Commonwealth of
Pennsylvania
TAX PARCEL NO:
148-02-03-59
PROPERTY ADDRESS 147
Maria Lane, Dingmans Ferry,
PA 18328
IMPROVEMENTS: a
Residential Dwelling
SOLD AS THE PROPERTY
OF: Anthony Palma
ATTORNEY'S NAME: Robert
W. Williams, Esquire
SHERIFF'S NAME: Phil Bueki

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF

THE COMMONWEALTH
OF PENNSYLVANIA
TO Anthony Palma
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$163,875.03,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Anthony
Palma DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$163,875.03 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Milstead & Assoc

1 E. Stow Road
Marlton, NJ 08053
12/26/14 · 01/02/15 · 01/09/15

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
480-2013 SURJUDGEMENT
NO. 480-2013 AT THE
SUIT OF NATIONSTAR
MORTGAGE LLC vs.
ARACELIS ARTILES
& YOBANI ARTILES
DEFENDANTS, I WILL
EXPOSE TO SALE
OF PUBLIC VENDUE
OR OUTCRY IN
THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 480-2013
Nationstar Mortgage LLC
v.
Aracelis Artiles
Yobani Artiles
owner(s) of property situate
in LEHMAN TOWNSHIP,
PIKE County, Pennsylvania,
being
1672 Pine Ridge a/k/a, 109
Simmons Place, Bushkill, PA
18324-8615

Parcel No. 188.04-04-09-
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$268,652.10
Attorneys for Plaintiff
Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
ARACELIS ARTILES
& YOBANI ARTILES
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$268,652.10,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN

IN EXECUTION AS THE PROPERTY OF ARACELIS ARTILES & YOBANI ARTILES DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$268,652.10 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
PHELAN HALLINAN
1617 JFK BLVD STE 1400
PHILADELPHIA, PA 19103
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 649-2014 SURJUDGEMENT NO. 649-2014 AT THE SUIT OF HSBC BANK USA, NA vs. HARRIET GYANE, RAFAEL Y. GYANE aka RAPHAEL Y. GYANE DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY January 21, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN

LOT OR PIECE OF LAND SITUATE IN THE TOWNSHIP OF LEHMAN, COUNTY OF PIKE, COMMONWEALTH OF PENNSYLVANIA, BEING LOT 428, SECTION 2, AS SHOWN ON A MAP OR PLAN OF POCONO RANCHLANDS ON FILE IN THE RECORDER OF DEEDS OFFICE IN AND FOR THE COUNTY OF PIKE, MILFORD, PENNSYLVANIA, IN PLAT BOOK VOLUME 7, PAGE 156.

AS DESCRIBED IN MORTGAGE VOLUME 2163, PAGE 2217.

BEING KNOWN AS: 428
Mallard Avenue n/k/a 411
Mallard Lane, Bushkill, PA
18324

PROPERTY ID NO.:
182.02-05-30

TITLE TO SAID PREMISES IS VESTED IN Rafael Y. Gyane A/K/A Raphael Y. Gyane and Harriet Gyane, husband and wife BY DEED FROM Meadow Creek, Inc., a Pennsylvania corporation DATED 02/24/2006 RECORDED 03/15/2006 IN DEED BOOK 2163 PAGE 2215.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF

THE COMMONWEALTH OF PENNSYLVANIA TO HARRIET GYANE, RAFAEL Y. GYANE aka RAPHAEL Y. GYANE DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$248,899.51, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF HARRIET GYANE, RAFAEL Y. GYANE aka RAPHAEL Y. GYANE DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$248,899.51 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
UDREN LAW OFFICES PC
111 WOODCREST RD, STE
200
CHERRY HILL, NJ
08003-3620
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 666-2013r SURJUDGEMENT NO. 666-2013 AT THE SUIT OF Bayview Loan Servicing, LLC vs Isabel R. Giarraputo and Estervina Seixas DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY January 21, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

All that certain piece or parcel or Tract of land situate Delaware, Pike County, Pennsylvania, and being known as Lot 36 Pocono Mount Water, Dingmans Ferry, Pennsylvania 18328.
Map Number: 136.04-01-19
Control Number: 02-0-027057

THE IMPROVEMENTS
THEREON ARE: Residential
Dwelling
REAL DEBT: \$127,520.29
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF: Isabel R.
Giarraputo and Estervina Seixas
McCabe, Weisberg and Conway,
P.C.
123 South Broad Street, Suite
1400
Philadelphia, PA 19109

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Isabel R. Giarraputo
and Estervina Seixas
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$127,520.29,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY

(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Isabel R.
Giarraputo and Estervina Seixas
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$127,520.29 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street, Ste.
1400
Philadelphia, PA 19109
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
668-2011 SURJUDGEMENT
NO. 668-2011 AT THE SUIT
OF ONEWEST BANK FSB
vs. DIANE B. PAZ & PEDRO
PAZ DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM

PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ALL THAT CERTAIN
PIECE, PARCEL AND
TRACT OF LAND
SITUATE, LYING
AND BEING IN THE
TOWNSHIP OF DINGMAN,
COUNTY OF PIKE
AND COMMONWEALTH
OF PENNSYLVANIA,
MORE PARTICULARLY
DESCRIBED AS FOLLOWS
TO WIT:

BEING LOT NUMBER 10,
AS SET FORTH ON A MAP
OR PLAT ENTITLED "MAP
OF LAND SUBDIVISION BY
JOHN TOPEL, LOCATED
ON NELSON ROAD T-381,
DINGMAN TOWNSHIP,
PIKE CO., PA., JULY 10,
1992, REV. A, OCTOBER 12,
1992, REV. B, DECEMBER 9,
1992, REV. C, DECEMBER
22, 1992, VICTOR E.
ORBEN, REGISTERED
SURVEYOR, DWG. NO.
R92-311C" SAID MAP
OR PLAT BEING FILED
IN THE PIKE COUNTY
RECORDER OF DEEDS
OFFICE IN MILFORD,
PENNSYLVANIA, IN
PLAT BOOK 30, AT PAGE
202. AS DESCRIBED IN
MORTGAGE BOOK 2116
PAGE 536.

