

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. XII ♦ MILFORD, PA ♦ FEBRUARY 7, 2020 ♦ NO. 6

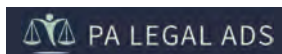


THE PIKE COUNTY BAR ASSOCIATION
WISHES EVERYONE
A SAFE AND PROSPEROUS NEW YEAR

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
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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.*

Subscription Rates

Per Year

Mailed Copy	\$100
Emailed Copy	\$75
Mailed & Emailed	\$125

PIKE COUNTY OFFICIALS

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Kerry Welsh

District Attorney

Raymond Tonkin, Esq.

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Clerk of the Orphans' Court

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Robert Bernathy, Esq.
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Christopher Brighton

Auditors

Thomas Foran
 Gail Sebring
 Judy Leary-Wagner

PEMA

Tim Knapp



PIKE COUNTY DISTRICT ATTORNEY PRESS RELEASE
PIKE COUNTY SENTENCING INFORMATION

January 30, 2020 — 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:

Ian Andrew Gladkowski, 31, of Milford, PA, was sentenced to 6 months to 5 years in the Pike County Jail, fined \$3,200.00 and a driver's license suspension of 18 months for the crimes of Driving Under the Influence, Possession of a Controlled Substance, Resisting Arrest and Theft. Gladkowski took items with a value in excess of \$2,000.00 from a home in Delaware Township on July 18, 2019, without the owner's permission. The state police encountered Gladkowski passed out at the wheel of his vehicle which was in drive and running along the southbound lane of SR 739 in Dingman Township on November 21, 2018. The trooper detected the smell of an alcoholic beverage when contact was made with Gladkowski and observed him to have bloodshot and glassy eyes. Gladkowski was incapable of performing Field Sobriety Test and refused a breath test. On December 24, 2018, the state police encountered Gladkowski unconscious in his vehicle along SR 739 in Dingman Township. In an attempt to subdue Gladkowski, Gladkowski resisted arrest placing the trooper at risk of bodily injury. Gladkowski was found in possession of Suboxone.

Alan C. Danelski, age 41, of Beach Lake, PA, was sentenced to 3 years to 6 years in a state correctional facility, fined \$6,575.00 and will have his license suspended for a duration to be determined by PennDOT for the crimes of Homicide by Vehicle While DUI, Accidents Involving Death, Driving Under the Influence and the Summary Offense of Registration and Certificate of Title Required. Danelski was operating an ATV while under the influence of alcohol along Welcome Lake Road in Lackawaxen Township on June 16, 2018, when he rolled it over, resulting in the death of his passenger. Danelski left the scene of the accident prior to the arrival of the state police. When Danelski was located, Field Sobriety Tests were conducted which showed impairment and a blood test confirmed a blood alcohol content of .244%. The ATV was not registered.

Charles Francis Ryan, age 37, of Newfoundland, PA, was sentenced to 18 months to 3 years in a state correctional facility and fined \$600.00 for the crimes of Recklessly Endangering Another Person and Possession of a Controlled Substance. Ryan attempted to hide a bag containing crystal Methamphetamine by placing it behind merchandise on a shelf in a store located in Greene Township on September 2, 2019.

Mamadi Jamal Bratcher-Small, age 37, of Dingmans Ferry, PA, was sentenced to 3 months to 23 months in the Pike County Jail and fined \$700.00 for the crimes of Criminal Trespass and Criminal Mischief. Bratcher-Small kicked in a door and entered the residence located in Delaware Township on February 24, 2019, after being told he did not have permission to enter the home. The door was damaged as a result of his actions.

Todd Joseph Lovelace, age 55, of Greentown, PA, was sentenced to 15 days 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 of a Controlled

Substance. The state police responded to a vehicle crash along SR 507 in Palmyra Township on March 17, 2019, where Lovelace hit a guardrail. Field Sobriety Tests showed impairment and a blood test confirmed the presence of THC in his body.

Michael Salvatore Carcaterra, age 33, of Bushkill, PA, was sentenced to 71 days to 11 months in the Pike County Jail, followed by 1 year of probation and a fine of \$500.00 for the crimes of Resisting Arrest and Possession of a Controlled Substance. The state police responded to a residence in Lehman Township on October 3, 2018, for a report of a domestic disturbance. While being placed under arrest, Carcaterra resisted creating a risk of bodily injury to the trooper. Carcaterra was also found in possession of Heroin.

Jamie Lee Czekai, age 38, of Lake Ariel, PA, was sentenced to 48 hours to 6 months in the Pike County Jail, fined \$500.00 and had his driver's license suspended for 12 months for the crime of Driving Under the Influence. Czekai was stopped by the state police on August 23, 2019, when his vehicle was observed to be drifting back and forth across SR 507 in Greene Township. In speaking with Czekai, the trooper detected the smell of an alcoholic beverage and observed Czekai to have slurred speech. Czekai admitted to drinking prior to driving. Field Sobriety Tests were conducted which showed impairment and a breath test confirmed a blood alcohol content of .146%.

Julie Ellen Cable, age 22, of Port Jervis, NY, was sentenced to 12 months of probation and a fine of \$300.00 for the crime of Criminal Conspiracy to Commit Retail Theft. Cable, together with her co-defendant, took items with a combined value of \$1,010.00 from a retail store in Westfall Township between March 4, 2019 and March 7, 2019, without paying for the items.

Holly A. Muys, age 34, of Dingmans Ferry, PA, was sentenced to 9 months to 23 months in the Pike County Jail and fined \$500.00 for the crime of Delivery of a Controlled Substance. Muys sold Heroin to a confidential informant on August 14, 2015 in the Borough of Matamoras.

Herbert Charles Baker, age 61, of Tafton, PA, was sentenced to 30 days to 6 months in the Pike County Jail, fined \$1,000.00 and will have his license suspended for a duration to be determine by PennDOT for the crime of Driving Under the Influence. The state police were dispatched to Rowland Road in Lackawaxen Township where Baker had crashed into a tree on December 31, 2018. In speaking with Baker, the trooper detected the smell of an alcoholic beverage. Baker admitted to drinking prior to the crash. A blood test confirmed a blood alcohol content of .211%.

Brian James Judson, age 31, of Dayton, OH, was sentenced to 4 years to 15 years in a state correctional facility, followed by 3 years of probation and a fine of \$1,000.00. Judson had sexual intercourse with a minor at a residence in Greene Township between March of 2017 and April of 2017, resulting in a pregnancy in the minor.

Michael Lynn Fry, age 42, of Fredericksburg, PA, was sentenced to 6 months to 12 months in the Pike County Jail and fined \$200.00 for the crime of Possession of a Controlled Substance. The state police encountered Fry on May 12, 2019, slumped over the steering wheel of his vehicle along SR 6 in Palmyra Township. A consent to search his vehicle revealed he was in possession of Alprazolam for which he did not have a prescription.

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, FEBRUARY 10, 2020

- 9:00 AM Docket #: 1426-2015
Daniel Slover vs. Sabrina VanWhy & Peifer Gross, Inc., d/b/a Rustic Acres Mobile Home
Jury Trial
Plaintiff Attorney: Jason Obliger, Esq
Defense Attorney: Sarah Argo, Esq
- 10:30 AM Docket #: 1087-2019
Kristie Snyder Kremensky vs. Lydia Kovaleski & Deborah Crockett
Custody Conference
Plaintiff Attorney: Joseph Sebelin, Esq
Defense Attorney: John Lalle, Esq & James Butz, Esq

TUESDAY, FEBRUARY 11, 2020

- 9:00 AM Docket #: 1426-2015
Daniel Slover vs. Sabrina VanWhy & Peifer Gross, Inc., d/b/a Rustic Acres Mobile Home
Jury Trial
Plaintiff Attorney: Jason Obliger, Esq
Defense Attorney: Sarah Argo, Esq
- 9:30 AM Docket #: 2446-2008
Glenn Godfrey vs. Sarah Godfrey
Custody Hearing
Plaintiff Attorney: Thomas Mincer, Esq
Defense Attorney: John Lalley, Esq, Lindsey Collins, Esq, GAL
- 11:30 AM Docket #: 1466-2019
George Decker vs. April Shauger
Custody Conference
Plaintiff Attorney:
Defense Attorney:
- 1:30 PM Docket #: 884-2019
John & Robin Callen vs. Stephanie Knapp & Jonathan Mackin
Custody Hearing
Plaintiff Attorney: Matthew Galasso, Esq
Defense Attorney: James Baron, Esq, John Klemeyer, Esq

WEDNESDAY, FEBRUARY 12, 2020

- 9:30 AM Docket #: 1821-2015
Robert & Irene Ingala vs. Kimberly & Kevin Koncelik
Jury Trial
Plaintiff Attorney: Brian Longenbegen, Esq
Defense Attorney: Thomas Comerford, Esq

THURSDAY, FEBRUARY 13, 2020

- 9:00 AM Docket #: 1821-2015
Robert & Irene Ingala vs. Kimberly & Kevin Koncelik
Jury Trial
Plaintiff Attorney: Brian Longenbegen, Esq
Defense Attorney: Thomas Comerford, Esq

FRIDAY, FEBRUARY 14, 2020

- 9:00 AM Docket #: 1821-2015
Robert & Irene Ingala vs. Kimberly & Kevin Koncelik
Jury Trial
Plaintiff Attorney: Brian Longenbegen, Esq
Defense Attorney: Thomas Comerford, Esq

SATURDAY, FEBRUARY 15, 2020

- No Events Listed



LEGAL NOTICES

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

ESTATE NOTICES

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

ESTATE NOTICE

Estate of Susan N. Giampapa a/k/a Susan Giampapa, late of Canadensis, Pike County, Pennsylvania, deceased.

