

WAYNE COUNTY BAR ASSOCIATION

OFFICIAL LEGAL  
**JOURNAL**

OF WAYNE COUNTY, PA



22nd Judicial District

**October 25, 2024**

**Vol. 14, No. 35**

**Honesdale, PA**



**IN THIS ISSUE**

LEGAL NOTICES . . . . .	5
SHERIFF'S SALES . . . . .	8
CIVIL ACTIONS FILED . . . . .	14
MORTGAGES & DEEDS . . . . .	19
COURT CALENDAR . . . . .	29
ATTORNEY DIRECTORY . . . . .	34

**Court of Common Pleas**

**22nd Judicial District:**

The Hon. Janine Edwards  
*President Judge*

The Hon. Matthew Meagher  
*Judge*

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



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*The Official Legal Publication of Wayne County, Pennsylvania*



Legal Journal of Wayne County

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Publisher:  
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3305 Lake Ariel Highway, Suite 3  
Honesdale, PA 18431

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

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

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

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

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

MESSAGE FROM THE  
WAYNE COUNTY BAR ASSOCIATION



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

PRICING & RATES

**Notice Pricing**

*One time Insertions*

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

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

**Subscription Rates**

*Per Year*

Mailed Copy	\$100
Emailed Copy	Free

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Prorated subscriptions available

WAYNE COUNTY OFFICIALS

**Judges of the Court of Common Pleas**

Janine Edwards, *President Judge*  
Matthew L. Meagher, *Judge*

**Magisterial District Judges**

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Bonnie L. Carney  
Jonathan J. Dunsinger

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**Sheriff**

Chris Rosler

**District Attorney**

A. G. Howell, Esq.

**Prothonotary, Clerk of The Court**

Edward “Ned” Sandercock

**Chief Public Defender**

Steven Burlein, Esq.

**Commissioners**

Brian W. Smith, *Chairman*  
James Shook  
Jocelyn Cramer

**Treasurer**

Brian T. Field

**Recorder of Deeds, Register of Wills**

Deborah Bates

**Coroner**

Edward Howell

**Auditors**

Carla Komar  
Catherine Rickard  
Robin Sampson

# *Raising the Bar*



***Wayne County Bar Association***  
*922 Church Street, 2<sup>nd</sup> Floor*  
*Honesdale, Pa 18431*

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

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

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

Hours: Available Upon Request

***For information contact the WCBA  
Ronnie at [ronnie\\_fischer@hotmail.com](mailto:ronnie_fischer@hotmail.com).***

**LEGAL NOTICES**

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

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**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.*

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**ESTATE NOTICE**

Estate of Nancy J. VanDeLinde  
AKA Nancy VanDeLinde AKA  
Nancy Goodrich VanDeLinde  
Late of Sterling Township  
CO-EXECUTOR  
Richard VanDeLinde III  
570 N Highway 333  
Honesdale, PA 40146  
CO-EXECUTOR  
Eleanor Billman  
46 Timber Lane  
New Ringgold, PA 17960  
ATTORNEY  
Timothy P. Barna, Esq.  
207 Tenth Street  
Honesdale, PA 18431

**10/25/2024** • 11/1/2024 • 11/8/2024

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**ESTATE NOTICE**

**NOTICE IS HEREBY GIVEN,**  
that Letters Testamentary have  
been issued in the Estate of Teresa  
May Sebring, a/k/a Teresa Sebring,  
a/k/a Teresa M. Sebring, a/k/a

Terasas M. Sebring-Smith, who  
died on September 27, 2024, late  
resident of South Sterling, PA  
18460, to Sallie J. Sebring  
Kotzman, a/k/a Sallie Sebring  
Kotzman, Executrix of the Estate.  
All persons indebted to said estate  
are required to make payment and  
those having claims or demands  
are to present the same without  
delay to Sally Sebring Kotzman,  
Executrix c/o Law Offices of  
ALFRED J. HOWELL, Attorney  
for the Estate, at 109 Ninth Street,  
Honesdale, PA 18431.

ALFRED J. HOWELL, ESQUIRE  
ATTORNEY FOR THE ESTATE

**10/25/2024** • 11/1/2024 • 11/8/2024

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**ESTATE NOTICE**

NOTICE IS HEREBY GIVEN that  
Letters Testamentary have been  
granted in the estate of MARION  
B. FOLEY, late of Damascus  
Township, Wayne County, PA.,  
Date of death August 07, 2024. All  
persons indebted to the said estate  
are required to make payment and  
those having claims or demands to  
present the same without delay to  
the Executor/Executrix, in care of  
Jessica M. Ellis, Esquire, 1018  
Church Street, Honesdale, PA  
18431.

**10/25/2024** • 11/1/2024 • 11/8/2024

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**ADVERTISEMENT OF  
GRANT OF LETTERS**

Estate of Richard G. Parks, Jr., a.k.a,  
Richard George Parks, Jr., a.k.a.,  
Richard Parks, a.k.a.,  
Richard George Parks, deceased,

Letters of Administration for the  
above estate having been granted  
to Richard George Parks, III,  
Administrator. All persons indebted  
to the estate are requested to make  
payment, and those having claims  
to present same without delay to  
counsel for the Administrator,  
Michael Lehutsky, P.O. Box 486,  
207 Tenth Street, Honesdale, PA  
18431; Phone: (570) 253-3800.

**10/25/2024 • 11/1/2024 • 11/8/2024**

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**ESTATE NOTICE**

Estate of John Grau Howard  
Late of Mount Pleasant Township  
EXECUTOR  
Tracy Howard  
349 Cadwalder Rd.  
Honesdale, PA 18431

**10/18/2024 • 10/25/2024 • 11/1/2024**

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**ESTATE NOTICE**

NOTICE IS HEREBY GIVEN,  
that Letters of Administration for  
Real Estate in Wayne County,  
Pennsylvania, have been issued in  
the Estate of John P. Olsen, a/k/a  
John Olsen, who died on December  
27, 2023, late resident of Staten  
Island, New York 10308, to Karen  
R. Olsen, Administratrix of the  
Estate. All persons indebted to said  
Estate are required to make

payment and all persons having  
claims or demands are to present  
the same without delay to the Law  
Offices of ALFRED J. HOWELL,  
ATTN: MARY O. MORAN,  
ESQUIRE, Attorney for the Estate,  
at 109 Ninth Street, Honesdale, PA  
18431.

MARY O. MORAN, ESQUIRE  
ATTORNEY FOR THE ESTATE

**10/18/2024 • 10/25/2024 • 11/1/2024**

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**ESTATE NOTICE**

NOTICE IS HEREBY GIVEN,  
that Letters Testamentary have  
been issued in the Estate of Esther  
E. Kramer, a/k/a Esther Kramer,  
who died on September 14, 2024,  
late resident of Honesdale, PA  
18431, to Ralph R. Kramer,  
Executor of the Estate. All persons  
indebted to said estate are required  
to make payment and those having  
claims or demands are to present  
the same without delay to Ralph R.  
Kramer, Executor c/o Law Offices  
of ALFRED J. HOWELL, Attorney  
for the Estate, at 109 Ninth Street,  
Honesdale, PA 18431.

ALFRED J. HOWELL, ESQUIRE  
ATTORNEY FOR THE ESTATE

**10/18/2024 • 10/25/2024 • 11/1/2024**

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**ESTATE NOTICE**

NOTICE IS HEREBY GIVEN that  
Letters Testamentary have been  
granted in the estate of STEPHEN  
R. JONES, late of Manchester  
Township, Wayne County, PA.,  
Date of death August 28, 2024. All

persons indebted to the said estate are required to make payment and those having claims or demands to present the same without delay to the Executor/Executrix, in care of Jessica M. Ellis, Esquire, 1018 Church Street, Honesdale, PA 18431.

**10/18/2024 • 10/25/2024 • 11/1/2024**

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**ESTATE NOTICE**

In the Estate of Thomas Daniel Figura, a/k/a Thomas D. Figura, of Preston Township, Wayne County, Commonwealth of Pennsylvania.

