

LEGAL NOTICES

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

ESTATE NOTICES

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

ESTATE NOTICE

Estate of James N. Landon, Deceased. Late of Shohola Twp., Pike County, PA. D.O.D. 11/17/17. Letters Testamentary on the above Estate have been granted to the undersigned, who request all persons having claims or demands against the estate of the decedent to make known the same and all persons indebted to the decedent to make payment without delay to James N. Landon, Jr., Executor, c/o Stephen H. Green, Esq., 200 S. Broad St., Ste. 600, Phila., PA 19102. Or to his Atty.: Stephen H. Green, Astor Weiss Kaplan & Mandel, LLP, 200 S. Broad St., Ste. 600, Phila., PA 19102. 01/05/18 • 01/12/18 • **01/19/18**

Executrix Notice

The Estate of Adrienne C. Simone a/k/a Adrienne Knobloch Milford Borough

Pike County deceased. Letters testamentary on the above 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

Gail M Darcy

455 Raymondskill Road
Milford Pa 18337

Executrix

01/05/18 • 01/12/18 • **01/19/18**

EXECUTRIX'S NOTICE

ESTATE OF Emil Allgeier, late of Newfoundland, Pike County, Pennsylvania, deceased. Letters Testamentary on the above 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

Margaret A. Allgeier

147 Mountain View Rd.

Newfoundland, PA 18445

Executrix

01/12/18 • **01/19/18** • 01/26/18

ADMINISTRATOR'S NOTICE

ESTATE OF Josephine Zaccaria late of Blooming Grove Township Pike County, Pennsylvania, deceased.

Letters of administration on the above 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 the same without delay to Frances Martone C/o Attorney Mark E. Moulton, Esq. 693 Route 739 Suite 1, Lords Valley, PA 18428
01/12/18 • 01/19/18 • 01/26/18

DECEDENT'S ESTATE

Estate of Richard J. Sylvia, late of Greene Township, Pennsylvania (died November 24, 2017). Notice is hereby given that Letters Testamentary have hereby been granted to Lia Porter, Executrix. All persons indebted to the Estate are requested to make payment, and those having claims or demands to present same without delay to the Executrix, or to Edward A. Monsky, Esquire, Fine, Wyatt & Carey, P.C., 425 Spruce St., 4th Fl, Scranton, PA 18503, attorneys for Estate.
Edward A. Monsky, Esquire
Attorney for Estate
01/12/18 • 01/19/18 • 01/26/18

**LETTERS
TESTAMENTARY**

Estate of Diane E. Foley, late of 131 W. Lilac Road, Milford, Pennsylvania 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:
Thomas Foley
131 W. Lilac Road
Milford, PA 18337
Or to his attorney, Douglas J.

Jacobs, Esq., 515 Broad Street,
Milford, PA 18337.
01/19/18 • 01/26/18 • 02/02/18

ESTATE NOTICE

Notice is hereby given that Letters of Administration have been granted in the ESTATE OF MICHAEL S. CENTONZE a/k/a MICHAEL CENTONZE late of 134 Hemlock Terrace S., Greentown, Pike County, Pennsylvania (died March 12, 2017), to James Centonze, Sr., as Administrator. All persons indebted to the said Estate are required to make payment and those having claims to present the same without delay to the Executrix named above in c/o Tammy Lee Clause, Esquire, P.O. Box 241, Newfoundland, PA 18445.
01/19/18 • 01/26/18 • 02/02/18

**COURT OF
COMMON PLEAS
PIKE COUNTY
NO. 1868-2013
CIVIL ACTION
MORTGAGE
FORECLOSURE**

CSMC Mortgage-Backed Pass-Through Certificates, Series 2007-3, U.S. Bank National Association, as Trustee C Plaintiff, vs. Barbara Herbert, In Her Capacity As Surviving Heir of Gertrude J. Schmidt a/k/a Gertrude Schmidt, Deceased Lisa Schmidt, In Her Capacity As Surviving Heir of Gertrude J. Schmidt a/k/a Gertrude Schmidt, Deceased Christopher Schmidt A/K/A

