

The Luzerne Legal Register

Established 1872

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No. 27

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Bar News Must Be Received by 12 O'Clock Noon, Friday for the Following Week of Publication.
Legal Notices and Ads Must Be Received by 12 O'Clock Noon, Monday in the Week of Publication.



(USPS 322-840)

PUBLISHED WEEKLY BY

The Wilkes-Barre Law and Library Association

Notice is hereby given to all persons concerned that accountants in the following estates have filed their accounts in the Office of the Register of Wills and Clerk of the Orphans' Court of Luzerne County and unless objections are filed thereto, said accounts will be audited and confirmed by the Orphans' Court Division of the Court of Common Pleas of Luzerne County at 9:30 A.M. on August 2, 2022 at Luzerne County Courthouse, 200 North River Street, Wilkes-Barre, PA.

NO.	NAME OF ESTATE	ACCOUNTANT	FIDUCIARY CAPACITY
1.	Aiden W. Middlemiss	Evelyn Reese	Administratrix
2.	Margaret Louise Reisinger	Matthew Iskra	Executor
3.	Jaroslav Chodak	Mary King	Administratrix
4.	Mary Ford	Deborah Dructor	Administratrix
5.	Walter Haggard	Deborah Dructor	Administratrix

The Luzerne County Orphans' Court, located at Luzerne County Courthouse, 200 North River Street, Wilkes-Barre, PA is a facility accessible to persons with disabilities. Please notify a member of the staff of the Honorable Tarah C. Toohil, Judge at (570) 830-5122 if special accommodations are required.

NOTICE

It is strongly recommended that all attorneys having a matter on an Audit List of the Orphans' Court be present at the call of the Audit List. Any attorney seeking to be excused from attending the call of the Audit List must contact the staff in Judge Toohil's Chambers in advance of the call date in order to obtain permission from the Judge to be absent.

July 8, 15

THE LUZERNE LEGAL REGISTER

DECEDENTS' ESTATES

Notice is hereby given that letters testamentary or of administration have been granted in the following estates. All persons indebted to said estates are required to make payment and those having claims or demands to present the same without delay to the administrators or executors named or their attorneys

FIRST PUBLICATION

ESTATE OF HENRY A. BREZINSKI, late of Nanticoke (died June 9, 2022), Robert Brezinski, Executor; Patrick J. Aregood, Esquire, 1218 South Main St., Hanover Twp., PA 18706

ESTATE OF JAMES D. BROOKS, late of Dupont (died May 13, 2022), Sharon D. Honcharik, Administratrix; Anthony G. Ross, Esquire, Law Offices of Tony Ross, 126 South Main St., Pittston, PA 18640

ESTATE OF GERTRUDE R. CERRITO a/k/a Gertrude Cerrito, late of Hazleton (died April 21, 2022), Julie Cerrito, Executrix; Kevin R. Grebas, Esquire, Colbert & Grebas, PC, 210 Montage Mountain Rd., Suite A, Moosic, PA 18507

ESTATE OF JOHN B. CONNELL, late of Drums (died April 8, 2022), Debra Connell, 46 Edgerock Dr., Drums, PA 18222, Executrix

ESTATE OF EVELYN GRAHAM a/k/a Evelyn R. Graham, late of Hazleton (died May 1, 2022), Russell D. Graham, Bradley L. Graham and Keri D. Dennis, Executors; Robert S. Sensky, Esquire, Laputka, Bayless, Ecker & Cohn, P.C., One South Church St., Suite 301, Hazleton, PA 18201

ESTATE OF JOSEPH JOHN JANICK, late of Exeter, Nichole Malinovich, Administratrix; Jane Smedley Anzalone Esquire, Anzalone

Law Offices, LLC, 98 South Franklin St., Wilkes-Barre, PA 18701

ESTATE OF ELIZABETH KASHA, late of Freeland (died November 26, 2017), John M. Kasha, Executor; Thomas J. Sharkey, Esquire, 982 North Sherman Ct., Hazleton, PA 18201