Letters Testamentary in the above estate have been granted to Shauna Danielle Figura, a/k/a Shauna D. Figura. All persons indebted to said estate are requested to make prompt payment and all having claims against said estate will present them without delay to:

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

**10/18/2024 • 10/25/2024 • 11/1/2024**

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**ESTATE NOTICE**

Estate of Elias Joseph Varga  
AKA Elias Varga  
Late of Damascus Township  
EXECUTOR  
David Varga  
66 Shady Lane  
Hancock, NH 03449

**ATTORNEY**

Timothy B, Fisher II, Esq. of  
Fisher & Fisher Law Offices LLC  
525 Main Street, PO Box 396  
Gouldsboro, PA 18424

**10/11/2024 • 10/18/2024 • 10/25/2024**

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**ESTATE NOTICE**

Stephen C. Barnes, Jr., Deceased.  
Late of Starrucca Twp., Wayne  
County, PA. D.O.D. 11/11/86. Letters  
of Administration on the above  
Estate have been granted to the  
undersigned, who request all persons  
having claims or demands against  
the estate of the decedent to make  
known the same and all persons  
indebted to the decedent to make  
payment without delay to Kim T.  
Burdick, Administratrix, c/o Steven  
M. Zelinger, Esq., 1650 Market St.,  
Ste. 3600, Phila., PA 19103. Atty.:  
Steven M. Zelinger, Steven M.  
Zelinger, LLC, 1650 Market St., Ste.  
3600, Phila., PA 19103

**10/11/2024 • 10/18/2024 • 10/25/2024**

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**ESTATE NOTICE**

Estate of Victor J. Vogel  
Late of Palmyra Township  
EXECUTOR  
Jeffery J. Vogel  
3597 Camino Hills Drive  
Camino, CA 95709  
ATTORNEY  
John F. Spall, Esquire  
2573 Route 6  
Hawley, PA 18428

**10/11/2024 • 10/18/2024 • 10/25/2024**

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**ESTATE NOTICE**

Estate of Stephen E. Vasey  
AKA Stephen Evan Vasey AKA  
Stephen Vasey  
Late of Clinton Township  
EXECUTOR  
Sarah G. Whiteford  
3230 NW Norwood Drive  
Corvallis, OR 97330  
ATTORNEY  
Nicholas A. Barna, Esq.  
207 Tenth Street  
Honesdale, PA 18431

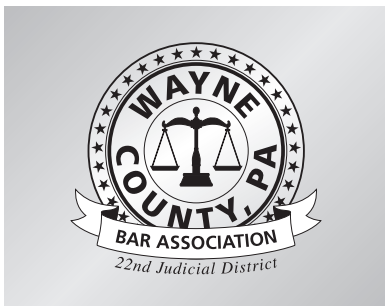
**10/11/2024 • 10/18/2024 • 10/25/2024**

**NOTICE OF  
DECEDENT'S ESTATE**

Estate of Carl O. Rose a/k/a Carl  
Otis Rose (died August 22, 2024)  
formerly of Lake Township,  
Pennsylvania. All persons indebted  
to the estate shall make payment  
and those having claims or demands  
are to present same without delay to  
the Executor, Charles Olfano, or  
Richard A. Fanucci, Attorney for  
the Estate, 1711 Main Street,  
Blakely, PA 18447.

**RICHARD A. FANUCCI, ESQ.**

**10/11/2024 • 10/18/2024 • 10/25/2024**



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

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

**SHERIFF'S SALE  
NOVEMBER 6, 2024**

By virtue of a writ of Execution instituted by: North Pocono School District issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 6th day of November, 2024 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

ALL THAT CERTAIN parcel or tract of land situate in the Township of Lehigh, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEING Lot Number 3, Buckhorn Drive, on the plot or plan of lots known as "Pocono Springs Estates, Inc.," as laid out for the Grantor herein by R.N. Harrison, Civil Engineer, Hackettstown, N.J. dated may 1968 and recorded in the Office of the Recorder of Deeds of Wayne County in Map Book 13, Page 28

UNDER AND SUBJECT to any and all Covenants, Restrictions,



Exceptions, Reservations and Conditions in the chain of title.

BEING the same premises which Jeffrey B. McHale by his certain Deed dated March 27, 1987 and recorded in Wayne County Deed Book 462, Page 250 granted and conveyed unto Robert H. Seeback and Doreen C. Seeback. The said Robert H. Seeback passed from this life on December 31, 2005 and by operation of law title passed to his wife, Doreen C. Seeback. Doreen C. Seeback having passed from this life on February 7, 2016, her estate being probated at Chester County, Pennsylvania at File No. 1516 25063, and by granted letters of administration title passes to the Administrator of the Estate of Doreen C. Seeback, Donna Bene, the Grantor herein.

ALL THAT CERTAIN lot, piece or parcel of land situate, lying and being in the Township of Lehigh, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the Southerly right-of-way line of Cobblewood Road as it intersects with the Westerly Right of Way line of Ironwood Drive; thence along said right of way line of Ironwood Drive South thirty-six degrees twenty-two minutes West (S36° 22'W) one hundred and fifty (150) feet to a point common to Lot 1; thence along Lot 1, Lot 3, Lot 5, Lot 20, Lot 22 and Lot 24 North fifty-three degrees thirty-eight minutes West (N53° 38'W)

two hundred and fifty-five (255) feet to a point common to Lot 26; thence along Lot 26 North thirty-six degrees twenty-two minutes East (N36° 22'E) one hundred and fifty (150) feet to a point on the Southerly Right-of-way Line of Cobblewood Road; thence along said Right-of-Way Line of Cobblewood Road South fifty-three degrees thirty-eight minutes West (s53 38'E) two hundred and fifty five (255) feet to the point of BEGINNING.

THE ABOVE legal description encompasses Lot 20, Lot 22, and Lot 24 of Pocono Springs Estates, map of said development is recorded in Wayne County Map Book 10 at page 140.

THE ABOVE description is in accordance with an approved combination of Lots 20, 22, and 24 by the Township of Lehigh on November 4, 1990 in accordance with a survey by Robert D. Bernosky dated October 12, 1990 and recorded in Wayne County Map Book 73 at Page 41.

TAX MAP NO.: 14-0-0001-0014.-

BEING KNOWN AS: 1073 Cobblewood Road, Newfoundland, PA 18445

Seized and taken in execution as property of:  
William Lynn 1073 Cobblewood Road NEWFOUNDLAND PA 18445

Execution No. 1110-Judgment-2018

Amount \$8,036.07 Plus additional costs

August 7, 2024  
Sheriff Christopher Rosler

**TO ALL CLAIMANTS TAKE NOTICE:**

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

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

David D. Dugan Esq.

**10/11/2024 • 10/18/2024 • 10/25/2024**

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**SHERIFF'S SALE  
NOVEMBER 6, 2024**

By virtue of a writ of Execution instituted by: North Pocono School District issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 6th day of November, 2024 at 10:00 AM in the Conference Room on the third floor of the Wayne County Courthouse

in the Borough of Honesdale the following property, viz:

ALL THAT CERTAIN lot, piece or parcel of land, lying, situate and being in the Township of Lehigh, County of Wayne and Commonwealth of Pennsylvania, known as Lot #56 bordering on South Fourth Street as set forth on survey by John V. Vockroth, R.E., dated September 1947 and known as "Replotting of Lots on land owned by Walter Flower" as set forth in Wayne County Map Book 2, page 16.

Lot # 56 is assessed to Tax # 14-20-19 of the Wayne County Assessor's Records for 1986.

UNDER AND SUBJECT TO restrictions as set forth in the chain of title.

ALSO GRANTING AND CONVEYED unto the Grantee, his heirs and assigns, all of the Grantors right title and interest in and to the park areas described as Park No. 1 and Park No. 2 and all of the roadways shown on the above recited survey.

ALSO GRANTING AND CONVEYING unto the Grantee, his heirs and assigns, all that certain piece or parcel of land situate in the Township of Lehigh, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point on the northerly side of Prospect Street and the Southerly sideline of lands

of Kronic, formerly of Minnie Roth, said point being approximately South 86 degrees 10 minutes 22 seconds West 928.6 feet from the centerline of Third Street; thence the following courses and distances: South 3 degrees 44 minutes 41 seconds West 129.98 feet; South 7 degrees 54 minutes 3 seconds West 268.22 feet; North 65 degrees 17 minutes West 189.36 feet; South 8 degrees 10 minutes West 84.83 feet; North 79 degrees 47 minutes West 149.24 feet; South 8 degrees 10 minutes West 112.50 feet; South 10 degrees 4 minutes 18 seconds West 114.28 feet to a point on the northerly sideline of Park Street, being also the southwesterly corner of Lot No. 93 of the Walter Flower Plot of Lots, dated September 1947; thence 50 feet across Ridge Street in a westerly direction; thence South 10 degrees 4 minutes 14 seconds West to a point at a bend in the westerly side of Ridge Street opposite Lot No. 88 of the Flower plot aforesaid; thence South 49 degrees 47 minutes 48 seconds West 309.8 feet to a point; thence South 87 degrees 38 minutes 38 seconds West 412 feet to a point; thence South 39 degrees 52 minutes 49 seconds East 361.14 feet to a point; thence South 87 degrees 57 minutes 7 seconds West 120.87 feet to a point; thence South 5 degrees 22 minutes 31 seconds East 140.90 feet to a point in the line of the State Park lands; thence along the State Park lands South 87 degrees 27 minutes 36 seconds West 1289.30 feet to monument No. 75 in the State Park lands,

thence continuing along the State Park lands North 4 degrees 2 minutes 25 seconds West crossing monument No. 76, 1337.94 feet to a point, being the southwesterly corner of lands of Green Forest Acres; thence along line of Green Forest Acres lands, now or formerly of W. Stokoski and Kronic, North 86 degrees 10 minutes 22 seconds East 2365 feet, more or less, to the place of beginning.

