

# Pike County LEGAL JOURNAL

The Pike County Legal Journal contains decisions of the Pike County Court, legal notices, advertisements and other matters of legal interest.

VOL. XI ♦ MILFORD, PA ♦ NOVEMBER 1, 2019 ♦ NO. 44



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COURT OF COMMON PLEAS  
60TH JUDICIAL DISTRICT:  
Gregory H. Chelak, *President Judge*  
Kelly A. Gaughan, *Judge*  
Joseph F. Kameen, *President Judge retired*  
Harold A. Thomson, Jr., *Senior Judge retired*

PIKE COUNTY LEGAL JOURNAL  
is published every Friday by the  
Pike County Bar Association

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 Honesdale, PA 18431  
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By requirement of Law and Order of Court *The Pike County Legal Journal* is made the medium for the publication of all Legal Advertisements required to be made in Pike County, and contains all Notices of the Sheriff, Register, Clerk of the Courts, Prothonotary and all other Public Officers, Assignees, Administrators and Executors, Auditors, Examiners, Trustees, Insolvents, the formation and dissolution of Partnerships, Divorces &c., affording indispensable protection against loss resulting from want of notice. It also contains the Trial and Argument Lists of all the Courts in Pike County, and selected Opinions and Decisions of the Courts of Pike County.

All legal notices must be submitted in typewritten form and are published exactly as submitted by the advertiser. *The Legal Journal* assumes no responsibility to edit, make spelling corrections, eliminate errors in grammar or make any changes in context.

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

We reserve the right to reject any advertisements or matters, whether non-legal or otherwise, submitted for publication. Advertisements and Services printed in *The Pike County Legal Journal* are not endorsed by the Pike County Bar Association.

**PRICING & RATES**

**Notice Pricing**

*One time Insertions*

Incorporation Notices	\$45
Fictitious Name Registration	\$45
Petition for Change of Name	\$45

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

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Emailed Copy	\$75
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**PIKE COUNTY OFFICIALS**

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 Gail Sebring  
 Missi Strub

**PEMA**

Tim Knapp



PIKE COUNTY DISTRICT ATTORNEY PRESS RELEASE  
PIKE COUNTY SENTENCING INFORMATION

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*October 17, 2019* — Pike County District Attorney Raymond J. Tonkin announced the following criminal sentences were issued by Pike County Court of Common Pleas President Judge Gregory Chelak:

Diane Phillips, age 56, of Hawley, PA, was sentenced to 11 1/2 months to 23 months in the Pike County Jail and fined \$500.00 for the crime of Delivery of a Controlled or Counterfeit Substance. Phillips sold Heroin/Fentanyl to a confidential informant for U.S. currency at a location in Lackawaxen Township on August 31, 2018.

Jesse Dewayne Bellora, age 29, of Milford, PA, was sentenced to 72 hours to 5 years in the Pike County Jail, fined \$2,500.00 and had his driver's license suspended for 18 months for the crime of Driving Under the Influence. The state police responded to Vanuken Hill Road on February 16, 2019, where Bellora drove his car into a tree. While speaking with Bellora, the trooper detected the smell of an alcoholic beverage emanating from Bellora and observed him to have glassy eyes. Field Sobriety Tests showed signs of impairment and a breath test confirmed a blood alcohol content of .263%.

Colton James Kelty, age 22, of Eldred, NY, was sentenced to 72 hours to 6 months in the Pike County Jail, fined \$1,000.00 and had his driver's license suspended for 12 months for the crime of Driving Under the Influence. The state police were dispatched to Well Road in Blooming Grove Township on October 13, 2018, where Kelty drove off the road and flipped his vehicle. The trooper detected the smell of an alcoholic beverage while speaking with Kelty and observed him to have slurred speech and bloodshot eyes. Kelty admitted to drinking prior to driving. A blood test confirmed a blood alcohol content of .182%.

Joshua Matthew Strobeck-Stormes, age 22, of Matamoras, PA, was sentenced to 20 days to 2 years – less 1 day in the Pike County Jail and fined \$400.00 for the crimes of Possession of Drug Paraphernalia and Disorderly Conduct. Eastern Pike Regional Police were alerted to the fact that Strobeck-Stormes was residing in Matamoras where drug dealing was taking place. A consent to search the residence revealed baggies, pipes, a grinder and scale.

Kenneth John Lynch, age 48, of Lords Valley, PA, was sentenced to 3 months to 6 months in the Pike County Jail and fined \$300.00 for the crime of False ID to Law Enforcement. The state police were dispatched to a residence in Blooming Grove Township for a domestic dispute on July 18, 2018, where Lynch was intoxicated and damaging items in the residence. When questioned by the troopers, Lynch provided false identifying information.

Kenneth Edward Hicks, age 52, of Tafton, PA, was sentenced to 6 months of probation and fined \$300.00 for the crime of Disorderly Conduct. The state police responded to a domestic disturbance at a residence in Palmyra Township on June 16, 2019, where Hicks acted in an aggressive manner towards an individual during an argument.

Andrew Fedorov, age 57, of Lords Valley, PA, was sentenced to 72 hours to 6 months in the Pike County Jail, fined \$1,000.00 and had his driver's license suspended for 12 months for the crime of Driving Under the Influence. The state police were dispatched to a one-vehicle crash on January 25, 2019, where Fedorov's vehicle left Concours Lane in Blooming Grove Township and struck a tree. Upon speaking with Fedorov, the trooper detected the smell of an alcoholic beverage and observed Fedorov displaying stuttered, slurred speech and glossy, bloodshot eyes. Fedorov admitted to drinking alcohol prior to driving. Field Sobriety Tests were conducted and a breath test confirmed a blood alcohol content of .195%.

Crystal Lee Presto, age 28, of Port Jervis, NY, was sentenced to 9 months to 23 1/2 months in the Pike County Jail and fined \$500.00 for the crime of Retail Theft. Presto took merchandise totaling in excess of \$260.00 from a retail store in Westfall Township on March 18, 2019, without paying for the items.

Harry Bridgman, age 51, of Keyport, NJ, was sentenced to 1 month to 12 months in the Pike County Jail and fined \$300.00 for the crime of Theft. Bridgman took assorted fishing gear with an approximate value of \$1,015.00 from an individual's property without the owner's permission.

Shaniefa Shante Humphrey, age 33, of Cliffside Park, NJ, was sentenced to 1 day to 2 days in the Pike County Jail and fined \$300.00 for the crime of Criminal Trespass. Humphrey entered a residence on December 25, 2016, in Lehman Township after it was communicated to her by the property owner that she did not have permission or authorization to enter.

Eric Martin Garcia, age 33, of Middletown, NY, was sentenced to 24 months of probation and fined \$1,300.00 for the crime of Retail Theft and 4 counts of the crime of Conspiracy to Commit Retail Theft. Garcia took merchandise valued at \$389.00 from a retail store in Westfall Township on May 11, 2017, without paying for it. On June 29, July 1, July 6 and July 7 of 2017, Garcia conspired with another individual to take merchandise without paying for it at the same retail business.

*October 24, 2019* — Pike County District Attorney Raymond J. Tonkin announced the following criminal sentences were issued by Pike County Court of Common Pleas President Judge Gregory Chelak:

Christopher John Troianiello, age 50, of Bushkill, PA, was sentenced to 5 years of the IP Pike Care Program, which will include 6 months of house arrest, a fine of \$1,500.00 and a driver's license suspension of 18 months for the crime of Driving Under the Influence. The state police responded to the scene of a vehicle crash where Troianiello's vehicle collided with another vehicle along SR 402 in Porter Township on June 10, 2019. Troianiello then fled the scene in his vehicle. Troianiello was located in his vehicle outside his residence. A breath test confirmed a blood alcohol content of .182%.

Corina Marie Montalvo, age 27, of Port Jervis, NY, was sentenced to 3 years of probation and fined \$500.00 for the crime of Criminal Conspiracy to Possess with the Intent to Deliver a Controlled Substance. During the execution of a search warrant on January 8,

2019, at a residence located in Matamoras Borough, Montalvo and two additional individuals were found in possession of a large amount of Marihuana and U.S. Currency.

Erika S. Thibault, age 22, of Findlay, OH, was sentenced to 1 year of probation and fined \$400.00 for the crime of Possession with Intent to Manufacture or Deliver a Controlled or Counterfeit Substance. The state police responded to I-84 in Dingman Township on January 6, 2018, where Thibault had rolled her vehicle. In speaking with Thibault, the trooper detected the smell of Marihuana. A search of her vehicle revealed two pounds of Marihuana.

Edward John Olejnik, age 36, of Milford, PA, was sentenced to 12 months of probation and fined \$500.00 for the crime of Accident Resulting in Death or Injury. The state police responded to a two-vehicle crash on August 12, 2017, where Olejnik crossed the center lane of travel of SR 739 in Blooming Grove Township, colliding with another vehicle, causing injury to the other vehicle's occupant. Olejnik failed to immediately stop and failed to return to the scene.

Timothy Joseph McNulty, age 38, of Moosic, PA, was sentenced to 6 months of the IP Program which will include 10 days in the Pike County Jail, 60 days of house arrest, a fine of \$975.00 and a driver's license suspension with a duration to be determined by PennDOT for the crime of Driving Under the Influence of Alcohol, and the Summary Offenses of Reckless Driving and Restrictions on Alcoholic Beverages. The state police responded to I-84 in Blooming Grove Township on February 20, 2019, where McNulty was reported to be swerving his vehicle across the road. When contact was made with McNulty, the trooper detected the smell of an alcoholic beverage and observed him to have glossy, bloodshot eyes, slurred speech and a dazed demeanor. Field Sobriety Tests showed impairment and a blood test confirmed a blood alcohol content of .131%.

Ruben K. Bell, age 34, of Philadelphia, PA, was sentenced to a fine of \$250.00 for the crime of Possession of a Small Amount of Marihuana. During a stationary patrol along Route 209 in Lehman Township, the trooper observed Bell operating his vehicle in an unsafe manner on July 20, 2019. When contact was made with Bell, the trooper detected the smell of Marihuana. A search of the vehicle revealed Marihuana.

John Jeffrey Corrigan, age 51, of Honesdale, PA, was sentenced to 3 years of probation and fined \$500.00 for the crime of Stalking. Between October 17, 2017, and March 28, 2018, at a place of business in Milford Township, Corrigan communicated with an individual reportedly in a manner in which to cause the individual stress and fear of bodily injury.

Fredric Daniel Apostolico, age 42, of Lords Valley, PA, was sentenced to 8 days to 18 months in the Pike County Jail and fined \$500.00 for the crime of Terroristic Threats. On December 16, 2015, Apostolico left voice mail messages on an individual's answering machine at a residence in Blooming Grove Township threatening harm to the individual.

Andrew Thomas White, age 29, of Greentown, PA, was sentenced to 18 months of probation and fined \$1,000.00 for the crime of Delivery of a Controlled or

Counterfeit Substance. White sold Marihuana on February 2, 2018 and February 27, 2018 to a confidential informant in Greene Township.