ESTATE OF ROBERT J. MACK a/k/a ROBERT MACK, late of Wilkes-Barre (died June 1, 2022), Grace Mack, Executrix; Paul M. Pugliese, Esquire, Pugliese, Finnegan, Shaffer & Ferentino LLC, 575 Pierce St., Suite 500, Kingston, PA 18704

ESTATE OF EUGENE MENCHI a/k/a Eugene Menchi, Sr., late of Avoca (died March 2, 2022), Karen Lombardo, Executrix; Paul G. Batyko, III, Esquire, Minora Krowiak Munley Batyko, 4113 Birney Ave., Moosic, PA 18507

ESTATE OF ROBERT NOVAK, SR. a/k/a Robert G. Novak, Sr. a/k/a Robert G. Novak, late of Newport Twp. (died June 3, 2022), Michelle Kozicki, Executrix; Richard C. Shiptoski, Esquire, P.O. Box 155, Shickshinny, PA 18655

ESTATE OF THOMAS J. POGAR a/k/a Thomas Pogar, late of Hazleton (died June 1, 2022), Mary Kay Pogar, Executrix; Richard J. Marusak, Esquire, Ustynoski & Marusak, LLC, 101 West Broad St., Suite 205, Hazleton, PA 18201

ESTATE OF PHILLIP ELMER STARK, late of Lehman (died February 8, 2022), Phillip Matthew Stark, 4 Greenwich Dr., Shavertown, PA 18708, Executor

SECOND PUBLICATION

ESTATE OF TRACY L. BOGDON a/k/a Tracy Lynn Bogdon, late of Larksville, Christopher Bogdon,

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- Administrator; Jane Smedley Anzalone, Esquire, Anzalone Law Offices, LLC, 98 South Franklin St., Wilkes-Barre, PA 18701
- ESTATE OF MARIE BRUNETTI, late of Plains Twp. (died November 13, 2019), Dino Brunetti and Sandra Jean Harowicz, Executors; Michael J. Kizis, Esquire, 61 N. Washington St., Wilkes-Barre, PA 18701
- ESTATE OF BARBARA A. BRUNHOELZL, late of Courtdale (died June 8, 2022), Michael Skoglund, Executor; Donald P. Roberts, Esquire, Burke Vullo Reilly Roberts, 1460 Wyoming Ave., Forty Fort, PA 18704
- ESTATE OF ALFRED J. BUCHHOLZ a/k/a Alfred Buchholz, late of Mountain Top (died May 28, 2022), Kristin E. Buchholz, Executrix; John J. McGovern, Jr., Esquire, 321 Spruce St., Suite 201, Scranton, PA 18503
- ESTATE OF MARK BUSS a/k/a Mark Frederick Buss, late of Forty Fort (died October 19, 2020), Carol A. Buss, Administratrix; Michael J. Kizis, Esquire, 61 N. Washington St., Wilkes-Barre, PA 18701
- ESTATE OF CAROL S. CLEGG, late of Forty Fort (died April 29, 2022), Kelly Clegg Shmukler, Administratrix; David J. Harris, Esquire, 67-69 Public Sq., Suite 700, Wilkes-Barre, PA 18701
- ESTATE OF HELEN A. DAVID a/k/a Helen David, late of Hazleton (died March 30, 2022), Joseph J. Seaman, Executor; Casey A. Gillespie, Esquire, Gillespie, Miscavige & Ferdinand, LLC, 3 E. Butler Dr., Suite 102, Drums, PA 18222
- ESTATE OF JANET A. DELANEY, late of Pittston (died May 3, 2022), Susan Lombardo, Executrix; Saporo, Falcone & Watt, 48 South Main St., Pittston, PA 18640
- ESTATE OF REGINA M. ESCARGE, late of Wilkes-Barre (died May 26, 2022), John J. Hovan, 154 Warren St., P.O. Box 336, Tunkhannock, PA 18657, Executor
- ESTATE OF PATRICIA FRANTZ, late of Luzerne (died May 15, 2022), Tracy Cigarski, Executrix; Law Offices of Bernard Walter, 1674 Memorial Hwy., Shavertown, PA 18708
- ESTATE OF NANCY R. GEORGE a/k/a Nancy Rae George, late of Dallas (died July 27, 2020), George George, Executor; Michael J. Kizis, Esquire, 61 N. Washington St., Wilkes-Barre, PA 18701
- ESTATE OF ANTHONY G. GRIGLOCK, late of Jenkins Twp. (died January 2, 2022), Joseph Griglock, Administrator; Gene M. Molino, Esquire, Skibitsky & Molino, 457 North Main St., Suite 101, Pittston, PA 18640
- ESTATE OF ELEANOR GRIGLOCK, late of Jenkins Twp. (died January 7, 2022), Joseph Griglock, Administrator; Gene M. Molino, Esquire, Skibitsky & Molino, 457 North Main St., Suite 101, Pittston, PA 18640
- ESTATE OF JEAN N. HARRISON, late of Dallas Twp. (died May 18, 2022), Richard E. Harrison and David Wayne Harrison, Co-Executors; John J. Hovan, Esquire, 154 Warren St., P.O. Box 336, Tunkhannock, PA 18657
- ESTATE OF JOHN G. HEMENETZ, late of Wilkes-Barre (died February 22, 2022), David Matcho, Administrator; Alexander B. Rusin, Esquire, 1516 Wyoming Avenue, Forty Fort, PA 18704