The foregoing description is based on a plot plan prepared by Karl A. Hennings, P.S., dated February, 1975 and recorded in the Office of the Recorder of Deeds in and for Wayne County, Pennsylvania, in Map Book 57, page 38.

TAX MAP NO.: 14-0-0370-0046.-

BEING KNOWN AS: Corner of State Park Road & Cherry Lane, Gouldsboro, PA 18424

Seized and taken in execution as property of:  
Seiji Kanamura 31 3rd Avenue,  
Floor 2 BROOKLYN NY 11217

Execution No. 1375-Judgment-2008  
Amount \$68,699.27 Plus additional costs

August 8, 2024  
Sheriff Christopher Rosler

TO ALL CLAIMANTS TAKE  
NOTICE:

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds

before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.  
ANY SUCCESSFUL BIDDER MUST HAVE 10% DOWN PAYMENT AT DATE OF SALE. BALANCE DUE THIRTY (30) DAYS FROM DATE OF SALE. FAILURE TO PAY BALANCE WILL FORFEIT DOWN PAYMENT.  
David D. Dugan Esq.

10/11/2024 • 10/18/2024 • 10/25/2024

**SHERIFF'S SALE  
NOVEMBER 13, 2024**

By virtue of a writ of Execution instituted by: M & T Bank issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 13th day of November, 2024 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

ALL THAT CERTAIN lot or parcel of land situate in the Township of Salem, County of Wayne and State of Pennsylvania bounded and described as follows, to wit:

BEGINNING at a point, said point being on the southerly side of Salem Township Road #356, said point also being where Lots #5 and #6, on the plot of Rainbow Estates, have a common corner on said road; thence along the said Road #356, North 39 degrees 04 minutes 30 seconds West, a distance of 169.09 feet to an iron pin at a corner common to Lots #4 and #5; thence along the said line dividing Lots #4 and #5, South 49 degrees 03 minutes, 30 seconds West, a distance of 276.82 feet to an iron pin for corner; thence along the rear of said Lot #5, South 40 degrees 56 minutes 30 seconds East a distance of 169.00 feet to an iron pin at a corner common to Lots #5 and #7; thence along the said Lots #6 and #7 North 49 degrees 03 minutes 30 seconds East, a distance of 271.31 feet to the point and place of BEGINNING.

BEING Lot #5 on the plot of Rainbow Estates By Rollin R. Keisling, R. S., March, 1979, and recorded in Wayne County Map Book 41 at Page 29 (erroneously stated as Page 27 in prior deed).

BEING KNOWN AS: 15 VAN LEUVEN ROAD, LAKE ARIEL, PA 18436

PROPERTY MAP NUMBER: 22-0-0031-0042.- CONTROL NUMBER: 100423

BEING THE SAME PREMISES WHICH DARRYL L. SHERWOOD AND VALERIE S.

SHERWOOD, HIS WIFE BY DEED DATED 11/22/2010 AND RECORDED 11/29/2010 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 4136 AT PAGE 277, GRANTED AND CONVEYED UNTO GUL NAWAZ.

Seized and taken in execution as property of:  
Gul Nawaz 245 Thoggs Neck Blvd., Unit 51 BRONX NY 10465

Execution No. 338-Civil-2023  
Amount \$172,532.15 Plus additional costs

August 26, 2024  
Sheriff Christopher Rosler

TO ALL CLAIMANTS TAKE NOTICE:

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given. ANY SUCCESSFUL BIDDER MUST HAVE 10% DOWN PAYMENT AT DATE OF SALE. BALANCE DUE THIRTY (30) DAYS FROM DATE OF SALE. FAILURE TO PAY BALANCE WILL FORFEIT DOWN PAYMENT.

Geraldine M. Linn

10/18/2024 • 10/25/2024 • 11/1/2024



**WAYNE COUNTY LEGAL JOURNAL**  
*Official Publication of the Wayne County Bar Association*

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## CIVIL ACTIONS FILED

*FROM OCTOBER 5, 2024 TO OCTOBER 11, 2024  
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

### JUDGMENTS

NUMBER	LITIGANT	DATE/TIME	DESCRIPTION	AMOUNT
2008-21970	SEPESI ROBERT J	10/10/2024 1:36	SATISFACTION	—
2008-21970	SEPESI DENISE A	10/10/2024 1:36	SATISFACTION	—
2010-20312	LESH ROSANNE M	10/09/2024 11:53	SATISFACTION	1,947.35
2010-20389	KORO FINANCIAL INC	10/09/2024 11:53	SATISFACTION	1,077.99
2010-21794	LESH ROSANNE M	10/09/2024 11:53	SATISFACTION	466.22
2011-21005	SEPESI ROBERT J	10/10/2024 1:36	SATISFACTION	—
2011-21005	SEPESI DENISE A	10/10/2024 1:36	SATISFACTION	—
2012-00126	KELLY FRANCIS	10/08/2024 10:17	WRIT OF EXECUTION	2,422.63
2012-00126	COMMUNITY BANK GARNISHEE	10/08/2024 10:17	WRIT EXEC/GARNISHEE	—
2012-21307	RUSSELL ALAN	10/09/2024 11:53	SATISFACTION	528.34
2012-21307	RUSSELL NICOLETTA	10/09/2024 11:53	SATISFACTION	528.34
2013-20590	WETZELL JAMES	10/09/2024 12:13	SATISFACTION	2,587.30
2013-21020	RUSSELL ALAN	10/09/2024 11:53	SATISFACTION	857.55
2013-21020	RUSSELL NICOLETTA	10/09/2024 11:53	SATISFACTION	857.55
2013-21208	KUNG HUA YAO	10/09/2024 11:53	SATISFACTION	458.67
2014-20644	KUNG HUA YAO	10/09/2024 11:53	SATISFACTION	740.55
2015-20952	SEPESI ROBERT J	10/10/2024 1:36	SATISFACTION	—
2015-20952	SEPESI DENISE A	10/10/2024 1:36	SATISFACTION	—
2017-20344	ALTIER FRANK	10/09/2024 11:53	SATISFACTION	891.31
2017-20344	ALTIER DEBRA	10/09/2024 11:53	SATISFACTION	891.31
2017-20649	CORDERO BRIAN	10/09/2024 11:53	SATISFACTION	602.38
2017-20713	HARRIS JON	10/08/2024 9:54	CONSOLIDATEDWRITEXEC	5,841.35
2017-21244	ALTIER FRANK	10/09/2024 11:53	SATISFACTION	715.71
2017-21244	ALTIER DEBRA	10/09/2024 11:53	SATISFACTION	715.71
2018-20130	LEHMAN SONNIE L	10/08/2024 9:38	SATISFACTION	143,990.42
2018-20130	LEHMAN BETTY	10/08/2024 9:38	SATISFACTION	143,990.42
2018-20243	CORDERO BRIAN	10/09/2024 11:53	SATISFACTION	959.13
2019-00334	ANDERSON MARSHA	10/07/2024 11:38	SATISFACTION	—
2019-20183	SEPESI ROBERT J	10/10/2024 1:37	SATISFACTION	—
2019-20183	SEPESI DENISE A	10/10/2024 1:37	SATISFACTION	—
2019-20410	AYALA ALVARO	10/09/2024 11:53	SATISFACTION	745.57
2019-20652	HARRIS JON	10/08/2024 9:54	CONSOLIDATEDWRITEXEC	5,841.35
2019-20918	GROSSMAN ISAAC	10/09/2024 11:53	SATISFACTION	616.18
2019-20918	NADEL SHOSHANA	10/09/2024 11:53	SATISFACTION	616.18
2020-20279	AYALA ALVARO	10/09/2024 11:53	SATISFACTION	1,250.84
2020-20281	GROSSMAN ISAAC	10/09/2024 12:13	SATISFACTION	933.41
2020-20281	NADEL SHOSHANA	10/09/2024 12:13	SATISFACTION	933.41
2021-20141	SCRIVANI NAOMI	10/09/2024 12:13	SATISFACTION	624.72
2021-20141	SCRIVANI TIMOTHY	10/09/2024 12:13	SATISFACTION	624.72
2021-20155	CAWLEY FAMILY LIMITED PTR A PARTNERSHIP	10/08/2024 9:38	SATISFACTION	12,630.58