LETTERS OF ADMINISTRATION in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or their attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of Pike County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.

Douglas Vincent Giampapa & Nina Elizabeth Giampapa,

Co-Administrators
c/o 5 Phillips Lane
Roseland, NJ 07068

NEWMAN, WILLIAMS,
MISHKIN, CORVELEYN,
WOLFE & FARERI, P.C.
By: David L. Horvath, Esquire
712 Monroe Street
PO Box 511
Stroudsburg, PA 18360-0511

2/7/2020 • 2/14/2020 • 2/21/2020

EXECUTOR'S NOTICE

Estate of Michael T. Hoey, Deceased, late of Milford Borough, Pike County, Pennsylvania. Letters Testamentary on the above estate have been granted to Erin M. Burns and Michael J. Hoey. All persons indebted to the said estate are requested to make payment, and those having claims should present the same without delay to: Erin M. Burns, Executor, of 9309 Baylor Park Ct. Bristow, VA 20136 or Michael J. Hoey, Executor, of 2652 Lakeview Road, American Falls, ID 83211, or to the Attorneys for the Estate, Levy, Stieh & Baron, P.C.

By:
John T. Stieh, Esquire
Attorney for the Estate
Levy, Stieh & Baron, P.C
542 U.S. Routes 6 & 209
P.O. Box D, Milford, PA 18337

2/7/2020 • 2/14/2020 • 2/21/2020

ESTATE NOTICE

Estate of Elizabeth I. Wacker, late of Paupack Township, Pike County, Pennsylvania. Any person or persons having claim against or indebted to estate present same to: Donald J. Wacker P.O. Box 356, Paupack, Pennsylvania 18451; Attorney for Estate: Stephen Jennings, Esquire, 303 Tenth Street, Honesdale, Pennsylvania, 18431.

1/31/2020 • 2/7/2020 • 2/14/2020

ESTATE NOTICE

Estate of Elizabeth F. Murray, late of Dingman Township, Pike County, Pennsylvania.

Letters Testamentary on the above estate having been granted to Mary Arden, all persons indebted to the said estate are requested to make payment, and those having claims to present the same without delay to her c/o Joseph Kosierowski, Esq. 400 Broad Street, Milford, Pennsylvania 18337.

1/31/2020 • 2/7/2020 • 2/14/2020

ESTATE NOTICE

Estate of NILES IVAN ORREGO, late of Greene Township, Pike County, Pennsylvania, (died April 22, 2019). Letters Testamentary have been granted to Wendi Hope Cintron and Robin Orrego, Executrices of the Estate, who requests all persons having claims or demands against the Estate of the Decedent to make known the same, and all persons indebted to the Decedent to make payments

without delay to the Executrices named herein or to Edwin A. Abrahamsen, Jr., attorney for the Estate, at 1006 Pittston Avenue, Scranton, PA 18505.

1/24/2020 • 1/31/2020 • 2/7/2020

EXECUTOR NOTICE

Estate of Harmon B. Masker
Late of Westfall Township
EXECUTOR
Ronald Masker
100 Chinkapin Dr.
Miford, PA 18337

1/31/2020 • 2/7/2020 • 2/14/2020

LETTERS TESTAMENTARY

Estate of Harold MacGregor, late of 175 Mary Stuart Road, Delaware Township, Milford, Pa 18337:

Letters Testamentary for the above-referenced estate having been granted to the undersigned, all persons indebted to the said estate are requested to make payment and those having claims to present same, without delay to Stephen McBride, Executor, 175 Mary Stuart Road, Milford, Pa. 18337 or his attorney, Stacey Beecher, Esquire, 106 West High St., Milford, Pa. 18337

1/31/2020 • 2/7/2020 • 2/14/2020



OTHER NOTICES

**NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
IN THE COURT OF
COMMON PLEAS OF PIKE
COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW**

COURT OF COMMON PLEAS
CIVIL DIVISION
PIKE COUNTY

No. 1514-2019

BANK OF AMERICA, N.A.
Plaintiff

vs.

ALEXANDER BORUKHOV
TATIANA ZILBERMAN,
Individually and in her capacity as
Heir of LEONID
SHAMSHOVICH, Deceased
GALINA HEIFETZ, in her
capacity as Heir of LEONID
SHAMSHOVICH, Deceased
UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS, AND
ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING
RIGHT, TITLE OR INTEREST
FROM OR UNDER LEONID
SHAMSHOVICH, DECEASED
Defendants

NOTICE

To UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS, AND
ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING
RIGHT, TITLE OR INTEREST
FROM OR UNDER LEONID
SHAMSHOVICH, DECEASED

You are hereby notified that on

November 20, 2019, Plaintiff,
BANK OF AMERICA, N.A., filed
a Mortgage Foreclosure Complaint
endorsed with a Notice to Defend,
against you in the Court of
Common Pleas of PIKE County
Pennsylvania, docketed to No. 1514-
2019. Wherein Plaintiff seeks to
foreclose on the mortgage secured
on your property located at 106
RACCOON CIRCLE,
GREENTOWN, PA 18426-2531
whereupon your property would be
sold by the Sheriff of PIKE County.

You are hereby notified to plead to
the above referenced Complaint on
or before 20 days from the date of
this publication or a Judgment will
be entered against you.

NOTICE

If you wish to defend, you must
enter a written appearance personally
or by attorney and file your defenses
or objections in writing with the
court. You are warned that if you fail
to do so the case may proceed without
you and a judgment may be entered
against you without further notice for
the relief requested by the plaintiff.
You may lose money or property or
other rights important to you.

YOU SHOULD TAKE THIS
NOTICE TO YOUR LAWYER
AT ONCE. IF YOU DO NOT
HAVE A LAWYER, GO TO OR
TELEPHONE THE OFFICE
SET FORTH BELOW. THIS
OFFICE CAN PROVIDE YOU
WITH INFORMATION
ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD
TO HIRE A LAWYER, THIS
OFFICE MAY BE ABLE TO
PROVIDE YOU WITH

INFORMATION ABOUT
AGENCIES THAT MAY OFFER
LEGAL SERVICES TO
ELIGIBLE PERSONS AT A
REDUCED FEE OR NO FEE.

Notice to Defend:
Pike County
Commissioner's Office
Pike County Administration Building
506 Broad Street
Milford, PA 18337
Telephone (570) 296-7613

Lawyer Referral Service:
Pennsylvania Lawyer Referral Service
Pennsylvania Bar Association
100 South Street
P.O. Box 186
Harrisburg, PA 17108
Telephone (800) 692-7375

2/7/2020

**NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
IN THE COURT OF
COMMON PLEAS OF PIKE
COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW**

COURT OF COMMON PLEAS
CIVIL DIVISION
PIKE COUNTY

No. 1602-2019-CV

LOANCARE, LLC
Plaintiff

vs.

HELEN QUINONES, in her
capacity as Heir of CARLOS
QUINONES, Deceased
AMANDA FOSTER, in her
capacity as Heir of CARLOS
QUINONES, Deceased

CHRISTIAN QUINONES, in his
capacity as Heir of CARLOS
QUINONES, Deceased
UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS, AND
ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING
RIGHT, TITLE OR INTEREST
FROM OR UNDER CARLOS
QUINONES, DECEASED
Defendants

NOTICE

To UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS, AND
ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING
RIGHT, TITLE OR INTEREST
FROM OR UNDER CARLOS
QUINONES, DECEASED

You are hereby notified that on
December 13, 2019, Plaintiff,
LOANCARE, LLC, filed a
Mortgage Foreclosure Complaint
endorsed with a Notice to Defend,
against you in the Court of Common
Pleas of PIKE County Pennsylvania,
docketed to No. 1602-2019-CV.
Wherein Plaintiff seeks to foreclose
on the mortgage secured on your
property located at 2432 GOLD
KEY STATE, A/K/A 109 KIEL
ROAD, MILFORD, PA 18337
whereupon your property would be
sold by the Sheriff of PIKE County.

You are hereby notified to plead to
the above referenced Complaint on
or before 20 days from the date of
this publication or a Judgment will
be entered against you.

NOTICE

If you wish to defend, you must
enter a written appearance personally

or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Notice to Defend:
Pike County
Commissioner's Office
Pike County Administration Building
506 Broad Street
Milford, PA 18337
Telephone (570) 296-7613

Lawyer Referral Service:
Pennsylvania Lawyer Referral Service
Pennsylvania Bar Association
100 South Street
P.O. Box 186
Harrisburg, PA 17108
Telephone (800) 692-7375

2/7/2020

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.

SHERIFF SALE FEBRUARY 19, 2020

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 851-2019 r SUR JUDGEMENT NOo_851-2019_AT THE SUIT OF Loancare, LLC vs Michael Rochacewicz 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 February 19,2020 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 2019-00851

Loancare, LLC
v.
Michael Rochacewicz

owner(s) of property situate in the DINGMAN TOWNSHIP, PIKE County, Pennsylvania, being 308 Rambling Way, Milford, PA

18337-9566

Parcel No. 125.00-01-43.002-
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$157,097.43

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 Michael Rochacewicz DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$157,097.43 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

Rochacewicz
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$ 157,097.43 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

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 387-2019r SUR JUDGEMENT NO. 387-2019__AT THE SUIT OF Nationstar Mortgage LLC d/b/a Mr. Cooper vs Karu F. Daniels 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 February 19, 2020 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN lot or parcel of land situated in Lehman Township, Pike County, Pennsylvania, being Lot 3245, Section 34 as is more particularly

shown on the Plan of Lands of Lehman-Pike Development Corp. designated as Section 34, Saw Creek Estates Townhouse Development known as The Mill Pond Townhouses at Saw Creek recorded in the Recorder's Office in and for Pike County at Milford, Pennsylvania in Plat Book Volume 26, Page 167; Revised in Plot Book 27, Page 134.

