

## LEGAL NOTICES

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*In The Court Of Common Pleas Of Pike 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 NOTICE IS HEREBY

GIVEN, that letters of administration have been issued in the Estate of Betty J. Young, who died on October 30, 2013, late resident of 104 Cardinal Lane, Tafton, Pennsylvania 18464. 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 the law offices of JOHN J. MARTIN, ESQUIRE, Attorney for the Estate, ATTN: Brandy Freiermuth at 1022 Court Street, Honesdale, PA 18431  
JOHN J. MARTIN, ESQUIRE  
ATTORNEY FOR THE  
ESTATE  
03/14/14 • 03/21/14 • 03/28/14

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### EXECUTRIX NOTICE

ESTATE OF Audrey C. Lukens, late of Bushkill, Pike

County, Pennsylvania, deceased.

Letters Testamentary on the above estate having been granted to the undersigned, all persons indebted to said estate are requested to make payment and those having claims to present same, without delay to

Susan VanDerVliet  
4114 Oak Lane  
Bushkill, Pa. 18324  
Executrix

03/14/14 • 03/21/14 • 03/28/14

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### ESTATE NOTICE

Estate of George N. Davis, deceased Late of Newfoundland, Greene Township, Pike County Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to her attorney.

Catherine N. Davis,  
Administratrix  
c/o Timothy B. Fisher II,  
Esquire  
FISHER & FISHER LAW  
OFFICES LLC  
PO Box 396  
Gouldsboro, PA 18424

03/21/14 • 03/28/14 • 04/04/14

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### ESTATE NOTICE

Notice is hereby given that Letters of Testamentary have been granted in the ESTATE OF JAMES D. CENTONZE,

late of 134 Hemlock Terrace, Greentown, Pike County, Pennsylvania (died January 26, 2014), to Michael Centonze, Sr., Executor. All persons indebted to the said Estate are required to make payment and those having claims to present the same without delay to the Executor named above in c/o

Tammy Lee Clause,  
Esquire,  
P.O. Box 241,  
Newfoundland, PA 18445.

03/21/14 • 03/28/14 • 04/04/14

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**LETTERS  
TESTAMENTARY**

Estate of Thelma L. Roberts, late of Park Road, Greeley, Pa 18425

Letters Testamentary for the above-referenced estate having been granted to the undersigned, all persons indebted to the said estate are requested to make payment and those having claims to present same, without delay to:

Glen G. Roberts, Executor  
117 Park Road  
Greeley, Pa. 18425  
or his attorney,  
Stacey Beecher, Esquire,  
106 West High St., Milford,  
Pa. 18331

03/21/14 • 03/28/14 • 04/04/14

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**ESTATE NOTICE**

Estate of Barbara Jean Parker, late of Lackawaxen Township, Pike County, Pennsylvania.

Letters Testamentary on the above estate having been granted to Sandy R. Harris, all persons

indebted to the said estate are requested to make payment, and those having claims to present the same without delay to their attorney, James J. Scanlon, Esq. of Ridley, Chuff, Kosierowski & Scanlon, P.C., 400 Broad Street, 2nd Floor, Milford, PA 18337  
03/21/14 • 03/28/14 • 04/04/14

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**LETTERS  
TESTAMENTARY**

Estate of Margaret T. Cook, Deceased, late of 142 Sunnyslans Road, 2551 Gold Key Estates, Milford, PA 18337. Letters Testamentary on the above estate have been granted to the undersigned. All persons indebted to the said estate are requested to make payment, and those having claims to present the same without delay to:

William M. Cook  
3748 Landings Drive  
Excelsior, MN 55331  
or to their attorney, Douglas J. Jacobs, Esq.,  
515 Broad Street, Milford,  
PA 18337.

03/21/14 • 03/28/14 • 04/04/14

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**IN THE COURT OF  
COMMON PLEAS OF PIKE  
COUNTY  
CIVIL ACTIONS-LAW**

**VP DIAMOND HOMES,  
LLC  
Plaintiff**

**v.**

**JOHN J. NOVOTNY, SR. and  
BARBARA ANN NOVOTNY  
Defendants**

**ACTION TO QUIET TITLE**

**NO. 60-2014-CIVIL**

.....

**NOTICE TO DEFEND**

You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this Complaint and Notice are served by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so, the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the Plaintiffs. You may lose money or property or other rights important to you.

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

**LEGAL AID SOCIETY OF  
PIKE COUNTY**

Pike County Courthouse  
Milford, PA 18337

Telephone: (570) 296-7613

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**IN THE COURT OF  
COMMON PLEAS OF PIKE  
COUNTY  
CIVIL ACTIONS-LAW**

**VP DIAMOND HOMES,  
LLC**

**Plaintiff**

**v.**

**WILLIAM SHEPPARD AND  
ALICE SHEPPARD**

**Defendants**

**ACTION TO QUIET TITLE  
NO. 61-2014-CIVIL**

.....

**NOTICE TO DEFEND**

You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this Complaint and Notice are served by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so, the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the Plaintiffs. You may lose money or property or other rights important to you.

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

**LEGAL AID SOCIETY OF  
PIKE COUNTY**

Pike County Courthouse  
Milford, PA 18337  
Telephone: (570) 296-7613

**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**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 28-2013r SUR JUDGEMENT NO. 28-2013 AT THE SUIT OF Wells Fargo Bank, NA vs Arthur E. Camp, 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION ALL THAT CERTAIN piece and parcel of land situate in the Township of Greene, County of Pike and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point in the Township Road T-347, said point also being the southwest corner of the parcel described below. Thence along the easterly side of 50' right-of-way, N 07° 27' 01" E 505.00' to an iron bar, thence along lands of J.A. and E.S. Manhart, S 82° 32' 59" E 172.34' to an iron bar, being a common corner of Parcel "C" and "0" as shown on a map titled "Minor Subdivision - Lands of David A. and Lori B. Christopher" prepared by Hugh E. Colan P.L.S. dated 8-31-02 and revised 9-14-02. Thence along Parcel "D" S 07° or 27' 01" W 535.42' to a point in the above mentioned Township Road. Thence along this Road N 72° 32' 22" W 175.00' to the point and place of BEGINNING.

PARCEL No. 140.00-02-01.001 CONTROL #04-0-111474 BEING known and numbered as 169 Mountain view Road (f/k/a Township Road T-347), Newfoundland, PA, 18445. BEING the same premises which ohn A. Manhart and Evelyn S. Manhart, husband and wife, by Deed dated July 24, 2008 and recorded August 20, 2008 in and for Pike County, Pennsylvania, in Deed Book Volume 2286, Page 2118, granted and conveyed unto Arthur E. Camp, Jr.

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

THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Arthur E. Camp, JR.  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$122,124.28,  
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 Arthur E.  
Camp, JR. DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$122, 124.28 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Zucker, Goldberg & Ackerman

200 Sheffield Street  
Mountainside, NJ 07092  
**03/21/14** · 03/28/14 · 04/04/14

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT OF  
COMMON PLEAS, PIKE  
COUNTY, CIVIL DIVISION,  
TO EXECUTION NO  
46-2011r SUR JUDGEMENT  
NO. 46-2011 AT THE SUIT  
OF Wells Fargo Bank, NA  
vs Paul C. Sutter and Laura  
M. Sutter 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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

LEGAL DESCRIPTION  
ALL THAT CERTAIN  
LOT, PARCEL OR PIECE  
OF LAND SITUATE IN  
LEHMAN TOWNSHIP,  
PIKE COUNTY,  
PENNSYLVANIA, BEING  
LOT NO. 3565, SECTION  
NO. 37, AS IS MORE  
PARTICULARLY SET  
FORTH ON THE PLAN OF  
LOTS OF DEVELOPMENT  
KNOWN AS SAW CREEK  
ESTATES, RECORDED  
IN THE RECORDER'S  
OFFICE IN AND FOR PIKE

COUNTY AT MILFORD, PENNSYLVANIA, IN PLOT BOOK VOLUME 34, PAGES 112, 113, 114, 115, 116 AND 117 AND PLOT BOOK 36, PAGE 12.

PARCEL NO. 06-0-110635 BEING KNOWN AND NUMBERED AS 3565 DORSET DRIVE, BUSHKILL, PA, 18324. BEING THE SAME PREMISES WHICH KALIAN AT POCONOS, LLC, A NEW JERSEY LIMITED LIABILITY COMPANY, BY DEED DATED APRIL 7, 2005 AND RECORDED APRIL 21, 2005 IN AND FOR PIKE COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 2105, PAGE 557, GRANTED AND CONVEYED UNTO PAUL C. SUTTER AND LAURA M. SUTTER, HIS WIFE.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Paul C. Sutter and Laura M. Sutter DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$269,070.74, 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 Paul C. Sutter and Laura M. Sutter DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$269,070.74 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Zucker, Goldberg & Ackerman  
200 Sheffield Street  
Mountainside, NJ 07092  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**  
**April 16, 2014**  
BY VIRTUE OF WRIT  
OF EXECUTION  
ISSUED OUT OF THE  
COURT OF COMMON  
PLEAS, PIKE COUNTY,  
CIVIL DIVISION, TO  
EXECUTION NO69-2011r

SUR JUDGEMENT NO.  
69-2011 AT THE SUIT OF  
The Bank of New York Mellon  
fka The Bank of New York,  
as Indentured Trustee, for  
the Benefit of the CWABS,  
Inc., Asset-Backed Notes.  
Series 2007-SEA1 vs Victoria  
Briecke 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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

SHORT DESCRIPTION  
DOCKET NO: 69-2011-Civil  
ALL THAT CERTAIN lot  
or piece of ground situate in  
Township of Lackawaxen,  
County of Pike, and  
Commonwealth of Pennsylvania  
TAX PARCEL NO:  
016-04-03-01  
PROPERTY ADDRESS 119  
Mountain Lake Estates  
Hawley, PA 18428  
IMPROVEMENTS: a  
Residential Dwelling  
SOLD AS THE PROPERTY  
OF: Victoria Briecke  
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 Victoria Briecke  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$122,269.39,  
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 Victoria  
Briecke DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$122,269.39 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Milstead & Associates, LLC

220 Lake Drive East, Ste. 301  
Cherry Hill, NJ 08002  
03/21/14 · 03/28/14 · 04/04/14

**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT OF  
COMMON PLEAS, PIKE  
COUNTY, CIVIL DIVISION,  
TO EXECUTION NO  
117-2011r SUR JUDGEMENT  
NO. 117-2011 AT THE SUIT  
OF Wells Fargo Bank, NA  
successor by merger to Wachovia  
Mortgage Corporation vs  
Elizabeth Sepesy and Seth  
Abelson  
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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

LEGAL DESCRIPTION  
ALL THAT CERTAIN LOT,  
PARCEL OR PIECE OF  
LAND SITUATE IN THE  
TOWNSHIP OF LEHMAN,  
COUNTY OF PIKE, AND  
COMMONWEALTH OF  
PENNSYLVANIA, BEING  
LOT 1163, SECTION 16,  
SAW CREEK ESTATES,  
AS SHOWN ON A PLAN  
OF LOTS RECORDED  
IN THE OFFICE OF THE