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2021-20333	HARRIS JON	10/08/2024 9:54	CONSOLIDATEDWRITEEXEC	5,841.35
2021-20364	ROOM & LOFT LLC	10/09/2024 11:53	SATISFACTION	934.55
2021-20752	BLAND CHERYL	10/09/2024 12:13	SATISFACTION	1,265.90
2021-20752	BLAND RICHARD	10/09/2024 12:13	SATISFACTION	1,265.90
2022-20387	BLAND CHERYL	10/09/2024 12:13	SATISFACTION	1,389.02
2022-20387	BLAND RICHARD	10/09/2024 12:13	SATISFACTION	1,389.02
2023-00197	DOMBROSKI CLAIR	P 10/09/2024 2:02	SUMMARY JUDG. CT ORD	—
2023-00226	ZAKHAROV ALEXANDER V A/K/A	10/11/2024 12:22	VACATE JUDGMENT	—
2023-00226	ZAKHAROV ALEXANDER	10/11/2024 12:22	VACATE JUDGMENT	—
2023-00226	ROSENBAUM JENNIFER E	10/11/2024 12:22	VACATE JUDGMENT	—
2023-00302	THE DIME BANK GARNISHEE-DISSOLVED 10-07-24	10/07/2024 11:37	DISCT. ATTACHMT.EXEC	—
2023-20145	HARRIS JON	10/08/2024 9:54	CONSOLIDATEDWRITEEXEC	5,841.35
2023-20784	BLAND CHERYL	10/09/2024 12:13	SATISFACTION	3,972.76
2023-20784	BLAND RICHARD	10/09/2024 12:13	SATISFACTION	3,972.76
2024-00065	32 RIDGE LLC	10/11/2024 2:24	DEFAULT JUDG IN REM	808,353.09
2024-00065	OLHA KALY	10/11/2024 2:24	DEFAULT JUDG IN REM	808,353.09
2024-00165	GANNON THOMAS	10/11/2024 8:42	DEFAULT JUDGMENT	554,851.23
2024-00165	GANNON THOMAS	10/11/2024 8:43	WRIT OF EXECUTION	554,851.23
2024-00350	MORRIS DEANA LYNN	10/09/2024 3:04	DEFAULT JUDGMENT	152,938.59
2024-00350	MORRIS DEANA LYNN	10/09/2024 3:06	WRIT OF EXECUTION	152,938.59
2024-00405	THEOBALD JOHN J	10/07/2024 11:59	DEFAULT JUDGMENT	6,466.64
2024-20057	FRANKENBURGER EVA	10/09/2024 12:13	SATISFACTION	1,918.15
2024-20532	FRANKENBURGER EVA	10/09/2024 12:13	SATISFACTION	1,112.92
2024-20544	BLAND CHERYL VERMA	10/09/2024 12:13	SATISFACTION	1,194.24
2024-20624	GATTO LOUIS M	10/07/2024 12:51	DEFAULT JUDGMENT	4,007.12
2024-20734	SOUTHERTON COREY J	10/08/2024 3:13	SATISFACTION	939.66
2024-20734	SOUTHERTON MERCEDES V HEDGELON	10/08/2024 3:13	SATISFACTION	939.66
2024-20734	HEDGELON MERCEDES V SOUTHERTON	10/08/2024 3:13	SATISFACTION	939.66
2024-20754	WILLIAMS N	10/07/2024 12:09	WRIT OF REVIVAL	654.01
2024-20754	WILLIAMS YVONNE	10/07/2024 12:09	WRIT OF REVIVAL	654.01
2024-20755	SOZZANI JOSEPH R	10/07/2024 12:30	WRIT OF REVIVAL	3,678.00
2024-20756	SIMOWITZ KEITH	10/07/2024 12:42	WRIT OF REVIVAL	5,484.10
2024-20757	MJL MECHANICAL LLC	10/08/2024 9:38	FEDERAL TAX LIEN	9,775.95
2024-20758	BREY MEIER MASONRY & EXCAVATING INC A CORPORATION	10/08/2024 9:38	FEDERAL TAX LIEN	13,420.53
2024-20759	SWINKOSKI ANDREW DONALD	10/09/2024 11:05	MUNICIPAL LIEN	837.64
2024-20760	FORNEY JOELLEN	10/09/2024 4:04	JP TRANSCRIPT	5,825.00
2024-20761	GRUVER BRIAN	10/10/2024 1:14	MUNICIPAL LIEN	859.70
2024-20762	BREYMEIER BILL RESPONSIBLE PARTY OF	10/10/2024 1:52	TAX LIEN	5,084.15
2024-20762	BREYMEIER MASONRY & EXCAVATING INC	10/10/2024 1:52	TAX LIEN	5,084.15
2024-20763	CAPOZZI JOSHUA JJ	10/10/2024 1:52	TAX LIEN	5,182.17
2024-20763	CAPOZZI HEATHER AA	10/10/2024 1:52	TAX LIEN	5,182.17
2024-20764	MCGRAW VALERIE RESPONSIBLE PARTY OF	10/10/2024 2:19	TAX LIEN	1,636.83
2024-20764	B&E SCOOPS LLC	10/10/2024 2:19	TAX LIEN	1,636.83

2024-20765	ROE DAVID R RESPONSIBLE PARTY OF	10/10/2024 2:20 TAX LIEN	5,177.80
2024-20765	APPLE CREEK LANDSCAPING LLC	10/10/2024 2:20 TAX LIEN	5,177.80
2024-20766	ROE JENNIFER C RESPONSIBLE PARTY OF	10/10/2024 2:20 TAX LIEN	5,177.80
2024-20766	APPLE CREEK LANDSCAPING LLC	10/10/2024 2:20 TAX LIEN	5,177.80
2024-40063	HACKEMER HEIDI OWNER	10/08/2024 9:20 STRICKEN	—
2024-40063	HACKEMER PERSONAL TRUST OWNER	10/08/2024 9:20 STRICKEN	—
2024-40084	FRANCE SKI JOSEPH III OWNER P	10/07/2024 11:51 MECHANICS LIENWAIVER	—
2024-40084	FRANCE SKI ASHLEY OWNER P	10/07/2024 11:51 MECHANICS LIENWAIVER	—
2024-40084	HERITAGE HOMES LTD CONTRACTOR	10/07/2024 11:51 MECHANICS LIENWAIVER	—
2024-40085	BANKS IDE PROPERTIES LAKEVILLE LLC OWNER P	10/11/2024 10:42 WAIVER MECHANICSLIEN	—
2024-40085	OLVINS HOME REMODELING CONTRACTOR	10/11/2024 10:42 WAIVER MECHANICSLIEN	—
2024-90135	ERXLEBEN ANGELA M ESTATE	10/07/2024 11:35 ESTATE CLAIM	785.49

**CONTRACT — DEBT COLLECTION: CREDIT CARD**

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2024-00498	JPMORGAN CHASE BANK N A	PLAINTIFF	10/09/2024	—
2024-00498	MILLSAPS JEREMY	DEFENDANT	10/09/2024	—

**CONTRACT — DEBT COLLECTION: OTHER**

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2024-00503	GOLDMAN SACHS BANK USA	PLAINTIFF	10/11/2024	—
2024-00503	DIOLOSA LUKE J A/K/A	DEFENDANT	10/11/2024	—
2024-00503	DILOSA LUKE	DEFENDANT	10/11/2024	—
2024-00504	GOLDMAN SACHS BANK USA	PLAINTIFF	10/11/2024	—
2024-00504	DAVIS ERIC	DEFENDANT	10/11/2024	—

**CONTRACT — OTHER**

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2024-00497	C&S WHOLESALE GROCERS LLC F/K/A	PLAINTIFF	10/08/2024	—
2024-00497	C&S WHOLESALE GROCERS INC	PLAINTIFF	10/08/2024	—
2024-00497	HAYES FAMILY ENTERPRISES INC	DEFENDANT	10/08/2024	—
2024-00497	HAYES RICH	DEFENDANT	10/08/2024	—
2024-00497	JUBINSKY HEATHER	DEFENDANT	10/08/2024	—

**MISCELLANEOUS — REPLEVIN**

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2024-00501	WELLS FARGO VENDOR FINANCIAL SERVICES LLC	PLAINTIFF	10/11/2024	—
2024-00501	MORRIS DEANA LLC	DEFENDANT	10/11/2024	—