BEING KNOWN AS: 181
Nelson Road, (Dingman
Township), Milford, PA 18337

PROPERTY ID NO.:
110.00-01-08.012

TITLE TO SAID PREMISES
IS VESTED IN Pedro Paz and
Diane B. Paz, his wife, as tenants
by the entireties BY DEED
FROM Frank Bogdanski
and Elaine Bogdanski, his
wife DATED 06/14/2005
RECORDED 06/20/2005 IN
DEED BOOK 2116 PAGE
532.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
DIANE B. PAZ & PEDRO
PAZ DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$418,594.54,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY

(30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF DIANE B. PAZ & PEDRO PAZ DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$418,594.54 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
UDREN LAW OFFICES PC
111 WOODCREST RD, STE
200
CHERRY HILL, NJ
08003-3620
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 683-2013 SURJUDGEMENT NO. 683-2013 AT THE SUIT OF FREEDOM MORTGAGE CORPORATION vs. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ARTHUR K. WRIGHT, DECEASED

DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY January 21, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. CIVIL-683-2013 Freedom Mortgage Corporation v. Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Arthur K. Wright, Deceased owner(s) of property situate in the TOWNSHIP OF LACKAWAXEN, PIKE County, Pennsylvania, being 273 Oak Hill Road, Hawley, PA 18428-4001 Parcel No. 009.03-02-34- (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$184,377.73 Attorneys for Plaintiff Phelan Hallinan, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,

AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ARTHUR K. WRIGHT, DECEASED DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$184,377.73, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ARTHUR K. WRIGHT, DECEASED

DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$184,377.73 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
PHELAN HALLINAN
1617 JFK BLVD STE 1400
PHILADELPHIA, PA 19103
12/26/14 · 01/02/15 · 01/09/15

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 684-2014r SURJUDGEMENT NO. 684-2014 AT THE SUIT OF Nationstar Mortgage, LLC vs Carol Mattessich and Joseph Mattessich DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY January 21, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

TRACT I: ALL THAT CERTAIN piece, parcel and tract of land situated in the Township of Palmyra, County of Pike and Commonwealth of Pennsylvania, being Lots U19,

U21 and U23, as set forth on plat or map entitled "Tafton Cove - Wilson Hill Development, Palmyra Township, Pike County, Pennsylvania, Scale 1" = 1", recorded in the Office of the Recorder of Deeds of Pike County, Pennsylvania, in Plat Book 3, at Page 31.

TRACT II: ALL OF THEIR INTEREST IN AND TO THAT CERTAIN piece, parcel and tract of land situated in the Township of Palmyra, County of Pike and Commonwealth of Pennsylvania, being Lots U20, U22 and U24, as set forth on plat or map entitled "Tafton Cove - Wilson Hill Development, Palmyra Township, Pike County, Pennsylvania, Scale 1" = 1", recorded in the Office of the Recorder of Deeds of Pike County, Pennsylvania in Plat Book 3, at Page 31.

TOGETHER with all the rights and privileges unto the Grantees, their heirs and assigns, in common, however, with the Grantors, their heirs and assigns, as given unto the Grantors by the Pennsylvania Power and Light company by Indenture dated August 21, 1965, and recorded in Pike County Deed Book volume 194, at Page 866.

TOGETHER WITH unto the Grantees, their heirs and assigns, in common however, with the Grantor, his heirs and assigns, the right of ingress, egress and regress over and across in and upon all the roadways as laid out

on the map or draft of the lands of Grantor herein and recorded in Pike County. The cost maintenance and repair of said roads shall be shared by those using same.

TAX PARCEL # 030.01-01-31
BEING KNOWN AS: 113
Crystal Avenue, Hawley, PA
18428

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Carol Mattessich and Joseph Mattessich DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$174,132.10, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT

DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Carol Mattessich and Joseph Mattessich DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$174,132.10 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, PA 19106-1532
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 686-2014 SURJUDGEMENT NO. 686-2014 AT THE SUIT OF HSBC BANK USA, NA vs MARITES ANONUEVO & VICTOR ANONUEVO DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY January 21, 2015 at 11:00 AM PREVAILING TIME IN THE

AFORENOON OF SAID DATE:

SHORT DESCRIPTION FOR ADVERTISING ALL THAT CERTAIN LOT OF LAND SITUATE IN LEHMAN TOWNSHIP, PIKE COUNTY, PENNSYLVANIA: BEING KNOWN AS 3518 Bedford Drive, Lehman, PA 18324
PARCEL NUMBER: 197.01-03-74
IMPROVEMENTS: Residential Property

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO MARITES ANONUEVO & VICTOR ANONUEVO DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$291,038.78, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE

FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS
THE PROPERTY OF
MARITES ANONUEVO
& VICTOR ANONUEVO
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$291,038.78 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
UDREN LAW OFFICES PC
111 WOODCREST RD, STE
200
CHERRY HILL, NJ
08003-3620
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE
January 21, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
687-2014r SURJUDGEMENT
NO. 687-2014 AT THE
SUIT OF The Bank of New
York Mellon fka The Bank of
New York, as Trustee for the
Certificateholders CWABS
Inc., Asset-Backed Notes
Series 2005-SD3 vs Sofia B.

McDonald DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

EXHIBIT "A"

ALL THAT CERTAIN lot,
piece or parcel of land, situate,
lying and being in the Township
of Blooming Grove, County
of Pike, State of Pennsylvania,
more particularly described as
Lot 19, Block XLII, Hemlock
Farms Community, Stage XVI,
as shown on Plat of Hemlock
Farms Community, Laurel
Ridge, Stage XVI recorded in
the office of the Recorder of
Deeds of Pike County in Plat
Book 6, page 150, on the 24th
day of May, 1968.

BEING the same premises
which Charles M. Levers and
Barbara Levers, his wife, by a
certain deed dated September 9,
1988 and recorded in the Office
of the Recorder of Deeds in and
for Pike County, in Deed Book
volume 1275, at page 19 granted
and conveyed unto David Casa
and Dorothy Casa, his wife.
TOGETHER WITH the right
to use the private roadways
as shown on said recorded
plat, together with such other

rights of way over other lands of the Grantor, its successors and assigns, as the Grantor, its successors and assigns, may designate from time to time, for purposes of ingress, egress and regress in common with the Grantor, its successors and assigns and other persons to and from Pennsylvania Route 739 (Dingman Turnpike) or Pennsylvania Route 402, excepting and reserving, however, to the Grantor an easement for the Grantor to construct, repair, replace, operate and maintain gas, sewer, water and other utility lines. The granting of this right by the Grantor to the Grantee does not constitute a dedication of such private roadways to the public. The Grantor hereby reserves the right for itself, and its successors and assigns, to change the location of said rights of way over lands of the Grantor, its successors and assigns, at any time and from time to time, to such other location or locations as the Grantor or its successors or assigns may determine in its sole discretion.