RECORDER OF DEEDS IN  
AND FOR THE COUNTY  
OF PIKE, IN PLOT BOOK  
VOLUME 17, PAGE 3.  
PARCEL No. 06-0-066703  
BEING known and numbered  
as 84 Saw Creek, Bushkill, PA,  
18324.  
BEING the same premises  
which VIKTOR ZHAROV  
AND ELEONORA  
ZHAROV, HUSBAND  
AND WIFE, by Deed dated  
December 14, 2001 and recorded  
December 26, 2001 in and for  
Pike County, Pennsylvania, in  
Deed Book Volume 1909, Page  
1987, granted and conveyed unto  
Elizabeth Sepesy

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA TO  
Elizabeth Sepesy and Seth  
Abelson DEFENDANTS,  
OWNER, OR REPUTED  
OWNERS OF THE  
AFORESAID REAL  
PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$219,287.47,  
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 Elizabeth Sepesy and Seth Abelson DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$219,287.47 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Zucker, Goldberg & Ackerman  
200 Sheffield Street  
Mountainside, NJ 07092  
**03/21/14 · 03/28/14 · 04/04/14**

**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 222-2011r SUR JUDGEMENT NO. 222-2011 AT THE SUIT OF U.S. Bank, NA, as Trustee for the Registered Holders of Structured Asset Investment Loan Trust, Mortgage Pass-Through Certificates, Series 2006-4 vs Patrick F. Marsh and Veronica

D. Marsh 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN LOT, PARCEL OR PIECE OF LAND SITUATE IN THE TOWNSHIP OF LEHMAN, COUNTY OF PIKE, COMMONWEALTH OF PENNSYLVANIA, BEING LOT 935, SECTION 14, SAW CREEK ESTATES, AS SHOWN ON A PLAN OF LOTS RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR THE COUNTY OF PIKE, IN PLOT BOOK VOLUME 17, PAGE 86. BEING KNOWN AS: 335 Saw Creek Estates Bushkill, PA 18324  
PROPERTY ID NO. : 060066548 192.04-04-38  
TITLE TO SAID PREMISES IS VESTED IN PATRICK F. MARSH AND VERONICA D. MARSH, HUSBAND AND WIFE BY DEED FROM JOHN BADAGLIACCA, MARRIED DATED 08/26/2002 RECORDED 09/16/2002 IN DEED BOOK 1944 PAGE 791.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Patrick F. Marsh and Veronica D. Marsh DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$155,641.63, 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 Patrick F. Marsh and Veronica D. Marsh DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$155,641.63 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Udren Law Offices  
111 Woodcrest Road, Ste. 200  
Cherry Hill, NJ 08003-3620  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 275-2013r SUR JUDGEMENT NO. 275-2013 AT THE SUIT OF JPMorgan Chase Bank, National Association vs Dina Bartleson and the 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL that certain piece of parcel of land situate in the Township of Greene, County of Pike and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a set iron pin corner on the Township Road #3443 right-of-way line said corner being common to the lands of, now or formerly

of Leroy Guccini as describe in Pike County Record Book 1892, Page 2474;

Thence along said right-of-way line the following two (2) courses and distances:

1. North 46 degrees 44 minutes 47 seconds West 201.65 feet to a set iron pin corner;

2. North 51 degrees 04 minutes 39 seconds West 141.54 feet to a set iron pin corner;

Thence leaving said right-of-way line and passing through the lands now or formerly of the Grantor the following two (2) courses and distances:

1. North 38 degrees 58 minutes 6 seconds East 285.38 feet to a set iron pin corner;

2. South 49 degrees 49 minutes 17 seconds East 395.25 feet to a set iron pin corner on the line of lands now or formerly of Guccini;

Thence along said lands South 49 degrees 10 minutes 7 seconds West 296.68 feet to the point of BEGINNING.

CONTAINING 105,724 square feet or 2.43 acres, be the same more or less.

TAX PARCEL #

153.00-01-03.003

BEING KNOWN AS:

301 Lake Russell Road,  
Newfoundland, PA, 18445

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Dina Bartleson and the United States of America

DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$188,114.87 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 Dina Bartleson and the United States of America DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$188,114.87 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
KML Law Group  
701 Market St.  
Philadelphia, PA 19106

03/21/14 · 03/28/14 · 04/04/14

**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 463-2013r SUR JUDGEMENT NO. 463-2013 AT THE SUIT OF Green Tree Servicing, LLC vs Unknown Heirs, Successors, Assigns, and All Persons, firms, or Associations Claiming Right, Title or Interest from or under Michael Walter Conroy, 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 463-2013

GREEN TREE SERVICING LLC

v.

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MICHAEL WALTER CONROY,

DECEASED owner(s) of property situate in the TOWNSHIP OF LEHMAN, PIKE County, Pennsylvania, being 102 POCONO BOULEVARD, BUSHKILL, PA 18324  
Parcel No. 193.04-02-26 -  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$97,748.28  
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 Michael Walter Conroy, deceased DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$97,748.28, 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 Michael Walter Conroy, deceased DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$97,748.28 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
1 Penn Ctr Plaza  
Philadelphia, PA 19103  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 528-2013r SUR JUDGEMENT NO. 528-2013 AT THE SUIT OF Bank of America, NA as successors by merger ti

BAC Home Loans Servicing, LPA fka Countrywide Home Loans Servicing, LP vs Howard Mandel 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 528-2013 BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP

v.  
HOWARD MANDEL owner(s) of property situate in PALMYRA TOWNSHIP, PIKE County, Pennsylvania, being 100 ROCK OAK LANE, A/K/A 101 ROCK OAK LANE, GREENTOWN, PA 18426

Parcel No. 086.02-01-20.001 (Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$257,811.52  
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 Howard Mandel DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$257,811.52, 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 Howard Mandel DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$257,811.52 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF

PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
1 Penn Ctr Plaza  
Philadelphia, PA 19103  
**03/21/14** · 03/28/14 · 04/04/14

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 549-2013r SUR JUDGEMENT NO. 549-2013 AT THE SUIT OF Bank of America, NA vs Valerie Hanley, in her capacity as Administratrix dbn and heir of The Estate of Richard A. Moore, Richard E. Moore, in his capacity as Heir of the Estate of Richard A. Moore, unknown hires, successors, assigns, and all persons, firms, or associations claiming right, title of interest from or under Richard A. Moore, 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution

No. 549-2013-CV  
BANK OF AMERICA, N.A.

v.  
VALERIE HANLEY,  
IN HER CAPACITY AS  
ADMINISTRATRIX DBN  
AND HEIR OF THE  
ESTATE OF RICHARD  
A. MOORE RICHARD E.  
MOORE, IN HIS CAPACITY  
AS HEIR OF THE ESTATE  
OF RICHARD A. MOORE  
UNKNOWN HEIRS,  
SUCCESSORS, ASSIGNS,  
AND ALL PERSONS,  
FIRMS, OR ASSOCIATIONS  
CLAIMING RIGHT, TITLE  
OR INTEREST FROM  
OR UNDER RICHARD A.  
MOORE, DECEASED

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

169 PRIMROSE LANE,  
MILFORD, PA 18337-4233

Parcel No. 123.02-01-04 -  
(Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$339,308.68

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  
Valerie Hanley, in her capacity  
as Administratrix dbn and heir  
of The Estate of Richard A.  
Moore, Richard E. Moore,  
in his capacity as Heir of the  
Estate of Richard A. Moore,

unknown hires, successors,  
assigns, and all persons, firms,  
or associations claiming right,  
title of interest from or under  
Richard A. Moore, Deceased  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$339,308.68,  
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 Valerie  
Hanley, in her capacity as  
Administratrix dbn and heir  
of The Estate of Richard A.  
Moore, Richard E. Moore,  
in his capacity as Heir of the  
Estate of Richard A. Moore,  
unknown hires, successors,  
assigns, and all persons, firms,  
or associations claiming right,

title of interest from or under  
Richard A. Moore, Deceased  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$339,308.68 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
03/21/14 · 03/28/14 · 04/04/14

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT OF  
COMMON PLEAS, PIKE  
COUNTY, CIVIL DIVISION,  
TO EXECUTION NO  
633-2010r SUR JUDGEMENT  
NO. 633-2010 AT THE  
SUIT OF U.S. Bank National  
Association, as Trustee for JP  
Morgan Mortgage Acquisition  
Trust 2006-WMC4, Asset  
Backed Pass-Through  
certificates, Series 2006-WMC4,  
Richard R. Kiggins and Diane  
M. Kiggins 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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

LEGAL DESCRIPTION  
ALL THAT CERTAIN  
lot or parcel of land  
situate in the Township of  
LACKAWAXEN, County of  
Pike and Commonwealth of  
Pennsylvania, Being known as  
LOT 675 SEC 11 on a map or  
plan of FALLING WATERS  
AT MASTHOPE on file in  
the Recorder of Deeds Office  
at Milford, Pike County,  
Pennsylvania, in Plat Book  
Volume 16 Page 29.

Title to said premises is vested  
in Richard R. Kiggins and  
Diane M. Kiggins by deed from  
Summit Land Development Co.,  
A Pennsylvania Corporation  
dated August 24, 2004 and  
recorded September 1, 2004 in  
Deed Book 2066, Page 2077.  
UNDER AND SUBJECT  
to any and all reservations,  
restrictions, conditions,  
covenants, etc., that are  
contained in the chain of title.  
TOGETHER with all and  
singular the tenements,  
hereditaments and appurtenances  
to the same belonging, or in  
anywise appertaining, and  
the reversion and reversions,  
remainder and remainders, rents,  
issues and profits thereof; AND  
ALSO all the estate, right, title,  
interest, property, claim and  
demand whatsoever, both in law  
and equity, of the said party of  
the first part, of in, to or out of  
the said premises, and every part  
and parcel thereof.  
TO HAVE AND TO HOLD  
the said premises, with all and  
singular the appurtenances, unto  
the said parties of the second



part, their heirs and assigns,  
to and for the only proper use  
and behoof of said parties of  
the second part, their heirs and  
assigns forever.

TAX I.D. #: 013.04-01-05.035

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Richard R. Kiggins  
and Diane M. Kiggins  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$281,148.61,  
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 Richard R.  
Kiggins and Diane M. Kiggins  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$281,148.61 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
McCabe Weisberg & Conway  
123 South Broad St., Ste. 2080  
Philadelphia, PA 19109  
**03/21/14** · 03/28/14 · 04/04/14

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO659-2013r SUR  
JUDGEMENT NO. 659-2013  
AT THE SUIT OF PNC  
Bank, National Association vs  
Robert Reedy and Joetta Reedy  
aka Joetta L. Reedy aka Joetta  
L. Wiggins aka Joetta L. Reedy  
Wiggins 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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

UDREN LAW OFFICES, P.C.