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- ESTATE OF DON EARL HOPPER, late of Huntington Twp. (died March 21, 2022), Pamela K. Kleintob a/k/a Pamela Kleintob, Executrix; Greico & Petty, LLC, 120 Front St., Berwick, PA 18603
- ESTATE OF DAWN ROBIN WALWORTH ITTERSHAGEN, late of Hazleton (died July 9, 2021), Stacey Weidler, Administratrix; John K. Lisman, Esquire, 152 South Franklin St., Wilkes-Barre, PA 18701
- ESTATE OF CONSTANCE S. KEMMERER a/k/a Constance Stella Kemmerer, late of Wilkes-Barre Twp. (died June 14, 2022), Randall Joseph Kemmerer, Executor; Hourigan, Kluger & Quinn, PC, 600 Third Avenue, Kingston, PA 18704
- ESTATE OF GERARD KLOPOTOSKI a/k/a Gerard J. Klopotoski, late of Nanticoke (died October 27, 2021), Michael Klopotoski, Administrator; Thomas Patrick Hogan, Esquire, Law Office of Thomas A. O'Connor, PC, 601 Wyoming Ave., Kingston, PA 18704
- ESTATE OF CLARE M. KOPICKI, late of Kingston (died October 13, 2021), Paula Baur a/k/a Paula K. Baur, Administratrix; Carlo A. LaMonica, Esquire, LaMonica Law Firm LLC, 3218 Pittston Ave., Scranton, PA 18505
- ESTATE OF PAUL A. KOPICKI, late of Kingston (died April 2, 2014), Paula Baur a/k/a Paula K. Baur, Administratrix; Carlo A. LaMonica, Esquire, LaMonica Law Firm LLC, 3218 Pittston Ave., Scranton, PA 18505
- ESTATE OF JULIA KOZEY, late of Wilkes-Barre (died May 6, 2020), John Kozey, III, Administrator; Job T. Stepanski, Esquire, 183 Market St., Suite 200, Kingston, PA 18704
- ESTATE OF PATRICIA J. LEWIS, late of Dallas Twp. (died May 30, 2022), Donald B. Lewis, Executor; Jonathan A. Spohrer, Esquire, 279 Pierce St., Kingston, PA 18704
- ESTATE OF GRACE ELAINE LUTZ, late of Forty Fort (died September 25, 2021), Heidi Konkus, Administratrix; Bregman & Lantz, LLC, 1205 Wyoming Ave., Forty Fort, PA 18704
- ESTATE OF LAWRENCE MALYS, late of Sugar Notch (died June 8, 2022), Christina Malys, Executrix; Carl N. Frank, Esquire, Farrell & Frank, 8 West Market St., Suite 1110, Wilkes-Barre, PA 18701-1801
- ESTATE OF MACK McQUILLA, late of Plains Twp. (died November 28, 2021), Mary Silver and Stacey Weidler, Administratrices; John K. Lisman, Esquire, 152 South Franklin St., Wilkes-Barre, PA 18701
- ESTATE OF LOUISE A. MEALING a/k/a Louise Mealing, late of White Haven (died December 21, 2021), Heather Hannisick, Administratrix; Michael J. Kizis, Esquire, 61 N. Washington St., Wilkes-Barre, PA 18701
- ESTATE OF WILLIAM LEE MEDLEY, late of Wilkes-Barre (died March 13, 2019), William Lee Medley, Jr. and Lisa Medley Rosiak, Executors; Michael J. Kizis, Esquire, 61 N. Washington St., Wilkes-Barre, PA 18701
- ESTATE OF WAYNE MILLER (died November 15, 2021), Ervin Miller, Administrator; O'Donnell Law Office, 267 Wyoming Ave., Kingston, PA 18704
- ESTATE OF LISBETH URSULA NILSSON, late of Luzerne (died May 29, 2022), Marian Nilsson Heintz and