FOR INFORMATIONAL PURPOSES ONLY: Being known as 184 Wickes Road a/k/a 3245 Windermere Drive, Bushkill PA 18324

PARCEL # 197.03-04-67 Control: 06-0-107137

UNDER AND SUBJECT to the terms, easements and conditions contained in the Deed of Conveyance for Mill Pond Townhouses, Saw Creek Estates dated January 24, 1988 and recorded in the said Office for the Recording of Deeds, Pike County, Pennsylvania, at Record Book No. 32, Page 207; and further under and subject to the terms and conditions set forth on the Plot Plan of Saw Creek Estates Townhouse Development known as The Mill Pond Townhouses at Saw Creek recorded in said office at Volume 26, Page 167. The said Deed of Conveyance and Plot Plan are expressly incorporated herein by reference, as if each were set forth in full.

BEING THE SAME PREMISES which Brenda J. Amos, widow, by Deed Dated 6/19/2002 and Recorded 6/27/2002, in the Office of the Recorder of Deeds in and for the County of Pike, in Deed Book 1932, Page 2440, Instrument #

200200009720, granted and conveyed unto Karu F. Daniels, unmarried man.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Karu F. Daniels DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$66,955.62 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 Karu F. Daniels DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$66,955.62 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,

PENNSYLVANIA
Shapiro & DeNardo
3600 Horizon Drive, Ste. 150
King of Prussia, PA 19406

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 114-2019r SUR JUDGEMENT NO.114-2019__AT THE SUIT OF Pennymac Loan Services, LLC vs Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or Under Anthony W. Baldwin aka Anthony Baldwin, 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 February 19, 2020 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN lot situate in the Township of Lehman, County of Pike, and State of Pennsylvania, designated at Lot No. 70, Section 26, as same appears on the Plat of Subdivision Saw Creek Estates recorded in the Office for the Recorder of Deeds, in Pike County, Pennsylvania, in Plat Book 12, Page 130.

BEING the same premises which Alex Siomovits and Irina Siomovits, husband and wife, by Deed dated September 25, 2008 and recorded October 1, 2008, in the Office for the Recorder of Deeds in and for Pike County, in Deed Book Volume 2290, Page 1002, conveyed unto ANTHONY BALDWIN. BEING KNOWN AS: 1113 PORTER DRIVE F/K/A 70 SECTION 26 PORTER DRIVE, BUSHKILL, PA 18324 TAX PARCEL # 192.03-02-34 IMPROVEMENTS: Residential property.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or Under Anthony W. Baldwin aka Anthony Baldwin, deceased DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$ 120.301.33 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE

SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF. Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or Under Anthony W. Baldwin aka Anthony Baldwin, deceased DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$120,301.33 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Powers Kirn & Assoc.
8 Neshaminy Interplex, Ste 215
Trevoese, PA 19053

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 995-2018 rSUR JUDGEMENT NO. 995-2018 AT THE SUIT OF Midfirst Bank vs Rebecca Fuller and Elijah Robert Fuller, a minor, known heirs of Michael A. Fuller, Deceased, and the unknown heirs of Michael A. Fuller, 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 February 19, 2020 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

Short legal for advertising:

SHERIFF'S SALE

By virtue of a Writ of Execution
No. 995-2018

MIDFIRST BANK Plaintiff
vs
REBECCA FULLER AND
ELIJAH ROBERT FULLER, A
MINOR, KNOWN HEIRS OF
MICHAEL A. FULLER,
DECEASED, AND THE
UNKNOWN HEIRS OF
MICHAEL A. FULLER,
DECEASED, Defendant (s)

Real Estate: 164 ASTA ROAD
(FKA 29 ARNIE ROAD)
BUSHKILL, PA 18324
Municipality: Township of Lehman
Dimensions: 258.5 x 152 x 50 x
20.23 x 195.2 x 175
See Instrument: 2005-00008510
Map #: 193.00-01-21
Control #: 041333

Improvement thereon: a residential dwelling house as identified above

TO BE SOLD AS THE PROPERTY REBECCA FULLER AND ELIJAH ROBERT FULLER, A MINOR,

KNOWN HEIRS OF MICHAEL A. FULLER, DECEASED, AND THE UNKNOWN HEIRS OF MICHAEL A. FULLER, DECEASED, UNDER PIKE COUNTY JUDGMENT NO. 995-2018

Leon P. Haller, Esquire
Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17104
(717) 234-4178

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Rebecca Fuller and Elijah Robert Fuller, a minor, known heirs of Michael A. Fuller, Deceased, and the unknown heirs of Michael A. Fuller, Deceased DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$91,844.29 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE

MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF_ Rebecca Fuller and Elijah Robert Fuller, a minor, known heirs of Michael A. Fuller, Deceased, and the unknown heirs of Michael A. Fuller, Deceased DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$91,844.29 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Purcell Krug & Haller
1719 N. Front Street
Harrisburg, PA 17102-2392

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO1103-2019r SUR JUDGEMENT NO. 1103-2019__AT THE SUIT OF Amerihome Mortgage Company, LLC vs Ashley Pirone aka- A. Pirone 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 February 19.

2020 at 11:00 AM PREVAILING
TIME IN THE AFORENOON
OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 2019-01103

Amerihome Mortgage Company,
LLC

v.

Ashley Pirone a/k/a A Pirone

owner(s) of property situate in the
LEHMAN TOWNSHIP, PIKE
County, Pennsylvania, being
4369 Pine Ridge Drive, A/K/A
4369 Pine Ridge Drive East,
Bushkill, PA 18324-8420
Parcel No. 188.04-04-86
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$95,285.53

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 Ashley
Pirone aka- A. Pirone
DEFENDANTS, OWNER, OR
REPUTED OWNERS OF THE
AFORESAID REAL PROPERTY
FOR EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$95.285.53 PLUS
COSTS & INTEREST. THE
SALE MADE SUBJECT TO

ALL PAST DUE AND
CURRENT REAL ESTATE
TAXES UNLESS OTHERWISE
ANNOUNCED AT SALE.
NOTICE TO ALL PARTIES
AND CLAIMANTS IS HEREBY
GIVEN THAT A SCHEDULE
OF DISTRIBUTION WILL BE
FILED BY THE SHERIFF ON A
DATE SPECIFIED BY THE
SHERIFF NOT LATER THAN
THIRTY (30) DAYS AFTER
THE SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN IN
EXECUTION AS THE
PROPERTY OF. Ashley Pirone
aka- A. Pirone
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$95.285.53 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

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

BY VIRTUE OF WRIT OF
EXECUTION ISSUED OUT OF
THE COURT OF COMMON
PLEAS, PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION NO
1302-2018r SUR JUDGEMENT
NO. 1302-2018_AT THE SUIT

OF Midfirst Bank vs Gary L. Christman, Jr DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY February 19, 2020 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION

All That Certain tract or parcel of land and premises, hereinafter particularly described, situate, lying and being in the Township of Palmyra, in the County of Pike and State of Pennsylvania:

Tract I:

Beginning at a post on the South side of the Public Road leading from Paupack to Hawley, Pennsylvania, on Hattie Fowler place on the west side of said place being sixty (60) by one hundred and fifty (150) feet. Said lot Containing 9,000 square feet. The said lot and the Hattie Fowler place is fully described in the office for recording of deeds in and for Pike County, Pennsylvania, in Deed Book No. 62, at Page 149 et seq.

Tract II:

All That Certain lot, piece of land, lying situate and being in the Township of Palmyra, County of Pike and Commonwealth of Pennsylvania, as more particularly laid out and plotted upon a map of Bennett Place, now or formerly owned by the heirs of Conrad Gumble, Jr., surveyed by Fred C. Schoenagel, July 20, 1950, more particularly bounded and described

as follows:

Beginning at the northwest corner of the lands now or formerly owned by the Grantors herein, said corner being on the south side of the Public Road leading through Paupack to Hawley; thence along the line of lands now or formerly owned by the grantors herein, south 28 degrees 55 minutes east 140 feet to the southwest corner of the land now or formerly owned by the grantors herein; thence through the land s now or formerly owned by the heirs of Conrad Gumble, Jr., south 55 degrees 35 minutes west 25 feet to a corner, thence north 28 degrees 55 minutes west 150 feet to the edge of the said Public Road; thence along the edge of the Public Road North 55 degrees 35 minutes East 25 feet to the place of Beginning.

Bearing from the true meridian and containing 0.086 of an acre of land be the same more or less.

Excepting from the above premises such part of parcel of the above described premises as has been acquired by the Commonwealth of Pennsylvania.