ATTORNEY FOR  
PLAINTIFF  
WOODCREST  
CORPORATE CENTER  
111 WOODCREST ROAD,  
SUITE 200  
CHERRY HILL, NJ  
08003-3620  
856-669-5400  
pleadings@udren.com  
ATTORNEY FOR  
PLAINTIFF  
PNC Bank, National  
Association  
Plaintiff  
v.  
ROBERT REEDY JOETTA  
REEDY A/K/A JOETTA L.  
REEDY A/K/A JOETTA  
WIGGINS A/K/A JOETTA L.  
WIGGINS A/K/A JOETTA L  
REEDY WIGGINS  
Defendant(s)  
COURT OF COMMON  
PLEAS  
CIVIL DIVISION  
Pike County  
MORTGAGE  
FORECLOSURE  
NO. 659-2013-Civil  
SHORT DESCRIPTION FOR  
ADVERTISING  
ALL THAT CERTAIN  
LOT OF LAND SITUATE  
IN TOWNSHIP OF  
BLOOMING GROVE, PIKE  
COUNTY, PENNSYLVANIA:  
BEING KNOWN AS 806  
Warbler Court, (Blooming  
Grove Township), Hawley, PA  
18428  
PARCEL NUMBER:  
120.03-04-47  
IMPROVEMENTS:  
Residential Property  
UDREN LAW OFFICES,

P.C.  
Attorney for Plaintiff  
HARRY B. REESE,  
ESQUIRE  
PA ID 310501

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA TO  
Robert Reedy and Joetta  
Reedy aka Joetta L. Reedy  
aka Joetta L. Wiggins aka  
Joetta L. Reedy Wiggins  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$166,624.41,  
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 Reedy and Joetta Reedy aka Joetta L. Reedy aka Joetta L. Wiggins aka Joetta L. Reedy Wiggins DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$166,624.41 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Udren Law Offices  
111 Woodcrest Road, Ste. 200  
Cherry Hill, NJ 08003-3620  
03/21/14 · 03/28/14 · 04/04/14

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 710-2013r SUR JUDGEMENT NO. 710-2013 AT THE SUIT OF Deutsche Bank National Trust Company as Trustee for GSR Mortgage Loan Trust 2006-OA1 vs James Mein a/k/a James H. Mein 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID

DATE:

UDREN LAW OFFICES, P.C.  
ATTORNEY FOR  
PLAINTIFF  
WOODCRESTCORPO-  
RATECENTER  
111 WOODCREST ROAD,  
SUITE 200  
CHERRY HILL, NJ  
08003-3620  
856-669-5400  
pleadings@udren.com  
ATTORNEY FOR  
PLAINTIFF  
Deutsche Bank National Trust  
Company as Trustee for GSR  
Mortgage Loan Trust CIVIL  
DIVISION 2006-OA1  
Plaintiff

v.

JAMES MEIN A/K/A JAMES  
H. MEIN  
Defendant(s)  
COURT OF COMMON  
PLEAS  
CIVIL DIVISION  
Pike County  
MORTGAGE  
FORECLOSURE  
NO. 710-2013-Civil

SHORT DESCRIPTION FOR  
ADVERTISING  
ALL THAT CERTAIN  
LOT OF LAND SITUATE  
IN TOWNSHIP OF  
DINGMAN, PIKE COUNTY,  
PENNSYLVANIA:  
BEING KNOWN AS 314  
Rambling Way, (Dingman  
Township), Milford, PA 18337  
PARCEL NUMBER:  
03-0-068467  
IMPROVEMENTS:  
Residential Property

UDREN LAW OFFICES,  
P.C.

Attorney for Plaintiff  
HARRY B. REESE,  
ESQUIRE  
PA ID 310501

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA TO  
James Mein a/k/a James H.  
Mein DEFENDANTS,  
OWNER, OR REPUTED  
OWNERS OF THE  
AFORESAID REAL  
PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$246,018.05,  
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 James  
Mein a/k/a James H. Mein  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$246,018.05 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Udren Law Office  
111 Woodcrest Road, Ste. 200  
Cherry Hill, NJ 08003  
**03/21/14** · 03/28/14 · 04/04/14

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT OF  
COMMON PLEAS, PIKE  
COUNTY, CIVIL DIVISION,  
TO EXECUTION NO  
740-2013r SUR JUDGEMENT  
NO. 740-2013 AT THE  
SUIT OF Bank of America,  
NA as successor by merger to  
BAC Home Loans Servicing,  
LP fka Countrywide Home  
Loans Servicing vs Gary  
Fansler and Rhonda Fansler  
aka Rhonda Wright-Fansler  
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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution  
No. 740-2013

BANK OF AMERICA,  
N.A., AS SUCCESSOR BY  
MERGER TO BAC HOME  
LOANS SERVICING, LP  
F/K/A COUNTRYWIDE  
HOME LOANS SERVICING,  
LP

v.

GARY FANSLER RHONDA  
FANSLER A/K/A RHONDA  
WRIGHT-FANSLER  
owner(s) of property situate  
in the TOWNSHIP OF  
LEHMAN, PIKE County,  
Pennsylvania, being  
50 WHIPPOORWILL DRIVE  
A/K/A 166 RANCLANDS,  
BUSHKILL, PA 18324-8701  
Parcel No. 182.04-06-70 -  
(Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$162,004.59  
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 Gary Fansler and  
Rhonda Fansler aka Rhonda  
Wright-Fansler  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$162,004.59,

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 Gary  
Fansler and Rhonda Fansler  
aka Rhonda Wright-Fansler  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$162,004.59 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
Philadelphia, PA 19103  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**  
**April 16, 2014**  
BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT OF

COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 742-2013r SUR JUDGEMENT NO. 742-2013 AT THE SUIT OF Bank of America, NA as successor by merger to BAC Home Loans Servicing, LP f/k/a Countrywide Home Loans Servicing, LP vs Alan Andre and Melisa Andre aka Melisa Sorg 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 742-2013-CV BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP  
v.  
ALAN ANDRE MELISA ANDRE A/K/A MELISA SORG  
owner(s) of property situate in the TOWNSHIP OF LEHMAN, PIKE County, Pennsylvania, being 102 BEAR DRIVE, A/K/A 1204 BEAR DRIVE, BUSHKILL, PA 18324

Parcel No. 182.02-01-61 - (Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$190,215.16  
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 Alan Andre and Melisa Andre aka Melisa Sorg DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$190,215.16, 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 Alan Andre  
and Melisa Andre aka Melisa  
Sorg DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$190,215.16 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
1 Penn Ctr Plaza  
Philadelphia, PA 19103  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT OF  
COMMON PLEAS, PIKE  
COUNTY, CIVIL DIVISION,  
TO EXECUTION NO  
868-2013r SUR JUDGEMENT  
NO. 868-2013 AT THE  
SUIT OF JPMorgan Chase  
Bank, National Association vs  
Gerald F. Wells, Jr. aka Gerald  
Wells Jr. aka Gerald Wells and  
Brenda A. Wells aka Brenda  
Wells 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  
April 16, 2014 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 Lackawaxen, County of Pike  
and State of Pennsylvania, more  
particularly described as follows:  
Lot 199, in the subdivision of  
Holiday Forest Division, Section  
VII, recorded in the Office of  
the Recorder of Deeds of Pike  
County, in Plat Book Volume 7,  
at Page 241, on May 5, 1970.  
Being known as: 199  
OAKHILL ROAD,  
HAWLEY, PENNSYLVANIA  
18428.

Title to said premises is vested in  
Gerald F. Wells, Jr. a/k/a Gerald  
Wells Jr a/k/a Gerald Wells and  
Brenda A. Wells a/k/a Brenda  
Wells by deed from Joyce and  
Toma Schwartz, Husband and  
Wife dated August 7, 1996 and  
recorded August 15, 1996 in  
Deed Book 1239, Page 223.  
TAX I.D. #: 05-0-025480

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Gerald F. Wells, Jr.  
aka Gerald Wells Jr. aka  
Gerald Wells and Brenda  
A. Wells aka Brenda Wells  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE

AMOUNT OF \$80,111.90,  
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 Gerald F.  
Wells, Jr. aka Gerald Wells Jr.  
aka Gerald Wells and Brenda  
A. Wells aka Brenda Wells  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$80,111.90 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
McCabe Weisberg & Conway  
123 South Broad St., Ste. 2080  
Philadelphia, PA 19109  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**  
**April 16, 2014**  
BY VIRTUE OF WRIT

OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 896-2012r SUR  
JUDGEMENT NO. 896-2012  
AT THE SUIT OF Wells  
Fargo Bank, NA vs Garey  
W. Vanderbilt and Genevieve  
M. Turk aka Genevieve  
Turk 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  
April 16, 2014 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 PORTER,  
COUNTY OF PIKE AND  
COMMONWEALTH OF  
PENNSYLVANIA, BEING  
MORE PARTICULARLY  
DESCRIBED AS FOLLOWS,  
TO WIT:  
BEGINNING AT THE  
SOUTHEAST CORNER OF  
LOT A, SAID POINT BEING  
LOCATED ON THE EDGE  
OF THE RIGHT OF WAY  
OF A PRIVATE ROAD;  
THENCE ALONG LOT  
A NORTH 23 DEGREES



10 MINUTES WEST 100.0 FEET TO A CORNER; THENCE THROUGH THE LANDS OF THE PRIOR GRANTOR NORTH 62 DEGREES 15 MINUTES EAST 18.6 FEET TO A CORNER AND SOUTH 32 DEGREES 20 MINUTES EAST 155.7 FEET TO A CORNER AT THE EDGE OF THE RIGHT OF WAY OF A PRIVATE ROAD; THENCE ALONG THE EDGE OF THE AFOREMENTIONED RIGHT OF WAY SOUTH 82 DEGREES 42 MINUTES WEST 159.1 FEET TO THE PLACE OF BEGINNING. PARCEL No. 11-0-001504 BEING known and numbered as 504 Ness Road, Dingmans Ferry, PA, 18328. BEING the same premises which ANDREW DODSWORTH AND LARA A. ABATE, NOW BY MARRIAGE LARA A. DODSWORTH, by Deed dated September 24, 2007 and recorded September 24, 2007 in and for Pike County, Pennsylvania, in Deed Book Volume 2250, Page 2313, granted and conveyed unto Gary Vanderbilt and Genevieve Turk, as joint tenants with the right of survivorship

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

TO Gary W. Vanderbilt and Genevieve M. Turk aka Genevieve Turk DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$154,221.66, 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 Gary W. Vanderbilt and Genevieve M. Turk aka Genevieve Turk DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$154,221.66 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA

Zucker, Goldberg & Ackerman  
200 Sheffield Street  
Mountainside, NJ 07092  
03/21/14 · 03/28/14 · 04/04/14