TOGETHER WITH all rights-of-way and UNDER AND SUBJECT to all conditions, restrictions, reservations and the like as set forth in the above-referenced deed or the record thereof.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF

THE COMMONWEALTH OF PENNSYLVANIA TO Sofia B. McDonald DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$141,650.52, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Sofia B. McDonald DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$141,650.52 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Stern & Eisenberg

1581 Main Street, Ste. 200
Warrington, PA 18976
12/26/14 · 01/02/15 · 01/09/15

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
695-2014 SURJUDGEMENT
NO. 695-2014 AT THE SUIT
OF HSBC BANK USA, NA
vs BARBARA GARRIS aka
BARBARA A. GARRIS
& ROBERT GARRIS aka
ROBERT D. GARRIS aka
ROBERT D. GARRIS,
SR. DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

**SHORT DESCRIPTION FOR
ADVERTISING**

ALL THAT CERTAIN
LOT OF LAND SITUATE
IN TOWNSHIP OF
LEHMAN, PIKE COUNTY,
PENNSYLVANIA.
BEING KNOWN AS RR 2
Box 98G, NKA 107 Jupiter
Drive, Bushkill, PA 18324
PARCEL NUMBER:
197.03-01-11

IMPROVEMENTS:
Residential Property

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
BARBARA GARRIS aka
BARBARA A. GARRIS
& ROBERT GARRIS aka
ROBERT D. GARRIS aka
ROBERT D. GARRIS, SR.
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$149,272.61,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS
THE PROPERTY OF

BARBARA GARRIS aka
BARBARA A. GARRIS
& ROBERT GARRIS aka
ROBERT D. GARRIS aka
ROBERT D. GARRIS, SR.
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$149,272.61 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
UDREN LAW OFFICES PC
111 WOODCREST RD, STE
200
CHERRY HILL, NJ
08003-3620
12/26/14 · 01/02/15 · 01/09/15

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
702-2014r SURJUDGEMENT
NO. 702-2014 AT THE
SUIT OF Nationstar
Mortgage, LLC vs Joseph A.
Falcaro DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN
PARCEL, PIECE OR TRACT
OF LAND SITUATE,
LYING AND BEING IN
THE TOWNSHIP OF
LEHMAN, COUNTY OF
PIKE AND STATE OF
PENNSYLVANIA BEING
MORE PARTICULARLY
DESCRIBED AS FOLLOWS,
TO WIT: LOT 66 SECTION
5A, AS SHOWN ON MAP
OR PLAN OF POCONO
MOUNTAIN LAKE
ESTATES, INC., ON FILE
IN THE RECORDER'S
OFFICE AT MILFORD,
PENNSYLVANIA IN PLOT
BOOK NO. 9 PAGE 186.

Title vested in Joseph A. Falcaro
by deed from LaSalle Bank
National Association, as Trustee
for Certificateholders of Bear
Stearns Asset Backed Securities I
LLC, Asset Backed Certificates,
Series 2005-HE7 dated June 4,
2009 and recorded June 23, 2009
in Deed Book 2311, Page 1703.

TOGETHER, with all
and singular the buildings,
improvements, ways streets,
alleys, driveways, passages, water,
water-courses, rights, liberties,
privileges, hereditaments and
appurtenances, whatsoever unto
the hereby granted premises
belonging, or in any ways
appertaining, the reversions and
remainders, rents, issues, and
profits thereof; and all the estate,
right, title interest, property,
claim and demand whatsoever

of her, the said Grantor Corporation, as well at law as in equity, of, in, and to the same. TO HAVE AND TO HOLD the said lot or piece of ground described hereditaments and premises hereby granted, or mentioned and intended so to be, with the appurtenances, unto the said Grantee, their successors and assigns, to and for the only proper use and behoof of the said Grantee, their successors and assigns forever.

Being known as: 66 SPRING ROAD, DINGMANS FERRY, PENNSYLVANIA 18328.
Map Number 183.03-02-52
Control Number: 06-0-041036

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Joseph A. Falcaro DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$79,348.56, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT

A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Joseph A. Falcaro DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$79,348.56 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street, Ste.
1400
Philadelphia, PA 19109
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE
January 21, 2015
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 727-2014 SURJUDGEMENT NO. 727-2014 AT THE SUIT OF HSBC BANK USA NA vs. JOSE R. SALON & MALIGROS R. SALON DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC

VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION FOR
ADVERTISING
ALL THAT CERTAIN
LOT OF LAND SITUATE
IN TOWNSHIP OF
LEHMAN, PIKE COUNTY,
PENNSYLVANIA:
BEING KNOWN AS Lots 23
& Part of Lot 24 Stage 4, Pine
Ridge, Lehman, PA 18324,
n/k/a 104 Messerle Court,
Bushkill, PA 18324
PARCEL NUMBER:
06-0-043223
IMPROVEMENTS:
Residential Property

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO JOSE R. SALON &
MALIGROS R. SALON
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$175,628.53,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST

DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF JOSE R.
SALON & MALIGROS R.
SALON DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$175,628.53 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
UDREN LAW OFFICES PC
111 WOODCREST RD, STE
200
CHERRY HILL, NJ
08003-3620
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE
January 21, 2015
BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE

COUNTY, CIVIL DIVISION,
TO EXECUTION NO
728-2014 SURJUDGEMENT
NO. 728-2014 AT THE
SUIT OF HSBC BANK
USA, NA vs TONI ANN M.
GRATTAN & JASON M.
PADILLA DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ALL THAT CERTAIN lot,
piece or parcel of land situate,
lying and being in the Township
of Dingman, County of Pike,
Commonwealth of Pennsylvania,
more particularly described as
Lot No. 7, Block No. 6, Section
No. 4, Gold Key Estates,
as shown on plat or map of
Gold Key Estates, subdivision
recorded in the office of the
Recorder of Deeds of Pike
County in Plat Book 6, page 15.

BEING KNOWN AS: 2721
Gold Key Estates NKA 112
Black Forest Drive, Milford, PA
18337

PROPERTY ID NO.:
03-0-016431

TITLE TO SAID PREMISES
IS VESTED IN Jason M.
Padilla and Toni Ann M.