Parcel No.: 055.01-03-22, 055.01-03-21

BEING known and numbered as 546 Route 507, Paupack, PA 18451 Being the same property conveyed to Gary L. Christman, Jr. who acquired title by virtue of a deed from Jason Lines, single, dated July 25, 2013, recorded July 30, 2013, at Instrument Number 201300007820, and recorded in Book 2427, Page 572, Office of the Recorder of Deeds, Pike County, Pennsylvania. Exhibit "A"

THE SALE IS MADE BY VIRTUE OF A WRIT OF

EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Gary L. Christman, Jr DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$173,867.15 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Gary L. Christman, Jr DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$173,867.15 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Manley Deas Kochalski, LLC
PO Box 165028
Columbus, OH 43216-5028

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1053-2012 r SUR JUDGEMENT NO. _I053-2012_ AT THE SUIT OF Wells Fargo Bank, NA vs Kathy Ann Paparazzo aka Kathy A. Paparazzo 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 February 19, 2020 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 1053-2012

Wells Fargo Bank, N.A.
v.
Kathy Ann Paparazzo a/k/a Kathy
A. Paparazzo

owner(s) of property situate in the
TOWNSHIP OF PALMYRA,
PIKE County, Pennsylvania, being
112 Paupack Heights Drive,
Paupack, PA 18451-7764
Parcel No. 055.03-01-39.002-
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$608,814.56

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 Kathy Ann Paparazzo aka Kathy A. Paparazzo DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$ 608.814.56 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Kathy Ann Paparazzo aka Kathy A. Paparazzo DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 608.814.56 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF

PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond & Jones
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 838-2018 r SUR JUDGEMENT NO. 838-2018_AT THE SUIT OF HSBC Bank USA, National Association, as Trustee, in trust for the registered holders of ACE Securities Corp. Home Equity Loan Trust, Series 2006-NC3, Asset Backed Pass-Through Certificates vs Jeanette Garcia 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 February 19, 2020 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN lot, parcel, or piece of ground, situate in the Township of Lehman, County of Pike and Commonwealth of Pennsylvania, being Lot Number 78, Section 4, Pine Ridge, as shown on map of Pine Ridge, Inc., on file in the Recorder of Deeds Office at

Milford, Pennsylvania, in Plat Book No. 10, at Page 74.
HAVING ERECTED THEREON a Residential Dwelling.
BEING KNOWN AND NUMBERED AS 4284 Pine Ridge Drive, Bushkill, PA 18324.
ALSO BEING KNOWN AND NUMBERED AS 1949 Pine Ridge Drive, Bushkill, PA 18324.
ALSO BEING KNOWN AND NUMBERED AS 1661 Pine Ridge Drive, Bushkill, PA 18324.
ALSO BEING KNOWN AND NUMBERED AS Lot 78, Section 6, Pine Ridge Drive, Bushkill, PA 18324.
Fee Simple Title Vested Jeannette Garcia, an individual, by deed from, Federal National Mortgage Association a/k/a Fannie Mae, dated 06/04/2002, recorded 06/13/2002, in the Pike County Recorder of deeds in Deed Book 1931, Page 742, as Instrument No. 200200009073.
Control No. 040536
Map No. 183.03-01-26
Residential Real Estate

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Jeannette Garcia DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$269,888.35 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND

CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.
NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF_ Jeannette Garcia DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 269,888.35 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Stem & Eisenberg
1581 Main Street, Ste. 200
Warrington, PA 18976

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 654-2019 rSUR JUDGEMENT NO. 654-2019_AT THE SUIT OF Specialized Loan Servicing LLC vs Dawn E. Troy and Raymond T. Troy

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 February 19, 2020 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT parcel of land in the Township of Dingman, Pike County, Commonwealth of Pennsylvania, as more fully described in Deed Book 2055, page 2114, Id#03-0-0 19455, Being known and designated as Lot No. 12, Block No.4, Section No.3, Sunrise Lake, filed in Plat Book 6, page 83, recorded 10/17/1967. BEING KNOWN AS: 3101 Sunrise Lake assessed as III Stateway Drive, Milford PA 18337 BEING Parcel # 122.01-04-72 - (Control #019455) BEING the same premises in which Vannatta Realty & Builders, Inc., by Deed dated July 2, 2004 and recorded July 6, 2004, in Deed Book 2055, page 2114, Instrument #200400012253 in the Recorder of Deeds Office in and for the County of Pike, granted and conveyed unto Raymond T. Troy and Dawn E. Troy, his wife, in fee.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Dawn E. Troy and Raymond T. Troy

DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$201,323.95 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_ Dawn E. Troy and Raymond T. Troy DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 201,323.95 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Shapiro & Denardo
3600 Horizon Drive, Ste. 150
King of Prussia, PA 19406

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 678-2019r SUR JUDGEMENT NO.678-2019 AT THE SUIT OF Finance of America Reverse LLC vs Donna L. Peter 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 February 19, 2020 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 Township of Potter, Pike County, Pennsylvania, and being known as 134 Ness Road, Dingmans Ferry, Pennsylvania 18328. TAX MAP AND PARCEL NUMBER: 132-03-01-26 THE IMPROVEMENTS THEREON ARE: Residential Dwelling REAL DEBT: \$189,960.90 SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: Donna L. Peter

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 Donna L. Peter DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$189,960.90 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Donna L. Peter DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$189,960.90 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street, Ste. 1400
Philadelphia, PA 19109

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1343-2018 rSUR JUDGEMENT NO. _1343-2018_ AT THE SUIT OF NBT Bank, NA f/k/a Pennstar Bank, a division of NBT Bank, NA vs Frank C. Yanik a/k/a Frank Yanik 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 February 19, 2020 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

EXHIBIT "A"

ALL that certain piece or parcel of land situate, lying and being in the Township of Palmyra, County of Pike, and Commonwealth of Pennsylvania, surveyed by Fred C. Schoenagel, R.S., bounded and described as follows:
BEGINNING at a point in the center of thirty-three (33) foot wide private road, said point being the common corner of Lots No. 52 herein conveyed and Lot No. 54 as shown on map of the Grantors; thence along the center of said thirty-three (33) foot wide private road, North six (6) degrees twenty-seven (27) minutes West, sixty and one-tenths (60.1) feet to a point in line of Lot 50, thence along the common line of dividing

Lots No. 50 and No. 52, North eighty-two (82) degrees forty-eight (48) minutes East, one hundred fifty (150) feet to a point; thence South six (6) degrees twenty-seven (27) minutes East, sixty-two and one-tenth (62.1) feet to a point in line of Lot No. 54, thence along the common line of dividing Lots No. 52 and No. 54, South eighty-three (83) degrees thirty-three (33) minutes West one hundred and fifty (150) feet to the place of beginning. Comprising with said boundaries Lot No. 52 as shown on the aforementioned map. EXCEPTING and reserving a strip of land sixteen and five-tenths (16.5) feet wide along the Westerly side of the above described premises for the one-half width of the said private road and for utility installation and maintenance. BEING the same property conveyed by Frank Yanik and Roxanne Yanik, his wife, to Frank Yanik, by virtue of that Deed dated November 25, 2002, which is recorded in the Office of the Recorder of Deeds in and for Pike County, Pennsylvania at Instrument 200200019470 or Book 1956, Page 225. SUBJECT to the same rights, reservations, restrictions and conditions as contained in prior deeds forming the chain of title. Hazardous waste, as defined by the Solid Waste Management Act No. 1980-97 and regulations, has never been and is not presently being disposed by the Grantors or to the Grantors' knowledge in or on the premises hereby conveyed. THIS DOCUMENT MAY NOT SELL, CONVEY, TRANSFER, INCLUDE OR INSURE THE TITLE TO THE COAL AND

RIGHT OF SUPPORT UNDERNEATH THE SURFACE LAND DESCRIBED OR REFERRED TO HEREIN, AND THE OWNER OR OWNERS OF SUCH COAL MAY HAVE THE COMPLETE LEGAL RIGHT TO REMOVE ALL OF SUCH COAL AND, IN THAT CONNECTION, DAMAGE MAY RESULT TO THE SURFACE OF THE LAND AND ANY HOUSE, BUILDING OR OTHER STRUCTURE ON OR IN SUCH LAND. THE INCLUSION OF THIS NOTICE DOES NOT ENLARGE, RESTRICT OR MODIFY ANY LEGAL RIGHTS OR ESTATES OTHERWISE CREATED, TRANSFERRED, EXCEPTED OR RESERVED BY THIS INSTRUMENT.

This property is improved with a residential dwelling and is identified by Tax Parcel No. 086.01-05-50 and Control No. 10-0-060636.

By virtue of a writ of execution case number 1343-Civil-2018 NBT BANK, NA, f/k/a PENNSTAR BANK, a division of NBT BANK, NA vs. FRANK C. YANIK, a/k/a FRANK YANIK, owner of the property located at 215 Lennon Road, Greentown, Pennsylvania 18426, which is identified by Tax Parcel No. 086.01-05-50 and Control No. 10-0-060636.

Improvements thereon: residential dwelling
Attorney: Nicholas D. Gregory, Esquire

THE SALE IS MADE BY VIRTUE OF A WRIT OF

EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Frank C. Yanik a/k/a Frank Yanik DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$ 13,505.09 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_ Frank C. Yanik a/k/a Frank Yanik DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$13,505.09 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Gregory & Assoc.
307 Erie Street
Honesdale, PA 18431

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 182-2018 r SUR JUDGEMENT NO. 182-2018_AT THE SUIT OF Ditech Financial LLC flk/a Green Tree Servicing LLC vs. Kim Nelson Griffin a/k/a Kim N. Griffin 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 February 19, 2020 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN Lot, piece or parcel of land, situate, lying and being in the Township of Lehman, County of Pike and State of Pennsylvania, more particularly described as follows:
Lot(s) number 132 stage 4 Pine Ridge, as shown on Plat of Pine Ridge, Inc., stage 4, recorded in the Office of the Recorder of Deeds of Pike County in Plat Book Vol. 7, at Page 107 on July 19, 1969 BEING KNOWN AS: 132 LAUREL COURT N/K/A 2111 LAUREL COURT, BUSHKILL, PA 18324
PROPERTY ID NUMBER: 193.02-02-05
BEING THE SAME PREMISES WHICH GERALD S. AS TORE,

SURVIVING TRUSTEE OF THE ASTORE FAMILY TRUST, DATED: JUNE 13, 2000 BY DEED DATED 12/15/2006 AND RECORDED 12/21/2006 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2210 AT PAGE 2253, GRANTED AND CONVEYED UNTO THOMAS A. GRIFFIN, JR. (DECEASED) AND KIM NELSON-GRIFFIN, HUSBAND AND WIFE.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Kim Nelson Griffin a/k/a Kim N. Griffin DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$154,180.34 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_ Kim Nelson
Griffin a/k/a Kim N. Griffin
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$ 154,180.34 PLUS
COSTS AND INTEREST AS
AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group PC
701 Market Street, Ste 5000
Philadelphia, PA 19106-1532

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

BY VIRTUE OF WRIT OF
EXECUTION ISSUED OUT OF
THE COURT OF COMMON
PLEAS, PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1179-2019r SUR
JUDGEMENT NO._1179-
2019_AT THE SUIT OF First
Northern Bank & Trust Co.,
formerly The First National Bank of
Palmerton vs Meadow Lake
Partners, LP and Moose 123, LLC
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 February
19.2020 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 State of
Pennsylvania, more particularly
described as Lot 6, Block XXIII,
Hemlock Farms Community, Maple
Ridge, State LXXI, as shown on
Plat of Hemlock Farms
Community, Maple Park, State
LXXI, recorded in the Office of the
Recorder of Deeds of Pike County
in Plat Book 7 Page 96.