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**SHERIFF SALE**  
**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT OF  
COMMON PLEAS, PIKE  
COUNTY, CIVIL DIVISION,  
TO EXECUTION NO  
923-2013r SUR JUDGEMENT  
NO. 923-2013 AT THE SUIT  
OF MorEquity, Inc. vs Thomas  
R. Daws 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  
April 16, 2014 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 Dingman, County of Pike and  
Commonwealth of Pennsylvania,  
more particularly described as  
Lot 14, Section 1 of Cranberry  
Ridge, as shown on the map  
of said section recorded in the  
Office of the Recorder of Deeds  
of Pike County in Plat Book 13,  
page 121.  
PARCEL No. 060707  
TAX ID# 108.00-01-23  
BEING known and numbered

as 167 Cranberry Ridge Drive,  
Milford, PA, 18337.  
BEING the same premises  
which Margaret Dencker, by  
Deed dated November 20, 2001  
and recorded November 21,  
2001 in and for Pike County,  
Pennsylvania, in Deed Book  
Volume 1905, Page 1919,  
granted and conveyed unto  
Thomas R. Daws

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Thomas R. Daws  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$208,040.42,  
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 R. Daws DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$208,040.42 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Zucker, Goldberg & Ackerman  
200 Sheffield Street  
Mountainside, NJ 07092  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 975-2009r SUR JUDGEMENT NO. 975-2009 AT THE SUIT OF John Piccone vs Michael A. Dotter DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, P A 18337 ON WEDNESDAY April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

EXHIBIT" A"

**PROPERTY 1**

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

BEGINNING at a point for a corner, said point lying in the lands now or formerly of Anderson and forming the northeasterlymost corner of the lands herein conveyed and situate at the southeasterlymost corner of lands formerly of George Varrelmann; thence along the line of lands of Anderson, South 20 degrees 20 minutes 15 seconds East 350.00 feet to a found stone corner; thence South 46 degrees 26 minutes 45 seconds West 627.62 feet to a point for a corner; thence North 83 degrees 03 minutes 40 seconds West 375.02 feet to a point; thence North 82 degrees 52 minutes 40 seconds West 1119.00 feet to a point for a corner; thence North 41 degrees 12 minutes 30 seconds East 409.86 feet to a point for a corner; thence North 82 degrees 52 minutes 40 seconds West 355.96 feet to a point for a corner situate in Pennsylvania Legislative Route 390; thence North 51 degrees 46 minutes 40 seconds East 206.74 feet to a point; thence North 50 degrees 50 minutes 00 seconds East 67.00 feet to a point; thence North 38 degrees 30 minutes 00 seconds East 297.30 feet to a point; thence North 40 degrees 30 minutes

00 seconds East 11.07 feet to a point; thence South 82 degrees 52 minutes 40 seconds East 1,505.78 feet to the point and place of BEGINNING. CONTAINING 31.22 acres, more or less. Said premises being in accordance with a Map Showing Lands of South Path Realty Corp. and Palmyra Realty Corp., surveyed December 31, 1968, and revised April 15, 1982, by Harry F. Schoenagel, said map being recorded in Pike County Map Book 21, at page 42.

TOGETHER WITH unto the Grantees herein, all rights of way and UNDER AND SUBJECT to any restrictions, reservations and conditions set forth in the aforementioned deeds and reference may be had to the same with the same force and effect as if the same were more fully and at large set forth herein.

UNDER AND SUBJECT to the rights of the public in and to those lands upon which Pennsylvania Legislative Route 390 is situate.

BEING the same premises which Michael A. Dotter, Joseph A. Dotter and Carol A. Dotter, granted and conveyed to Michael A. Dotter by virtue of their Deed dated October 16, 2000 and recorded on November 3, 2000 in the Office of the Recorder of Deeds in and for Pike County, Pennsylvania to Book 1867, Page 1985.

This property consists of approximately 31.22 acres of property, more or less, improved with a commercial

building, located along Route 390, Palmyra Township, Pike County, Pennsylvania, identified by Tax Identification No. 088.00-01-02 and Control No. 10-0-008709.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Michael A. Dotter DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$170,967.87, 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

A. Dotter DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$170,967.87 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Randolph T. Borden, Esq.  
2543 Route 6, Ste. 2  
Hawley, PA 18428-9042  
03/21/14 · 03/28/14 · 04/04/14

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO1064-2013r SUR  
JUDGEMENT NO. 1064-2013  
AT THE SUIT OF GreenTree  
Servicing, LLCvs Lawrence  
R. Caldaro 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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 1064-2013  
GREENTREE SERVICING  
LLC

v.  
LAWRENCE R. CALDARO  
owner(s) of property situate  
in the TOWNSHIP OF  
DINGMAN, PIKE County,  
Pennsylvania, being  
145 ORANGE BLOSSOM  
ROAD, MILFORD, PA  
18337-5059  
Parcel No. 123.03-01-06 -  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$106,768.07  
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 Lawrence R. Caldaro  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$106,768.07,  
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 Lawrence R. Caldaro DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$106,768.04 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
1 Penn Ctr Plaza  
Philadelphia, PA 19103  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1101-2008r SUR JUDGEMENT NO. 1101-2008 AT THE SUIT OF BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing, LP vs Henry Bell, 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**LEGAL DESCRIPTION**

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:

BEING shown and designated as Lot No. 174 on a certain map or plan of lots entitled, "Pocono Ranch Lands, Lmted, Owner and Developer, Lehman Township, Pike County, Pennsylvania, dated August 1913, "Sheet No. 3 of 5", prepared by Elliott and Associates, Engineers-Planners. Scale being 1"-100', recorded November 8, 1973 in the Recorder's Office, Milford, Pike County, Pennsylvania in Plot Book Volume 10, Page 205. CONTAINING 44.983 square feet more or less.

BEING lot No. 174, on the above mentioned plan Prepared by Elliott and Associates, Engineer-Planners. Being known as: LOT 174 SEC4 POCONO RANCLANDS, BUSHKILL, PENNSYLVANIA 18324. Title to said premises is vested in Henry Bell Jr. by deed from GIUSEPPE MAURO AND FRANCESCO MAURO A/K/A FRANCESCA MAURO dated September 6, 2006 and recorded September

13, 2006 in Deed Book 2194,  
Page 1134.  
TAX LD. #: 189.01-01-31

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Henry Bell, Jr DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$351,735.17, 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 Henry Bell, Jr DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$351,735.17 PLUS COSTS AND INTEREST AS

AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
McCabe Weisberg & Conway  
123 South Broad St., Ste. 2080  
Philadelphia, PA 19109  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1113-2013r SUR JUDGEMENT NO. 1113-2013 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-FA1, 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 Andre L'Heureux and Sandra L'Heureux 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE

AFORENOON OF SAID  
DATE:  
SHORT DESCRIPTION  
DOCKET NO:  
1113-2013-Civil  
ALL THAT CERTAIN lot  
or piece of ground situate in  
Delaware Township, County  
of Pike, and Commonwealth of  
Pennsylvania  
TAX PARCEL NO:  
163.01-01-67  
PROPERTY ADDRESS  
102 Kemodobi Circle West  
Dingmans Ferry, PA 18328  
IMPROVEMENTS: a  
Residential Dwelling  
SOLD AS THE PROPERTY  
OF: Andre L'Heureux Sandra  
L'Heureux  
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 Andre L'Heureux  
and Saudra L'Heureux  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$189,403.11,  
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 Andre  
L'Heureux and Sandra  
L'Heureux DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$189,403.11 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY, PENNSYLV  
ANIA  
Milstead & Associates, LLC  
220 Lake Drive East, Ste. 301  
Cherry Hill, NJ 08002  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**  
**April 16, 2014**  
BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1119-2013r SUR  
JUDGEMENT NO. 1119-2013  
AT THE SUIT OF Deutsche  
Bank National Trust Company,



as Indenture Trustee, on behalf of the holders of the Accredited Mortgage Loan Trust 2005-2 Asset Backed Notes vs Kenneth A. Englehardt and Tracey M. Englehardt and the 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

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

Lot 8ABC, Block B-101, as set forth on a Plan of Lots - Birchwood Lakes, Section 14, Delaware Township, Pike County, Pennsylvania dated October 1965 by John B. Aicher, Monroe Engineering, Inc., Stroudsburg, Pennsylvania and filed in the Office for the Recording of Deeds in and for Pike County, Pennsylvania in Plat Book 5, Page 9 on February 2, 1966.

BEING the same premises which Anton Pilz, by Deed dated January 14, 1993, and recorded on January 14, 1993, in the Office of the Pike

County Recorder of Deeds in Book 657, at Page 255 granted and conveyed to Kenneth A. Englehardt and Tracy M. Englehardt, husband and wife. BEING Known as RR1, Box 50E n/k/a 100 Lancet Court, Dingmans Ferry, PA 18328 Parcel No. 149.04-13-26 Control No. 02-0-027604

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Kenneth A. Englehardt and Tracey M. Englehardt and the United States of America DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$137,513.99, 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 Kenneth A. Englehardt and Tracey M. Englehardt and the United States of America DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$137,513.99 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
The Law Offices of Barbara A. Fein  
721 Dresher Road, Ste. 1050  
Horsham, PA 19044  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1134-2009r SUR JUDGEMENT NO. 1134-2009 AT THE SUIT OF One West Bank, FSB vs Michael Barricelli 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE

AFORENOON OF SAID DATE:  
LEGAL DESCRIPTION  
ALL THAT CERTAIN lot, tract, parcel, piece of land, Situate in Delaware Township, Pike County, PA, described as follows, to wit:  
BEGINNING at an iron pin for a corner in the center of State Road No. 51001, which leads to Albrights Corners, as set forth on the draft of survey hereinafter referred to; thence along the center of said public highway the two following courses and distances: South 36 degrees 1 minutes West 209.1 feet to an iron pin and South 34 degrees 9 minutes West 124.7 feet to an iron pin in the aforesaid public road;-thence along an old decayed rail fence and wire fence and also the line of lands now or formerly of Sproul Estate 68 degrees 33 minutes West 853.7 feet to a sound iron pipe for a corner, thence along the line of lands of David Irvin North 24 degrees 47 minutes East 472.2 feet to an iron pin in the center of the private road; thence along the center of said private road the following six courses and distances South 67 degrees 11 minutes East 100 feet and South 61 degrees 23 minutes East 100 feet and South 61 degrees 48 minutes East 276.1 feet and South 67 degrees 11 minutes East 100 feet and South 61 degrees 23 minutes East pipeline and South 53 degrees 30 minutes East 195 feet to an iron pin and South 49 degrees 10 minutes East 124 feet to an iron pin and

place of beginning.  
CONTAINING 8.7 acres, more  
or less. The within description  
is in accordance with draft of  
survey marked "Plan of Land of  
Charles P. Reiners along State  
Road No. 51001, Delaware  
Township, Pike County, PA,  
Survey and Drawn by John E.  
Edraney, R.S. 7/22/1953, Scale  
1" 80 ft.