Sarah Beth Steele, age 38, of Port Jervis, NY, was sentenced to 6 months of probation and fined \$200.00 for the crime of False Reports to Law Enforcement Authorities. On February 19, 2019, Steele reported to the Eastern Pike Regional Police that a specific individual broke into her home in Matamoras and stole her television, VCR and DVDs and sold them to a local business, knowing that the statements were false.

John Henry Farro, age 54, of Bushkill, PA, was sentenced to 120 days in the Pike County Jail and fined \$500.00 for 2 counts of the crime of Harassment. The state police responded to a domestic disturbance at a residence in Lehman Township on July 8, 2018, during which Farro attempted to or threatened to harm two individuals before Farro fled into the woods.

Malik Tamar-James Pitchford, age 26, of Milford, PA, was sentenced to a \$300.00 fine for the Summary Offense of Disorderly Conduct. On March 3, 2019, Pitchford engaged in fighting and acted in a violent and threatening manner in that he repeatedly contacted an individual at her work place and followed her home to her residence in Dingman Township and refused to leave despite the repeated request of the property owners.

Sade Dominique Phifer, age 24, of Lackawaxen, PA, was sentenced to 18 months of probation and fined \$500.00 for the crime of Resisting Arrest and the Summary Offense of Harassment. The state police were dispatched to a residence in Lackawaxen Township on November 27, 2017, for a domestic dispute involving Phifer. While the troopers were attempting to arrest Phifer, Phifer resisted and continued to act in a belligerent manner.

Robert A. Hartman, age 53, of Lackawaxen, PA, was sentenced to 5 years of the IP Pike Care Program which will include 3 months of house arrest, a \$2,000.00 fine and a driver's license suspension of 18 months for the crimes of Driving Under the Influence of Alcohol or a Controlled Substance and Possession of Drug Paraphernalia. The state police stopped Hartman on November 11, 2018, while traveling along SR 590 in Lackawaxen for no rear lights. Hartman admitted to being in possession of a baggie of Marihuana and to having smoked Marihuana earlier in the day. Field Sobriety Tests showed impairment and a blood test confirmed the presence of THC in Hartman's blood.

Shaun T. Whitehead, age 38, of Milford, PA, was sentenced to 45 days to 90 days in the Pike County Jail, fined \$300.00 and had his driver's license suspended for 12 months for the crime of Operating without Interlock Ignition. Milford Borough Police stopped Whitehead while traveling along West Harford Street in Milford Borough on January 8, 2019, for an expired registration. Whitehead was found to be operating a vehicle without the required ignition interlock as ordered by a prior sentence originating out of Goshen, NY.

**PIKE COUNTY BAR ASSOCIATION**

**Presents  
ANNUAL CLE**

**Friday November 15, 2019  
9:00 a.m. to 4:00 p.m.**

Please arrive at 8:30 a.m. for registration.  
Breakfast and Lunch will be provided.

**Milford Masonic Lodge  
204 Fourth Street  
Milford, PA 18337**

Voting Members: \$10.50 / Non-Voting Members: \$25.00  
(Cash or Check made payable to PACLE)

*Register by Monday November 11, 2019 via email or fax:  
(570) 832-2926 or [lcollins@ptd.net](mailto:lcollins@ptd.net)*

**Registration:**

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Phone Number: \_\_\_\_\_

Email Address: \_\_\_\_\_

ID No: \_\_\_\_\_

Group No: \_\_\_\_\_



COURT CALENDAR

The court calendar for next week is below. Changes can occur at any time, for up-to-date information, access the county's court calendar at: <https://cjab.pikepa.org/asp/calendar.asp>

MONDAY, NOVEMBER 4, 2019

- 9:00 AM Docket #: 32-2019 OC  
**In Re: Diane Savaria Vande Woude, an Alleged Incapacitated Person vs. Hearing - Emerg Pet Appointment of Guardian**  
*Plaintiff Attorney: Lindsey M. Collins, Esq., Oressa P. Campbell, Esq.*  
*Defense Attorney:*
- 9:30 AM Docket #: 1454-2018  
**Angela Lopez vs. Luis Garcia**  
Hearing - Plaint Emerg Pet for Contempt  
*Plaintiff Attorney: Thomas Mincer, Esq.*  
*Defense Attorney: Gary J. Saylor, II, Esq.*
- 9:30 AM Docket #: 430-2019  
**Anna Matyi vs. Michael Matyi**  
Custody Conference - Review  
*Plaintiff Attorney: Matthew Galasso, Esq*  
*Defense Attorney: Pamela Wilson, Esq*
- 10:30 AM Docket #: 787-2015  
**Donna Guadagni vs. Allan Guadagni**  
Custody Conference -  
*Plaintiff Attorney: Ronald Bugaj, Esq*  
*Defense Attorney: Matthew Galasso, Esq*
- 11:30 AM Docket #: 1160-2018  
**Andrew Martini-Flieger vs. Harold Terwilliger**  
Custody Conference - Plaint Pet for Modification of Custody  
*Plaintiff Attorney: Thomas Mincer, Esq.*  
*Defense Attorney: Matthew Galasso, Esq.*
- 1:30 PM Docket #: 1323-2019  
**Fawn Lake Forest Association, Inc. vs. Lori Emanuele**  
Hearing - Plaint Pet for Preliminary Injunction  
*Plaintiff Attorney: Thomas F. Farley, Esq.*  
*Defense Attorney:*
- 1:30 PM Docket #: 74-2018  
**Mark Adams vs. Patricia Adams**  
Divorce Master Hearing -  
*Plaintiff Attorney: Matthew Galasso, Esq*  
*Defense Attorney: Thomas Farley, Esq*

TUESDAY, NOVEMBER 5, 2019

- 9:00 AM Docket #: 1314-2019  
**Kimberly Hull vs. Paul Hull, Jr.**  
PFA Hearing -  
*Plaintiff Attorney: Jeffrey Earlin, Esq.*  
*Defense Attorney:*
- 9:30 AM Docket #: 905-2019  
**Jeremy Costello vs. Lindsey Predmore**  
Custody Conference -  
*Plaintiff Attorney: Ashley Zimmerman, Esq*  
*Defense Attorney: John Kelly, Esq*
- 10:30 AM Docket #: 979-2015  
**Mark Pittenger vs. Abby Pittenger**  
Custody Conference -  
*Plaintiff Attorney: Thomas Farley, Esq*  
*Defense Attorney: Brian Cali, Esq*
- 11:30 AM Docket #: 1124-2019  
**Talena Jones vs. Vincent Cosoleto**  
Custody Conference -  
*Plaintiff Attorney:*  
*Defense Attorney:*
- 1:30 PM Docket #: 897-2018  
**Joel Vidot vs. Gloria Jimenez**  
Custody Trial -  
*Plaintiff Attorney: Tulio DeLuca, Esq.*  
*Defense Attorney: James Baron, Esq.*
- 1:30 PM Docket #: 1167-2019  
**Hailey Vogel vs. Brian Clark**  
Custody Conference -  
*Plaintiff Attorney: Robert Bernathy, Esq*  
*Defense Attorney:*

WEDNESDAY, NOVEMBER 6, 2019

- 1:30 AM Docket #: 319-2017  
**Virginia McCracken vs. Christopher Cucinello**  
Mediation -  
*Plaintiff Attorney:*  
*Defense Attorney:*
- 9:30 AM Docket #: 386-2015  
**Christopher Rivera vs. Heather Pearce, n.k.a. Heather Morse**  
Custody Hearing -

*Plaintiff Attorney: Jan Lokuta, Esq*  
*Defense Attorney: Thomas Mincer, Esq*  
• 3:30 PM Docket #: 1103-2013

**Donna Palmer vs. Lincoln Palmer**  
Settlement Conference -

*Plaintiff Attorney: Jan Lokuta, Esq*  
*Defense Attorney: Pamela Wilson, Esq*

**THURSDAY, NOVEMBER 7, 2019**

- No Events Listed

**FRIDAY, NOVEMBER 8, 2019**

- No Events Listed

**SATURDAY, NOVEMBER 9, 2019**

- No Events Listed

# Pike County Bar Association



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**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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**LETTERS TESTAMENTARY**

Estate of Peter Paul Ferrandino JR, Deceased, late of 106 Fern Drive, Greentown, Pennsylvania 18426. 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:

Lawrence J. Bottone  
P.O. Box 2662  
Lancaster CA 93539.

11/1/2019 • 11/8/2019 • 11/15/2019

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**EXECUTRIX NOTICE**

Estate of Ralph A. Montoya, Jr.  
Late of 114 Meadow Brook Rd.,  
Matamoras, PA 18336

**EXECUTRIX**

Febra Celeste Montoya  
114 Meadow Brook Rd.  
Matamoras, PA 18336

10/25/2019 • 11/1/2019 • 11/8/2019

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**ESTATE NOTICE**

**NOTICE IS HEREBY GIVEN,** that Letters Testamentary have been issued in the Estate of Jane Erdmann, a/k/a Jane Bartgis-Erdmann, who died on September 27, 2019, late resident of Blooming Grove Township, Hawley, PA 18428, to Edward C. Erdmann, Executor of the Estate. All persons indebted to said estate are required to make payment and those having claims or demands are to present the same without delay to Edward C. Erdmann, c/o The Law Office of LEE C. KRAUSE, ESQUIRE, Attorney for the Estate, at 109 Ninth Street, Honesdale, PA 18431. LEE C. KRAUSE, ESQUIRE ATTORNEY FOR THE ESTATE 10/25/2019 • 11/1/2019 • 11/8/2019

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**ESTATE NOTICE**

**NOTICE IS HEREBY GIVEN,** that Letters Testamentary have been issued in the Estate of Evelyn Jackson a/k/a Evelyn W. Jackson, who died on September 10, 2019, late resident of Greene Township, Greentown, PA 18426, to Steven Glenn Jackson, Executor of the Estate. All persons indebted to said estate are required to make payment and those having claims or demands are to present the same without delay to Steven Glenn Jackson, c/o The Law Offices of Howell & Howell, ALFRED J. HOWELL, ESQUIRE, Attorney for the Estate, at 109 Ninth Street,

Honesdale, PA 18431.  
ALFRED J. HOWELL, ESQUIRE  
ATTORNEY FOR THE ESTATE  
10/25/2019 • 11/1/2019 • 11/8/2019

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**ADMINISTRATOR NOTICE**

Estate of Victoria Ann Weigel AKA  
Victoria Weigel  
Late of Matamoras Borough, Pike  
County (died April 18, 2019).  
CO-ADMINISTRATRIX  
Susan W. Levandowski  
110 Aaron Avenue  
Bristol, RI 02809  
CO-ADMINISTRATOR  
Jeffery J. Weigel  
10/25/2019 • 11/1/2019 • 11/8/2019

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**EXECUTOR NOTICE**

Estate of Jeffrey John Fedak  
Late of Palmyra Township, Pike  
County  
EXECUTOR  
Gregory Fedak  
130 Wyoming Avenue  
Carbondale, PA 18407  
ATTORNEY  
Patrick N. Coleman, Esquire  
Tellie & Coleman, P.C.  
310 East Drinker Street  
Dunmore, PA 18512  
10/18/2019 • 10/25/2019 • 11/1/2019

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**OTHER NOTICES**

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**NOTICE**

Notice is hereby given that on  
October 16th, 2019, the Pike  
County Tax Claim Bureau did  
present to the Court of Common  
Pleas of Pike County a Consolidated  
Return for Upset tax sales held on  
September 18, 2019 and October 7,  
2019, which return lists the

properties sold for delinquent taxes  
situate in Townships of Blooming  
Grove, Delaware, Dingman, Greene,  
Lackawaxen, Lehman, Matamoras  
Borough, Milford Township,  
Palmyra Township, Porter Township,  
Shohola Township and Westfall  
Township,, all in the County of Pike  
and State of Pennsylvania. That  
Return is entered at No. 1334, 2019,  
Civil. Objections or exceptions  
thereto may be filed by any owner or  
lien creditor within thirty (30) days  
after the date of the Return;  
otherwise the Return will be  
confirmed absolutely.