**REAL PROPERTY — MORTGAGE FORECLOSURE COMMERCIAL**

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2024-00500	COMMONWEALTH CAPITAL LLC	PLAINTIFF	10/11/2024	—
2024-00500	BMI PLUS INC	DEFENDANT	10/11/2024	—

**REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL**

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2024-00502	U S BANK NATIONAL ASSOCIATION AS TRUSTEE OF STRUCTURED ASSET	PLAINTIFF	10/11/2024	—
2024-00502	SMITH DANIEL W A/K/A	DEFENDANT	10/11/2024	—
2024-00502	SMITH DANIEL	DEFENDANT	10/11/2024	—

**TORT — PREMISES LIABILITY**

Case No.	Indexed Party	Type	Date	Amount
2024-00499	KINZINGER JULIE	PLAINTIFF	10/10/2024	—
2024-00499	HOME DEPOT USA INC	DEFENDANT	10/10/2024	—
2024-00499	THE HOME DEPOT INC	DEFENDANT	10/10/2024	—
2024-00499	DOE JOHN	DEFENDANT	10/10/2024	—

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**MORTGAGES AND DEEDS**

*RECORDED FROM SEPTEMBER 30, 2024 TO OCTOBER 4, 2024  
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

**MORTGAGES**

Information: 20,095.35 Mortgagor: WILCOX, NICHOLAS 2 - WILCOX, BRIDGET C Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$20,095.35 Mortgagee: HOUSING & URBAN DEVELOPMENT Municipality MANCHESTER TOWNSHIP
Information: 18,500,000.00 Mortgagor: ECUMENICAL HOUSING LIMITED PARTNERSHIP Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$18,500,000.00 Mortgagee: FIDELITY DEPOSIT & DISCOUNT BANK Municipality HONESDALE BOROUGH
Information: 156,000.00 Mortgagor: MONGOGNIA, JOSEPH ANTHONY Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$156,000.00 Mortgagee: CITIZENS BANK Municipality PALMYRA TOWNSHIP
Information: 4,197.24 Mortgagor: LLOYD, CODY J Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$4,197.24 Mortgagee: HOUSING & URBAN DEVELOPMENT Municipality SALEM TOWNSHIP
Information: 68,000.00 Mortgagor: KOVALESKI, MATTHEW S 2 - BAND, JESSICA Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$68,000.00 Mortgagee: HONESDALE NATIONAL BANK Municipality LAKE TOWNSHIP
Information: 220,000.00 Mortgagor: SCHUSTER, KRISTIN 2 - RUIZ, SAUL JR Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$220,000.00 Mortgagee: UNITED WHOLESALE MORTGAGE 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality DAMASCUS TOWNSHIP
Information: 103,730.00 Mortgagor: HINELINE, JEREMY 2 - HINELINE, BRANDY L Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$103,730.00 Mortgagee: FAIRWAY CONSUMER DISCOUNT COMPANY Municipality STERLING TOWNSHIP
Information: 266,000.00 Mortgagor: DISAVINO, JEFFREY J 2 - DISAVINO, DANIELLA A Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$266,000.00 Mortgagee: NBT BANK 2 - N B T BANK Municipality PAUPACK TOWNSHIP
Information: 50,000.00 Mortgagor: VITALE, FRANK 2 - VITALE, LORENZA Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$50,000.00 Mortgagee: NOVUS HOME MORTGAGE 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality LAKE TOWNSHIP
Information: 75,000.00 Mortgagor: STEADMAN, GARY J 2 - HAEBERLE, PAIGE L Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$75,000.00 Mortgagee: FLAGSTAR BANK Municipality SALEM TOWNSHIP

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

Information: 184,594.00 Mortgagor: FAHN, EMILY MARLENE 2 - FAHN, MARIA Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$184,594.00 Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS 2 - ROCKET MORTGAGE Municipality LEHIGH TOWNSHIP
Information: 291,000.00 Mortgagor: BEDNARZ, EMILY C 2 - BEDNARZ, MATTHEW L Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$291,000.00 Mortgagee: GUILD MORTGAGE COMPANY LLC 2 - GUILD MORTGAGE COMPANY L L C 3 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality MOUNT PLEASANT TOWNSHIP
Information: 284,000.00 Mortgagor: CATALANO, MICHAEL 2 - CATALANO, CAROLYN FRANCES Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$284,000.00 Mortgagee: HONESDALE NATIONAL BANK Municipality LAKE TOWNSHIP
Information: 446,000.00 Mortgagor: REICHEG, ROBIN 2 - REICHEG, KEITH ANTHONY Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$446,000.00 Mortgagee: NBT BANK 2 - N B T BANK Municipality DREHER TOWNSHIP
Information: 50,000.00 Mortgagor: SPARROW, EDWARD A JR 2 - ADAMS, ASHLEY M Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$50,000.00 Mortgagee: NAVY FEDERAL CREDIT UNION Municipality CLINTON TOWNSHIP 1
Information: 125,001.00 Mortgagor: BLANDON, SANDRA 2 - SALZER, ADRIANNA Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$125,001.00 Mortgagee: NEWREZ LLC 2 - NEWREZ L L C 3 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality PAUPACK TOWNSHIP
Information: 297,618.00 Mortgagor: MOSCHEL, RICHARD 2 - MOSCHEL, MARIA Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$297,618.00 Mortgagee: NOVUS HOME MORTGAGE 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality LAKE TOWNSHIP
Information: 300,000.00 Mortgagor: JACK, WILLIAM III 2 - JACK, KATHLEEN W Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$300,000.00 Mortgagee: FEDERATED LENDING CORPORATION 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality LEHIGH TOWNSHIP
Information: 150,000.00 Mortgagor: GRZEGORZEWSKI, FRANCIS JR Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$150,000.00 Mortgagee: MORTGAGE RESEARCH CENTER 2 - VETERANS UNITED HOME LOANS 3 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality HONESDALE BOROUGH
Information: 258,000.00 Mortgagor: FENN, RICHARD A 2 - LOMBARDO, LAURA Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$258,000.00 Mortgagee: GUARANTEED RATE INC 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality LAKE TOWNSHIP

Information: 333,519.00 Mortgagor: SMITH, KYLE 2 - BURRIER, SARAH	Consideration: \$333,519.00 Mortgagee: MORTGAGE RESEARCH CENTER 2 - VETERANS UNITED HOME LOANS 3 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality TEXAS TOWNSHIP 3
Information: 165,000.00 Mortgagor: SMITH, STEVEN JR 2 - SMITH, SHANNON	Consideration: \$165,000.00 Mortgagee: CROSSCOUNTRY MORTGAGE 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality PAUPACK TOWNSHIP
Information: 160,000.00 Mortgagor: DELFINO, RICHARD S 2 - DELFINO, JENNIFER L	Consideration: \$160,000.00 Mortgagee: HONESDALE NATIONAL BANK
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality STERLING TOWNSHIP
Information: 260,057.00 Mortgagor: FOSTER, JUDITH	Consideration: \$260,057.00 Mortgagee: FLAGSTAR BANK 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality PAUPACK TOWNSHIP
Information: 512,810.40 Mortgagor: SHOUP, KASSANDRA 2 - GOSHORN, AMBER	Consideration: \$512,810.40 Mortgagee: WAYNE BANK
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality CLINTON TOWNSHIP 1
Information: 134,500.00 Mortgagor: BERRY, ELAINE	Consideration: \$134,500.00 Mortgagee: WELLS FARGO BANK
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality LEHIGH TOWNSHIP
Information: 342,950.00 Mortgagor: PILLMORE, TREVOR 2 - PILLMORE, KAELYN	Consideration: \$342,950.00 Mortgagee: ROCKET MORTGAGE 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality STERLING TOWNSHIP
Information: 220,000.00 Mortgagor: SWATSWORTH, LATHA 2 - SWATSWORTH, ADAM	Consideration: \$220,000.00 Mortgagee: UNITED WHOLESale MORTGAGE 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality STARRUCCA BOROUGH
Information: 184,300.00 Mortgagor: NEENAN, BRADY	Consideration: \$184,300.00 Mortgagee: GUARANTEED RATE INC 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality HAWLEY BOROUGH
Information: 303,750.00 Mortgagor: WARD, DONALD L JR 2 - WARD, GAIL A	Consideration: \$303,750.00 Mortgagee: PENN COMMUNITY BANK
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality PAUPACK TOWNSHIP