Being known as: 102  
MEADOW RIDGE ROAD,  
DINGMANS FERRY,  
PENNSYLVANIA 18328.  
Title to said premises is vested in  
Michael Barricelli by deed from  
Michael Leverone dated March  
7, 2000 and recorded March 21,  
2000 in Deed Book 1845, Page  
781.

And Thereafter MICHAEL  
BARRICELLI departed  
this life on March 27, 2012,  
whereupon title to said premises  
is solely vested unto JULIA  
BARRICELLI, RAYMOND  
BARRICELLI AND FAITH  
BARRICELLI, by operation of  
law.

TAX I.D. #: 150.00-01-13 and  
150.00-01-13.001

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

AMOUNT OF \$621,350.21,  
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  
Barricelli DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$621,350.21 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
McCabe Weisberg & Conway  
123 South Broad St., Ste. 2080  
Philadelphia, PA 19109  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**  
**April 16, 2014**  
BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT

OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO1136-2012r SUR  
JUDGEMENT NO. 1136-2012  
AT THE SUIT OF Wells  
Fargo Bank, NA vs Annette  
Timmerman 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  
April 16, 2014 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 BUILDING  
AN IMPROVEMENT  
THEREON ERECTED,  
SUITE, LYING AND BEING  
IN THE MUNICIPALITY  
OF THE TOWNSHIP  
OF DINGMAN, IN THE  
COUNTY OF PIKE, STATE  
OF PENNSYLVANIA,  
MORE PARTICULARLY  
DESCRIBED AS LOT  
#1407, SECTION NO. H,  
POCONO WOODLAND  
LAKES, AS SHOWN IN  
PLAT BOOK NO. 12, PAGE  
NO. 94, FILED IN THE PIKE  
COUNTY CLERK'S OFFICE  
JULY 25, 1975.  
BEING THE SAME  
PREMISES WHICH  
BROOKS MITCHELL, BY

HIS ATTORNEY IN FACT  
MARION MITCHELL BY  
POWER OF ATTORNEY  
DATED THE 24TH DAY  
JANUARY, 2001 AND  
BEING RECORDED AT  
MILFORD MITCHELL  
INDIVIDUALLY, BY  
INDENTURE BEARING  
THE 25TH DAY OF  
JANUARY, 2001 AND BEING  
RECORDED AT MILFORD,  
PENNSYLVANIA IN  
THE OFFICE FOR THE  
RECORDING OF DEEDS,  
IN AND FOR THE  
COUNTY OF PIKE, ON  
25TH, DAY OF JANUARY,  
2001, IN DEEDS BOOK  
1874 PAGE 087, GRANTED  
AND CONVEYED UNTO  
CHERYL MITCHELL,  
GRANTOR HEREIN  
PARCEL No. TAX ID  
#03-0-019661  
PARCEL #110.02-03-42  
BEING known and numbered  
as 119 Magnolia Lane, Milford,  
PA, 18337.  
BEING the same premises  
which PETER CONKLIN  
AND ANNETIE  
TIMMERMAN, AS JOINT  
TENANTS WITH RIGHT  
OF SURVIVORSHIP, by  
Deed dated February 10, 2009  
and recorded February 23,  
2009 in and for Pike County,  
Pennsylvania, in Deed Book  
Volume 2300, Page 1421,  
granted and conveyed unto  
Annette Timmerman

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

THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Annette Timmerman  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$359,551.27,  
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 Annette  
Timmerman DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$359,551.27 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA

Zucker, Goldberg & Ackerman  
200 Sheffield Street  
Mountainside, NJ 07092  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION  
ISSUED OUT OF THE  
COURT OF COMMON  
PLEAS, PIKE COUNTY,  
CIVIL DIVISION, TO  
EXECUTION NO 1148-2013r  
SUR JUDGEMENT NO.  
1148-2013 AT THE SUIT  
OF Citimortgage, Inc vs  
Deborah A. Declassis aka  
Deborah Declassis and Ronald  
B. Declassis 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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

ALL THAT CERTAIN lot or  
lots, parcel or piece of ground  
situate in Lehman Township,  
Pike County, Pennsylvania,  
being lot or lots, No. 2440,  
Section No. 31 as is more  
particularly set forth on the  
Plot Map of Lehman-Pike  
Development Corporation, Saw  
Creek Estates, as same is duly  
recorded in the Office for the  
Recording of Deeds, Milford,  
Pike County, Pennsylvania in

Plot Book Volume 21, Page 35.  
BEING the same premises  
which George R. Logan and  
Cynthia Logan, Helen A.  
Logan, by Deed dated 7/26/05  
and recorded 8/29/05, in the  
Office for the Recorder of Deeds  
in and for Pike County, in Deed  
Book Volume 2129, Page 310,  
conveyed unto DEBORAH  
A. DECLASSIS A/K/A  
DEBORAH DECLASSIS and  
RONALD B. DECLASSIS.,  
BEING KNOWN AS: 2440  
SOUTHPORT DRIVE,  
BUSHKILL, PA 18324  
TAX PARCEL #196.02-02-61  
IMPROVEMENTS:  
Residential property.

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Deborah A. Declassis  
aka Deborah Declassis  
and Ronald B. Declassis  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS OF  
THE AFORESAID REAL  
PROPERTY  
FOR EXECUTION UPON  
A JUDGMENT ON THE  
AMOUNT OF \$101,308.46,  
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 Deborah A.  
Declassis aka Deborah Declassis  
and Ronald B. Declassis  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$101,308.46 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Powers Kirn & Javardian  
1310 Industrial Blvd., 1st floor,  
ste. 101  
Southampton, PA 18966  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1272-2013r SUR  
JUDGEMENT NO. 1272-2013  
AT THE SUIT OF National  
Penn Bank vs Charles L.  
Cassimore 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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

UDREN LAW OFFICES, P.C.  
WOODCREST  
CORPORATE CENTER  
111 WOODCREST ROAD,  
SUITE 200  
CHERRY HILL, NJ  
08003-3620  
856-669-5400  
pleadings@udren.com  
ATTORNEY FOR  
PLAINTIFF  
National Penn Bank  
Plaintiff

v.  
CHARLES L. CASSIMORE  
Defendant(s)  
COURT OF COMMON  
PLEAS  
CIVIL DIVISION  
Pike County  
MORTGAGE  
FORECLOSURE  
NO. 1272-2013-CV  
SHORT DESCRIPTION FOR  
ADVERTISING  
ALL THAT CERTAIN  
LOT OF LAND SITUATE  
IN TOWNSHIP OF  
LEHMAN, PIKE COUNTY,  
PENNSYLVANIA:  
BEING KNOWN AS 1  
Evergreen Drive, Bushkill, PA  
18324  
PARCEL NUMBER:

06-0-041749  
IMPROVEMENTS:  
Residential Property  
UDREN LAW OFFICES, P.C.  
Attorney for Plaintiff  
Nicole LaBletta, Esquire  
PA ID 202194

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Charles L. Cassimore  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$109,574.40,  
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 Charles L.  
Cassimore DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$109,574.40 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Udren Law Offices  
111 Woodcrest Road, Ste. 200  
Cherry Hill, NJ 08003-3620  
03/21/14 · 03/28/14 · 04/04/14

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION  
ISSUED OUT OF THE  
COURT OF COMMON  
PLEAS, PIKE COUNTY,  
CIVIL DIVISION, TO  
EXECUTION NO 1273-2013r  
SUR JUDGEMENT NO.  
1273-2013 AT THE SUIT  
OF PENNYMAC, Corp  
vs Aurea M. Calderon,  
Erika D'Meza and William  
Crespo 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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution

No. 1273-2013  
PENNYMAC CORP.

v.

AUREA M. CALDERON  
ERIKA D'MEZA WILLIAM  
CRESPO

owner(s) of property situate  
in LEHMAN TOWNSHIP,  
PIKE County, Pennsylvania,  
being 485 BEAVER RUN,  
AKA 339 BEAVER RUN,  
BUSHKILL, PA 18324  
Parcel No. 189.03-03-60 -  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$76,530.54  
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  
Aurea M. Calderon, Erika  
D'Meza and William Crespo  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$76,530.54,  
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 Aurea M. Calderon, Erika D'Meza and William Crespo DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$76,530.54 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
1 Penn Ctr Plaza  
Philadelphia, PA 19103  
03/21/14 · 03/28/14 · 04/04/14

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1287-2012r SUR JUDGEMENT NO. 1287-2012 AT THE SUIT OF Bank of America, NA successor by merger to BAC Home Loans Servicing, LP f/k/a Countrywide Home

Loans Servicing, LP vs Francis Donovan, 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 1287-2012

BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS SERVICING LP v.

FRANCIS DONOVAN, JR owner(s) of property situate in the TOWNSHIP OF DINGMAN, PIKE County,

Pennsylvania, being 120 PLEASANT LANE, MILFORD, PA 18337-9561

Parcel No. 125.00-01-54 - (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$238,972.46

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 Francis Donovan, JR  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$238,972.46,  
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 Francis  
Donovan, JR DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$238,972.46 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
1 Penn Ctr Plaza

Philadelphia, PA 19103  
03/21/14 · 03/28/14 · 04/04/14

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION  
ISSUED OUT OF THE  
COURT OF COMMON  
PLEAS, PIKE COUNTY,  
CIVIL DIVISION, TO  
EXECUTION NO 1297-2013r  
SUR JUDGEMENT NO.  
1297-2013 AT THE SUIT  
OF LoanCare, a division of  
FNF Servicing, Inc. vs Kurt  
Nowotny 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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

ALL THAT CERTAIN  
PROPERTY situated in  
the Township of Dingman  
in the County of Pike and  
Commonwealth of Pennsylvania,  
being described as follows:  
Tract 4109 Section No XIII  
Conashaugh Lakes Plat Book  
14, Page 5.  
BEING Control No.  
03-0-064510  
Map No. 134.02-02-48  
IMPROVEMENTS thereon  
consist of Residential Real Estate

THE SALE IS MADE BY

VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA

TO Kurt Nowotny DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$79,893.61, 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) DA YS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Kurt Nowotny DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$79,893.61 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA

Stern & Eisenberg  
1581 Main Street, Ste. 200  
Warrington, PA 18976  
**03/21/14** · 03/28/14 · 04/04/14

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1341-2013r SUR JUDGEMENT NO. 1341-2013 AT THE SUIT OF Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities, Inc. Asset-Backed pass-Through Certificates, Series 2004-R12 vs Irene Straussman aka Irene M. Straussman, Irwin Straussman aka Irwin M. Straussman 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

UDREN LAW OFFICES, P.C.  
WOODCREST  
CORPORATE CENTER  
111 WOODCREST ROAD,  
SUITE 200  
CHERRY HILL, NJ  
08003-3620  
856-669-5400

pleadings@udren.com  
ATTORNEY FOR  
PLAINTIFF  
Deutsche Bank National  
Trust Company, as Trustee  
for Ameriquest Mortgage  
Securities Inc., Asset-Backed  
Pass-Through Pike County  
Certificates, Series 2004-R12  
Plaintiff

v.  
IRENE STRAUSSMAN  
A/K/A IRENE M.  
STRAUSSMAN IRWIN  
STRAUSSMAN A/K/A  
IRWIN M. STRAUSSMAN  
Defendant(s)