CYNTHIA A. GEHRIS,  
DIRECTOR

Pike County Tax Claim Bureau  
County Administration Building  
506 Broad Street  
Milford, PA. 18337  
11/1/2019

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**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 on the first floor of the  
Pike County Courthouse in Milford,  
located at 412 Broad Street.*

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**SHERIFF SALE**

**NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF  
EXECUTION ISSUED OUT OF  
THE COURT OF COMMON  
PLEAS, PIKE COUNTY, CIVIL  
PLEAS, TO EXECUTION  
NO 148-2019r SUR  
JUDGEMENT NO.\_148-20  
19\_AT THE SUIT OF Fifth Third

Bank as Successor by Merger to Fifth Third Mortgage Company vs Lincoln Harvey and Dana Vanderpool  
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 November 13, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION By virtue of a Writ of Execution No. 2019-00148 Fifth Third Bank as Successor by Merger to Fifth Third Mortgage Company  
v.  
Lincoln Harvey  
Dana Vanderpool  
owner(s) of property situate in the LEHMAN TOWNSHIP, PIKE County, Pennsylvania, being 136 Pike Road, Bushkill, PA 18324-8409  
Parcel No. 188.04-02-33  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$158,390.82  
Attorneys for Plaintiff  
Phelan Hallinan Diamond & Jones, LLP

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

Harvey and Dana Vanderpool  
DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$158,390.82 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF\_ Lincoln Harvey and Dana Vanderpool  
DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$158,390.82 PLUS COSTS AND INTEREST AS AFORESAID.  
Kerry Welsh, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan Hallinan Diamond & Jones  
1 Penn Center Plaza  
1617 JFK Blvd., Ste.  
1400 Philadelphia, PA 19103  
10/18/2019 • 10/25/2019 • 11/1/2019

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**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 866-2019r SUR JUDGEMENT NO. 866-20 19\_A T THE SUIT OF Specialized Loan Servicing, LLC vs Darren Lukach and Jessica Lukach 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 November 13,2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION By virtue of a Writ of Execution No. 866-2019-CV Specialized Loan Servicing LLC v. Darren Lukach Jessica Lukach owner(s) of property situate in the LEHMAN TOWNSHIP, 509 MALLARD LANE A/K/A, PIKE County, Pennsylvania, being 509 Mallard Lane, a/k/a 352 Mallard Lane, Bushkill, PA 18324-8226 Parcel No. 182.02-07-21 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$140,350.82 Attorneys for Plaintiff Phelan Hallinan Diamond & Jones, LLP

THE SALE IS MADE BY

VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Darren Lukach and Jessica Lukach DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$140,350.82 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF\_ Darren Lukach and Jessica Lukach DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$140,350.82 PLUS COSTS AND INTEREST AS AFORESAID. Kerry Welsh, SHERIFF PIKE COUNTY, PENNSYLVANIA Phelan Hallinan Diamond & Jones 1 Penn Center Plaza 1617 JFK Blvd., Ste. 1400 Philadelphia, PA 19103 10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 812-2019r SUR JUDGEMENT NO. 812-2019\_\_\_AT THE SUIT OF Specialized Loan Servicing, LLC vs Charles B. Lang 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 November 13, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 2019-00812 Specialized Loan Servicing LLC v. Charles B. Lang owner(s) of property situate in the LEHMAN TOWNSHIP, PIKE County, Pennsylvania, being 35 Pheasant Run, A/KIA 210 Pheasant Run, Bushkill, PA 18301 Parcel No. 194.01-05-26 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$67,765.45 Attorneys for Plaintiff Phelan Hallinan Diamond & Jones, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF

EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Charles B. Lang DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$67,765.45 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 B. Lang DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$67,765.45 PLUS COSTS AND INTEREST AS AFORESAID. Kerry Welsh, SHERIFF PIKE COUNTY, PENNSYLVANIA Phelan Hallinan Diamond & Jones 1 Perm Center Plaza 1617 JFK Blvd., Ste. 1400 Philadelphia, PA 19103 10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 333-2019r SUR JUDGEMENT N0.333-2019\_AT THE SUIT OF Nationstar Mortgage LLC dba Mr. Cooper vs Iris Maxine Patterson 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 November 13.2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

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

BEGINNING at a point of the southeasterly line of Bobolink Trail, a common comer of Lot 395 and Lot 396 as shown on a plan titled "Subdivision of Lands of Benjamin Foster, Lehman Township, Pike County, Section Two: prepared by Edward C. Hess Associates, October 17, 1969 and recorded in Plat Book 7, Page 156 October 17, 1969, on file in the Office of the Recorder of Deeds, Milford, Pennsylvania, from which an iron pin marking the southwesterly comer of Parcel 1 of lands conveyed by Benjamin Foster to Pocono Ranch Lands, Lmtd., by deed dated November 27, 1971 and recorded in the aforementioned office in Deed Book Volume 258, page 824, bears South 24 degrees 19 minutes 50 seconds East

Distant 7597.74 feet, also from which a stone comer marking the northeasterly comer of Parcel 7 of the above mentioned lands conveyed by Benjamin Foster to Pocono Ranch Lands, Lmtd., bears South 5 degrees 35 minutes 29 seconds East distant 5481.49 feet; thence by Lot 396, South 49 degrees 00 minutes

20 seconds East 230.00 feet to a point; thence by lands of Pocono Ranch Lands, Lmtd., South 46 degrees 04 minutes 42 seconds West 89.08 feet to a point; thence by Lot 394 North 51 degrees 50 minutes 39 seconds West 225.00 feet to a point of the southeasterly line of Bobolink Trail; thence along the southeasterly line of Bobolink Trail on a curve to the right having a radius of 660.08 feet for an arc length of 100.00 feet (chord bearing and distance being North 42 degrees 29 minutes 45 seconds east 99.00 feet) to the Place of BEGINNING.

CONTAINING 21,537 square feet, more or less.

BEING Lot 395 on the above mentioned plan.

PARCEL ID: 182.02-04-51.001- COMMONLY KNOWN AS and for informational purposes only: 437 Pocono Ranch Lands, Bushkill, PA 18324

BEING THE SAME PREMISES which Serenity Homes, Inc., formerly known as Vacation Break of America, Inc., by Deed dated September 21, 1996 and recorded September 26, 1996 in the Office of the Recorder of Deeds in and for the County of Pike, Pennsylvania in Book 1257, Page 328, granted and conveyed unto Iris Maxine Patterson, in fee.

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



PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Iris Maxine Patterson  
DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$144,633.70 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF\_ Iris Maxine Patterson  
DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$144,633.70 PLUS COSTS AND INTEREST AS AFORESAID.  
Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
Shapiro & DeNardo  
3600 Horizon Drive, Ste.  
150 King of Prussia, PA 19406  
10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO

792-2018r SUR JUDGEMENT NO.\_792-2018\_AT THE SUIT OF Nationstar Mortgage LLC d/b/a Mr. Cooper as successor by merger to Pacific Union Financial, LLC vs Bridget A. Healy  
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 November 13,2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

All that certain piece or parcel or Tract of land situate in the Delaware, Pike County, Pennsylvania, and being known as 146 Roundhill Road, Dingmans Ferry, Pennsylvania 18328.

TAX MAP AND PARCEL NUMBER: 175.02-08-88  
THE IMPROVEMENTS THEREON ARE: Residential Dwelling

REAL DEBT: \$189,641.60  
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: Bridget A. Healy  
McCabe, Weisberg & Conway, LLC  
123 South Broad Street, Suite 1400  
Philadelphia, PA 19109

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Bridget A. Healy  
DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$189,641.60 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\_ Bridget A. Healy DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$189,641.60 PLUS COSTS AND INTEREST AS AFORESAID. Kerry Welsh, SHERIFF PIKE COUNTY, PENNSYLVANIA McCabe Wiesberg & Conway 123 South Broad Street, Ste. 1400 Philadelphia, PA 19109 10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1149-2016r SUR JUDGEMENT NO. 1149-2016\_ AT THE SUIT OF PNC Bank, National Association, successor by merger to National City Mortgage, a Division of National City Bank vs William J. Olmeda 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 November 13,2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

All that certain lot or piece of land situate in the Township of Lackawaxen, County of Pike and Commonwealth of Pennsylvania, bounded and described as follows:

Being shown and designated as Lot No. 889 on a certain map or plan of lots entitled "Subdivision of Masthophe Rapids, Section Eleven, Colonial Terrace, Masthophe Rapids, Inc., Owner and Developer, Lackawaxen, Township, Pike County, Pennsylvania, dated April S, 1974, prepared by Edward C. Hess Associated, Inc., Stroudsburg, Pennsylvania Scale being 1" = 100, recorded November 16, 1976 in the Recorder's Office, Milford., Pike County, Pennsylvania, in Plat Book Vol. 14, Page 23.

BEING KNOWN AS: 104 CANNON BALL COURT, LACKAWAXEN, PA 18435

PROPERTY ID NUMBER:

02349211010030203

BEING THE SAME PREMISES WHICH G. ANDERSON HOMES, INC., A PENNSYLVANIA CORPORATION BY DEED DATED 2/9/2009 AND RECORDED 2/11/2009 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2299 AT PAGE 1985, GRANTED AND CONVEYED UNTO WILLIAM J. OLMEDA, MARRIED MAN.