Grattan, as joint tenants with
the right of survivorship and
not as tenants in common BY
DEED FROM Ambjorg Aase,
unmarried DATED 04/24/2006
RECORDED 05/02/2006 IN
DEED BOOK 2171 PAGE
2016.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
TONI ANN M. GRATTAN
& JASON M. PADILLA
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$252,450.82,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,

SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF TONI ANN
M. GRATTAN & JASON M.
PADILLA DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$252,450.82 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
UDREN LAW OFFICES PC
111 WOODCREST RD, STE
200
CHERRY HILL, NJ
08003-3620
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE
January 21, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
735-2014 SURJUDGEMENT
NO. 735-2014 AT THE
SUIT OF PNC BANK, NA
VS. UNITED STATES
OF AMERICA & EDGAR
TURPIN aka EDGAR R.
TURPIN DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE

AFORENOON OF SAID
DATE:

ALL THAT CERTAIN lot,
piece or parcel of land, situate,
lying and being in the Township
of Lehman, County of Pike and
State of Pennsylvania, more
particularly described as follows:
Lot(s) Number 104, Stage
VII, Pine Ridge, as shown on
Plat of Pine Ridge, Inc., Stage
VII, recorded in the Office of
the Recorder of Deeds of Pike
County in Plat Book Volume 10,
Page 26 on June 10, 1973.

BEING the same premises
which Pine Ridge, Inc., a
Pennsylvania Corporation by
indenture bearing date the 21st
day of November, 1973, and
recorded in the Office for the
Recording of Deeds in and for
the County of Pike, at Milford,
Pennsylvania on the 10th day of
December, 1973, in Deed Book
Volume 410, Page 45, granted
and conveyed unto John C. Pizzi
and Betty Pizzi, his wife, in fee.

ALL THAT CERTAIN lot,
piece or parcel of land, situate,
lying and being in the Township
of Lehman, County of Pike and
State of Pennsylvania, more
particularly described as follows:

Lot(s) Number 105, Stage
VII, Pine Ridge, as shown on
Plat of Pine Ridge, Inc. Stage
VII, recorded in the Office of
the Recorder of Deeds of Pike
County in Plat Book Volume 10,
Page 26 on June 20, 1973.

BEING the same premises which Pine Ridge, Inc., a Pennsylvania Corporation, by indenture bearing date the 21st day of November, 1973 and recorded at Milford, in the Office for the Recording of Deeds, in and for the County of Pike on the 10th day of December, 1973, in Deed Book Volume 410, Page 41, granted and conveyed unto John C. Pizzi and Betty Pizzi, his wife, in fee.

BEING KNOWN AS: 1093 Pine Ridge, Bushkill, PA 18324

PROPERTY ID NO.:
06-0-042144

TITLE TO SAID PREMISES IS VESTED IN Edgar Turpin BY DEED FROM John C. Pizzi and Betty Pizzi, husband and wife DATED 01/04/2005 RECORDED 01/14/2005 IN DEED BOOK 2090 PAGE 714.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO UNITED STATES OF AMERICA & EDGAR TURPIN aka EDGAR R. TURPIN DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$340,785.49,

PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF UNITED STATES OF AMERICA & EDGAR TURPIN aka EDGAR R. TURPIN DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$340,785.49 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
UDREN LAW OFFICES PC
111 WOODCREST RD, STE
200
CHERRY HILL, NJ
08003-3620
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 741-2014 SURJUDGEMENT NO. 741-2014 AT THE SUIT OF BANK OF AMERICA, NA vs MELISSA A. CATON & DUANE E. CATON JR DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY January 21, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION FOR ADVERTISING ALL THAT CERTAIN LOT OF LAND SITUATE IN PALMRYA TOWNSHIP, PIKE COUNTY, PENNSYLVANIA: BEING KNOWN AS 160 TANGLWOOD DR, GREENTOWN, PA 18426-0000
PARCEL NUMBER: 086.02-05-60
IMPROVEMENTS: Residential Property
THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF

THE COMMONWEALTH OF PENNSYLVANIA TO MELISSA A. CATON & DUANE E. CATON JR DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$327,750.66, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF MELISSA A. CATON & DUANE E. CATON JR DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$327,750.66 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,

PENNSYLVANIA
UDREN LAW OFFICES PC
111 WOODCREST RD, STE
200
CHERRY HILL, NJ
08003-3620
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
778-2014 SURJUDGEMENT
NO. 778-2014 AT THE
SUIT OF PNC BANK,
NA vs CHRISTINE L.
ROWE & MARK B.
ROWE DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ALL THAT CERTAIN
PIECE OR PARCEL OR
LOT OF LAND, LYING,
BEING AND SITUATE
IN THE TOWNSHIP
OF LAXKAWAXEN,
COUNTY OF PIKE AND
COMMONWEALTH
OF PENNSYLVANIA, IN
THE TRACT KNOWN
AS "FRIENDLY ACRES",

SURVEY FOR CHARLES
SWEZY, OCTOBER 26,
1971, BY GEORGE E.
FERRIS, R.S., BEING
MORE PARTICULARLY
BOUNDED AND
DESCRIBED ASFOLLOWS:

BEGINNING AT A POINT
IN THE CENTER OF
A CERTAIN FIFTY (50)
FOOT WIDE PRIVATE
ROADWAY AND UTILITY
RIGHT-OF-WAY OF
THE TRACT KNOWN AS
FRIENDLY ACRES, SAID
POINT OF BEGINNING
BEING A COMMON
CORNER OF LOTS 58
AND 59 AND IN THE
LINE OF LOT NO. 66;
THENCE ALONG THE
COMMON LINE OF LOTS
NOS. 58 AND 59 SOUTH
TWENTY-ONE (21)
DEGREES FIFTY-NINE
(59) MINUTES EAST
THREE HUNDRED
SIXTY (360) FEET TO
A CORNER; THENCE
SOUTH SIXTY-SEVEN (67)
DEGREES THIRTY-SIX
(36) MINUTES EAST TWO
HUNDRED (200) FEET TO
A CORNER, SAID CORNER
BEING A COMMON
CORNER OF LOTS NOS. 59
AND 60; THENCE ALONG
THE COMMON LINE OF
SAID LOTS NOS. 59 AND
60 NORTH TWENTY-ONE
(21) DEGREES FIFTY-NINE
(59) MINUTES WEST
THREE HUNDRED SIXTY
(360) FEET TO A CORNER
IN THE CENTER OF THE

FIRST-MENTIONED PRIVATE ROADWAY, SAID POINT BEING IN THE LINE OF LOT NO. 65 THENCE ALONG THE CENTER OF SAID RIGHT-OF-WAY AND ALONG THE COMMON LINE OF LOT NO. 59 WITH LOTS NOS. 65 AND 66 NORTH SIXTY-SEVEN (67) DEGREES THIRTY-SIX (36) MINUTES EAST TWO HUNDRED (200) FEET TO THE POINT OR PLACE OF BEGINNING. CONTAINING ONE AND SIXTY-FIVE ONE HUNDREDTHS (1.65) ACRES OF LAND, BE THE SAME MORE OR LESS BEING, LOT NO. 59 OF THE TRACT KNOWN AS FRIENDLY ACRES.