COURT OF COMMON  
PLEAS  
CIVIL DIVISION  
Pike County  
MORTGAGE  
FORECLOSURE  
NO. 1341-2013  
SHORT DESCRIPTION FOR  
ADVERTISING  
ALL THAT CERTAIN  
LOT OF LAND SITUATE  
IN TOWNSHIP OF  
DINGMAN, PIKE COUNTY,  
PENNSYLVANIA:  
BEING KNOWN AS 4010  
Conashaugh Lakes n/k/a 184  
Oneida Way, Milford, PA  
18337  
PARCEL NUMBER:  
03-0-065446  
IMPROVEMENTS:  
Residential Property

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

Irene Straussman aka Irene  
M. Straussman, Irwin Strauss  
man aka Irwin M. Straussman  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$167,944.91,  
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 Irene  
Straussman aka Irene M.  
Straussman, Irwin Straussman  
aka Irwin M. Straussman  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$167,944.91 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,

PENNSYLVANIA  
Udren Law Offices  
111 Woodcrest Road, Ste. 200  
Cherry Hill, NJ  
03/21/14 · 03/28/14 · 04/04/14

**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION  
ISSUED OUT OF THE  
COURT OF COMMON  
PLEAS, PIKE COUNTY,  
CIVIL DIVISION, TO  
EXECUTION NO 1423-2013r  
SUR JUDGEMENT NO.  
1423-2013 AT THE SUIT  
OF JPMC Specialty Mortgage  
LLC fka WM Specialty  
Mortgage, LLC vs Kimberly  
Friedman 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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 1423-2013  
JPMC SPECIALTY  
MORTGAGE LLC  
F/K/A WM SPECIALTY  
MORTGAGE LLC  
v.  
KIMBERLY FRIEDMAN  
owner(s) of property situate  
in LEHMAN TOWNSHIP,  
PIKE County, Pennsylvania,

being  
RR 2 BOX U8A, A/K/A 1579  
EAST SUGAR MOUNTAIN  
ROAD, BUSHKILL, PA  
18324-7942  
Parcel No. 197.00-01-15 -  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$119,692.75  
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 Kimberly Friedman  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$119,692.75,  
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 Kimberly Friedman DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$119,692.75 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
1 Penn Ctr Plaza  
Philadelphia, PA 19103  
**03/21/14 · 03/28/14 · 04/04/14**

**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1488-2013r SUR JUDGEMENT NO. 1488-2013 AT THE SUIT OF PNC Bank, National Association vs Guadalupe Rescalvo, Juan Rescalvo aka Juan H. Rescalvo 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 April 16, 2014 at 11:00 AM

PREVAILING TIME IN THE AFORENOON OF SAID DATE:

UDREN LAW OFFICES, P.C.  
WOODCREST  
CORPORATE CENTER  
111 WOOD CREST ROAD,  
SUITE 200  
CHERRY HILL, NJ  
08003-3620  
856-669-5400  
pleadings@udren.com  
ATTORNEY FOR  
PLAINTIFF  
PNC Bank, National  
Association  
Plaintiff  
v.

GUADALUPE RESCALVO  
JUAN RESCALVO A/K/A  
JUAN H. RESCALVO  
Defendant(s)  
COURT OF COMMON  
PLEAS  
CIVIL DIVISION  
Pike County  
MORTGAGE  
FORECLOSURE  
NO. 1488-2013

SHORT DESCRIPTION FOR  
ADVERTISING  
ALL THAT CERTAIN  
LOT OF LAND SITUATE  
IN TOWNSHIP OF  
LEHMAN, PIKE COUNTY,  
PENNSYLVANIA:  
BEING KNOWN AS 141  
Maple Lake Drive, (Lehman  
Township), Bushkill, PA 18324  
PARCEL NUMBER:  
06-0-042972  
IMPROVEMENTS:  
Residential Property  
UDREN LAW OFFICES, P.C.

Attorney for Plaintiff  
Jordan David, Esquire  
PA ID #: 311968

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Guadalupe Rescalvo, Juan Rescalvo aka Juan H. Rescalvo DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$224,182.99, 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 Guadalupe Rescalvo, Juan Rescalvo aka Juan H. Rescalvo DEFENDANTS,

OWNERS REPUTED OWNERS TO COLLECT \$224,182.99 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Udren Law Office  
111 Woodcrest Road, Ste. 200  
Cherry Hill, NJ 08003  
03/21/14 · 03/28/14 · 04/04/14

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1514-2013r SUR JUDGEMENT NO. 1514-20 13 AT THE SUIT OF JPMorgan Chase Bank, National Association vs Robert Illenberg and Blanche Illenberg 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 1514-2013-CV JPMORGAN CHASE BANK,

NATIONAL ASSOCIATION  
v.

ROBERT ILLENBERG  
BLANCHE ILLENBEGG  
owner(s) of property situate in  
DINGMAN TOWNSHIP,  
PIKE County, Pennsylvania,  
being  
117 HACKNEY COURT,  
MILFORD, PA 18337  
Parcel No. 109.04-02-02.038-  
(Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$78,298.99

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 Robert Illenberg  
and Blanche Illenberg  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$78,298.99,  
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  
Illenberg and Blanche Illenberg  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$78,298.99 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
1 Penn Ctr Plaza  
Philadelphia, PA 19103  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1567-2013r SUR  
JUDGEMENT NO. 1567-2013  
AT THE SUIT OF PNC Bank,  
NA vs Edward Clayton a/k/a  
Edward J. Clayton and Maryann  
Clayton 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

UDREN LAW OFFICES, P.C.  
WOODCREST CORPORATE CENTER  
111 WOODCREST ROAD,  
SUITE 200  
CHERRY HILL, NJ  
08003-3620  
856-669-5400  
pleadings@udren.com  
ATTORNEY FOR  
PLAINTIFF  
PNC Bank, N.A.  
Plaintiff

v.  
EDWARD CLAYTON A/K/A  
EDWARD J. CLAYTON  
MARYANN CLAYTON  
Defendant(s)  
COURT OF COMMON  
PLEAS  
CIVIL DIVISION  
Pike County  
MORTGAGE  
FORECLOSURE  
NO. 1567-2013  
SHORT DESCRIPTION FOR  
ADVERTISING  
ALL THAT CERTAIN  
LOT OF LAND SITUATE  
IN LACKAWAXEN  
TOWNSHIP, PIKE  
COUNTY, PENNSYLVANIA:  
BEING KNOWN AS 1 Briar  
Court, Lackawaxen, PA 18435  
PARCEL NUMBER:  
013-02-03-32  
IMPROVEMENTS:  
Residential Property

UDREN LAW OFFICES, P.C.  
Attorney for Plaintiff  
Nicole LaBletta, Esquire  
PA ID 202194

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Edward Clayton a/k/a Edward J. Clayton and Maryann Clayton DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$98,807.52, 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 Edward Clayton a/k/a Edward J.

Clayton and Maryann Clayton  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$98,807.52 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Udren Law Offices  
111 Woodcrest Road, Ste. 200  
Cherry Hill, NJ  
03/21/14 · 03/28/14 · 04/04/14

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1581-2013r SUR  
JUDGEMENT NO. 1581-2013  
AT THE SUIT OF Wells  
Fargo Bank, NA vs Faith  
Soggs 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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 1581-2013-CV  
WELLS FARGO BANK, N.A.  
v.

FAITH SOGGS  
owner(s) of property situate in  
SHOHOLA TOWNSHIP,  
PIKE County, Pennsylvania,  
being  
111 JOSEPHINE LANE,  
SHOHOLA, PA 18458-4450  
Parcel No. 078.02-01-30 -  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$66,383.81  
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  
Faith Soggs DEFENDANTS,  
OWNER, OR REPUTED  
OWNERS OF THE  
AFORESAID REAL  
PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$66,383.81,  
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 Faith Soggs DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$66,383.81 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
Philadelphia, PA 19103  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1583-2013r SUR JUDGEMENT NO. 1583-2013 AT THE SUIT OF Ocwen Loan Servicing, LLC vs Ruth Larstanna 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID

DATE:  
ALL THAT CERTAIN LOT OR PARCEL OF LAND SITUATED AND LYING IN THE TOWNSHIP OF BLOOMING GROVE, COUNTY OF PIKE AND COMMONWEALTH OF PENNSYLVANIA BOUNDED AND DESCRIBED AS FOLLOWS TO WIT:

BEGINNING IN CENTER OF STATE HIGHWAY LEADING FROM LORDS VALLEY TO GERMANTOWN, AT THE SOUTH CORNER OF LAND SOLD TO STANLEY LONG; THENCE ALONG SAID LAND NORTH 67 DEGREES 30 MINUTES EAST ABOUT 890 FEET TO CENTER OF BROOK; THENCE DOWN ALONG CENTER OF BROOK IN A SOUTHEASTERLY DIRECTION ABOUT 246 FEET; THENCE ALONG OTHER LAND OF HUGO JOHNSON SOUTH 67 DEGREES 30 MINUTES WEST ABOUT 1074 FEET TO CENTER OF SAID HIGHWAY; THENCE ALONG CENTER OF SAID HIGHWAY NORTH 8 DEGREES 15 MINUTES WEST 100 FEET AND NORTH 8 DEGREES 15 MINUTES EAST 144 FEET TO PLACE OF BEGINNING. CONTAINING 5.0 ACRES, MORE OR LESS,

IN ACCORDANCE  
WITH SURVEY MADE  
DECEMBER 21, 1953 BY  
ERNEST APPERT, C.E. THE  
ABOVE BEARINGS ARE  
MAGNETIC 1932.  
PARCEL NO. 45.00-02-40  
BEING KNOWN AS: 126  
Route 739, Hawley, PA 18428

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Ruth Larstanna  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$249,553.59,  
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 Ruth  
Larstanna DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$249,553.59 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
KML Law Group  
701 Market Street  
Philadelphia, PA 19106-1532  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1612-2012r SUR  
JUDGEMENT NO. 1612-2012  
AT THE SUIT OF US Bank  
National Association as Trustee  
for MASTR Asset Backed  
Securities Trust 2005-WF1 vs  
Jason Bowers 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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