Information: 209,500.00 Mortgagor: RICHARDSON, TERESA	Consideration: \$209,500.00 Mortgagee: ROCKET MORTGAGE 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality LAKE TOWNSHIP
Information: 828,800.00 Mortgagor: BANKSIDE PROPERTIES LAKEVILLE LLC 2 - BANKSIDE PROPERTIES LAKEVILLE L L C	Consideration: \$828,800.00 Mortgagee: HONESDALE NATIONAL BANK
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality PAUPACK TOWNSHIP
Information: 401,250.00 Mortgagor: RILEY, AUSTIN GUNTHER 2 - RILEY, LAUREN ANN	Consideration: \$401,250.00 Mortgagee: STRONG HOME MORTGAGE 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality SALEM TOWNSHIP

**DEEDS**

Information: Grantor: HASER, GEORGE F 2 - BORTREE, VIRGINIA MAE	Consideration: \$1.00 Grantee: HASER, MATTHEW
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality CHERRY RIDGE TOWNSHIP
Information: Grantor: HANSTEIN, AMBER ADM 2 - HANSTEIN, MARK EST	Consideration: \$95,000.00 Grantee: SMZNS 2 - S M Z N S
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality STERLING TOWNSHIP
Information: Grantor: ESSER, WILLIAM A JR 2 - ESSER, MIRIAM	Consideration: \$1.00 Grantee: ESSER, DIRK
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality DREHER TOWNSHIP
Information: Grantor: THATCHER, DALE A 2 - THATCHER, YANINA MONTAU 3 - MONTAUTHATCHER, YANINA	Consideration: \$585,000.00 Grantee: NELSON, PATRICIA A 2 - NELSON, JACK TAYLOR
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality MANCHESTER TOWNSHIP
Information: Grantor: OETTINGER, MICHAEL 2 - OETTINGER, JOANNE	Consideration: \$55,000.00 Grantee: WARREN, CHRISTOPHER L 2 - WARREN, SUSAN M
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality CHERRY RIDGE TOWNSHIP
Information: Grantor: PEANUTS GANG	Consideration: \$275,000.00 Grantee: SCHUSTER, KRISTIN 2 - RUIZ, SAUL JR
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality DAMASCUS TOWNSHIP
Information: Grantor: GILLESPIE, JOHN 2 - GILLESPIE, MARY	Consideration: \$10.00 Grantee: GILLESPIE, JOHN J TR 2 - GILLESPIE, MARY C TR 3 - JOHN GILLESPIE REVOCABLE TRUST 4 - MARY GILLESPIE REVOCABLE TRUST
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality TEXAS TOWNSHIP 1 & 2



Information: Grantor: GILLESPIE, JOHN 2 - GILLESPIE, MARY	Consideration: \$10.00 Grantee: GILLESPIE, JOHN J TR 2 - GILLESPIE, MARY C TR 3 - JOHN GILLESPIE REVOCABLE TRUST 4 - MARY GILLESPIE REVOCABLE TRUST
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality TEXAS TOWNSHIP 1 & 2
Information: LOT 244 Grantor: GUREVICH, MIKHAIL 2 - GUREVICH, NATALIA	Consideration: \$1.00 Grantee: KELLY, KEVIN 2 - KELLY, CHERYL
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality SALEM TOWNSHIP
Information: LOT 2209 Grantor: TORRES, CLARA 2 - LOJA, CARLOS	Consideration: \$365,000.00 Grantee: VITALE, FRANK 2 - VITALE, LORENZA
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality LAKE TOWNSHIP
Information: Grantor: BULLMORE, AUBRIE LEA 2 - MCCOLLUM, ERIC CHARLES BY POA 3 - BULLMORE, AUBRIE LEA POA	Consideration: \$1.00 Grantee: BULLMORE, AUBRIE LEA
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality SALEM TOWNSHIP
Information: LOT 10 Grantor: PEUKERT, JOANNE	Consideration: \$225,000.00 Grantee: FRITZ, JONATHAN A 2 - FRITZ, DONNA
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality HONESDALE BOROUGH
Information: Grantor: MCELWEE, WILLIAM R 2 - MCELWEE, AMELIA H	Consideration: \$1.00 Grantee: MCELWEE, WILLIAM R 2 - MCELWEE, CHRISTIE L 3 - MCELWEE, AMELIA H
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality PAUPACK TOWNSHIP
Information: Grantor: BURLEIGH, SCOTT 2 - BURLEIGH, BEVERLY	Consideration: \$1.00 Grantee: BURLEIGH, CHANCE
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality MOUNT PLEASANT TOWNSHIP
Information: Grantor: RUSCHEL, BEVERLY A 2 - RUSCHEL, CARL G	Consideration: \$77,000.00 Grantee: PHILLIPS, JASON L 2 - SCHLEIG, CHAD
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality PAUPACK TOWNSHIP
Information: LOT 95 Grantor: ENGLISH, CHRISTOPHER 2 - ENGLISH, AMY	Consideration: \$188,000.00 Grantee: FAHN, EMILY MARLENE 2 - FAHN, MARIA
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality LEHIGH TOWNSHIP
Information: Grantor: SOKOLOWSKI, RADOS LAW W	Consideration: \$395,500.00 Grantee: BEDNARZ, MATTHEW L 2 - BEDNARZ, EMILY C
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality MOUNT PLEASANT TOWNSHIP

Information: Grantor: SIMMONS, GAYLE R EST AKA BY SHERIFF 2 - SIMMONS, GAYLE EST AKA BY SHERIFF 3 - SIMMONS, LEE BY SHERIFF 4 - KILLE, SHIRLEY BY SHERIFF 5 - SIMMONS, COLIN BY SHERIFF 6 - SIMMONS, GAYLE R EST BY SHERIFF 7 - SIMMONS, GAYLE EST BY SHERIFF	Consideration: \$75,000.00 Grantee: DEUTSCHE BANK NATIONAL TRUST COMPANY TR
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality HONESDALE BOROUGH
Information: LOT 6 Grantor: CLAUSER, SUSANNE E 2 - CLAUSER, JOHN A JR	Consideration: \$100,000.00 Grantee: STONEGATE HOLDINGS LLC 2 - STONEGATE HOLDINGS L L C
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality CHERRY RIDGE TOWNSHIP
Information: LOT 395 Grantor: MARTIN, BRIAN	Consideration: \$7,500.00 Grantee: HARRELL, SCOTT E 2 - HARRELL, JESSICA M
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality SALEM TOWNSHIP
Information: LOT 1038 Grantor: CARLUCCI, RONALD M 2 - CARLUCCI, MARIANNE	Consideration: \$7,250.00 Grantee: RINALDI, PAUL J
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality SALEM TOWNSHIP
Information: LOT 1A Grantor: SELLEN, MARGARET E EST 2 - HARRISON, MARY EXR	Consideration: \$4,200.00 Grantee: MILLER, ALEXANDRIA
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality PAUPACK TOWNSHIP
Information: Grantor: JOMAR HOLDINGS LLC 2 - JOMAR HOLDINGS L L C	Consideration: \$35,000.00 Grantee: FLINT, CHRISTOPHER
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality STERLING TOWNSHIP
Information: LOT 1 Grantor: PERIC, NEDELJKA	Consideration: \$48,500.00 Grantee: PALFI, ENDRE
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality PAUPACK TOWNSHIP
Information: Grantor: ALTEMIER, CHRISTINE ANN EXR AKA 2 - ALTEMIER, CHRISTINE EXR AKA 3 - GAJDA, STANLEY G JR EST AKA 4 - GAJDA, STANLEY G EST AKA 5 - GAJDA, STANLEY EST AKA	Consideration: \$1.00 Grantee: GAJDA, MARK
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality CANAAAN TOWNSHIP
Information: Grantor: NEBZYDOSKI, JOHN 2 - NEBZYDOSKI, JOSEPH 3 - NEBZYDOSKI, HENRY 4 - NEBZYDOSKI, ANDREW 5 - NEBZYDOSKI, FRANCIS MICHAEL 6 - KELLY, PATRICK J 7 - FRANCESKI, BERNADETTE 8 - PAINTER, KATHLEEN 9 - TOMAZIC, MARGARET	Consideration: \$1.00 Grantee: NEBZYDOSKI, THOMAS 2 - NEBZYDOSKI, SHARON
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality MOUNT PLEASANT TOWNSHIP