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

COMMONWEALTH OF PENNSYLVANIA TO William J. Olmeda  
DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$252,330.67 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.  
NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF William J. Olmeda DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 252,330.67 PLUS COSTS AND INTEREST AS AFORESAID.  
Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
KML Law Group  
701 Market Street  
Philadelphia, PA 19106  
10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO

788-2019r SUR JUDGEMENT NO.\_788-2019\_AT THE SUIT OF Newrez LLC f/k/a New Penn Financial, LLC d/b/a Shell point Mortgage Servicing vs Michael Smiley 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 November 13,2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT LEGAL DESCRIPTION ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN LEHMAN TOWNSHIP, PIKE COUNTY, PENNSYLVANIA: BEING KNOWN AS: 265 RANCLANDS F/K/A LOT 213, SEC 1 WOOD THRUSH CIRCLE BUSHKILL, PA 18324 BEING PARCEL NUMBER: 183.03-04-87 IMPROVEMENTS: RESIDENTIAL PROPERTY

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Michael Smiley DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$78,919.78 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\_ Michael Smiley  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$ 78,919.78 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
RAS Citron, LLC  
133 Gaither Drive, Ste. F  
Mt. Laurel, NJ 08054  
10/18/2019 • 10/25/2019 • 11/1/2019

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**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF  
EXECUTION ISSUED OUT OF  
THE COURT OF COMMON  
PLEAS, PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION NO  
630-2019r SUR JUDGEMENT  
NO. \_630-2019 \_AT THE SUIT OF  
Deutsche Bank National Trust  
Company, as Indenture Trustee for  
American for American Home  
Mortgage Investment Trust 2006-1 vs  
Holly Balchan and Kurt P. Balchan aka  
Kurt Balchan  
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 November  
13.2019 at 11:00 AM PREVAILING  
TIME IN THE AFORENOON OF  
SAID DATE:

SHORT LEGAL DESCRIPTION  
ALL THOSE CERTAIN LOTS OR  
PIECES OF GROUND SITUATE IN  
PALMYRA TOWNSHIP, PIKE  
COUNTY, PENNSYLVANIA:  
BEING KNOWN AS: 196  
TANGLWOOD DRIVE  
GREENTOWN, PA 18426 BEING  
PARCEL NUMBER: 087.01-03-82  
IMPROVEMENTS: RESIDENTIAL  
PROPERTY

THE SALE IS MADE BY VIRTUE  
OF A WRIT OF EXECUTION  
ISSUED BY THE  
PROTHONOTARY OF THE  
COMMONWEALTH OF  
PENNSYLVANIA TO Holly Balchan  
and Kurt P. Balchan aka Kurt Balchan  
DEFENDANTS, OWNER, OR  
REPUTED OWNERS OF THE  
AFORESAID REAL PROPERTY  
FOR EXECUTION UPON A  
JUDGMENT ON THE AMOUNT  
OF \$ 184,876.20 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\_ Holly Balchan and  
Kurt P. Balchan aka Kurt Balchan  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$184,876.20 PLUS COSTS  
AND INTEREST AS AFORESAID.  
Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
RAS Citron, LLC  
133 Gaither Drive, Ste. F  
Mt. Laurel, NJ 08054  
10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF  
EXECUTION ISSUED OUT OF  
THE COURT OF COMMON  
PLEAS, PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION NO  
793-2019r SUR JUDGEMENT  
NO. 793-20 19\_A T THE SUIT OF  
PNC Bank, National Association vs  
Eddie J. Hinson and Diane Hinson  
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  
November 13,2019 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID DATE:

SHORT DESCRIPTION By virtue of  
a Writ of Execution No. 2019-00793  
PNC Bank, National Association  
v.  
Eddie J. Hinson  
Diane Hinson  
owner(s) of property situate in the  
LEHMAN TOWNSHIP, PIKE  
County, Pennsylvania, being  
414 Underhill Drive, Tamiment, PA  
18371-9501

Parcel No. 188.01-01-36  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$225,629.70  
Attorneys for Plaintiff  
Phelan Hallinan Diamond & Jones, LLP

THE SALE IS MADE BY VIRTUE  
OF A WRIT OF EXECUTION  
ISSUED BY THE  
PROTHONOTARY OF THE  
COMMONWEALTH OF  
PENNSYLVANIA TO Eddie J. Hinson  
and Diane Hinson  
DEFENDANTS, OWNER, OR  
REPUTED OWNERS OF THE  
AFORESAID REAL PROPERTY  
FOR EXECUTION UPON A  
JUDGMENT ON THE AMOUNT  
OF \$225,629.70 PLUS COSTS &  
INTEREST. THE SALE MADE  
SUBJECT TO ALL PAST DUE AND  
CURRENT REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.  
NOTICE TO ALL PARTIES AND  
CLAIMANTS IS HEREBY GIVEN  
THAT A SCHEDULE OF  
DISTRIBUTION WILL BE FILED  
BY THE SHERIFF ON A DATE  
SPECIFIED BY THE SHERIFF  
NOT LATER THAN THIRTY (30)  
DAYS AFTER THE SALE AND  
THAT DISTRIBUTION WILL BE  
MADE IN ACCORDANCE WITH  
THAT SCHEDULE, SEIZED AND  
TAKEN IN EXECUTION AS THE  
PROPERTY OF\_ Eddie J. Hinson and  
Diane Hinson DEFENDANTS,  
OWNERS REPUTED OWNERS TO  
COLLECT \$225,629.70 PLUS  
COSTS AND INTEREST AS  
AFORESAID.  
Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA

Phelan Hallinan Diamond & Jones  
1 Penn Center Plaza  
1617 JFK Blvd., Ste. 1400  
Philadelphia, PA 19103  
10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1349-2018r SUR JUDGEMENT NO. 1349-20 18 AT THE SUIT OF U.S. Bank National Association, not in its individual capacity but solely as Trustee for the RMAC Trust, series 2016-CTT vs Artemio Cruz and Kathleen Cruz 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 November 13,2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**LEGAL DESCRIPTION**  
THE LAND DESCRIBED HEREIN IS SITUATED IN THE STATE OF PENNSYLVANIA, COUNTY OF PIKE, AND IS DESCRIBED AS FOLLOWS:

All that certain lot, parcel or piece of ground situate in Lehman Township, Pike County, Pennsylvania, being Lot No. 3508, Section 37, on 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.  
CONTAINING Single Family Dwelling  
PARCEL IDENTIFICATION NO: 197.01-03-64  
CONTROL NO: 110701  
TITLE TO SAID PREMISES IS VESTED IN Artemio Cruz and Kathleen Cruz, his wife, by deed dated December 17, 2003, conveying from Kilian at Poconos, LLC, a New Jersey Limited Liability Company, recorded December 29, 2003, in Book 2025, Page 461.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Artemio Cruz and Kathleen Cruz DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$ 204,716.83 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Artemio Cruz and

Kathleen Cruz DEFENDANTS,  
OWNERS REPUTED OWNERS TO  
COLLECT \$ 204,716.83 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
Romano Gambo & Argentieri  
52 Newton Ave  
PO Box 456  
Woodbury, NJ 08096  
10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF  
EXECUTION ISSUED OUT OF  
THE COURT OF COMMON  
PLEAS, PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION NO  
846-2018r SUR JUDGEMENT  
NO. 845-2018 AT THE SUIT OF  
New Penn Financial, LLC d/b/a  
Shellpoint Mortgage Servicing vs John  
David Janelli and Karen J. Janelli  
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 November  
13, 2019 at 11:00 AM PREVAILING  
TIME IN THE AFORENOON OF  
SAID DATE:

ALL THAT CERTAIN lot, piece or  
parcel of land situate, lying and being in  
the Township of Blooming Grove,  
County of Pike, and Commonwealth of  
Pennsylvania, more particularly described  
as Lot 49, Block XIII, Hemlock Farms  
Community, Stage XCV, as shown on  
plat of Hemlock Farms Community,  
Maple Ridge, Stage XCV, recorded in  
the Office of the Recorder of Deeds,  
Pike County, in Page Book 9, Page 162,

on the 12th day of April, 1972.  
FOR INFORMATIONAL  
PURPOSES ONLY: Being known as  
100 Gold Rush Drive, Blooming Grove,  
PA 18428

PARCEL # 119.04-02-10  
TOGETHER with all rights, liabilities  
and privileges and UNDER AND  
SUBJECT to all conditions, restrictions,  
reservations and exceptions as more fully  
set forth in Deed Book volume 426, Page  
23 and on the recorded subdivision plans.  
EXCEPTING AND RESERVING  
unto Home Smith International Limited  
(Inc.), its successors and assigns, the oils,  
minerals and gases therein, which  
reservation does not include the right of  
entry upon the premises for the purpose  
of removing the aforementioned oils,  
minerals and gases.

Being the same premises in which Adolf  
Lemp, by deed dated 08/21/1987 and  
recorded 08/21/1987 in the Office of the  
Recorder of Deeds in and for the County  
of Pike, Commonwealth of Pennsylvania,  
in Deed Book 1159, Page 61, and at  
Instrument No.13107, granted and  
conveyed unto John David Janelli and  
Karen J. Janelli, husband and wife, in fee.

THE SALE IS MADE BY VIRTUE  
OF A WRIT OF EXECUTION  
ISSUED BY THE  
PROTHONOTARY OF THE  
COMMONWEALTH OF  
PENNSYLVANIA TO John David  
Janelli and Karen J. Janelli  
DEFENDANTS, OWNER, OR  
REPUTED OWNERS OF THE  
AFORESAID REAL PROPERTY  
FOR EXECUTION UPON A  
JUDGMENT ON THE AMOUNT  
OF f 89,284.45 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 David Janelli and Karen J. Janelli DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$89,284.45 PLUS COSTS AND INTEREST AS AFORESAID. Kerry Welsh, SHERIFF PIKE COUNTY, PENNSYLVANIA Shapiro & DeNardo 3600 Horizon Drive, Ste. 150 King of Prussia, PA 19406 10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 903-2019r SUR JUDGEMENT NO. 903-2019\_AT THE SUIT OF U.S. Bank Trust Association, as Trustee of CVI LCF Mortgage Loan Trust I c/o NewRez LLC, f/k/a New Penn Financial, LLC, d/b/a Shellpoint Mortgage Servicing vs Tatiwana Boulware 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 November 13, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

Legal Description

ALL THAT CERTAIN lot, piece, parcel and tract of land situate, lying and being in the Township of Lehman, County of Pike, and also in the Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania, being shown and designated as BEING Lot No. 21, on a certain map or plan of lots entitled "Subdivision of Winona Lakes, Section 15, Stony Hollow Village, American Landmark Corporation, Owners and Developer, Middle Smithfield Township, Monroe County and Lehman Township, Pike County, Pennsylvania, April 11, 1973 and revised April 23, 1973, prepared by Edward C. Hess Associates, Scale being 1"= 100', recorded May 11, 1973 in the Recorder's Office, Stroudsburg, Monroe County, Pennsylvania, in Plot Book Vol. 19, page 49 and in the Recorder's Office, Milford, Pike County, Pennsylvania, in Plot Book Vol. 11, page 29, recorded April 23, 1974. CONTAINING 44,905 square feet, more or less. BEING Lot No. 21 on the above mentioned plan. BEING THE SAME premises which JGE Associates, LTD, a Delaware Corporation, by that certain deed dated May 8, 2002 and recorded in the Office of the Recorder of Deeds in and for the County of Pike, Commonwealth of Pennsylvania in Record Book Volume 1927, page 1579 granted and conveyed unto Joseph Musacchio.