UNDER AND SUBJECT TO ALL CONDITIONS, COVENANTS AND RESTRICTIONS AS OF RECORD.

MAP NO. 043.03-01-07
CONTROL NO. 05-0-0227-15

AS DESCRIBED IN MORTGAGE BOOK 2121 PAGE 775

BEING KNOWN AS: Lot 59 Friendly Acres, Greeley PA 18425 n/k/a 107 Friendship Drive, Hawley, PA 18428.
PROPERTY ID NO.: 05-0-022715

TITLE TO SAID PREMISES

IS VESTED IN MARK B. ROWE AND CHRISTINE L. ROWE, HUSBAND AND WIFE BY DEED FROM MEADOW CREEK, INC., A PENNSYLVANIA CORPORATION DATED 04/12/2005 RECORDED 04/13/2005 IN DEED BOOK 2103 PAGE 1959.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO CHRISTINE L. ROWE & MARK B. ROWE DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$304,331.53, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE

MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF CHRISTINE L. ROWE & MARK B. ROWE DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$304,331.53 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
UDREN LAW OFFICES PC
111 WOODCREST RD, STE
200
CHERRY HILL, NJ
08003-3620
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE
January 21, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 824-2014r SURJUDGEMENT NO. 824-2014 AT THE SUIT OF JPMorgan Chase Bank, National Association vs Nicole Gallagher and Paul J. Martine DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY January 21, 2015 at 11:00 AM

PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN lot, piece or parcel of land situate, lying and being in the Township of Dingman, County of Pike, Commonwealth of Pennsylvania, more particularly describe as follows to wit:

BEING Lot Number 44, Block number 1, Section Number 7, Sunrise Lake, as shown on plat or map of Sunrise Lake or Sunnylands, Inc. subdivision, recorded in the Office of the Recorder of Deeds of Pike County in Plat Book 7, page 76.

TAX PARCEL # 109.03-01-38

BEING KNOWN AS: 109 Cabin Road, Milford, PA 18337

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Nicole Gallagher and Paul J. Martine DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$130,402.66, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES

UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Nicole Gallagher and Paul J. Martine DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$130,402.66 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, PA 19106-1532
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 831-2014r SURJUDGEMENT NO. 831-2014 AT THE SUIT OF Nationstar Mortgage, LLC vs Eugene G. Wisneski,

Co-Administrator of the Estate of Ryamond Wisneski, aka Raymond F. Wisneski, deceased Mortgagor and Real Owner and Patricia J. Wisneski, Co-Administratrix of the Estate of Raymond Wisneski, aka Raymond R. Wisneski, deceased Mortgagor and Real owner DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY January 21, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN lot, piece or parcel of land, situate, lying and being in the Township of Blooming Grove, County of Pike and State of Pennsylvania, more particularly described as Lot 11, Block XXVII, Hemlock Farms Community, Stage XVII, as shown on Plat of Hemlock Farms Community, Laurel Ridge, Stage XVII, recorded in the Office of the Recorder of Deeds of Pike County in Plat Book 6, Page 106, on the 24th day of November 1967.

Excepting and reserving unto the Grantor, its successors and assigns, the oil, minerals, and gases therein, which reservation does not include the right of

entry by the Grantor upon the premises for the purpose of removing the aforementioned oils, minerals, and gases in the Lot.

Being the same premises vested in Raymond Wisneski, by Deed from Donald S. Boyhont and Ruth E. Boyhunt, Husband and Wife dated March 28, 2007 and recorded April 10, 207 in Deed Book 2226, Page 611.

The said Raymond Wisneski died on December 22, 2011 thereby vesting title in Eugene G. Wisneski, co-Administrator of the Estate of Raymond Wisneski, a/k/a Raymond F. Wisneski, Deceased Mortgagor and Real Owner, and Patricia J. Wisneski, Co-Administratrix of the Estate of Raymond Wisneski, a/k/a Raymond F. Wisneski, Deceased Mortgagor and Real Owner by operation of law.

Being known as: 147
LOOKOUT DRIVE,
HAWLEY, PENNSYLVANIA
18428

Map Number: 107.03-07-08

Control number: 01-0-034995

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Eugene G. Wisneski, Co-Administrator of the

Estate of Ryamond Wisneski, aka Raymond F. Wisneski, deceased Mortgagor and Real Owner and Patricia J. Wisneski, Co-Administratrix of the Estate of Raymond Wisneski, aka Raymond R. Wisneski, deceased Mortgagor and Real owner
DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$218,755.80, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Eugene G. Wisneski, Co-Administrator of the Estate of Ryamond Wisneski, aka Raymond F. Wisneski, deceased Mortgagor and Real Owner and Patricia J. Wisneski, Co-Administratrix

of the Estate of Raymond Wisneski, aka Raymond R. Wisneski, deceased Mortgage and Real owner DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$218,755.80 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street, Ste.
1400
Philadelphia, PA 19109
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 857-2014 SURJUDGEMENT NO. 857-2014 AT THE SUIT OF by FIRST HORIZON HOME LOAN A DIVISION OF FIRST TENNESSEE BANK, NA vs. WILLIAM A. O'BRIEN DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY January 21, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION
ALL THAT CERTAIN piece, parcel and tract of land situate, lying and being in the Township of Dingman, County of Pike and Commonwealth of Pennsylvania, more particularly described as follows, to wit:

BEGINNING at an iron bar located in the northeasterly line of Lewis Road, said point of beginning being a common corner between Lot No 4 and Lot No 5; thence running along the northeasterly line of said road, North 25 degrees 50 minutes West 100 feet to an iron bar for a corner; thence running along the common division line between Lot No. 5 and Lot No. 6, north 63 degrees 10 minutes East 194.0 feet to a corner at the shore of Crescent Lake; thence along the shore of said Lake in southeasterly direction 100.0 feet to a point for a corner; being a common corner between Lot No 4 and No 5, South 63 degrees 10 minutes West 190.0 feet to the point and place of beginning. Being Lot No 5 of Section B at Crescent Lake. As Surveyed by Victor E. Orben, R.S., April 28, 1972, drawing no. CL-6

BEING LOT NO 5 Section B on draft of survey entitled Map of Section B, Crescent lake Situate in Dingman Township, Pike County, Pennsylvania filed in Plat Book 3, Page 183

TITLE TO SAID PREMISES IS VESTED IN William A. O'Brien, by Deed from

William J. Herbison and
Mai H. Herbison, h/w,
dated 01/30/2006, recorded
01/30/2006 in Book 2157, Page
502.