Information: LOT 1 A Grantor: NEBZYDOSKI, THOMAS 2 - NEBZYDOSKI, SHARON Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: NEBZYDOSKI, THOMAS 2 - NEBZYDOSKI, SHARON Municipality MOUNT PLEASANT TOWNSHIP
Information: Grantor: NEBZYDOSKI, THOMAS 2 - NEBZYDOSKI, SHARON Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: NEBZYDOSKI, THOMAS 2 - NEBZYDOSKI, SHARON Municipality MOUNT PLEASANT TOWNSHIP
Information: LOT 158 Grantor: VELEZ, NESTOR 2 - VELEZ, PAULA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$275,000.00 Grantee: SALZER, ADRIANNA 2 - BLANDON, SANDRA Municipality PAUPACK TOWNSHIP
Information: Grantor: BAKER, MELVIN PERSHING EST AKA 2 - BAKER, MELVIN P EST AKA 3 - BAKER, MELVIN EST AKA 4 - BAKER, KENNETH EXR AKA 5 - BAKER, KENNETH JAMES EXR AKA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: BAKER, KENNETH 2 - BAKER, KEVIN Municipality OREGON TOWNSHIP
Information: LOT 3682 Grantor: FOUR SPLITRAIL LLC 2 - FOUR SPLITRAIL L L C Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$325,000.00 Grantee: MOSCHEL, RICHARD 2 - MOSCHEL, MARIA Municipality LAKE TOWNSHIP
Information: LOT 5 Grantor: KELLY, JOHN V 2 - KELLY, JODIANN Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$640,000.00 Grantee: JACK, WILLIAM III 2 - JACK, KATHLEEN W Municipality LEHIGH TOWNSHIP
Information: LOT 53 Grantor: PREZIOSI, WILLIAM BY SHERIFF 2 - PREZIOSI, DENISE BY SHERIFF 3 - HAWTHORNE, DENISE BY SHERIFF Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1,452.81 Grantee: MILL CITY MORTGAGE LOAN TRUST TWO ZERO ONE NINE GSTWO 2 - MILL CITY MORTGAGE LOAN TRUST TWO ZERO ONE NINE G S TWO Municipality PAUPACK TOWNSHIP
Information: Grantor: CREECH, TASHA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$150,000.00 Grantee: GRZEGORZEWSKI, FRANCIS Municipality HONSDALE BOROUGH
Information: LOT 4185 Grantor: BRENNAN, PATRICK 2 - BRENNAN, SHARON Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$358,000.00 Grantee: FENN, RICHARD 2 - LOMBARDO, LAURA Municipality LAKE TOWNSHIP
Information: LOT 3369 Grantor: KAUDERS, RONALD S EST AKA 2 - KAUDERS, RONALD EST AKA 3 - LYONS, MICHELE ANN EXR AKA 4 - LYON, MICHELE ANNE EXR AKA 5 - LORA, STACEY LYNN EXR Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$395,000.00 Grantee: REICH, BRUCE M 2 - REICH, ENID E Municipality LAKE TOWNSHIP

Information: LOT 1 Grantor: MELE, RALPH Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$450,000.00 Grantee: YABLON, BONNIE Municipality SALEM TOWNSHIP
Information: LOT 3 Grantor: MATULA, ERIC 2 - MATULA, SLOANE Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$326,500.00 Grantee: SMITH, KYLE 2 - BURRIER, SARAH Municipality TEXAS TOWNSHIP 3
Information: LOT 1324 Grantor: MAIETTA, GREGORY S 2 - MAIETTA, HILDAM Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$1.00 Grantee: MAIETTA, GREGORY S Municipality LAKE TOWNSHIP
Information: LOT 147 Grantor: PAPARIELLO, GERALD 2 - PAPARIELLO, MARCELLA Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$1.00 Grantee: PAPARIELLO, JOSEPH C 2 - PAPARIELLO, CECILIA M Municipality SALEM TOWNSHIP
Information: LOT 2 Grantor: GEMSKI, BRIAN 2 - GEMSKI, JEN MIIN Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$140,000.00 Grantee: WALLENPAUPACK SERVICES LLC 2 - WALLENPAUPACK SERVICES L L C Municipality SALEM TOWNSHIP
Information: LOT 46 Grantor: FASCESKI, JOHN D Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$1.00 Grantee: MILETTA, DEANNA Municipality LEBANON TOWNSHIP
Information: LOT 59 Grantor: SALERNO, RALPH P Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$1.00 Grantee: SALERNO, RYAN 2 - SALERNO, KEITH Municipality PAUPACK TOWNSHIP
Information: LOT 403 Grantor: LATINO, ANTHONY 2 - SCHACCA, ROBERT Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$268,100.00 Grantee: FOSTER, JUDITH A Municipality PAUPACK TOWNSHIP
Information: LOT 82 Grantor: BREEZEWOOD LAND DEVELOPMENT CO INC Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$3,000.00 Grantee: ABBATE, COLLEEN 2 - ABBATE, CATHERINE Municipality LEHIGH TOWNSHIP
Information: LOT 4 Grantor: RIGHT TIME PROPERTIES LLC 2 - RIGHT TIME PROPERTIES L L C Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$7,533.57 Grantee: WP RE VENTURES ONE LLC 2 - W P R E VENTURES ONE L L C Municipality STERLING TOWNSHIP
Information: Grantor: GRIES, JOANNE 2 - KLIMCZAK, JOANNE Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$1.00 Grantee: KLIMCZAK, JOANNE Municipality SOUTH CANAAN TOWNSHIP
Information: LOT 5 Grantor: JNC SOLUTIONS LLC 2 - J N C SOLUTIONS L L C Locations: C -Map -Blk-Lot-unit 1 - N/A	Consideration: \$207,000.00 Grantee: BERRY, ELAINE Municipality LEHIGH TOWNSHIP

Information: LOT 4063 Grantor: REO TWO ZERO TWO TWO NRONE LLC BY AF 2 - R E O TWO ZERO TWO TWO NR ONE LLC BY AF 3 - FAY SERVICING AF	Consideration: \$89,900.01 Grantee: JNC SOLUTIONS 2 - J N C SOLUTIONS
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality LAKE TOWNSHIP
Information: LOT 9 Grantor: BRIGANTE, FRANK CHARLES EST AKA 2 - BRIGANTE, FRANK C EST AKA 3 - BRIGANTE, FRANK EST AKA 4 - BRIGANTE, ANTHONY J ADM	Consideration: \$375,000.00 Grantee: PILLMORE, TREVOR 2 - PILLMORE, KAELYN
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality STERLING TOWNSHIP
Information: Grantor: ABBONIZIO, PERRY 2 - ABBONIZIO, CARLA	Consideration: \$1,720,000.00 Grantee: EDSILL, CRAIG 2 - EDSILL, LEE
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality PAUPACK TOWNSHIP
Information: Grantor: VALENTI, JOANNE	Consideration: \$12,000.00 Grantee: MEHRLANDER, SEAN
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality LEHIGH TOWNSHIP
Information: Grantor: DIGREGORIO, RICHARD F EST AKA 2 - DIGREGORIO, RICHARD EST AKA 3 - DIGREGORIO, JOSEPH G EXR	Consideration: \$1.00 Grantee: DIGREGORIO, RICHARD F JR 2 - DIGREGORIO, JOSEPH G 3 - DIGREGORIO, CHRISTOPHER M 4 - DIGREGORIO, DANIEL J
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality SCOTT TOWNSHIP
Information: Grantor: HUNYACK, WALTER EST 2 - HUNYACK, MARIANNE E EXR	Consideration: \$1.00 Grantee: HUNYACK, MARIANNE E
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality CHERRY RIDGE TOWNSHIP
Information: LOT 2R Grantor: RODRIGUEZ, JOHN 2 - LOPEZ, ALANNA 3 - KEARNEY, ALANNA	Consideration: \$100.00 Grantee: KEARNEY, ALANNA
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality HAWLEY BOROUGH
Information: Grantor: BABYAK, NOEL	Consideration: \$204,500.00 Grantee: NEENAN, BRADY
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality HAWLEY BOROUGH
Information: LOT 2 Grantor: CULOTTA, ELLY	Consideration: \$1.00 Grantee: MENNINO, CHRISTOPHER TYLER
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality LAKE TOWNSHIP
Information: Grantor: SIMPLER, JANICE M	Consideration: \$100.00 Grantee: RISSMEYER, ROBERT 2 - RISSMEYER, JOMARIE
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality LEHIGH TOWNSHIP
Information: Grantor: SIMPLER, JANICE M	Consideration: \$100.00 Grantee: RISSMEYER, ROBERT 2 - RISSMEYER, JOMARIE
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality LEHIGH TOWNSHIP