PARCEL IDENTIFICATION NO.  
199-02-01-70 CONTROL # 038374  
For information purposes only -  
Property also known as:  
543 Norman Court f/k/a 2115 Norman  
Ct., Bushkill, PA 18324  
East Stroudsburg, PA 18302  
TITLE TO SAID PREMISES IS  
VESTED IN Tatiwana Boulware, by  
Deed from Joseph Musacchio, dated  
10/21/2005, recording 10/31/2005,  
Book 2141, Page 394 and Instrument  
Number 200500020829.  
Exhibit" A"

THE SALE IS MADE BY VIRTUE  
OF A WRIT OF EXECUTION  
ISSUED BY THE  
PROTHONOTARY OF THE  
COMMONWEALTH OF  
PENNSYLVANIA TO Tatiwana  
Boulware  
DEFENDANTS, OWNER, OR  
REPUTED OWNERS OF THE  
AFORESAID REAL PROPERTY  
FOR EXECUTION UPON A  
JUDGMENT ON THE AMOUNT  
OF \$251,045.18 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 Tatiwana Boulware

DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$ 251,045.18 PLUS  
COSTS AND INTEREST AS  
AFORESAID.  
Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
Parker McCay  
9000 Midatlantic Drive  
Mount Laurel, NJ 08054-1539  
10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF  
EXECUTION ISSUED OUT OF  
THE COURT OF COMMON  
PLEAS, PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION NO  
1314-2018r SUR JUDGEMENT NO.  
1314-2018 AT THE SUIT OF M & T  
Bank a/k/a Manufacturers and Traders  
Trust Company vs The Unknown Heirs  
of Otis J. Spencer, Deceased Erin  
Spencer Solely in Her  
Capacity as Heir of Otis J. Spencer  
Deceased, and John Owen Spencer, JR  
Solely in His Capacity as Heir of Otis J.  
Spencer, 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 November 13, 2019 at  
11:00 AM PREVAILING TIME IN  
THE AFORENOON OF SAID  
DATE:

THE FOLLOWING REAL  
PROPERTY SITUATE IN THE  
TOWNSHIP OF DELAWARE,  
COUNTY OF PIKE AND STATE  
OF PENNSYLVANIA, DESCRIBED  
AS FOLLOWS:

ALL THAT CERTAIN LOT, OR PARCEL OF LAND SITUATE IN THE TOWNSHIP OF DELAWARE, COUNTY OF PIKE AND COMMONWEALTH OF PENNSYLVANIA, BEING LOTS 18ABCD AND 19 ABCD, BLCOK W-1302, SECTION 13, AS SHOWN ON A MAP OR PLAN OF WILD ACRES ON FILE IN THE RECORDER OF DEEDS OFFICE AT MILFORD, PIKE COUNTY, PENNSYLVANIA, IN PLAT BOOK VOLUME 9, PAGE 87.

BOTH OF THE ABOVE DESCRIBED LOTS, HAVE BEEN COMBINED INTO ONE LOT, BY VIRTUE OF A PLAT MAP RECORDER IN THE PIKE COUNTY RECORDER OF DEEDS OFFICE IN PLAT BOOK 39, AT PAGE 205, AND SAID PROPERTIES ARE NOW KNOWN AS LOT 18A, BLOCK W-1302, SECTION 13 WILD ACRES, LOT 18ABCD, BLOCK W-1302, SECTION 13, AND LOT 19ABCD, BLOCK W-1302, SECTION 13 ARE HEREBY IRREVOCABLY JOINED TOGETHER AS ONE LOT OR BUILDING SITE. THESE LOTS MAY NOT BE SOLD SEPARATELY OR FURTHER SUBDIVIDED WITHOUT THE PRIOR APPROVAL OF DELA WARE TOWNSHIP AND WILD ACRES LAKES PROPERTY AND HOMEOWNERS ASSOCIATION. THE LOT JOINDER DESCRIBED HEREIN SHALL CONSTITUTE A COVENANT RUNNING WITH THE LAND.

BEING KNOWN AS: 363 WILD ACRES DRIVE, RR 1 PO BOX 587, DINGMANS FERRY, PA 18328  
PROPERTY ID NUMBER: 168.04-

03-44  
BEING THE SAME PREMISES WHICH OTIS J. SPENCER AND LENA T. SPENCER, HIS WIFE BY DEED DATED 9/10/2019 AND RECORDED 2/25/2004 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2033 AT PAGE 892, GRANTED AND CONVEYED UNTO OTIS J. SPENCER (DECEASED) AND LENA T. SPENCER (DECEASED), HIS WIFE.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO The Unknown Heirs of Otis J. Spencer, Deceased Erin Spencer Solely in Her Capacity as Heir of Otis J. Spencer Deceased, and John Owen Spencer, JR Solely in His Capacity as Heir of Otis J. Spencer, Deceased DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$57,050.02 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\_ The Unknown Heirs of Otis J. Spencer, Deceased Erin Spencer Solely in Her Capacity as Heir of Otis J. Spencer Deceased, and John Owen Spencer, JR Solely in His Capacity as Heir of Otis J. Spencer, Deceased  
DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$57,050.02 PLUS COSTS AND INTEREST AS AFORESAID.  
Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
KML Law Group  
701 Market Street, Ste. 5000  
Philadelphia, PA 19106  
10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 976-2017r SUR JUDGEMENT NO. \_976-2017\_ AT THE SUIT OF Wilmington Savings Fund Society, FSB d/b/a Christiana Trust, Not Individually but as Trust for Pretium Mortgage Acquisition Trust vs Sharon Lee Paddock a/k/a Sharon L. Paddock  
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 November 13, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION By virtue of a Writ of Execution No. 976-2017

Wilmington Savings Fund Society, FSB d/b/a Christiana Trust, Not Individually But as Trustee for Pretium Mortgage Acquisition Trust  
v.  
Sharon Lee Paddock aka Sharon L. Paddock  
Owner(s) of property situate in the DELAWARE TOWNSHIP, PIKE County, Pennsylvania, being 123 Autumn Dr, Dingmans Ferry, PA 18328  
Parcel No. 175.02-06-63  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$42,570.79  
Attorneys for Plaintiff  
Phelan Hallinan Diamond & Jones, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Sharon Lee Paddock a/k/a Sharon L. Paddock  
DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$42,570.79 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\_ Sharon Lee Paddock a/k/a Sharon L. Paddock DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 42,570.79 PLUS COSTS AND INTEREST AS AFORESAID.  
Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
Phelan Hallinan Diamond & Jones  
1 Penn Center Plaza  
1617 JFK Blvd., Ste. 1400  
Philadelphia, PA 19103  
10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 273-2019r SUR JUDGEMENT NO. 273-2019 \_\_\_ AT THE SUIT OF Nationstar Mortgage LLC d/b/a Mr. Cooper vs Carmen Tambakis, an incapacitated person, c/o Family Service Society of Yonkers 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 November 13, 2019 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.

251, Section No. 22 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 14, Page 35.

PARCEL ID: 192.01-03-50-COMMONLY KNOWN AS and for informational purposes only: 314 Saw Creek Estates fka 251-22 Ansted Court Assessed as Lot 251 Section 22, Bushkill, PA 18324.

Together with all rights and privileges and Under and Subject to the conditions, exceptions, covenants, reservations and restrictions as of record.; awtg approval from client BEING THE SAME PREMISES which Robert L. Sturdivant and Nancy T. Sturdivant, his wife, by Deed dated July 29, 1988 and recorded August 3, 1988 in the Office of the Recorder of Deeds in and for the County of Pike, Pennsylvania in Book 1261, Page 042, granted and conveyed unto Peter G. Tambakis and Carmen Tambakis, his wife, in fee.

AND THE SAID Peter G. Tambakis departed this life on or about February 6, 1996 thereby vesting title unto Carmen Tambakis by operation of law.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Carmen Tambakis, an incapacitated person, c/o Family Service Society of Yonkers DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A

JUDGMENT ON THE AMOUNT OF \$22,049.94 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. Carmen Tambakis, an incapacitated person, c/o Family Service Society of Yonkers  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO COLLECT \$22,049.94 PLUS COSTS AND INTEREST AS AFORESAID.  
Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
Shapiro & DeNardo  
3600 Horizon Drive, Ste.150  
King of Prussia, PA 19406  
10/18/2019 • 10/25/2019 • 11/1/2019

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**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 860-2019r SUR JUDGEMENT NO. 860-2019 AT THE SUIT OF Ditech Financial LLC vs Hermina Waterton 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 November 13, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT LEGAL DESCRIPTION ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE TOWNSHIP OF LEHMAN, PIKE COUNTY, PENNSYLVANIA: BEING KNOWN AS: 87 HUFFMAN CIRCLE BUSHKILL, PA 18324 BEING PARCEL NUMBER: 188.02-01-70  
IMPROVEMENTS: RESIDENTIAL PROPERTY

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Hermina Waterton  
DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$57,052.12 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.  
NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE

MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF\_ Hermina Waterton DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 57,052.12 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
RAS Citron, LLC  
133 Gaiter Drive, Ste. F  
Mt. Laurel, NJ 08054  
10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 415-2019r SUR JUDGEMENT NO. 415-20 19\_AT THE SUIT OF PHH Mortgage Corporation vs Helen M. Ingram and Patricia A. Ingram 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 November 13,2019 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, and Commonwealth of Pennsylvania, being Lot 38, Section 6, Rustic Acre 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 12, Page 7.  
Control No. 104400 Map No. 197.03-01-63.019  
Being Known as 38 Walnut Trail Rustic Acres a/k/a 2204 Walnut Trail, Bushkill, PA 18324  
BEING the same premises which Mildred Toro Padilla, widow by Deed dated June 20, 2003 and recorded in the Office of Recorder of Deeds of Pike County on July 2,2003 at Book 1991, Page 1039 granted and conveyed unto Helen M. Ingram and Patricia A. Ingram, 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 Helen M. Ingram and Patricia A. Ingram DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$127,788.02 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\_ Helen M. Ingram  
and Patricia A. Ingram  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$ 127,788.02 PLUS  
COSTS AND INTEREST AS  
AFORESAID.  
Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
Stem & Eisenberg  
1581 Main Street, Ste. 200  
Warrington, PA 18976  
10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF  
EXECUTION ISSUED OUT OF  
THE COURT OF COMMON  
PLEAS, PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION NO  
903-2018r SUR WDGEMENT  
N0903-2018\_AT THE SUIT OF U. S.  
Bank National Association, as Corp.  
CSFB Mortgage-Backed Pass-Through  
Certificates, Series 2002-29 vs Cesar A.  
Gonzalez aka Cesar Gonzalez, Jr aka  
Cesar Gonzales, Jr and Dawn Rose  
Gonzalez  
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 November 13,2019 at  
11:00 AM PREVAILING TIME IN  
THE AFORENOON OF SAID  
DATE:

SHORT DESCRIPTION By virtue of  
a Writ of Execution No. 903-2018  
U.S. Bank National Association, as  
Trustee, Successor in Interest to Bank  
One, National Association, as Trustee  
for Credit Suisse First Boston Mortgage

Securities Corp. Csfb Mortgage-Backed  
Pass-Through Certificates, Series 2002-  
29  
v.  
Cesar A. Gonzalez a/k/a Cesar  
Gonzalez, Jr a/k/a Cesar Gonzales, Jr  
Dawn Rose Gonzalez  
owner(s) of property situate in the  
GREENE TOWNSHIP, PIKE  
County, Pennsylvania, being  
102 Cottontail Lane, a/k/a 2 Buckskin  
Drive, Greentown, PA 18426-8909  
Parcel No. 101.02-01-03 -  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$59,510.85  
Attorneys for Plaintiff  
Phelan Hallinan Diamond & Jones,  
LLP