Tax Parcel: 123.03-03-18-

Premises Being: 136 Lewis Road
Milford, PA 18337-7722

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
WILLIAM A. O'BRIEN
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$232,506.55,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE

WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF WILLIAM
A. O'BRIEN DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$232,506.55 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
PHELAN HALLINAN
1617 JFK BLVD STE 1400
PHILADELPHIA, PA 19103
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
868-2014 SURJUDGEMENT
NO. 868-2014 AT THE
SUIT OF by FIRST
HORIZON HOME LOAN
A DIVISION OF FIRST
TENNESSEE BANK,
NA vs. FREDERICK G.
SVOBODA DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID

DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 868-2014

First Horizon Home Loans
A Division of First Tennessee
Bank National Association

v.

Frederick G. Svoboda
owner(s) of property situate in
DELAWARE TOWNSHIP,
PIKE County, Pennsylvania,
being

108 Hemlock Drive, Dingmans
Ferry, PA 18328-4318

Parcel No. 162.02-06-38
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$118,495.03
Attorneys for Plaintiff
Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
FREDERICK G. SVOBODA
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$118,495.03,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES

AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS
THE PROPERTY OF
FREDERICK G. SVOBODA
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$118,495.03 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
PHELAN HALLINAN
1617 JFK BLVD STE 1400
PHILADELPHIA, PA 19103
12/26/14 · 01/02/15 · 01/09/15

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
969-2013 SURJUDGEMENT
NO. 969-2013 AT THE SUIT
OF PHH MORTGAGE
CORPORATION vs.
JEFFREY S. MONTEITH &
CONSUELA R. MONTIETH
DEFENDANTS, I WILL

EXPOSE TO SALE
OF PUBLIC VENDUE
OR OUTCRY IN
THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION
By virtue of a Writ of Execution
No. 969-2013
PHH Mortgage Corporation
v.
Jeffrey S. Monteith
Consuela R. Monteith
owner(s) of property situate in
the DINGMAN TOWNSHIP,
PIKE County, Pennsylvania,
being
218 Log Tavern Drive, Milford,
PA 18337-7801
Parcel No. 123.00-01-15-
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$353,330.38
Attorneys for Plaintiff
Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
JEFFREY S. MONTEITH &
CONSUELA R. MONTIETH
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR

EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$353,330.383,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS
THE PROPERTY OF
JEFFREY S. MONTEITH &
CONSUELA R. MONTIETH
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$353,330.38 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
PHELAN HALLINAN
1617 JFK BLVD STE 1400
PHILADELPHIA, PA 19103
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
1007-2013 SURJUDGEMENT
NO. 1266-2013 AT THE
SUIT OF BAYVIEW
LOAN SEIVCING, LLC
vs. JUPITER RASHIDA &
HEATHER NEMBHARD
DEFENDANTS, I WILL
EXPOSE TO SALE
OF PUBLIC VENDUE
OR OUTCRY IN
THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of Writ of Execution
No. 1007-2013-CV
Bayview Loan Servicing LLC
v.
Rashida Jupiter
Heather Nembhard
owner(s) of property situate
in the TOWNSHIP OF
LEHMAN, PIKE County,
Pennsylvania, being
168 Edinburgh Road, f/k/a 669
Edinburgh Road, Bushkill, PA
18324-9494
Parcel No. 192.04-07-35
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING

Judgment Amount: \$229,940.73
Attorneys for Plaintiff
Phelan Hallinan, LLP
THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
JUPITER RASHIDA &
HEATHER NEMBHARD
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$229,940.73,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS
THE PROPERTY OF
JUPITER RASHIDA &
HEATHER NEMBHARD
DEFENDANTS, OWNERS

REPUTED OWNERS TO COLLECT \$229,940.73 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
PHELAN HALLINAN
1617 JFK BLVD STE 1400
PHILADELPHIA, PA 19103
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1203-2013r SURJUDGEMENT NO. 1203-2013 AT THE SUIT OF LoanCare, a division of FNF Servicing, Inc. vs Doris J. Thomas DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY January 21, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:
LEGAL DESCRIPTION

ALLTHAT CERTAIN lot, piece or parcel of land situate, lying and being in the Township of Dingman, County of Pike Commonwealth of Pennsylvania,

more particularly described as Lot 18, Block 23, Section 2, Gold Key Estates, as shown on plat or map of Gold Key Estates Subdivision recorded in the Office of the Recorder of Deeds of Pike County in Plat Book 6 page 8 on May 23, 1967. Parcel # 03-0-017325

Title to said premises vested in John J. Thomas and Doris J. Thomas by deed from dated February 25, 2009 and recorded March 24, 2009 in Deed Book 2303, Page 723.

And Thereafter, John J. Thomas departed this life on May 18, 2013. Whereupon, title to said premises is solely vested unto Doris J. Thomas, by rights of survivorship.

Being known as: 104
STONEHENGE
ROAD, MILFORD,
PENNSYLVANIA 18337.

TAX I.D. #: 03-0-021252 &
03-0-017325

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Doris J. Thomas DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$182,025.91,

PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Doris J.
Thomas DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$182,025.91 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street, Ste.
1400
Philadelphia, PA 19109
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE
January 21, 2015
BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF

COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
1220-2010 SURJUDGEMENT
NO. 1220-2010 AT THE
SUIT OF ONE WEST
BANK FSB vs GLADYS
JIMENEZ DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION FOR
ADVERTISING
ALL THAT CERTIAN LOT
OF LAND SITUATE IN
LEHMAN TOWNSHIP,
PIKE COUNTY,
PENNSYLVANIA:
BEING KNOWN AS 3503
Bedford Drive, Bushkill, PA
18324
PARCEL NUMBER:
06-0-110696
IMPROVEMENTS:
Residential Property

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO GLADYS JIMENEZ
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID

REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$319,952.73, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF GLADYS JIMENEZ DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$319,952.73 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
UDREN LAW OFFICES PC
111 WOODCREST RD, STE
200
CHERRY HILL, NJ
08003-3620
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1266-2013 SURJUDGEMENT NO. 1266-2013 AT THE SUIT OF CITIMORTGAGE, INC s/b/m/t ABN AMRO MORTGAGE GROUP, INC vs. JOHN FRANZESE, JR. aka JOHN P. FRANZESE, JR DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY January 21, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 1266-2013 Citimortgage, Inc. s/b/m to ABN AMRO Mortgage Group, Inc.
v.
John Franzese, Jr a/k/a John P. Franzese, Jr
owner(s) of property situate in LEHMAN TOWNSHIP, PIKE County, Pennsylvania, being
564 Woodbridge, a/k/a 5015 Woodbridge Drive East, Bushkill, PA 18324-7012
Parcel No. 192.04-02-12-