Subject to all the easements,
exceptions, rights, reservations,
restrictions, covenants, conditions,
privileges, etc., as may be either
contained in or referred to in the
prior deeds and other documents
composing the chain of title, or as
may be visible by physical inspection
of the realty.

Being the same premises conveyed
to Moose 123 LLC by deed of Pike
County Tax Claim dated November
16,2018 and recorded on November
26,2018 in the Recorder of Deeds
Office of Pike County at Book 2564
Page 1543.

Tax No. 133.01-02-83
Pin No. 034018

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY THE
PROTHONOTARY OF THE
COMMONWEALTH OF
PENNSYLVANIA TO Meadow
Lake Partners, LP and Moose 123,
LLC
DEFENDANTS, OWNER, OR
REPUTED OWNERS OF THE
AFORESAID REAL PROPERTY
FOR EXECUTION UPON A
JUDGMENT ON THE AMOUNT
OF \$1.119.210.58 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_ Meadow Lake Partners, LP and Moose 123, LLC DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$1.119.210.58 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Hourigan, Kluger & Quin
600 Third Ave
Kingston, PA 18704

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO1225-2018r SUR JUDGEMENT NO._1225-2018_AT THE SUIT OF HSBC Bank USA, National Association as

Trustee for Nomura Home Equity Loan Trust, Series 2006-WF1 Asset Backed Pass-Through Certificates vs Santo Chessari, aka Santo Chessari, Jr. DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY February 19, 2020 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION

All that certain lot, piece or parcel of land situate, lying and being in the Township of Dingman, County of Pike, Pennsylvania, more particularly described as: Lot No. 31, Block No. 23, Section No.2, Gold Key Estates, as shown on plat or map of Gold Key Estates, subdivision recorded in the Office of the Recorder of Deeds of Pike County in Plat Book 6, page 6. Parcel No.: 122.04-03-42 BEING known and numbered as 159 North Forrest Drive, Milford, PA 18337 Being the same property conveyed to Santo Chessari, Jr. who acquired title by virtue of a deed from Santo Chessari, Jr., divorced and Katrina Lynn Chessari, divorced, dated January 24, 2018, recorded January 25, 2018, at Instrument Number 201800000623, and recorded in Book 2542, Page 2557, Office of the Recorder of Deeds, Pike County, Pennsylvania. Exhibit "A"

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

PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Santo Chessari, aka Santo Chessari, Jr. DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$ 115,383.56 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF_ Santo Chessari, aka Santo Chessari, Jr. DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$115,383.56 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Manley Deas Kocha1ski, LLC
PO Box 165028
Columbus, OH 43216-5028

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1315-2019r SUR JUDGEMENT NO. _1315-2019__AT THE SUIT OF Wells Fargo Bank, NA as Successor by merger to Wachovia Bank, NA vs Anthony E. Recino 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 February 19, 2020 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 2019-01315
Wells Fargo Bank, N.A. as
Successor by Merger to Wachovia Bank, N.A.
v.
Anthony E. Recino
owner(s) of property situate in the DINGMAN TOWNSHIP, PIKE County, Pennsylvania, being 122 Laurel Drive, Dingmans Ferry, PA 18328-3425
Parcel No. 136.02-02-45
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$91,987.47

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 Anthony E. Recino DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$91,987.47 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Anthony E. Recino DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$91,987.47 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

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1104-2019r SUR JUDGEMENT NO. 1104-2019__ AT THE SUIT OF MTGLQ Investors, LP vs. Stephanie C. Compton, Robert L. Compton & Edward T. Sisco 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 February 19, 2020 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN piece or parcel of land situated in Greene Township, Pike County, Pennsylvania bounded and described as follows:
BEGINNING at a point in the center of Township road 372 (Saw Mill road), being the Northeasterly corner of lands of Mark Giblin, et al (Deed book 1120, page 50) and running; thence North 89 degrees 20

minutes 34 seconds West 430.02 feet along the northerly line of said Giblin passing a #4 rebar set at 25 feet to a #4 rebar set, being the common corner of Lot 1 and Lot 4; thence North 03 degrees 34 minutes 14 seconds East 314.90 feet along the easterly line of Lot 4 to a #4 rebar set, being the common corner of Lot 1 and Lot 2; thence North 88 degrees 32 minutes 19 seconds East 416.29 feet along the southerly line of Lot 2 passing a #4 rebar set at 391.29 feet to a point in the center of T-372; thence South 01 degree 00 minute 10 seconds West 329.88 feet along the center of T-372 to the point of BEGINNING. CONTAINING 3.13 acres more or less.

BEING LOT 1 in the M & O Properties subdivision prepared by Christopher Knash, P.L.S. dated April 26, 2000 and recorded in the Pike County Book 1852 at Page 150.

UNDER AND SUBJECT to the following covenants, conditions, and restrictions:

1. A drainage and utility easement often (10) feet is reserved along each boundary line of each lot.
2. No tents, trailers, temporary structures or mobile homes shall be erected on any lot. Multi-section Manufactured homes may be erected provided that they have residential house type siding and shingled roof.
3. No junk cars or abandoned vehicles, garbage, trash or debris shall be allowed to accumulate on any lot.
4. All dwellings must have enclosed living area of at least 1,500 square feet and must be erected on a fully enclosed permanent foundation. No more than one dwelling unit may be erected on any lot.

5. No animals other than normal household pets and horses may be kept on any lot.

6. Each lot owner is responsible for sedimentation and erosion control during any earth disturbance on his/her lot, if needed.

7. All lot owners are subject to all rules, regulations contained on the approved subdivision plan. BEING KNOWN AS: 280 SAW MILL ROAD, GREENTOWN, PA 18426 PROPERTY ID NUMBER:

128.00-01-05 -110877

BEING THE SAME PREMISES WHICH STEPHEN F.

SCHUSTER AND SANDRA 1.

SCHUSTER, HIS WIFE BY

DEED DATED 6/5/2009 AND

RECORDED 6/9/2009 IN THE

OFFICE OF THE RECORDER

OF DEEDS IN DEED BOOK

2310 AT PAGE 644, GRANTED

AND CONVEYED UNTO

EDWARD T. SISCO, ROBERT L.

COMPTON AND STEPHANIE

C. COMPTON AS JOINT

TENANTS WITH THE RIGHT

OF SURVIVORSHIP AND NOT

AS TENANTS IN COMMON.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Stephanie C. Compton, Robert L. Compton & Edward T. Sisco DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$177,643.69 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. Stephanie C. Compton, Robert L. Compton & Edward T. Sisco DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$177,643.69 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group PC
701 Market Street, Ste 5000
Philadelphia, PA 19106-1532

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 181-2016 r SUR

JUDGEMENT NO. 181-2016 AT THE SUIT OF The Dime Bank vs Andrew Bookin and Judith Bookin 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 February 19, 2020 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

PARCEL I MAP # 030 01-02-02 001 PIKE COUNTY, PA ALL THAT CERTAIN piece or parcel of land located in the Township of Palmyra, County of Pike and Commonwealth of Pennsylvania, being more particularly described as follows BEGINNING at a point on the East side of Pennsylvania Highway US Route No 6 (Legislative Route #7) and twenty-five (25) feet from its center line, said point being North eighteen (18) degrees fifteen (15) minutes West six hundred forty (640) feet from the Southwest corner of Lot No 1 in Block A as shown on plan of Wilson Hill Development; thence North seventy one (71) degrees fifteen (15) minutes East two hundred forty (240) feet to the edge of High Blue Avenue, thence along the edge of said Avenue, North eighteen (18) degrees fifteen (15) minutes East one hundred (100) feet, thence South seventy-one (71) minutes West approximately two hundred fifty-two (252) feet to the middle of Legislative Route No.7, thence

South eighteen (18) degrees fifteen (15) minutes East One Hundred (100) feet along the middle of said Highway, thence North seventy-one (71) degrees forty-five (45) minutes East twenty-five (25) feet to the place of BEGINNING and CONTAINING approximately Twenty-six Thousand Five Hundred (26,500) square feet BEING Lots 3, 4, 5 and 6 of Block B of the plan of Tafton Co. Wilson Hill Development UNDER AND SUBJECT, nevertheless, to such rights as the public may have to use the public road known as Legislative Route No 7.