Christopher G. Schmidt, In His Capacity As Surviving Heir of Gertrude J. Schmidt a/k/a Gertrude Schmidt, Deceased Teresa Dassing, In Her Capacity As Surviving Heir of Gertrude J. Schmidt a/k/a Gertrude Schmidt, Deceased, Ronald W. Compton, In His Capacity As Surviving Heir of Gertrude J. Schmidt a/k/a Gertrude Schmidt, Deceased, Jane Schmidt, In His Capacity As Surviving Heir of Gertrude J. Schmidt a/k/a Gertrude Schmidt, Deceased and Unknown Heirs of Gertrude J. Schmidt a/k/a Gertrude Schmidt, Deceased, Defendants

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

To: Barbara Herbert, In Her Capacity As Surviving Heir of Gertrude J. Schmidt a/k/a Gertrude Schmidt, Deceased, Lisa Schmidt, In Her Capacity As Surviving Heir of Gertrude J. Schmidt a/k/a Gertrude Schmidt, Deceased, Christopher Schmidt a/k/a Christopher G. Schmidt, In His Capacity As Surviving Heir of Gertrude J. Schmidt a/k/a Gertrude Schmidt, Deceased, Teresa Dassing, In Her Capacity As Surviving Heir of Gertrude J. Schmidt a/k/a Gertrude Schmidt, Deceased, Ronald W. Compton, In His Capacity As Surviving Heir of Gertrude J. Schmidt a/k/a Gertrude Schmidt, Deceased, Jane Schmidt, In Her Capacity As Surviving Heir of Gertrude J. Schmidt a/k/a Gertrude Schmidt, Deceased and

Unknown Heirs of Gertrude J. Schmidt a/k/a Gertrude Schmidt, Deceased, Defendants, whose last known addresses are 363 Coolidge Drive Kenilworth, NJ 07033; 59 Spring Road Dingmans Ferry, PA 18328; 3547T Fish Hatchery Road Gaston, SC 29053; RR2 Box 800 a/k/a 102 Spring Road Dingmans Ferry, PA 18328; 129 Woodland Avenue Keansburg, NJ 07734; 35 Curran Street Keansburg, NJ 07734 ;715 Charles Road Phillipsburg, NJ 08865.

The real estate located at RR2 Box 800, Dingmans Ferry, PA 18328 is scheduled to be sold at Sheriff's Sale on 2/21/18 at 11:00 am, Pike County Admin. Bldg., Commissioners Meeting Rm., 506 Broad St., Milford, PA 18377, to enforce the court judgment of \$173,514.21, plus fees, costs and other charges obtained by against you.

NOTICE OF OWNER'S RIGHTS YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE 1. This sale will be canceled if you pay the judgment to Patrick J. Wesner, Esq., 9000 Midlantic Dr., Ste. 300, P.O. Box 5054, Mount Laurel, NJ 08054. To find out how much you must pay, you may call 856.810.5815. 2. You may be able to stop the sale by filing a petition asking the court to strike or open the judgment, if the judgment was improperly entered. You may also ask the court to postpone the sale for good cause. 3. You may also be able to stop the sale through

other legal proceedings. 4. You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. **RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE** 1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling the Sheriff's Office at 570.296.6459 or Patrick J. Wesner, Esq. at 856.810.5815. 2. You may be able to petition the court to set aside the sale if the bid price was grossly inadequate compared to the value of your property. 3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call the Sheriff's Office at 570.296.6459 or Patrick J. Wesner, Esq. at 856.810.5815. 4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened. 5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you. 6. You may be entitled to a share of the money which was paid for your house. A schedule of distribution of the money bid for your house will be filed by the Sheriff on the 30th day after the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance

with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days of the preparation of the schedule of distribution. 7. You may also have other rights and defenses, or ways of getting your house back, if you act immediately after the sale. **YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER. IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.** Pike County, North Penn Legal Services, 10 North 10th St., Stroudsburg, PA 18360, 800.532.8282/570.424.5338. Patrick J. Wesner, Atty. for Plaintiff, PARKER McCAY P.A., 9000 Midlantic Dr., Ste. 300, P.O. Box 5054 Mount Laurel, NJ 08054, 856.810.5815.