(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$94,159.96
Attorneys for Plaintiff
Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
JOHN FRANZESE, JR. aka
JOHN P. FRANZESE, JR
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$94,159.96,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE

PROPERTY OF JOHN
FRANZESE, JR. aka
JOHN P. FRANZESE, JR
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$94,159.96 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
PHELAN HALLINAN
1617 JFK BLVD STE 1400
PHILADELPHIA, PA 19103
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1278-2010r
SURJUDGEMENT NO.
1278-2010 AT THE SUIT
OF HSBC Mortgage
Services, Inc. vs of Lawrence
Chester and Savitri D.
Chester DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN piece or parcel of land located and situate in Greene Township, Pike County, Pennsylvania, more particularly described as being Lot No. 12, as set forth on a map or plan of lots entitled "Final Subdivision Plan-Bloss Acres" as prepared by Gary Packer, Professional Land Surveyor, Honesdale, Pennsylvania dated February 22, 1986 and recorded in the Office of Recorder of Deeds in and for Pike County in Plat Book Volume 24, at page 37.

BEING the same premises which Robert E. Hewitt, Sr and Kathleen Hewitt, by Deed dated August 28, 2005 and recorded September 21, 2005 in the Office of the Recorder of Deeds, in and for the County of Pike, and Commonwealth of Pennsylvania, in Deed Book 2133, page 1101, granted and conveyed unto Lawrence Chester and Savitri D. Chester, husband and wife.

Together with unto the grantee herein, their heirs and assigns, in common with the grantor herein, its successors and assigns, the right to use the private roadways as shown on the recorded map.

UNDER and SUBJECT to as certain declaration of covenants and restrictions pertaining to land known as Bloss Estates Subdivision dated 30th day June 1986 and recorded in the office of the Recorder of Deeds in and for Pike County in Deed Book, 1052, at page 320.

Under and Subject to the conditions, exceptions and reservations as are containing in prior deeds forming the chain of title

Being known as: 125 BLOSS ROAD, CANADENSIS, PENNSYLVANIA 18325.

Map Number: 142.00-02-03.008

Control Number: 04-0-108863

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Lawrence Chester and Savitri D. Chester DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$288,782.98, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY

(30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Lawrence Chester and Savitri D. Chester DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$288,782.98 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street, Ste.
1400
Philadelphia, PA 19109
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1485-2009 SURJUDGEMENT NO. 1485-2009 AT THE SUIT OF by JPMORGAN CHASE BANK, NA f/k/a WASHINGTON MUTUAL BANK, F.A. vs. CECILIE KOCH DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA

18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
no. 1485-2009-CIVIL
JPMorgan Chase Bank, N.A.
f/k/a Washington Mutual Bank,
F.A.

v.

Cecilie Koch

owner(s) of property situate in
MILFORD TOWNSHIP,
PIKE County, Pennsylvania,
being

127 Evergreen Lane, Milford,
PA 18337-9554

Parcel No. 112.00-01-26

(Acreage or street address)

Improvements thereon:

RESIDENTIAL DWELLING

Judgment Amount: \$448,124.35

Attorneys for Plaintiff

Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO CECILIE KOCH
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$448,124.35,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT

REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.
NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF CECILIE
KOCH DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$448,124.35 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
PHELAN HALLINAN
1617 JFK BLVD STE 1400
PHILADELPHIA, PA 19103
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1635-2012r
SURJUDGEMENT NO.
1635-2012 AT THE SUIT

OF Bank of America, NA vs
Jose Chacha DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ALL THAT CERTAIN
lot, parcel, or piece of ground
situate in the Township of
Dingman, County of Pike, and
Commonwealth of Pennsylvania,
being Lot Number 7 Section 2
Block 11, as shown on map of
Gold Key Lake Estates on file
in the Recorder of Deeds Office
at Milford, Pennsylvania in Plat
Book No. 6 at page 7.

TAX PARCEL # 122.04-04-07

BEING KNOWN AS: 2631
Gold Key Estates, Milford, PA
18337

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Jose Chacha
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE

AMOUNT OF \$233,481.56,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Jose Chacha
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$233,481.56 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, PA 19106-1532
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE
January 21, 2015
BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON

PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1727-2010r
SURJUDGEMENT NO.
1727-2010 AT THE SUIT OF
Wells Fargo Bank, National
Association on Behalf of The
Certificateholders Morgan
Stanley ABS Capital I, Inc.
Trust 2005-WMCw Mortgage
Pass-Through Certificates, Series
2005-WMC2 vs Rosemary
Musoleno aka Rosemary
Musoleno Martynuk, George
Martynuk and United States
of America DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

ALL that certain lot, piece or
parcel of land known as Block
"C," Unit #1, located in "White
Pines on the Lake," of the
Township of Palmyra, County
of Pike, and Commonwealth
of Pennsylvania, bounded and
described as follows, to wit:

BEGINNING at a point
more specifically located by the
following course and distance:

North seventeen degrees six
minutes twenty-eight seconds

East (N 17° 06' 28" E), a distance of thirty-three and twenty-nine hundredths (33.29) feet from PP&L monument No. 163;

THENCE along the stairs and the landing North forty degrees forty-one minute forty-eight seconds East (N 40° 41' 48" E), a distance of twenty-two and eighty-eight hundredths (22.88) feet to a point;

THENCE at a right angle to the last course along the landing and through the party wall between Unit #1 and Unit #2, South forty-nine degrees eighteen minutes twelve seconds East (S 49° 18' 12" E), a distance of seventy-two and fifty hundredths (72.50) feet to a point;

THENCE at a right angle to the last course and along the front of Unit #1 garage, South forty degrees forty-one minutes forty-eight seconds West (S 40° 41' 48" W), a distance of twenty-two and eighty-eight hundredths (22.88) feet to a point;

THENCE at a right angle to the last course along the side of Unit #1, North forty-nine degrees eighteen minutes twelve seconds West (N 49° 18' 12" W), a distance of seventy-two and fifty hundredths (72.50) feet to a point;

CONTAINING one thousand, six hundred fifty-eight and eighty hundredths (1,658.80)

square feet of land, more or less.