SUBJECT TO THE RESTRICTION that the aforesaid Lots 3, 4, 5 and 6 shall henceforth be combined into one parcel of land to henceforth be called Lot 3R and shall not be subdivided, conveyed or sold separately or apart therefrom, without compliance Ordinances of Palmyra Township in effect at the time further subdivision is proposed PARCEL II MAP 03001-02-02 PIKE COUNTY PA

ALL THOSE CERTAIN lots of land in the Township of Palmyra, County of Pike, and State of Pennsylvania, more particularly described as follows BEGINNING at a point on the east Side of Pennsylvania Highway US Route No 6 (Legislative Route No 7) and Twenty-five (25) feet from its center line, said point being, North eighteen (18) degrees fifteen (15) minutes West seven hundred forty

(740) feet from the Southwest corner of Lot No 1 in Block A as shown on the plan of Wilson Hill Development, thence North seventy-one (71) degrees fifteen (15) minutes East approximately two hundred fifty-two (252) feet to the edge of High Blue Avenue, thence along the edge of the said Avenue, North eighteen (18) degrees fifteen (15) minutes East one hundred (100) feet, thence South seventy-one (71) minutes West approximately two hundred Sixty-five (265) feet to the middle of Legislative Route No 7, thence South eighteen (18) degrees fifteen (15) minutes East one hundred (100) feet along the middle of said Highway, thence North seventy-one (71) degrees forty-five (45) minutes East twenty-five (25) feet to the place of BEGINNING and CONTAINING approximately twenty-six thousand five hundred (26,500) square feet BEING Lots 7, 8, 9 and 10 of Block B of the plan of Tafton Co Wilson Hill Development UNDER AND SUBJECT, nevertheless, to such rights as the public may have to use the public road known as Legislative Route No 7

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Andrew Bookin and Judith Bookin DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A

JUDGMENT ON THE AMOUNT OF \$ 28,606.90 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Andrew Bookin and Judith Bookin DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 28,606.90 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Hourigan, Kluger & Quin
600 Third Ave
Kingston, PA 18704

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

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

NO1293-2019r SUR
JUDGEMENT NO. 1293-2019
_AT THE SUIT OF Amos
Financial LLC vs. Morris W.
Beverly Morris Wayne Beverly
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 February 19,
2020 at 11:00 AM PREVAILING
TIME IN THE AFORENOON
OF SAID DATE:

LEGAL DESCRIPTION

All that certain lot/lots, parcel or piece of ground situate in the Township of Lehman, County of Pike and State of Pennsylvania, being Lot/Lots No. 169, Section No. 2C as shown on map of Pocono Mountain Lake Estates, Inc., on file in the Recorder's Office at Milford, Pennsylvania in Plot Book No.9, Page 117.

Being the same premises that Deutsche Bank National Trust Company, as Trustee for the Holders of IXIS Real Estate Capital Trust 200S-REI, Mortgage Pass-Through Certificates, Series 200S-HEI by Countrywide Home Loans, Inc. its attorney in fact by power of attorney recorded simultaneously herewith conveyed to Morris W. Beverly via a deed dated on November 12, 2007 and recorded on November 29, 2007 in the Pike County Recorder of Deeds under Instrument #: 200700017966.

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

PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Morris W. Beverly Morris Wayne Beverly DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$ 25,742.61 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Morris W. Beverly Morris Wayne Beverly DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 25,742.61 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Richard M. Squire & Assoc. LLC
115 West Ave, Ste 104
Jenkintown, PA 19046

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1072-2019r SUR JUDGEMENT NO. 1072-2019 AT THE SUIT OF Bank of America, NA vs. Ronald William Finan 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 February 19, 2020 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THOSE CERTAIN PIECES, PARCELS AND LOTS OF LAND SITUATE IN THE TOWNSHIP OF PALMYRA, COUNTY OF PIKE AND COMMONWEALTH OF PENNSYLVANIA, BEING LOTS NO. 21W, 22W, 23W AND 24W, AS SET FORTH ON PLAT OR MAP ENTITLED TAFTON COVE, WILSON HILL DEVELOPMENT, PALMYRA TOWNSHIP, PIKE COUNTY, PA, SCALE 1"= 100', NO. 1039 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF PIKE COUNTY, PENNSYLVANIA, IN PLAT BOOK 13 AT PAGE 66. BEING KNOWN AND NUMBERED AS 123

ATLANTIC AVENUE A/K/A
HC 6 BOX 6061, HAWLEY PA
18428
BEING PARCEL NUMBER:
030.01-01-61-
BEING THE SAME PREMISES
CONVEYED TO RONALD
WILLIAM FINAN FROM
RONALD WILLIAM FINAN BY
DEED DATED 9/13/1993 AND
RECORDED 9/22/1993 IN
BOOK 771, PAGE 55.
Improvements: Residential Dwelling

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY THE
PROTHONOTARY OF THE
COMMONWEALTH OF
PENNSYLVANIA TO Ronald
William Finan
DEFENDANTS, OWNER, OR
REPUTED OWNERS OF THE
AFORESAID REAL PROPERTY
FOR EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$98,317.76 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_ Ronald William
Finan DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$ 98,317.76 PLUS
COSTS AND INTEREST AS
AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg Conway
123 S. Broad Street, Ste 1400
Philadelphia, PA 19109

1/24/2020 • 1/31/2020 • 2/7/2020

**SHERIFF SALE
FEBRUARY 19, 2020**

SHERIFF SALE
February 19, 2020
BY VIRTUE OF WRIT OF
EXECUTION ISSUED OUT OF
THE COURT OF COMMON
PLEAS, PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1113-2019r SUR
JUDGEMENT NO._1113-
2019_AT THE SUIT OF US
Bank, NA as Trustee for Residential
Asset Securities Corporation, Home
Equity Mortgage Asset-Backed
Pass-Through Certificates, Series
2007- KS2 vs. Angeles Barrios
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 February 19,
2020 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: 148
MALLARD PATH A/K/A 744
MALLARD LANE BUSHKILL,
PA 18324
BEING PARCEL NUMBER: 06-
0-040173
IMPROVEMENTS:
RESIDENTIAL PROPERTY

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY THE
PROTHONOTARY OF THE
COMMONWEALTH OF
PENNSYLVANIA TO Angeles
Barrios DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL PROPERTY
FOR EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$ 240,606.11
PLUS COSTS & INTEREST.
THE SALE MADE SUBJECT
TO ALL PAST DUE AND

CURRENT REAL ESTATE
TAXES UNLESS OTHERWISE
ANNOUNCED AT SALE.
NOTICE TO ALL PARTIES
AND CLAIMANTS IS HEREBY
GIVEN THAT A SCHEDULE
OF DISTRIBUTION WILL BE
FILED BY THE SHERIFF ON A
DATE SPECIFIED BY THE
SHERIFF NOT LATER THAN
THIRTY (30) DAYS AFTER
THE SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN IN
EXECUTION AS THE
PROPERTY OF Angeles Barrios
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$ 240,606.11 PLUS
COSTS AND INTEREST AS
AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Ras Citron LLC
133 Gaither Drive, Ste F
Mt. Laurel, NJ 08054

1/24/2020 • 1/31/2020 • 2/7/2020

Pike County Bar Association



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

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CIVIL ACTIONS FILED

*From January 23, 2020 to January 30, 2020
Accuracy of the entries is not guaranteed.*

CERTIFIED COPY OF LIEN

2020-45148	Commonwealth Of Pennsylvania Department Of Labor & Industry AAF Landscaping Inc	Creditor Debtor	1/24/2020
2020-45149	Commonwealth Of Pennsylvania Department Of Labor & Industry Stry's Glenn A Lords Valley Builders	Creditor Debtor Debtor	1/27/2020
2020-45150	Commonwealth Of Pennsylvania Department Of Labor & Industry Red Turtle 1908 LLC Camp Oneka	Creditor Debtor Debtor	1/27/2020
2020-45152	Pa Department Of Revenue Bureau Of Compliance Luciani Anthony D	Creditor Debtor	1/27/2020
2020-45153	Pa Department Of Revenue Bureau Of Compliance Wagner Matthew Wagner Kathleen	Creditor Debtor Debtor	1/27/2020
2020-45154	Pa Department Of Revenue Bureau Of Compliance Pratt William J	Creditor Debtor	1/27/2020
2020-45155	Pa Department Of Revenue Bureau Of Compliance Disanto Anthony R	Creditor Debtor	1/27/2020
2020-45156	Pa Department Of Revenue Bureau Of Compliance Troy Raymond T	Creditor Debtor	1/27/2020
2020-45157	Pa Department Of Revenue Bureau Of Compliance Sullivan Michelle	Creditor Debtor	1/27/2020
2020-45158	Pa Department Of Revenue Bureau Of Compliance Cievas Eroc W	Creditor Debtor	1/27/2020
2020-45159	Pa Department Of Revenue Bureau Of Compliance OGrady Peter J OGrady Dana	Creditor Debtor Debtor	1/27/2020
2020-45160	Pa Department Of Revenue Bureau Of Compliance Mongelli Brittany	Creditor Debtor	1/27/2020
2020-45161	Pa Department Of Revenue Bureau Of Compliance Riscen Jody Riscen Denise	Creditor Debtor Debtor	1/27/2020
2020-45162	Pa Department Of Revenue Bureau Of Compliance Bertino Paul J	Creditor Debtor	1/27/2020
2020-45163	Pa Department Of Revenue Bureau Of Compliance Capasso Michael	Creditor Debtor	1/27/2020
2020-45164	Pa Department Of Revenue Bureau Of Compliance Whitford Michael R	Creditor Debtor	1/27/2020
2020-45165	Pa Department Of Revenue Bureau Of Compliance VVSHN LLC	Creditor Debtor	1/27/2020