THE SALE IS MADE BY VIRTUE  
OF A WRIT OF EXECUTION  
ISSUED BY THE  
PROTHONOTARY OF THE  
COMMONWEALTH OF  
PENNSYLVANIA TO Cesar A.  
Gonzalez aka Cesar Gonzalez, Jr aka  
Cesar Gonzales, Jr and Dawn Rose  
Gonzalez  
DEFENDANTS, OWNER, OR  
REPUTED OWNERS OF THE  
AFORESAID REAL PROPERTY  
FOR EXECUTION UPON A  
JUDGMENT ON THE AMOUNT  
OF \$59,510.85 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\_ Cesar A. Gonzalez aka Cesar Gonzalez, Jr aka Cesar Gonzales, Jr and Dawn Rose Gonzalez DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT 59,510.85 PLUS COSTS AND INTEREST AS AFORESAID. Kerry Welsh, SHERIFF PIKE COUNTY, PENNSYLVANIA Phelan Hallinan Diamond & Jones 1617 JFK Blvd., Ste. 1400 1 Penn Center Plaza Philadelphia, PA 19103 10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 690-2019r SUR JUDGEMENT NO. 690-2019\_\_AT THE SUIT OF Village Capital & Investment, LLC vs Theresa Brown aka Theresa M. Brown 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 November 13, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**LEGAL DESCRIPTION**

All that certain piece, parcel and tract of

land situated, lying and being in the Township of Delaware, County of Pike and State of Pennsylvania, more particularly described as follows, to wit: Lot 12, Block W-1504 as set forth on a Plan of Lots, Wild Acres, Section Fifteen, Delaware Township, Pike County, Pennsylvania dated February 2, 1972 by Joseph D. Sincavage, Monroe Engineering, Inc., Stroudsburg, and filed in the Office for the Recording of Deeds in and for Pike County, Pennsylvania, in Plat Book 12, page 105, re-recorded February 7, 1975. Parcel No. : 168-04-09-31 BEING known and numbered as 267 High Ridge Road, Dingmans Ferry, PA 18328 Being the same property conveyed to Elise E. Lowe and Theresa Brown who acquired title by virtue of a deed from Elsie E. Lowe and Theresa Wise, nka Theresa Brown, and Anthony G. Wise, Jr., dated May 24, 2002, recorded June 7, 2002, at Instrument Number 200200008686, and recorded in Book 1930, Page 1111, Office of the Recorder of Deeds, Pike County, Pennsylvania. INFORMATIONAL NOTE: Elsie E. Lowe died August 28, 2013, and pursuant to the survivorship language in the above-mentioned deed, all her interest passed to Theresa Brown. Exhibit "A"

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Theresa Brown aka Theresa M. Brown DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A



JUDGMENT ON THE AMOUNT OF \$100,811.92 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 Theresa Brown aka Theresa M. Brown DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$100,811.92 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
Manley Deas & Kochalski LLC  
PO Box 165028  
Columbus, OH 43216-5028  
10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 414-2019r SUR JUDGEMENT NO.\_ 414-20 19 \_AT THE SUIT OF PHH Mortgage Corporation vs Joseph B. Heffernan 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 November 13, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

All that certain piece or parcel of land, situate, lying and being in the Township of Blooming Grove, County of pike and state of Pennsylvania, bounded and described as follows: Lot no. 12, block V-125, as set forth on map entitled "section one, Camelot forest, Blooming Grove Township, Pike county, Pennsylvania, scale 1" = 100', June, 1982, revised, sheet 1, and recorded in the office of the recorder of deeds of pike county, Pennsylvania, in plat book 21, page 51. Together with all rights of way and under and subject to the reservations and restrictions set forth in certain declaration of restrictive covenants, restrictions, exceptions, reservations and conditions, dated September 1, 1982 and recorded in the office of the recorder of deeds of pike county, Pennsylvania in deed book volume 834, at page 171.

ALSO KNOWN AS 116 Merlin Road, Greeley, PA 18425

PARCEL ID 060.03-01-13

Fee Simple Title Vested in Joseph B. Heffernan by deed from Joan P. Kerrigan, Widow, dated 05/10/2009, recorded 06/11/2009, in the Pike County Clerk's Office in Deed Book OR 2310, Page 1612.

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

PENNSYLVANIA TO Joseph B. Heffernan  
DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$ 81,378.49 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.  
NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF\_ Joseph B. Heffernan  
DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$81,378.49 PLUS COSTS AND INTEREST AS AFORESAID.  
Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
Stern & Eisenberg  
1581 Main Street, ste. 200  
Warrington, PA 18976  
10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 204-2019r SUR JUDGEMENT NO.\_204-2019\_AT THE SUIT OF

Quicken Loans Inc. vs Paul Bertino and Tracy Baker  
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 November 13,2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

PARCEL NO.: 148.02-03-681 Tax Control: 02-0-027716  
Land situated in the Township of Delaware in the County of Pike in the State of PA  
Lot 78, Block M-303, as shown on a map entitled "Section 3, Marcel Lake Estates, Delaware Township, Pike County, Pennsylvania," which map was duly recorded on June 7, 1971, with the Office of the Recorder of Deeds of Pike County, Pennsylvania, in plat book 8, page 173.  
TOGETHER with all and singular the buildings, improvements, ways, streets, alleys, driveways, passages, waters, watercourses, rights (including mineral rights), liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in any wise appertaining, and the revisions and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of Grantor, as well at law as in equity, of, in, and to the same.  
Commonly known as: 102 Babette Ct, Dingmans Ferry, PA 18328-3139  
The property address and tax parcel identification number listed are provided solely for informational purposes.  
Fee Simple Title Vested in Paul

Bertino, an unmarried man and Tracy Baker, a single woman, as Joint Tenants with full rights of survivorship by deed from Carl M. Williams, Jr., an unmarried man, dated 8/2512017, recorded 8/30/2017, in the Pike County Clerk's Office in Deed Book 2531, Page 2301 as Instrument No. 201700007407.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Paul Bertino and Tracy Baker DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$ 71,322.81 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\_ Paul Bertino and Tracy Baker DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 71,322.81 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
Stem & Eisenberg  
1581 Main Street, Ste. 200  
Warrington, PA 18976  
10/18/2019 • 10/25/2019 • 11/1/2019

**SHERIFF SALE  
NOVEMBER 13, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 931-2019r SUR JUDGEMENT NO. 931-20 19\_A T THE SUIT OF Bayview Loan Servicing, LLC vs Anatoly Gutman and Nargiz Orudjova DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDU~ OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY November 13,2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION  
DOCKET NO: 2019-00931  
ALL THAT CERTAIN lot or piece of ground situate in Lehman Township, County of Pike, and Commonwealth of Pennsylvania  
TAX PARCEL NO: Map # 196.04-05-02 Control # 100499  
PROPERTY ADDRESS 228 Stafford Drive f/k/a 1899 Stafford Saw Creek a/k/a Lot 1899 Stafford Saw Creek Es Bushkill, PA 18324  
IMPROVEMENTS: a Residential Dwelling  
SOLD AS THE PROPERTY OF: Anatoly Gutman and Nargiz Orudjova  
ATTORNEY'S NAME: Roger Fay, Esquire

SHERIFF'S NAME: Pike County Sheriff

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Anatoly Gutman and Nargiz Orudjova DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$ 104,900.58 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\_ Anatoly Gutman and Nargiz Orudjova DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 104,900.58 PLUS COSTS AND INTEREST AS AFORESAID. Kerry Welsh, SHERIFF PIKE COUNTY, PENNSYLVANIA Milstead & Assoc  
1 E Stow Road  
Marlton, NJ 08053  
10/18/2019 • 10/25/2019 • 11/1/2019

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Pike County Bar Association



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Pike County Bar Association, P.O. Box 183, Milford, PA 18337  
(570) 296-5102 · [www.pikebar.com](http://www.pikebar.com)

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**CIVIL ACTIONS FILED**


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*From October 17, 2019 to October 24, 2019*

*Accuracy of the entries is not guaranteed.*

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**CERTIFIED COPY OF LIEN**

2019-45749	Pa Department Of Revenue Bureau Of Compliance Jennino Joseph	Creditor Debtor	10/21/2019
2019-45750	Pa Department Of Revenue Bureau Of Compliance Kingsberry Darnell	Creditor Debtor	10/21/2019
2019-45751	Pa Department Of Revenue Bureau Of Compliance Duran Nelson Jr	Creditor Debtor	10/21/2019
2019-45752	Pa Department Of Revenue Bureau Of Compliance Cooper Jones Enterprises Inc	Creditor Debtor	10/21/2019
2019-45753	Pa Department Of Revenue Bureau Of Compliance Galeano Brendan A Galeano Lisa	Creditor Debtor Debtor	10/21/2019
2019-45754	Pa Department Of Revenue Bureau Of Compliance Marion Michael A	Creditor Debtor	10/21/2019
2019-45755	Pa Department Of Revenue Bureau Of Compliance Velez Nelson	Creditor Debtor	10/21/2019
2019-45756	Pa Department Of Revenue Bureau Of Compliance Markwalter Peter Markwalter Jessica	Creditor Debtor Debtor	10/21/2019
2019-45757	Commonwealth Of Pennsylvania Department Of Labor & Industry Utopia Salon And Day Spa LLC Arasimowicz Kim	Creditor  Debtor Debtor	10/23/2019

**CONTRACT — BUYER PLAINTIFF**

2019-01371	Cavalry SPV I LLC Itjen Gloria A	Plaintiff Defendant	10/21/2019
2019-01382	Cavalry SPV I LLC Nunn Peggy L	Plaintiff Defendant	10/21/2019
2019-01383	Cavalry SPV I LLC Lachance Rick Lachance Rick Sr	Plaintiff Defendant Defendant	10/21/2019

**CONTRACT — DEBT COLLECTION: CREDIT CARD**

2019-01366	Barclays Bank Delaware Lopez Helen L	Plaintiff Defendant	10/21/2019
2019-01367	Barclays Bank Delaware Weisel Glenn C	Plaintiff Defendant	10/21/2019
2019-01372	Lvnv Funding LLC Rivera Samuel T	Plaintiff Defendant	10/21/2019
2019-01373	Citibank NA Fisher David	Plaintiff Defendant	10/21/2019
2019-01374	Citibank NA Guadalupe Nicole	Plaintiff Defendant	10/21/2019

2019-01375	Citibank NA Scholten Paul	Plaintiff Defendant	10/21/2019
2019-01376	Citibank NA Feliciano Henry Jr	Plaintiff Defendant	10/21/2019
2019-01377	Citibank NA Aye Aung K	Plaintiff Defendant	10/21/2019
2019-01378	Citibank NA Conklin Renae	Plaintiff Defendant	10/21/2019
2019-01379	Citibank NA Boyle John S	Plaintiff Defendant	10/21/2019
2019-01380	Citibank NA Roberts Parbatie	Plaintiff Defendant	10/21/2019