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Linda Pilipshen, Executrices; Law Offices of Bernard Walter, 1674 Memorial Hwy., Shavertown, PA 18708

George J. Senger, Jr., Administrator; Peter O'Donnell, Esquire, 305 South Church St., Suite 175, Hazleton, PA 18201

ESTATE OF JOHN J. PANUNSKI a/k/a John Panunski, late of Dupont (died April 20, 2022), Ronald Panunski, Executor; Girard J. Mecadon, Esquire, 363 Laurel St., Pittston, PA 18640

ESTATE OF JOHN H. UHL, III, late of West Pittston (died May 19, 2022), Kristen Uhl, Administrator; Alexander B. Russin, Esquire, 1516 Wyoming Avenue, Forty Fort, PA 18704

ESTATE OF SEAN D. PARKER a/k/a Sean Parker, late of Dallas (died June 9, 2022), Christine E. Parker, Executrix; John J. McGovern, Jr., Esquire, 321 Spruce St., Suite 201, Scranton, PA 18503

ESTATE OF CLARA MAE WALSH a/k/a Clara M. Walsh, late of Dallas (died May 29, 2022), John William Walsh, Administrator; Frank J. Aritz, Esquire, 23 West Walnut St., Kingston, PA 18704

ESTATE OF WALTER ROBERTS, III, late of Wilkes-Barre (died June 3, 2022), Thomas J. Davis, Executor; Carl N. Frank, Esquire, Farrell & Frank, 8 West Market St., Suite 1110, Wilkes-Barre, PA 18701-1801

ESTATE OF HELENA WIDIS, late of Butler Twp. (died April 7, 2022), Nadine Widis, Executrix; Jordan H. Pecile, Esquire, 1201A N. Church St., Suite 220, Hazle Township, PA 18202

ESTATE OF HAROLD ROSENN, late of Wilkes-Barre (died June 2, 2022), Alan S. Hollander, Executor; Rosenn, Jenkins & Greenwald, LLP, 15 South Franklin St., Wilkes-Barre, PA 18711-0075

ESTATE OF MARIE YONUSHKA, late of Duryea (died November 26, 2020), Patricia M. Brady, Executrix; Michael J. Kizis, Esquire, 61 N. Washington St., Wilkes-Barre, PA 18701

ESTATE OF SHELDON LEE SCHELL a/k/a Sheldon Lee Schell, Sr., late of Pittston (died November 21, 2021), Michelle Faillace and Beth Ann Long, Co-Executrices; Girard J. Mecadon, Esquire, 363 Laurel St., Pittston, PA 18640

STANLEY J. ZALOT TRUST (dated October 16, 1997), Stanley J. Zalot, late of Fairmount Township (died January 9, 2022), Mary Ann Hickman, Successor Trustee; Jannell L. Dudick, Esquire, 1043 Wyoming Ave., Forty Fort, PA 18704