2020-45166	Pa Department Of Revenue Bureau Of Compliance Cooper Jones Enterprises Inc	Creditor Debtor	1/27/2020
2020-45167	Pa Department Of Revenue Bureau Of Compliance Coquet Robert B Majaducon Maria Lourdes B	Creditor Debtor Debtor	1/27/2020
2020-45168	Pa Department Of Revenue Bureau Of Compliance Fraga Allan C Fraga Ekaterina	Creditor Debtor Debtor	1/27/2020
2020-45169	Pa Department Of Revenue Bureau Of Compliance Ludin David	Creditor Debtor	1/27/2020
2020-45170	Pa Department Of Revenue Bureau Of Compliance Morgan Roland H Jr Morgan Cynthia A	Creditor Debtor Debtor	1/27/2020
2020-45171	Pa Department Of Revenue Bureau Of Compliance Senese Joseph	Creditor Debtor	1/27/2020
2020-45172	Pa Department Of Revenue Bureau Of Compliance Schoener Robert Mullis Marissa	Creditor Debtor Debtor	1/27/2020

CONTRACT — BUYER PLAINTIFF

2020-00170	Cavalry SPV I LLC Arnold Nicole	Plaintiff Defendant	1/24/2020
2020-00177	Cavalry SPV I LLC Whritenour Lawrence Whritenour Larry W Jr	Plaintiff Defendant Defendant	1/27/2020

CONTRACT — DEBT COLLECTION: CREDIT CARD

2020-00163	Department Stores National Bank Glenn Cheryl	Plaintiff Defendant	1/23/2020
2020-00176	Citibank NA Aye Aung K	Plaintiff Defendant	1/27/2020
2020-00181	Citibank NA Barry Richard	Plaintiff Defendant	1/27/2020

CONTRACT — DEBT COLLECTION: OTHER

2020-00162	US Asset Management Arnold Nicole E	Plaintiff Defendant	1/23/2020
2020-00178	BMW Financial Services LLC Fletcher Sylvester	Plaintiff Defendant	1/27/2020

DIVORCES FILED

2020-00167	Torres Betsy Torres Jose	Plaintiff Defendant	1/24/2020
2020-00172	Fahrbach Christine A Fahrbach George W	Plaintiff Defendant	1/24/2020

MARRIAGE LICENSE FILINGS

2020-00005	Leggio Lynn Laurie Bovino Neil John	1/24/2020
2020-00006	Dinnigan John Joseph Lara Flor de Maria	1/24/2020

MISCELLANEOUS — OTHER

2020-00179	Liberty Mutual Insurance Company David Carol David Carl Bender Gavin	Plaintiff Plaintiff Plaintiff Defendant	1/27/2020
2020-00183	Turner Tony Progressive Insurance Company	Plaintiff Defendant	1/28/2020

PROTECTION FROM ABUSE

2020-00161	Hammett Suzanne Hammett Kenneth	Plaintiff Defendant	1/23/2020
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REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

2020-00165	Carrington Mortgage Services LLC Garrett Jason B Garrett Stacey E	Plaintiff Defendant Defendant	1/24/2020
2020-00166	JP Morgan Mortgage Acquisition Corp Spencer Jonathan	Plaintiff Defendant	1/24/2020
2020-00168	TD Bank NA Wolff Gary Wolff Gary E	Plaintiff Defendant Defendant	1/24/2020
2020-00169	Wilmington Savings Fund Society FSB Zaucha Antonina Zaucha Michael	Plaintiff Defendant Defendant	1/24/2020
2020-00175	Citizens Bank NA RBS Citizens NA Hernandez Todd Hernandez Frances	Plaintiff Plaintiff Defendant Defendant	1/27/2020
2020-00182	PHH Mortgage Corporation Russell Diana Russell Brian Russell Brian E	Plaintiff Defendant Defendant Defendant	1/27/2020
2020-00185	Wells Fargo Bank NA Carmona Victor A Carmona Victor	Plaintiff Defendant Defendant	1/28/2020

REAL PROPERTY — QUIET TITLE

2020-00186	MKJAG LLC Dixon Randell D Dixon Debra	Plaintiff Defendant Defendant	1/29/2020
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WRIT OF SUMMONS CIVIL

2020-00180	Yorich Alan T Lorenzo Lydia Anne Estate Of Ryan Kevin A Ryan Megan A	Plaintiff Plaintiff Defendant Defendant	1/27/2020
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MORTGAGES AND DEEDS

*Recorded from January 23, 2020 to January 29, 2020
Accuracy of the entries is not guaranteed.*

MORTGAGES

BORROWER	LENDER	AMOUNT	LOCATION
Diaz Richard	MERS		
Diaz Patricia	Mortgage Electronic Registration System Inc		
	New Day Financial LLC	210000.00	Delaware Twp
Butwin Martin Peter	NE PA Community Federal Credit Union		
Butwin Susan K		160000.00	Greene Twp
GA Homes Inc	Dime Bank		
G A Homes Inc		175000.00	Lackawaxen Twp
Marceca Giovanni Benedetto Jr	Honesdale National Bank	191000.00	Delaware Twp
Marceca John B	Honesdale National Bank		
Marceca Theresa D		165000.00	Delaware Twp
Levitt Brenda A	MERS		
	Mortgage Electronic Registration System Inc		
	Quicken Loans Inc	145299.00	Lackawaxen Twp
Mihalik Kyle	Secretary Of Housing & Urban Development	37404.28	Dingman Twp
Haygood Edward D	MERS		
Haygood Rachel M	Mortgage Electronic Registration System Inc		
	PrimeLending	154400.00	Dingman Twp
Link Stephanie	Dime Bank	110000.00	Delaware Twp
Tonoletto Vincenzo Miguel D	JPMorgan Chase Bank NA	54900.00	Lehman Twp
Treat Jeffrey S	Honesdale National Bank	98000.00	Greene Twp
Miller Nancy	MERS		
	Mortgage Electronic Registration System Inc		
	Quicken Loans Inc	234740.00	Milford Twp
Panico Christopher Scott	MERS		
Kenyon Panico Lynn	Mortgage Electronic Registration System Inc		
Panico Lynn Kenyon	Lakeland Bank	234900.00	Milford Twp

Cottone Faro	MERS		
Cottone Krystalee	Mortgage Electronic Registration System Inc		
	Bank Of America NA	125300.00	Lackawaxen Twp
Immanuel Properties LLC	Dime Bank	297500.00	Milford Borough
Levine Steven	MERS		
Levine Elliott	Mortgage Electronic Registration System Inc		
Levine Tara	Finance Of America Mortgage LLC		
Levine Cheryl		170100.00	Lackawaxen Twp
Yakovlev Gennaoy	JPMorgan Chase Bank NA	120000.00	Blooming Grove Twp
Jennino Joseph			
William Lawrence	MERS		
	Mortgage Electronic Registration System Inc		
	Quicken Loans Inc	83250.00	Dingman Twp
Gannon Cheryl	MERS		
Gannon Timothy	Mortgage Electronic Registration System Inc		
	Summit Mortgage Corporation	168834.00	Lackawaxen Twp
Muirhead James	MERS		
Muirhead Lauren	Mortgage Electronic Registration System Inc		
Muirhead James Agent	First Hope Bank NA		
Beshai Peter			
Beshai Jennifer		224250.00	Lackawaxen Twp
Alario Mavic C	NBT Bank NA		
Alario Anibal F		152000.00	Milford Borough
Melito Michael Joseph	MERS		
	Mortgage Electronic Registration System Inc		
	Freedom Mortgage Corporation	124005.00	Blooming Grove Twp
Colombo Carl	MERS		
Colombo Anne Marie	Mortgage Electronic Registration System Inc		
Cracolici Robert	Platinum Mortgage Inc		
Cracolici Sally		150000.00	Palmyra Twp
Phillips Ernest Jr	MERS		
	Mortgage Electronic Registration System Inc		
	Mortgage Research Center LLC		
	Veterans United Home Loans	109816.00	Delaware Twp

Feiss Jesse	MERS Mortgage Electronic Registration System Inc First National Bank Of Pennsylvania	128282.00	Shohola Twp
Gillway Lochry LLC	First Keystone Community Bank	25000.00	Lehman Twp
Patterson Dorothy	Dime Bank	83000.00	Palmyra Twp
Egli Walter E	MERS		
Egli Linda M	Mortgage Electronic Registration System Inc Secure One Capital Corporation	329841.00	Delaware Twp
Orr John	MERS Mortgage Electronic Registration System Inc New Day Financial LLC	232310.00	Milford Twp
Davis Kenneth L Jr	MERS		
Davis Connie Y	Mortgage Electronic Registration System Inc Quicken Loans Inc	191924.00	Lehman Twp
Gerbron John C	Bryn Mawr Trust Company		
Williamson Lee A		592000.00	Delaware Twp
Slaski Pawel	MERS		
Slaska Magdalena	Mortgage Electronic Registration System Inc Citibank NA	100000.00	Lackawaxen Twp
Iwanski Robert	MERS		
Iwanski Kelly	Mortgage Electronic Registration System Inc Prime Choice Funding Inc	226102.00	Blooming Grove Twp
Keystone Investments Fund 1 LLC	Gobroski Richard S	54600.00	Lehman Twp
Degroat Laurie A	MERS Mortgage Electronic Registration System Inc Summit Mortgage Corporation	93434.00	Blooming Grove Twp
Giordano John J	Pennsylvania Housing Finance Agency	18000.00	Greene Twp
Dimariano Kirsten Janice	MERS Mortgage Electronic Registration System Inc Bank Of England	308000.00	Blooming Grove Twp