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**CUSTODY**

2019-01351	Delillo Wayne Delillo Elizabeth Haggerty Faith Bigott Faith	Plaintiff Plaintiff Defendant Defendant	10/17/2019
2019-01384	Pierson Dennis Pireson Karin Pierson Gregory Kelly Kaitlin	Plaintiff Plaintiff Defendant Defendant	10/21/2019
2019-01386	McKenzie William McKenzie Lisa	Plaintiff Defendant	10/22/2019
2019-01391	Ragone Mary D Snyder Anthony L	Plaintiff Defendant	10/23/2019

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**MARRIAGE LICENSE FILINGS**

2019-00248	McElroy Lawrence James Landman Leanne S	10/18/2019 10/21/2019
2019-00249	Boyd Herbert Lee Damoudt Nichy Axella	10/18/2019
2019-00250	Cavalone Crystal Lee Lewis William Ryan	10/21/2019
2019-00251	Vitale Camryn Jessica Hess Christopher Giordano	10/23/2019

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**PROTECTION FROM ABUSE**

2019-01360	Williston Christine Marshall Douglas	Plaintiff Defendant	10/18/2019
2019-01361	Crooker Tara A Hubschmitt Charlie	Plaintiff Defendant	10/18/2019
2019-01362	Crooker Tara A Crooker Robert E III, Minor Hubschmitt Charlie	Plaintiff Plaintiff Defendant	10/18/2019

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**REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL**

2019-01350	US Bank National Association	Plaintiff	10/17/2019
	Mullin Steven P	Defendant	
	Brewster Mullin Margorie R	Defendant	
2019-01364	Cnb Realty Trust	Plaintiff	10/21/2019
	Sample Stephen Craig	Defendant	
	Colaiacovo Lynda Estate Of	Defendant	
	Colaiacovo Lynda A Estate Of	Defendant	
2019-01389	Wilimington Savings Fund Society FSB	Plaintiff	10/23/2019
	Christiana Trust	Plaintiff	
	Janusz Adeline	Defendant	
	Janusz Patrick	Defendant	
2019-01390	PNC Bank National Association	Plaintiff	10/23/2019
	Wiggins Joetta L	Defendant	
	Reedy Robert	Defendant	

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**REAL PROPERTY — QUIET TITLE**

2019-01368	MKJAG LLC	Plaintiff	10/21/2019
	Valdner Daniel B	Defendant	

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**WRIT OF SUMMONS CIVIL**

2019-01359	Kester Dawn	Plaintiff	10/17/2019
	PJS Bethlehem Realty LLC	Defendant	

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Pike County Bar Association



Pike County Bar Association, P.O. Box 183, Milford, PA 18337

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**MORTGAGES AND DEEDS**


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*Recorded from October 17, 2019 to October 23, 2019  
Accuracy of the entries is not guaranteed.*

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**MORTGAGES**

<b>BORROWER</b>	<b>LENDER</b>	<b>AMOUNT</b>	<b>LOCATION</b>
Saccento Garrin Craig Saccento Brittany	MERS Mortgage Electronic Registration System Inc Freedom Mortgage Corporation	388248.00	Dingman Twp
Flores Hector S	MERS Mortgage Electronic Registration System Inc Prosperity Home Mortgage LLC	156682.00	Delaware Twp
Dingman Michael R	MERS Mortgage Electronic Registration System Inc Loandepot.Com LLC	89500.00	Delaware Twp
Schwalm Charles Edward Schwalm Charles E Schwalm Mary	Wells Fargo Bank NA	118150.00	Lehman Twp
Shivers James Shivers Christine	MERS Mortgage Electronic Registration System Inc Quicken Loans Inc	169000.00	Dingman Twp
Routson Geoffrey Routson Mary Ann Routson Mary Ann Agent	NBT Bank NA	145000.00	Blooming Grove Twp
Flesch Edward A Flesch Lisa A	MERS Mortgage Electronic Registration System Inc Summit Mortgage Corporation	174775.00	Dingman Twp
Desane Jason Desane Amber	MERS Mortgage Electronic Registration System Inc First Home Bank	245471.00	Delaware Twp
Hartigan Matthew M Hartigan Lorene C	MERS Mortgage Electronic Registration System Inc Investors Bank	430000.00	Palmyra Twp
Woehr William C Woehr Eileen L	Univest Bank & Trust Company	100000.00	Palmyra Twp



Hakim Chanainan	Admirals Bank	22609.00	Lehman Twp
Besten Richard J	MERS		
Besten Daphne M	Mortgage Electronic Registration System Inc		
	JG Wentworth Home Lending LLC	340000.00	Dingman Twp
Stiner Scott Tr	MERS		
Toth Douglas Tr	Mortgage Electronic Registration System Inc		
Karen Tomaine 2017 Irrev Trust 01/20/2017	UBS Bank USA	880000.00	Palmyra Twp
Chiochio Arthur John	MERS		
Chionchio Rebecca	Mortgage Electronic Registration System Inc		
Chionchio Arthur John	Caliber Home Loans Inc	82500.00	Shohola Twp
Camacho Kelly	MERS		
	Mortgage Electronic Registration System Inc		
	Atlantic Home Loans Inc	75091.00	Lehman Twp
Cameron Steven	Citibank NA		
Cameron Carmella		4480000.00	
Trochiano Anthony	Hudson Valley Federal Credit Union		
Trochiano Danielle		359000.00	Dingman Twp
Kaprat Vincent	MERS		
	Mortgage Electronic Registration System Inc		
	Ark-La-Tex Financial Services LLC		
	Benchmark Mortgage	123131.00	Blooming Grove Twp
Pallotta Diane	MERS		
Pallotta Michael Anthony	Mortgage Electronic Registration System Inc		
	Bank Of America NA	134950.00	Lackawaxen Twp
Armand I Richard Edward	MERS		
	Mortgage Electronic Registration System Inc		
	Stearns Lending LLC	150660.00	Dingman Twp
Vachier Saul	Wells Fargo Bank NA		
Vachier Deidra E		36000.00	Blooming Grove Twp
Wolff Loretta	MERS		
Wright Adam	Mortgage Electronic Registration System Inc		
	Summit Mortgage Corporation	164957.00	Dingman Twp
Becker Judy M	PNC Bank NA	25000.00	Lackawaxen Twp

Vonwerne Kalynne	MERS Vonwerne Krista Mortgage Electronic Registration System Inc Summit Mortgage Corporation	270019.00	Lehman Twp
Hetrick Jason Brobst Melissa	MERS Mortgage Electronic Registration System Inc Huntingdon Valley Bank	98200.00	Palmyra Twp
Soucier Christian Soucier Stephanie	MERS Mortgage Electronic Registration System Inc Quicken Loans Inc	254249.00	Lackawaxen Twp
Laino Theresa R Vaccaro John Vaccaro Sheila	ESSA Bank & Trust MERS Mortgage Electronic Registration System Inc NJ Lenders Corporation	36000.00 210000.00	Lehman Twp Lackawaxen Twp
Pennings Jacob	MERS Mortgage Electronic Registration System Inc Everett Financial Inc Supreme Lending	175289.00	Dingman Twp
Deltoro Luis A Deltoro Yolanda	MERS Mortgage Electronic Registration System Inc Quicken Loans Inc	178000.00	Delaware Twp
Kowal Peter T Coelho Kowal Amy J Kowal Amy J Coelho Coelho Kowal Amy Kowal Amy Coelho	Citizens Bank NA	280000.00	Milford Borough
Vanwageningen Henry Jr Pisano Deborah A	MERS Mortgage Electronic Registration System Inc Quicken Loans Inc	115600.00	Lehman Twp
Trifonov Maxim Trifonov Lisa	MERS Mortgage Electronic Registration System Inc Freedom Mortgage Corporation	176449.00	Blooming Grove Twp
Ernst David R Ernst Karen O	JPMorgan Chase Bank NA	147000.00	Lehman Twp
Yuce Barlas Yuce Candis Rene	MERS Mortgage Electronic Registration System Inc Primelending	308000.00	Dingman Twp

Walia Teenie	MERS Mortgage Electronic Registration System Inc NJ Lenders Corporation	69750.00	Dingman Twp
Richelderfer Edlyn K Richelderfer James C	MERS Mortgage Electronic Registration System Inc USAA Federal Savings Bank	75000.00	Shohola Twp
Vasquez Jeremie Anglada Maritza	MERS Mortgage Electronic Registration System Inc Finance Of America Mortgage LLC	127645.00	Lehman Twp
Vasquez Jeremie	Pennsylvania Housing Finance Agency	4534.00	Lehman Twp
Anglada Maritza		4534.00	Lehman Twp
Hancaviz Susan J Phelan John K	Wells Fargo Bank NA MERS Mortgage Electronic Registration System Inc Mortgage Research Center LLC Veterans United Home Loans	130000.00 236988.00	Palmyra Twp Westfall Twp
Donegan Kenneth G Greenspan Heather Greenspan Bruce	Citizens Bank NA MERS Mortgage Electronic Registration System Inc Finance Of America Mortgage LLC	114500.00 316000.00	Dingman Twp Palmyra Twp
Bohlinger Mark R II Bohlinger Jenny	MERS Mortgage Electronic Registration System Inc Finance Of America Mortgage LLC	152000.00	Blooming Grove Twp
Roven Janice	Dime Bank	292000.00	Lackawaxen Twp
Conti Jodi M	Waldes David	180000.00	Lackawaxen Twp
Wenzel Milissa Wenzel Richard R	MERS Mortgage Electronic Registration System Inc Quicken Loans Inc	253000.00	Dingman Twp
Igoe Ann Marie	MERS Mortgage Electronic Registration System Inc Summit Mortgage Corporation	162500.00	Lackawaxen Twp
Storage Land Pa LLC	Wayne Bank	445000.00	Dingman Twp

Storage Land Pa LLC	Kalish Jay S Tr Jay S Kalish Trust 02/07/2011 Vanhorn Luke Jr	90000.00	Dingman Twp
Crawford Andrew	Hudson Heritage Federal Credit Union		
Crawford Bridget		50000.00	Westfall Twp
Jackson Rashidah	MERS Mortgage Electronic Registration System Inc Primary Residential Mortgage Inc	141047.00	Lehman Twp
Huguenin William F Huguenin Candace	MERS Mortgage Electronic Registration System Inc Freedom Mortgage Corporation	145000.00	Blooming Grove Twp