Being known as: 130
WHITE PINES DRIVE,
GREENTOWN,
PENNSYLVANIA 18426.

TITLE VESTED UNTO
George Martynuk and Rosemary
Musoleno a/k/a Rosemary
Musoleno Martynuk by deed
from Tia Land Development,
Inc. dated July 5, 2001 and
recorded November 21, 2001 in
Deed Book 1905, Page 2170.

Map Number 070.04-01-12.010

Control Number: 10-0-111117

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Rosemary Musoleno
aka Rosemary Musoleno
Martynuk, George Martynuk
and United States of America
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$523,096.80,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES

AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Rosemary
Musoleno aka Rosemary
Musoleno Martynuk, George
Martynuk and United States
of America DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$523,096.80 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street, Ste.
1400
Philadelphia, PA 19109
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE
January 21, 2015

BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1846-2013r
SURJUDGEMENT NO.
1846-2013 AT THE SUIT

OF PennStar Bank, a
division of NBT Bank, NA
now by assignment, CNB
Realty Trust vs Gerard
Loesch DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

BY VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
PENNSTAR BANK, a division
of NBT BANK, NA now by
assignment, CNB REALTY
TRUST V. GERARD
LOESCH Case No. 1846-2013

SUBJECT TO and
TOGETHER with all
the restrictions, covenants,
conditions, easements, and
rights-of-way that may be of
record including those contained
in Pike County Deed Book
Volume 240 at Page 219, et seq.
And those that may be visible on
the ground.

MAP/PARCEL/PLATE:
182.04-06-80
PIN NO. 06-0-038141
LOT SIZE: 0.73 Acres
PROPERTY ADDRESS: 60
Whipporwill Drive, Bushkill,
PA 18324.

THE SALE IS MADE BY

VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Gerard Loesch DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$46,359.29, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Gerard Loesch DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$46,359.29 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,

PENNSYLVANIA
Hourigan, Kluger & Quinn
600 3rd Avenue
Kingston, PA 18704
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1901-2012 SURJUDGEMENT NO. 1901-2012 AT THE SUIT OF DEUSTCHE BANK, NATIONAL TRUST COMPANY AS TRUSTEE FOR SOUNDVIEW HOME LOAN TRUST 2006-OPT4, ASSET-BACKED CERTIFICATES, SERIES 2006-OPT4 vs DARLENE LEINER & MICHAEL LEINER DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY January 21, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:
SHORT DESCRIPTION FOR ADVERTISING
ALL THAT CERTAIN LOT OF LAND SITUATE IN TOWNSHIP OF DELAWARE, PIKE COUNTY, PENNSYLVANIA: BEING KNOWN AS 139

Sandstone Drive, Dingmans
Ferry, PA 18328
PARCEL NUMBER:
168.04-05-18
IMPROVEMENTS:
Residential Property

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO DARLENE LEINER
& MICHAEL LEINER
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$165,309.70,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE

PROPERTY OF DARLENE
LEINER & MICHAEL
LEINER DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$165,309.70 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
UDREN LAW OFFICES PC
111 WOODCREST RD, STE
200
CHERRY HILL, NJ
08003-3620
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE

January 21, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
2045-2013 SURJUDGEMENT
NO. 2045-2013 AT THE
SUIT OF NATIONSTAR
MORTGAGE LLC vs.
THOMAS J. WICKHAM
& KATHLEEN A.
WICKHAM aka
KATHLEEN A. CONLON
aka KATHLEEN ANN
WICKHAM DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
January 21, 2015 at 11:00 AM

PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 2045-2013

Nationstar Mortgage, LLC
v.

Thomas J. Wickham
Kathleen A. Wickham a/k/a
Kathleen A. Conlon a/k/a
Kathleen Ann Wickham
owner(s) of property situate
in the TOWNSHIP OF
LACKAWAXEN, PIKE
County, Pennsylvania, being
Rr 2 Box 929 Tamarack Road,
Hawley, PA 18428
Parcel No. 016.01-03-24
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$167,371.88
Attorneys for Plaintiff
Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
THOMAS J. WICKHAM &
KATHLEEN A. WICKHAM
aka KATHLEEN A.
CONLON aka KATHLEEN
ANN WICKHAM
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$167,371.88,
PLUS COSTS & INTEREST.
THE SALE MADE

SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF THOMAS J.
WICKHAM & KATHLEEN
A. WICKHAM aka
KATHLEEN A. CONLON
aka KATHLEEN ANN
WICKHAM DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$167,371.88 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
PHELAN HALLINAN
1617 JFK BLVD STE 1400
PHILADELPHIA, PA 19103
12/26/14 · 01/02/15 · **01/09/15**

SHERIFF SALE
January 21, 2015
BY VIRTUE OF WRIT
OF EXECUTION ISSUED

OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 2077-2011 SURJUDGEMENT NO. 2077-2011 AT THE SUIT OF DEUSTCHE BANK, NATIONAL TRUST COMPANY AS TRUSTEE FOR ARGENT SECURITIES, INC ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-W5 vs MICHAEL P. FIORILLO DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY January 21, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN piece, parcel and tract of land situate, lying and being in the Township of Westfall, County of Pike and Commonwealth of Pennsylvania, being 2.00 acres, as shown on map entitled "survey Map Showing a Re-Subdivision of Lot B-1 of the Lands of Lawrence and Jean Pagett, Westfall Township, Pike County, Pennsylvania, Williams and O'Brien, Professional Land Surveyors, 413 Broad Street, Milford, Pennsylvania, October 17, 1988, File No. 86-106", said map being filed in the Pike County Recorder of Deeds

Office in Milford, Pennsylvania in Map Book 26, at page 141A.

BEING KNOWN AS: 102 Ponderosa Court, Millrift, PA 18340

PROPERTY ID NO.: 053.01-01-02

TITLE TO SAID PREMISES IS VESTED IN Michael P. Firillo and Ruthann Fiorillo BY DEED FROM Jean Padgett DATED 10/12/2001 RECORDED 10/24/2001 IN DEED BOOK 1902 PAGE 714.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO MICHAEL P. FIORILLO DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$169,646.30, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED

BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS
THE PROPERTY OF
MICHAEL P. FIORILLO
DEFENDANTS, OWNERS
REPUTED OWNERS TO

COLLECT \$169,646.30 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
UDREN LAW OFFICES PC
111 WOODCREST RD, STE
200
CHERRY HILL, NJ
08003-3620
12/26/14 · 01/02/15 · **01/09/15**