Information: LOT 3 Grantor: CHRISTIE, MICHAEL	Consideration: \$1.00 Grantee: CHRISTIE, JEANNE M 2 - HERRMANN, JEFFREY T
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality DREHER TOWNSHIP
Information: LOT 8D Grantor: TOMPKINS, ROSS B 2 - TOMPKINS, ANDREA G	Consideration: \$405,000.00 Grantee: WARD, DONALD L JR 2 - WARD, GAIL A
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality PAUPACK TOWNSHIP
Information: Grantor: SZMANIA, KAREN	Consideration: \$110,000.00 Grantee: HOUSE, JAMES 2 - OBRIEN, CHERYL
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality MANCHESTER TOWNSHIP
Information: Grantor: RAMUNNI, ANTHONY JR EXR 2 - RAMUNNI, DAWN M EST	Consideration: \$1.00 Grantee: DEITER, TINA I 2 - SERRY, TAMER I 3 - SERRY, YOUSSEF I
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality SALEM TOWNSHIP
Information: LOT 5 Grantor: SMITH, DANA CINO 2 - SMITH, JODY J	Consideration: \$1.00 Grantee: SMITH, JODY J
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality HONESDALE BOROUGH
Information: Grantor: SUVALIC, SEJAD 2 - SUVALIC, NERMINA	Consideration: \$715,000.00 Grantee: BANKSIDE PROPERTIES LAKEVILLE
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality PAUPACK TOWNSHIP
Information: LOT 898 Grantor: SUTTON, ANDREW J 2 - SUTTON, MRGARET M	Consideration: \$535,000.00 Grantee: RILEY, AUSTIN GUNTHER 2 - RILEY, LAUREN ANN
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality SALEM TOWNSHIP
Information: LOT 159 Grantor: SCHAFFER, SHANA L 2 - MININGER, SHANA L	Consideration: \$9,000.00 Grantee: BAKER, BRENT 2 - BAKER, THERESA
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality PAUPACK TOWNSHIP

**COURT CALENDAR — THIRD FLOOR HISTORIC COURTROOM**

*October 28, 2024–November 1, 2024*

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**Monday, October 28, 2024**

8:45 AM  
Arsenicos v. Arsenicos 176 & 371-2023-DR  
Custody Hearing  
Lalley/Thomas

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1:00 PM  
Saylor v. Saylor/Dexheimer 45-2024-DR  
Custody Hearing  
Thomas/Weed/pro Se

**Wednesday, October 30, 2024**

9:00 AM  
Central Court 3rd Floor Courtroom

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12:00 PM  
Drug Court Team Meeting

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12:30 PM  
Drug Court

**Thursday, October 31, 2024**

9:00 AM  
Commonwealth Matters  
Sentencing 330-2023-CR Mohring, Shawn Burlein  
Sentencing 194-2024-CR Fitzgerald, Joseph Martin II  
Sentencing 234-2024-CR Montoro, Scott Martin II  
Sentencing 19 & 20-2024-CR Cron, Lindsay Thompson  
Sentencing 386-2023-CR Haring, Ross Burlein  
Sentencing 177-2024-CR Elhaddad, Nadia Martin II  
Sentencing 36-2024-CR Davis, Donelle Burlein  
Probation Violation 363-2022-CR Hess, Justin Martin II  
Contempt 185-2023-CR Dalessio, John Scanlon  
Sentencing 74-2024-CR Lavelle, Mark McGraw  
Parole Violation 241-2022-CR & 129-2023-CR Wallen, Alexzander Burlein

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10:30 AM  
Commonwealth v. Yzkanin 108-2023-MD  
Hearing on Commonwealth's motion to resume proceedings  
DA/Nenner



1:00 PM  
Commonwealth Matters  
ARD 329-2024-CR Burd, Jacob McGraw  
ARD 169-2024-CR Sleboda, Bailey Thompson  
GP 327-2024-CR Raymond, Stephen Collins  
Contempt 101-2022-CR Arnoul, Lisa Burlein  
Petition for Immediate release/Petition for Earlier Release 233-2024-CR  
Brunori, Leo Pro Se  
GP 253-2024-CR Funck, Kim Collins  
GP 79-2024-CR Mulvey, Lori Collins  
GP 284-2024-CR Casale, Anthony Collins  
GP 214-2024-CR Santiago, Edison Collins  
Motion to Modify Bail 62-2023-CR Buttcher, Daniel Martin II  
Revoke Parole 319-2022-CR Swendsen, Thomas  
Modify Bail 238-2024-CR Naughton, Theresa Farrell  
GP 308-2024-CR Horwitz, Matthew Collins

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2:00 PM  
Commonwealth v. John Fitzmorris 197-2023-CR  
Non-Jury Trial  
DA/Burlein

### Friday, November 1, 2024

8:30 AM  
Soriano v. Soriano 246-2021-DR  
Motion to compel compliance with Marital Settlement Agreement  
Campbell/Rechner

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9:00 AM  
PFA  
316-2024-DR Mirch v. Mirch Pro Se/ Pro Se

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10:00 AM  
483-2023-DR Lotz v. Krupa  
De Novo hearing  
Bugaj/Cali/Burlein

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1:00 PM  
Sugerik v. Sugerik 421-2023-DR  
Divorce Hearing (Karam)  
Clause/Pro Se

**COURT CALENDAR — FOURTH FLOOR COURTROOM #2**

*October 28, 2024–November 1, 2024*

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**Monday, October 28, 2024**

9:00 AM  
Status Conferences  
9:00 O'Rourke v Hill 661-2023-CV Munley/Perry  
9:15 Bertig v Nemeth 9-2024-cv Luckenbill/Higgins  
9:30 Lucrezi v Wazz Construction 642-2023-cv Kulick/Ellis  
9:45 Citizens v. Frisk 294-2023-CV Dougherty/B.Ellis/Pro Se  
10:00 Smith v. Northeast investigative 345-2024-CV Goldberg/Pro Se/  
Gregory

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9:00 AM  
Terry v Terry 193-2023-CV  
NJ trial  
Martin/Spizer/Bugaj

**Tuesday, October 29, 2024**

9:00 AM – 2:30 PM  
Dependency  
9:00 Permanency Review 26-2022-DP J. C.  
Anderson/Collins/- Collins by Zoom  
9:30 Permanency Review 25-2019-DP J. K.  
Anderson/Collins- Collins by Zoom  
11:00 Permanency Review 26-2023-DP I.K.  
Anderson/B.Ellis/Weed/Rechner

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1:30 PM  
Beton Holdings v. Summit Camp & Simad 588-2023-CV  
Pre-Trial and Argument on plaintiff's motion in limine  
Mulcahey/Weed

**Wednesday, October 30, 2024**

9:00 AM – 9:30 AM  
Maritato v Maritato 264-2024-dr  
PFA  
Muir/Mincer

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9:30 AM  
Kastler v Pocono Hospitality 581-2023-CV  
NJ trial  
Zimmer/Benedict

1:30 PM – 3:00 PM

In Re: E. Batirbek 112-2024-OCD

Hearing on Petition for issuance of citation to show cause why an accounting  
should not be filed or remove & discharge the existing agent

W. Martin/Bugaj

### Thursday, October 31, 2024

9:00 AM

Henning v. Gibbon & Frisbie v. Frisbie 497-2023-CV

Argument on Motion for Partial Summary Judgment

Treat/Clause/Schermerhorn

9:30 AM

Knapik v Woodlyn Shores 260-2023-cv

NJ Trial

Farley/Bugaj

### Friday, November 1, 2024

9:00 AM

Tax Appeals

609-615-2023-cv

Hughes/Kay



WAYNE COUNTY BAR ASSOCIATION

WAYNE COUNTY, PA  
BAR ASSOCIATION  
22nd Judicial District

[www.waynecountylawyers.org](http://www.waynecountylawyers.org)

**ARBITRATION ROOM CALENDAR**

*October 28, 2024–November 1, 2024*

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**Friday, November 1, 2024**

9:00 AM  
Lendenmann v. Zelosko- 224-2024-DR  
Conciliation conference (Karam)  
Pro Se/ Pro Se

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9:30 AM  
Molling v. Dunkin 112-2024-DR  
Conciliation Conference (Karam)  
Henry/Collins

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9:30 AM  
Mitschele v. Olsommer 274-2023-DR  
Custody Hearing  
Farrell/Rechner

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10:00 AM  
Williams v. Williams 79-2023-DR  
Divorce Conference (Karam)  
O'Hara/Pierangeli

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10:30 AM  
Lee v. Miller 340-2024-DR  
Conciliation Conference (Karam)

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11:00 AM  
Bosi v Bosi 176-2024-DR  
Conciliation Conference (Karam)  
J.Ellis/Martin II

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11:30 AM  
Burns v. Miller 275-2024-DR  
Conciliation Conference (Karam)  
Campbell/Shotto

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1:00 PM  
Sugerik v. Sugerik 421-2023-DR  
Divorce Hearing (Karam)  
Clause/Pro Se

**WAYNE COUNTY BAR ASSOCIATION MEMBER DIRECTORY**

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**Leatrice Anderson, Esq.**

Spall, Rydzewski, Anderson, Lalley & Tunis, PC

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