## DEEDS

SELLER	BUYER	AMOUNT	LOCATION
Schembri Charles C S Schembri Carmen	Flores Hector S	159574.00	Delaware Twp
Gunthner Edward	Edward F Gunthner Revocable Trust 12/29/08	1.00	Lackawaxen Twp
Stevenson Mark C Stevenson Donna L	Dingman Michael R Taylor Ashley M	89500.00	Delaware Twp
Schwalm Charles E	Schwalm Charles E Schwalm Mary	1.00	Lehman Twp
Kelsey Robert Kelsey Robert W Kelsey Leonora K	Kelsey Leonora K Kelsey Leonora K	1.00 1.00	Lackawaxen Twp Lackawaxen Twp
Dzyubanny Yuri Dzyubanny Janine	Strause Michael R Strause Sarah B	125000.00	Palmyra Twp
Hicks Ruby M	Mohammed Carlos M Coscia Gina P	84500.00	Lehman Twp
Decker Christopher J Decker Diane S	Decker Christopher J Tr Decker Diane S Tr Decker Revocable Living Trust 10/08/2019	1.00	Dingman Twp
Blaney Edward Blaney Stacey	Routson Geoffrey Routson Mary Ann	225000.00	Blooming Grove Twp
Dambakly Anthony Dambakly Judith	Garnet Samantha Oehm Daniel	1.00	Dingman Twp

Olswski Anthony L	Flesch Edward A		
Olswski Beverly	Flesch Lisa A	178000.00	Dingman Twp
Dearmas Cosme J	Bleiler Thomas M		
	Selin Carla A	58000.00	Delaware Twp
OConnell Kevin	Desane Jason T		
Fratto OConnell Rosanna	Desane Amber		
OConnell Rosanna Fratto		250000.00	Delaware Twp
Russello Joseph	Flores Juana		
Russello Bernadette	Patino David	1519.06	Lehman Twp
Mir-Pontier Araceli	Pontier Glenn		
Pontier Araceli Mir	Mir-Pontier Araceli		
Mir Pontier Araceli	Pontier Araceli Mir		
Pontier Glenn	Mir Pontier Araceli		
	Useo Bryan D	1.00	Shohola Twp
Mutch Brian	Mutch Brian	1.00	Delaware Twp
Delaney William	Lapiedra Richard		
Mastellone Rose Mary		118000.00	Blooming Grove Twp
Lobach Anna Lee	Woehr William C		
	Woehr Eileen L	158000.00	Palmyra Twp
Horie Akiko	Timeless Home Renovations Inc	39000.00	Lehman Twp
Hilaris Constance	Chrysikopoulos Anthony Chrysikos Anthony Chrysikos Anna	1.00	Delaware Twp
Whitmore Linda Exrx	Whitmore Linda J		
Rynar Marion A Est			
Rynar Marion Est		1.00	Lackawaxen Twp
Stiner Scott A	Stiner Scott Tr		
Tomaine Karen	Toth Douglas Tr Karen Tomaine 2017 Irrev Trust 01/20/2017	1.00	Palmyra Twp
Correa Fred	Chionchio Arthur John Chionchio Rebecca	110000.00	Shohola Twp
Sikorski Anthony M Est	Sikorski Mildred		
Sikorski Mildred Admr	Padrazo Annette		
Sikorski Maria	Padrazo David	1.00	Delaware Twp
Roberts Calvin	Dellarocco Vincent	5000.00	Dingman Twp
Dellarocco Vincent	Harris Christopher Lee Sr Harris Dorothy E	3900.00	Dingman Twp
Serrano Lillian	Camacho Kelly	82000.00	Lehman Twp
Cowern Scott N	Cowern Scott N		
Cowern Karen L	Cowern Karen L	1.00	Milford Borough
Township Of Dingman	Habitat For Humanity Of Pike County Inc		
Dingman Township		206883.90	Dingman Twp

Lemay Shannon	Trochiano Anthony		
Lemay Robert Jr	Trochiano Danielle	417500.00	Dingman Twp
Welsh Kerry Shrff	Federal National Mortgage Association		
Kohout Joseph S Jr		1.00	Lehman Twp
Welsh Kerry Shrff	Pennymac Loan Services LLC		
Yilmaz Serap Selen			
Yilmaz Serap S			
Yilmaz Serap		1.00	Lehman Twp
Welsh Kerry Shrff	HSBC Bank USA NA Tr		
Rude Shawnee L	PHH Alternative Mortgage Trust Serie 2007-3	1.00	Greene Twp
Welsh Kerry Shrff	Deutsche Bank National Trust Company Tr		
Bannon Doris J	Residential Asset Sec Trust 2006-A3cb		
	Mortgage Pass Thru Certs Series 2006-C	1.00	Westfall Twp
Addeo Frances	Kaprat Vincent		
Addeo Steven			
Colomier Laura		121000.00	Blooming Grove Twp
Montoya Gloria E	Pallotta Michael		
	Pallotta Diane	168700.00	Lackawaxen Twp
Koeller Norman	Armandi Richard Edward		
Koeller Marilyn		149154.00	Dingman Twp
Welsh Kerry Shrff	Citimortgage Inc		
Negron Angel E			
Silva Negron Mary Ann			
Negron Mary Ann Silva		1.00	Dingman Twp
Long James M	Vachier Saul		
Long Stanley H III	Vachier Deidra E	45000.00	Blooming Grove Twp
Welsh Kerry Shrff	US Bank NA Tr		
Lucey Edith	RMAC Trust Series 2016-CTT		
Lucey Gerard		1.00	Delaware Twp
Schatt Neal	Calabrese Anthony		
Schatt Rosemarie	Calabrese Andrea	175000.00	Lackawaxen Twp
McCarthy Thomas F	Gold Key Country Club Inc		
McCarthy Helen		10060.00	Dingman Twp
Schies Jason Gregg Exr	Tigue Sarah E		
Schies Armstrong Lie Nio Est			
Armstrong Lie Nio Schies Est		120000.00	Greene Twp
Moretti John	Kasenter Michael		
Moretti Mary P	Boutwell Laura	5000.00	Lehman Twp
Dunne James R	Thoma David C	39900.00	Greene Twp

Terwilliger Charles D	Wolff Loretta		
Reyes Lisa	Wright Adam	170000.00	Dingman Twp
Bruno Louis M Sr	Vonwerne Krista		
Bruno Joan A	Vonwerne Kalynne	275000.00	Lehman Twp
Maute Thomas	Westfall Gardens LLC		
Parkman Joanne		106000.00	Delaware Twp
Sprague Clifford A	Sprague Clifford A		
Sprague Sharon A	Sprague Sharon A		
	Sprague Alicia F	1.00	Lehman Twp
Haim Roman	Abayev Dmitriy B		
Abayev Dmitriy			
Abayev Dmitriy B		1.00	Lackawaxen Twp
Gillen Gene A	North John		
Gillen Patricia	North Lorraine	343000.00	Dingman Twp
Lander Jay B	Hetrick Jason		
Lander Paula	Brobst Melissa	123000.00	Palmyra Twp
Akley William	Soucier Christian		
Akley Elaine	Soucier Stephanie	337000.00	Lackawaxen Twp
Gallo Joseph P	Gallo Joseph Paul Tr		
Gallo Grace	Gallo Grace Tr		
	Joseph Paul Gallo		
	Revocable Trust 08/15/19		
	Grace Gallo Revocable		
	Trust 08/15/2019	1.00	Lackawaxen Twp
Vazquez Jose A Est	Cruz Luis E		
Vesco Robert L Exr		107000.00	Lehman Twp
Rice Philip M Exr	Rice Philip M		
Rice Alan D Exr	Rice Alan D		
Rice Joseph A Est		1.00	Palmyra Twp
Rice Philip M Exr	Rice Philip M		
Rice Alan D Exr	Rice Alan D		
Rice Joseph A Est		1.00	Palmyra Twp
Manheim William	Manheim William H		
	Labicasi Manheim May		
	Manheim May Labicasi	1.00	Dingman Twp
Manheim William H	Manheim William H		
	Labicasi Manheim May		
	Manheim May Labicasi	1.00	Dingman Twp
Manheim William H	Manheim William H		
	Labicasi Manheim May		
	Manheim May Labicasi	1.00	Dingman Twp
Thelma MacKay Trust	Foland Christine A Tr		
12/30/2013	Christine A Foland		
MacKay Elizabeth A Tr	Living Trust 06/26/2015	10060.00	Lackawaxen Twp

Power John J	Rowland James E Jr		
	Rowland Jennifer L	5000.00	Shohola Twp
Sperduto Edward S	Vaccaro John		
Sperduto Sonia M	Vaccaro Sheila	365000.00	Lackawaxen Twp
Ficken Steven	Pennings Jacob		
Ficken Susan		171600.00	Dingman Twp
Devaney Martin	Yuce Bar Las		
	Yuce Candis Rene	385000.00	Dingman Twp
Ulla Mary Ann	Walia Teenie	93000.00	Dingman Twp
Henriques Graig	Richelderfer Edlyn K		
Finch Elise D	Richelderfer James C		
Finch-Henriques Elise O			
Henriques Elise D Finch			
Finch Henriques Elise D		310000.00	Shohola Twp
McBride Thomasina	Baker Linda L	165000.00	Lehman Twp
Antonopoulos Michael	Vasquez Jeremie		
	Anglada Maritza	130000.00	Lehman Twp
Banach Ross A	Phelan John K		
Banach Andrea L		232000.00	Westfall Twp
Mallard Milton D	Adamis Mary K		
Mallard Elizabeth A	Adamis-Irish Giannoula K		
	Irish Giannoula K Adamis		
	Adamis Irish Giannoula K	209300.00	Milford Twp
Szulewski William	McAllister Catherine		
Szulewski Deborah		157500.00	Shohola Twp
Rodriguez Ivan	Hanley Martin	9000.00	Delaware Twp
Kimberlin Bonnysue A	Donegan Kenneth G	154500.00	Dingman Twp
Fays Edward J	Greenspan Heather		
Fays Genevieve	Greenspan Bruce	395000.00	Palmyra Twp
Halbohn David A	Terruso Douglas J		
Halbohn Lucia A	Terruso Deborah	20000.00	Palmyra Twp
Lav LLC	Bohlinger Mark R II		
	Bohlinger Jenny	160000.00	Blooming Grove Twp
Desau Michael	Roven Janice		
Desau Kimberly A		365000.00	Lackawaxen Twp
Dehart Brian	Lezama Fausto		
Dehart Donna	Lezama Maryann	121600.00	Lackawaxen Twp
Colucci Anthony Jr	Dangelo Nicolo		
Colucci Gwendolyn F		6000.00	Shohola Twp
Wroblewski Joseph T	Dixon James	30180.00	Lackawaxen Twp
Miller Samuel T	Perez Rojas Vicente		
Miller Michele	Rojas Vicente Perez	6000.00	Shohola Twp
Vinogradov David	Conti Jodi M		
Vinograoov Lana		225000.00	Lackawaxen Twp



Barbaro Christopher	Santos Ruth		
Barbaro Ellen L	Rivera George R		
Goldstein Ellen Lee		6000.00	Shohola Twp
Debiase Albert R Jr	Curley Joseph M		
Debiase Linda A	Rieco Tonya M	6000.00	Shohola Twp
Igoe Ann Marie	Igoe Ann Marie	1.00	Lackawaxen Twp
Resort Construction Company Inc	Storage Land Pa LLC	550000.00	Dingman Twp
Sandlin Buddhika	Jackson Rashidah		
Sandlin Gary		143650.00	Lehman Twp
Ocampo Diane	Huguenin William F		
Ocampo Luis	Huguenin Candace	165000.00	Blooming Grove Twp
Moy Laura W	Moy Laura W		
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