Shewack Carl R Jr	MERS		
Shewack Martina	Mortgage Electronic Registration System Inc		
	BNC National Bank	323277.00	Dingman Twp

DEEDS

SELLER	BUYER	AMOUNT	LOCATION
Pike County Tax Claim Bureau Tr Pereira Amadeu Pereira Palmira	Dellarocco Vincent	1250.00	Dingman Twp
Pike County Tax Claim Bureau Tr Carrico Kevin Carrico Annette	Dellarocco Vincent	1250.00	Dingman Twp
Pike County Tax Claim Bureau Tr Gonzalez Elvin	Dellarocco Vincent	1250.00	Dingman Twp
Pike County Tax Claim Bureau Tr Korol Y John C	Dellarocco Vincent	1250.00	Dingman Twp
Pike County Tax Claim Bureau Tr Alvenus John A Alvenus Toni V	Dellarocco Vincent	1250.00	Dingman Twp
Pike County Tax Claim Bureau Tr Curcio Richard F Curcio Laura Lee	Dellarocco Vincent	1250.00	Dingman Twp
Pike County Tax Claim Bureau Tr Mariquit Gerardo C Mariquit Susan A	Dellarocco Vincent	1250.00	Dingman Twp
Pike County Tax Claim Bureau Tr Michaels Dennis G	Dellarocco Vincent	1250.00	Dingman Twp
Pike County Tax Claim Bureau Tr Leri Alfred M Panettieri Joseph Leri Alphonse Panettieri Gesto Minelli Mark	Get It Done Right Construction LLC	1721.25	Dingman Twp

Vicari Antonino	Vicari Salvatore		
Vicari Salvatore			
Recine Caterina		1.00	Lehman Twp
Korenblit Simon	Korenblit Alex Tr		
Korenblit Liliya	Korenblit Paula Tr		
	Palex Irrevocable Trust 01/02/2015	1.00	Lackawaxen Twp
Fifth Third Bank NA	Secretary Of Veterans Affairs		
Fifth Third Bank			
Fifth Third Mortgage Company		1.00	Dingman Twp
Curtis Robert	Dooley Joseph P		
Curtis Tammy	Dooley Maureen A	150000.00	Milford Borough
Calabrese Albert P	Calabrese Albert P		
	Calabrese Nicola J	1.00	Delaware Twp
Eversdyke Marvin W	Eversdyke Derek D		
Eversdyke Sharon K	Eversdyke Sarah G	1.00	Dingman Twp
US Bank NA Tr	2019 Castle LLC		
Mastr Asset Backed			
Securitie Trust 2007-Hel	Two Zero One Nine Castle LLC		
Mortgage Pass Thru			
Certs Series 2007-Hel			
PHH Mortgage Corporation Agent		17000.00	Lehman Twp
Dostie Nancy H	Mayer Robert J		
	Mayer Virginia M	155000.00	Blooming Grove Twp
Secretary Of Housing & Urban Dev Of Wa DC	Lanthier Joyce M	52823.00	Delaware Twp
Labbate John Admr	Labbate John		
Labbate Susan Est	Labbate Mark		
Labbate Susan Anne Est		1.00	Dingman Twp
Labbate John	Monczewski John		
Labbate Mark		7545.00	Dingman Twp
Haygood Edward D	Haygood Edward D		
	Haygood Rachel M	1.00	Dingman Twp
Secretary Of Veterans Affairs	Cheskiy Zoya		
	Bencivengo Joanna	105500.00	Blooming Grove Twp
Mungy Maria	Tonolete Vincenzo Miguel D	61000.00	Lehman Twp
Pappas Teresa A	Treat Jeffrey S	60000.00	Greene Twp
Aponte Ralph	Miller Nancy	242000.00	Milford Twp
Lion Edward J	Panico Christopher Scott		
Lion Caitlin O	Kenyon Panico Lynn		
	Panico Lynn Kenyon	261000.00	Milford Twp
Scott Christopher	Immanuel Properties LLC		
Scott Roxanne		357500.00	Milford Borough
Valenzuela Dvora Jean	Iannetta Antonio	103500.00	Lackawaxen Twp

Wooley Carolyn A	Levine Elliott Levine Tara Levine Steven Levine Cheryl	189000.00	Lackawaxen Twp
Wilensky Steven	Yakovlev Gennadiy		
Wilensky Stephanie		230000.00	Blooming Grove Twp
Bailey Ann Lynn	Stevens William Maxwell Peck Donna K	78000.00	Palmyra Twp
Mayer Robert J	Simboli Joseph S		
Mayer Virginia M	Simboli Diane	220000.00	Blooming Grove Twp
Oegeus Jack	Jennino Joseph William Lawrence		
Degeus Jeanette Jennino Joseph William Lawrence		1.00	Dingman Twp
Castorao Ernest W	Gannon Cheryl Gannon Timothy	171950.00	Lackawaxen Twp
Salvinski Edward Est Salvinski Edward A Est	Trails End Land Company Inc		
Smith Tammy Lynn Admrx Smith Tammy Lynn		7545.00	Shohola Twp
Weis Scott Weis Colleen	Westawski David	153000.00	Lackawaxen Twp
Azzopardi Joseph G	Azzopardi Joseph G Joseph Azzopardi Trust	1.00	Dingman Twp
Ditore Suzanne Ditore Nicholas Ditore Leonard	Ditore Suzanne Ditore Nicholas Ditore Leonard Petitti Teresa Carmela	1.00	Lehman Twp
OHara Anne Marie	Meador Dempsey L Jr	15090.00	Lehman Twp
Olmeda William J Olmeda Irene	Muirhead James Muirhead Lauren Beshai Peter Beshai Jennifer	299000.00	Lackawaxen Twp
Musto Anthony	Sohl Stephen Sohl Kim	72406.85	Lackawaxen Twp
Stasyshyn Donald A Stasyshyn Nancy	Riccardi Joann Riccardi John H	12000.00	Dingman Twp
Cowern Scott N Cowern Karen L	Alario Anibal F Alario Mavie C	190000.00	Milford Borough
Smith Dennis W Kelly Patrick J	Phillips Ernest Jr Stanton Luke E Stanton Chelsea L	106000.00 17000.00	Delaware Twp Dingman Twp
Linic Damir	Feiss Jesse	127200.00	Shohola Twp

Fannie Mae Federal National Mortgage Association	Zagara Leo Rogers Finocchio Renee		
Service Link LLC Agent	Finocchio Renee Rogers	72100.00	Lehman Twp
Lorfink Robert W	Lorfink Timothy A		
Sanroman Joyce P		1.00	Westfall Twp
Tigue Thomas	Messina David		
	Kochneva Tatyana	35000.00	Delaware Twp
Davis Connie Y	Davis Connie Y		
Maye Connie Y	Davis Kenneth	1.00	Lehman Twp
Canik Joseph J	Eagle Village POA		
Canik Harriett M		1519.06	Lehman Twp
Gilmore Highe Lois	Stanley Kathryn		
Highe Lois Gilmore			
Highe William C Sr Est		1519.06	Lehman Twp
Diamond Michael	Slaski Pawel		
Saraceno Lorraine	Slaska Magdalena		
Saraceno Robert		280000.00	Lackawaxen Twp
Conard William	Bryan Jullina		
Bryan Conard Jullina			
Conard Jullina Bryan			
Bryan Jullina		1.00	Shohola Twp
Inglese Rosemarie A	Keystone Investments Fund 1 LLC		
Inglese Steve		60900.00	Lehman Twp
Tanglwood Lakes Resort Master Association	Tanglwood Resort Master Association Inc		
Tanglwood Resort Master Association Inc		1.00	Palmyra Twp
Tanglwood Resort Master Association Inc	Lake Region Development 6 LLC	1200000.00	Palmyra Twp
Black Bear Run LLC	Black Bear Run LLC	1.00	Dingman Twp
Ritchie Christopher W	Ritchie Christopher W		
Ritchie Jean E	Ritchie Jean E	1.00	Palmyra Twp
Griffiths Carl	Griffiths Carl		
Wilshinsky Karen	Wilshinsky Karen	1.00	Blooming Grove Twp
Feltman Adrienne Tr	Sakal Joseph		
Feltman Howard Tr	Sakal Stacey		
Adrienne Feltman			
Revocable Trust 04/12/2004		3781.93	Blooming Grove Twp
MacDonald Arthur P	Degroat Laurie A	90000.00	Blooming Grove Twp
Ka Bert Realty	Secreto Theresa		
Kabert Realty Corporation		43000.00	Lehman Twp

Namack James P Tr	Namack Julie Marie		
Thomas A Namack Living Trust 06/04/2015	Namack Cailyn Joyce	1.00	Lackawaxen Twp
Engelson Daniel	Dimariano Kirsten Janice		
Engelson Anne		440000.00	Blooming Grove Twp
Koch Goon	Breidenbach Robert		
Hwang Jinyeong		85000.00	Lackawaxen Twp
Wood Ethan C Admr	Wielgosz Krzysztof		
Dejansen Barbara Est	Wielgosz Renata		
Dejansen Barbara A Est		18000.00	Greene Twp
Zoldan Family Ohio Limited Partnership	Zoldan Family Ohio Limited Partnership	1.00	Westfall Twp
Lewis Cheryl L	Bharath Raghukulatilak	79000.00	Lehman Twp
Rarig Robert D	Kester Robert W		
Rarig Martha E	Kester Jack C		
	Kester Jeffrey A	20000.00	Blooming Grove Twp



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A large rectangular area with a thick black border, containing numerous horizontal lines for writing. The lines are evenly spaced and extend across the width of the page, leaving a small margin at the bottom.





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