LEGAL DESCRIPTION  
ALL THAT CERTAIN  
LOT OR PIECE OF  
LAND SITUATE IN  
THE TOWNSHIP OF  
LACKAWAXEN, COUNTY  
OF PIKE AND STATE  
OF PENNSYLVANIA,  
BOUNDED AND  
DESCRIBED AS FOLLOWS:  
BEING SHOWN AND  
DESIGNATED AS LOT  
NO. 741 ON A CERTAIN  
MAP OR PLAN OF LOTS  
ENTITLED "SUBDIVISION  
OF MASTHOPE  
RAPIDS, SECTION  
NINE, COLONIAL  
TERRACE, MASTHOPE  
RAPIDS, INC., OWNER  
AND DEVELOPER,  
LACKAWAXEN  
TOWNSHIP, PIKE  
COUNTY, PENNSYLVANIA,  
DATED APRIL 2, 1974,  
PREPARED BY EDWARD  
C. HESS ASSOCIATES,  
INC., STROUDSBURG,  
PENNSYLVANIA,  
SCALE BEING 1" = 100",  
RECORDED JULY 9, 1976 IN  
THE RECORDER'S OFFICE,  
MILFORD, PIKE COUNTY,  
PENNSYLVANIA, IN PLAT  
BOOK VOL. 13, PAGE  
101. CONTAINING: 25,245  
SQUARE FEET, MORE  
OR LESS. BEING LOT  
NO. 741, ON THE ABOVE  
MENTIONED PLAN.  
PREPARED BY EDWARD  
C. HESS ASSOCIATES, INC.  
UNDER AND SUBJECT  
TO THE DECLARATION  
OF PROTECTIVE  
COVENANTS,

RESTRICTIONS,  
EXCEPTIONS,  
RESERVATIONS AND  
CONDITIONS RECORDED  
IN THE RECORDER'S  
OFFICE, MILFORD, PIKE  
COUNTY, PENNSYLVANIA:  
ORIGINAL DECLARATION  
DATED APRIL 30, 1974  
AND RECORDED JULY 31,  
1974 IN DEED BOOK VOL.  
452, PAGE 266: AMENDED  
DECLARATION  
DATED JULY 31, 1974  
AND RECORDED THE  
SAME DATE IN DEED  
BOOK VOL. 452, PAGE  
279, AND AMENDED  
DECLARATION DATED  
NOVEMBER 18, 1974 AND  
RECORDED NOVEMBER  
27, 1974 IN DEED BOOK  
VOL. 480, PAGE 214.  
PARCEL No. 014.01-01-76  
BEING known and numbered  
as 105 Red Coat Court, Hawley,  
PA, 18428.  
BEING the same premises  
which PATRICIA A. HOARE  
AND WILLIAM J. HOARE,  
HER HUSBAND, by  
Deed dated May 6, 2005 and  
recorded May 16, 2005 in and  
for Pike County, Pennsylvania,  
in Deed Book  
Volume 2109, Page 1863,  
granted and conveyed unto Jason  
Bowers

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Jason Bowers

DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$190,631.02,  
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 Jason Bowers  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$190,631.02 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Zucker Goldberg & Ackerman  
200 Sheffield Street, Ste. 101  
Mountainside, NJ 07092  
**03/21/14 · 03/28/14 · 04/04/14**

**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1670-2013r SUR  
JUDGEMENT NO. 1670-2013  
AT THE SUIT OF JPMorgan  
Chase Bank, NA vs Dave E.  
Clark, 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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

ALL THAT CERTAIN lot,  
parcel or piece of land situate  
in Lehman Township, County  
of Pike, and Commonwealth of  
Pennsylvania, being Lot 220,  
stage VI, Pine Ridge, as shown  
on plan of Lots recorded in the  
Office of the Recorder of Deeds  
in and for the County of Pike, in  
Plot Book Volume 10, page 74.  
Parcel # 06.0.040759 / MAP  
#193.02-03-19  
BEING KNOWN AS 220  
Segatti Circle, Bushkill, PA  
18324

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

THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Dave E. Clark, JR.  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$133,709.85,  
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 Dave E.  
Clark, JR. DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$133,709.85 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA

KML Law Group  
701 Market St.  
Philadelphia, PA 19106  
03/21/14 · 03/28/14 · 04/04/14

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1740-2012r SUR  
JUDGEMENT NO. 1740-2012  
AT THE SUIT OF Wells Fargo  
Bank, NA as trustee, on behalf  
of the holders of the HarborView  
Mortgage Loan Trust Mortgage  
Loan Pass-Through Certificates,  
Series 2006-12 vs Edwin J.  
Ramirez 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  
April 16, 2014 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  
LEHMAN, COUNTY  
OF PIKE AND STATE  
OF PENNSYLVANIA,  
MORE PARTICULARLY  
DESCRIBED AS FOLLOWS:

LOT NUMBER 12, STAGE 5 PINE RIDGE, A SHOWN ON PLAT OF PINE RIDGE, INC., STAGE FIVE, RECORDED IN THE RECORDER OF DEEDS OF PIKE COUNTY IN PLAT BOOK VOLUME 9 AT PAGE 219 ON JULY 21, 1972. TAX MAP #194.01-01-10 CONTROL #06-0-039383 BEING known and numbered as Lot 12, Stage 5 Pocono Boulevard, Bushkill, PA, 18324. BEING the same premises which DANIEL MOORE, by Deed dated September 29, 2006 and recorded October 18, 2006 in and for Pike County, Pennsylvania, in Deed Book Volume 2200, Page 891, granted and conveyed unto Edwin J. Ramirez

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Edwin J. Ramirez DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$299,990.04, 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 Edwin J. Ramirez DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$299,990.04 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Zucker, Goldberg & Ackerman  
200 Sheffield Street  
Mountainside, NJ 07092  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**  
**April 16, 2014**  
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1957-2010r SUR JUDGEMENT NO. 1957-2010 AT THE SUIT OF U.S. Bank National Association, as Trustee, for the C-Bass Mortgage Loan Asset-Backed Certificates,



Series 2006-CB5 vs Todd  
Friedman 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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

UDREN LAW OFFICES, P.C.  
WOODCREST  
CORPORATE CENTER  
111 WOODCREST ROAD,  
SUITE 200  
CHERRY HILL, NJ  
08003-3620  
856-669-5400  
pleadings@udren.com  
ATTORNEY FOR  
PLAINTIFF  
U.S. Bank National Association,  
as Trustee, for the C-BASS  
Mortgage Loan Asset-Backed  
Certificates, Series 2006-CB5  
Plaintiff

v.  
TODD FRIEDMAN  
Defendant(s)  
COURT OF COMMON  
PLEAS  
CIVIL DIVISION  
Pike County  
MORTGAGE  
FORECLOSURE  
NO. 1957-2010  
SHORT DESCRIPTION FOR  
ADVERTISING  
ALL THAT CERTAIN  
LOT OF LAND SITUATE  
IN TOWNSHIP OF

BLOOMING GROVE, PIKE  
COUNTY, PENNSYLVANIA:  
BEING KNOWN AS 504  
Maple Ridge Dr, Blooming  
Grove, PA 18428  
PARCEL NUMBER:  
120.30-01-36  
IMPROVEMENTS:  
Residential Property  
UDREN LAW OFFICES, P.C.  
Attorney for Plaintiff  
SALVATORE CAROLLO,  
ESQUIRE  
PA ID 311050

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Todd Friedman  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$303,288.40,  
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 Todd Friedman DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$303,288.40 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Udren Law Office  
111 Woodcrest Road, Ste. 200  
Cherry Hill, NJ 08003  
03/21/14 · 03/28/14 · 04/04/14

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1973-2011r SUR JUDGEMENT NO. 1973-2011 AT THE SUIT OF Wells Fargo Bank, NA vs Marina M. Aurich aka Marina Aurich 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 April 16, 2014 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 PORTER, COUNTY OF PIKE AND COMMONWEALTH OF PENNSYLVANIA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT: BEGINNING AT THE SOUTHEAST CORNER OF LOT A, SAID POINT BEING LOCATED ON THE EDGE OF THE RIGHT OF WAY OF A PRIVATE ROAD; THENCE ALONG LOT A NORTH 23 DEGREES 10 MINUTES WEST 100.0 FEET TO A CORNER; THENCE THROUGH THE LANDS OF THE PRIOR GRANTOR NORTH 62 DEGREES 15 MINUTES EAST 18.6 FEET TO A CORNER AND SOUTH 32 DEGREES 20 MINUTES EAST 155.7 FEET TO A CORNER AT THE EDGE OF THE RIGHT OF WAY OF A PRIVATE ROAD; THENCE ALONG THE EDGE OF THE AFOREMENTIONED RIGHT OF WAY SOUTH 82 DEGREES 42 MINUTES WEST 159.1 FEET TO THE PLACE OF BEGINNING. PARCEL No. 11-0-001504

BEING known and numbered as 504 Ness Road, Dingmans Ferry, PA, 18328.

BEING the same premises which ANDREW DODSWORTH AND LARA A. ABATE, NOW BY MARRIAGE LARA A. DODSWORTH, by Deed dated September 24, 2007 and recorded September 24, 2007 in and for Pike County, Pennsylvania, in Deed Book Volume 2250, Page 2313, granted and conveyed unto Garey Vanderbilt and Genevieve Turk, as joint tenants with the right of survivorship

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Marina M. Aurich aka Marina Aurich DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$80,674.25, 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 Marina M. Aurich aka Marina Aurich DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$80,674.25 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Zucker, Goldberg & Ackerman  
200 Sheffield Street  
Mountainside, NJ 07092  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1981-2011r SUR JUDGEMENT NO. 1981-2011 AT THE SUIT OF Wells Fargo Bank, NA vs Brien C. Buchanan and Carol Ann Buchanan 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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

SHORT DESCRIPTION  
By virtue of a Writ of Execution  
No. 1981•2011  
WELLS FARGO BANK, N.A.  
v.  
BRIEN C. BUCHANAN  
CAROL ANN BUCHANAN  
owner(s) of property situate  
in the TOWNSHIP OF  
DINGMAN, PIKE County,  
Pennsylvania, being  
110 OLD BRIDGE ROAD,  
MILFORD. PA 18337-6502  
Parcel No. 126.00-01-07  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$134,205.52  
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 Brien C. Buchanan  
and Carol Ann Buchanan  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$134,205.52,  
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, Brien C.  
Buchanan and Carol Ann  
Buchanan DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$134,205.52 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
Philadelphia, PA 19103  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**  
**April 16, 2014**  
BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,

PIKE COUNTY, CIVIL  
 DIVISION, TO EXECUTION  
 NO 2035-2012r SUR  
 JUDGEMENT NO. 2035-2012  
 AT THE SUIT OF Wells  
 Fargo Bank, NA vs Christopher  
 M. Lessard, Individually and as  
 Trustee for the Lessard Living  
 Trust dated July 14, 2008;  
 Jennifer L. Lessard, Individually  
 and as Trustee for The Lessard  
 Living Trust dated July 14, 2008  
 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  
 April 16, 2014 at 11:00 AM  
 PREVAILING TIME IN THE  
 AFORENOON OF SAID  
 DATE:

LEGAL DESCRIPTION  
 ALL THAT CERTAIN piece,  
 parcel and tract of land situates,  
 lying and being in the Township  
 of Dingman,  
 County of Pike and State of  
 Pennsylvania, more particularly  
 described as follows, to wit:  
 BEGINNING at a point  
 for a corner said point being  
 located North 34 degrees 40  
 minutes, West 235 feet from  
 a stone corner forming the  
 southeasterly corner of lands  
 of Harry Behrman and the  
 southerlymost corner of Crescent  
 lake Subdivision; thence South  
 55 degrees 20 minutes West  
 910.00 feet to a point for a  
 corner; thence North 34 degrees

40 minutes West 235 feet to  
 a point for a corner; thence  
 North 55 degrees 20 minutes  
 East 910.00 feet to a point for  
 a corner; thence along Crescent  
 lake subdivision south 34 degrees  
 40 minutes East 235 feet to the  
 point an place of BEGINNING.  
 CONTAINING 4.91 acres  
 more or less and being Lot 2  
 on a map filed January 17, 1969  
 in the Office of the recorder of  
 Deeds in and for Pike County,  
 Pennsylvania in Plat Book 7 at  
 page 7.  
 PARCEL No. 03-0-021569  
 BEING known and numbered  
 as 127 Hartman Hill Road,  
 Milford, PA, 18337.  
 BEING the same premises  
 which Christopher M. Lessard  
 and Jennifer L. Lessard, wife, by  
 Deed dated July 14, 2008 and  
 recorded July 17, 2008 in and for  
 Pike County, Pennsylvania, in  
 Deed Book Volume 2283, Page  
 2245, granted and conveyed unto  
 Christopher M. Lessard and  
 Jennifer L. Lessard, as Trustees  
 or their successors in trust, under  
 The Lessard living Trust dated  
 July 14, 2008  
 THE SALE IS MADE BY  
 VIRTUE OF A WRIT OF  
 EXECUTION ISSUED BY  
 THE PROTHONOTARY OF  
 THE COMMONWEALTH  
 OF PENNSYLVANIA TO  
 Christopher M. Lessard,  
 Individually and as Trustee  
 for the Lessard Living Trust  
 dated July 14, 2008; Jennifer  
 L. Lessard, Individually and as  
 Trustee for The Lessard Living  
 Trust dated July 14, 2008  
 DEFENDANTS, OWNER,

OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$478,366.26, 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 TAKEN IN EXECUTION AS THE PROPERTY OF Christopher M. Lessard, Individually and as Trustee for the Lessard Living Trust dated July 14, 2008; Jennifer L. Lessard, Individually and as Trustee for The Lessard Living Trust dated July 14, 2008 DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$478,366.26 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,

PENNSYLVANIA  
Zucker, Goldberg & Ackerman  
200 Sheffield Street  
Mountainside, NJ 07092  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 2093-2011r SUR JUDGEMENT NO. 2093-2011 AT THE SUIT OF Wells Fargo Bank. NA vs Brenda A. Finkle 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION  
ALL THAT CERTAIN PIECE, PARCEL AND LOT OF LAND SITUATE, LYING AND BEING IN THE TOWNSHIP OF DINGMAN, COUNTY OF PIKE AND COMMONWEALTH OF PENNSYLVANIA, BEING LOT 1104, SECTION NO. E, SHEET 2, AS SHOWN ON MAP ENTITLED SUBDIVISION OF SECTION E, POCONO

MOUNTAIN WOODLAND LAKES CORP., ON FILE IN THE RECORDER'S OFFICE AT MILFORD, PENNSYLVANIA IN PLOT BOOK NO. 10, PAGE 221. PARCEL No. 111.03-05-94 BEING known and numbered as 184 Columbine Lane, Milford, PA, 18337.

BEING the same premises which BRENDA A. FINKLE, AS ADMINISTRATIX OF THE ESTATE OF HARRY L. FINKLE, JR. DECEASED, by Deed dated March 15, 2004 and recorded March 22, 2004 in and for Pike County, Pennsylvania, in Deed Book Volume 2037, Page 142, granted and conveyed unto Brenda A. Finkle

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Brenda A. Finkle DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$236,058.78, 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 Brenda A. Finkle DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$236,058.78 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Zucker, Goldberg & Ackerman  
200 Sheffield Street  
Mountainside, NJ 07092  
03/21/14 · 03/28/14 · 04/04/14

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 2102-2011r SUR JUDGEMENT NO. 2102-2011 AT THE SUIT OF Wells Fargo Bank, NA successor by merger to Wachovia Bank, NA, successor by merger to Homeq Servicing Corporation, successor by merger to TMS Mortgage, Inc.

vs Earl L. Corbett and Belinda Corbett 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION ALL THAT CERTAIN LOT OR LOTS, PARCEL OR PIECE OF GROUND SITUATE IN LEHMAN TOWNSHIP, PIKE COUNTY, PENNSYLVANIA, BEING LOT OR LOTS NO.3109 , SECTION NO.33 AS IS MORE PARTICULARLY SET FORTH ON THE PLOT MAP OF LEHMAN-PIKE DEVELOPMENT CORPORATION SAW CREEK ESTATES, AS SAME IS DULY RECORDED IN THE OFFICE FOR THE RECORDING OF DEEDS, MILFORD, PIKE COUNTY, PENNSYLVANIA IN PLOT BOOK VOLUME 27, PAGE 54 & 55. PARCEL NO. 06-0-106311 BEING KNOWN AND NUMBERED AS 33 CARNFORTH DRIVE, LEHMAN, PA 18324. BEING THE SAME PREMISES WHICH EARL L. CORBETT AND

BELINDA CORBETT, HIS WIFE, BY DEED DATED MARCH 23, 2011 AND RECORDED MARCH 24, 2011 IN AND FOR PIKE COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 2359, PAGE 2445, GRANTED AND CONVEYED UNTO BELINDA CORBETT, MARRIED

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Earl L. Corbett and Belinda Corbett DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$129,053.21, 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 Earl L. Corbett and Belinda Corbett DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$129,053.21 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Zucker, Goldberg & Ackerman  
200 Sheffield Street  
Mountainside, NJ 07092  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**  
**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 2154-2007r SUR JUDGEMENT NO. 2154-2007 AT THE SUIT OF JPMorgan Chase Bank, National Association, s/b/m to Chase Home Finance, LLC vs John Devilliers and Karen L. Devilliers 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 April 16, 2014 at 11:00 AM

PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 2154-2007 JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, S/B/M TO CHASE HOME FINANCE, LLC

v.

JOHN DEVILLIERS KAREN L. DEVILLIERS

owner(s) of property situate in DELAWARE TOWNSHIP, PIKE County, Pennsylvania, being 120 ARROWOOD DRIVE, DINGMANS FERRY, PA 18328

Parcel No. 149.04-14-36  
(Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$207,029.23  
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 Devilliers and Karen L. Devilliers DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$207,029.23, 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 Devilliers  
and Karen L. Devilliers  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$207,029.23 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
1 Penn Ctr Plaza  
Philadelphia, PA 19103  
**03/21/14 · 03/28/14 · 04/04/14**

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL

DIVISION, TO EXECUTION  
NO 2202-2012 r SUR  
JUDGEMENT NO. 2202-2012  
AT THE SUIT OF Wells  
Fargo Bank. NA vs Barbara  
J. Haensel 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  
April 16, 2014 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  
OR PENNSYLVANIA,  
MORE PARTICULARLY  
DESCRIBED AS FOLLOWS  
TO WIT:

LOT NO. 1005, SECTION  
E, AS SHOWN ON MAP  
ENTITLED SUBDIVISION  
OF SECTION E, POCONO  
MOUNTAIN WOODLAND  
LAKES CORP .. ON FILE  
IN THE RECORDER'S  
OFFICE AT MILFORD,  
PENNSYLVANIA IN PLOT  
BOOK NO. 11, PAGE 43.  
PARCEL No. 111.03.04.39  
CONTROL No. 019807  
BEING known and numbered as  
208 Vanauken Hill Road (a/k/a

Van Auken Hill Road), Milford, PA, 18337-7040.

BEING the same premises which Jack R. Frey and Jennifer R. Frey, husband and wife,, by Deed dated August 28, 2010 and recorded September 3, 2010 in and for Pike County, Pennsylvania, in Deed Book Volume 2344, Page 2075, granted and conveyed unto Barbara J. Haensel

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Barbara J. Haensel DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$247,707.29, 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 Barbara J. Haensel DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$247,707.29 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Zucker, Goldberg & Ackerman  
200 Sheffield Street  
Mountainside, NJ 07092  
03/21/14 · 03/28/14 · 04/04/14

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**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 2245-2012r SUR JUDGEMENT NO. 2245-2012 AT THE SUIT OF GMAC Mortgage, LLC vs Charmaine Dennis 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 April 16, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION

All that certain lot or lots, parcel or place of ground situate in the Township of Lehman, Pike County, Pennsylvania, being Lot or Lots No, 1, Section 25 (erroneously mentioned as Section 25 00 in Deed Books 2275/1492 and 2054/2267), as is more particularly set forth on Plot Map of Lehman Pike Development Corporation, Saw Creek Estates, as same is duly recorded in the Office for the Recording of Deeds, Milford, Pike County, Pennsylvania in Plot Book Volume 12, page 129, Parcel No. 192.03-03-02-03 Tax ID No. 06-0-040093 BEING known and numbered as 3123 Cherry Ridge Road f/k/a/ 1 Cherry Ridge Road), Bushkill, PA, 18324. BEING the same premises which New York Management Corp. and Angel Management, Inc., A Corporation Existing Under The Laws of Commonwealth of Pennsylvania, by Deed dated July 14,2010 and recorded July 21, 2010 in and for Pike County, Pennsylvania, in Deed Book Volume 2341, Page 1392, granted and conveyed unto Charmaine P. Dennis

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

OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$159,152.07, 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 Charmaine Dennis DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$159,152.07 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Zucker Goldberg & Ackerman  
200 Sheffield Street, Ste. 101  
Mountainside, NJ 07092  
**03/21/14 · 03/28/14 · 04/04/14**

**SHERIFF SALE**

**April 16, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 2317-2012r SUR  
JUDGEMENT NO. 2317-2012  
AT THE SUIT OF Bank of  
America, NA as successor by  
merger to BAC Home Loans  
Servicing, LP fka Countrywide  
Home Loans Servicing, LPvs  
Hugh Scully 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  
April 16, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 2317-2012-CIVIL  
BANK OF AMERICA,  
N.A., AS SUCCESSOR BY  
MERGER TO BAC HOME  
LOANS SERVICING, LP  
F/K/A COUNTRYWIDE  
HOME LOANS SERVICING,  
LP

v.

HUGH SCULLY  
owner(s) of property situate in  
the SHOHOLA TOWNSHIP,  
PIKE County, Pennsylvania,  
being

174 ERIE RD, SHOHOLA,  
PA 18458-2307  
Parcel No. 049.02-11-16  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$170,518.11  
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 Hugh Scully  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$170,518.11,  
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 Hugh Scully  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$170,518.11 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
Philadelphia, PA 19103  
**03/21/14** · 03/28/14 · 04/04/14

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