THIRD PUBLICATION

ESTATE OF JOSEPH H. SCHMIDT, III a/k/a Joseph H. Schmidt, late of Wright Twp. (died March 24, 2022), Elizabeth Ann Schmidt, Administratrix; Carlo A. LaMonica, Esquire, LaMonica Law Firm LLC, 3218 Pittston Ave., Scranton, PA 18505

ESTATE OF JOHN P. BRENNAN, late of Nanticoke (died May 13, 2022), Thomas Patrick Brennan, Executor; Stephen A. Menn, Esquire, 37 North River St., Wilkes-Barre, PA 18702

ESTATE OF LETTY C. SENGER a/k/a Letty Christine Senger a/k/a Letty Senger, late of Butler Twp. (died February 20, 2022),

ESTATE OF MAE C. BURGER, late of Drums (died April 18, 2022), Leonard J. Burger, Jr., Executor; Donald G. Karpowich, Esquire, 85 Drasher Rd., Drums, PA 18222

THE LUZERNE LEGAL REGISTER

ESTATE OF DAVID DRAGON, late of Forty Fort (died December 11, 2019), David Dragon, Administrator; Michael J. Kizis, Esquire, 61 N. Washington St., Wilkes-Barre, PA 18701

ESTATE OF FRANCIS GALLAGHER a/k/a Frank Gallagher a/k/a Francis J. Gallagher, late of Ashley (died December 27, 2021), James Gallagher, Administrator; David W. Saba, Esquire, 345 Market St., Kingston, PA 18704

ESTATE OF JOSEPHINE KANJORSKI, late of Shickshinny (died November 5, 2017), Peggy Sterner, Administratrix; David W. Saba, Esquire, 345 Market St., Kingston, PA 18704

ESTATE OF SALLY F. KAPUSCHINSKY, late of Hazle Twp. (died January 31, 2022), David Getz, Executor; Peter J. Fagan, Esquire, P.O. Box 904, Conyngham, PA 18219

ESTATE OF ROBERT NOAH LESTHA, late of Plains Twp. (died May 14, 2022), Theresa A. Marchel and Edward J. Rinkavage, Jr., Co-Executors; Jeffrey J. Malak, Esquire, Chariton Malak, 138 South Main St., P.O. Box 907, Wilkes-Barre, PA 18701

ESTATE OF PAUL F. MALLON a/k/a Paul Mallon, late of Hazleton (died April 3, 2022), Helen F. Mallon, Executrix; Richard J. Marusak, Esquire, Ustynoski & Marusak, LLC, 101 West Broad St., Suite 205, Hazleton, PA 18201

ESTATE OF RONALD MATOSKY a/k/a Ronald Andrew Matosky, late of West Wyoming (died May 22, 2022), Theresa Matosky, Executrix; Frank J. Aritz, Esquire, 23 West Walnut St., Kingston, PA 18704

ESTATE OF LINDA A. NOWAK a/k/a Linda Nowak, late of Glen Lyon (died April 19, 2022), Nathaniel Nowak, Executor; Biagio V. Musuto, II, Esquire, 171 William St., Pittston, PA 18640

ESTATE OF PETER EMMANUEL RAMIT, late of Hazle Twp. (died June 2, 2022), Jonathan Ramit, Administrator; Joseph R. Baranko, Jr., Esquire, The Slusser Law Firm, 1620 N. Church St., Suite 1, Hazleton, PA 18202

ESTATE OF JOSEPH WILLIAMS a/k/a Joseph H. Williams a/k/a Joseph H. Williams, Jr., late of Laflin (died February 10, 2022), Timothy Williams, Administrator; Thomas Patrick Hogan, Esquire, Law Office of Thomas A. O'Connor, PC, 601 Wyoming Ave., Kingston, PA 18704

NOTICE OF HEARING

TO: The Unknown Father of B.D.B., born on October 3, 2020 at Geisinger Bloomsburg Hospital, Columbia County, Pennsylvania to biological mother, Erica Rae Bonham a/k/a Erica Rae Conrad

RE: Goal Change and Adoption of B.D.B., Adoption Number: A-9313, Docket Number: CP-40-DP-457-2020, Luzerne County Court of Common Pleas, Wilkes-Barre, Pennsylvania

Petitions for Termination of Parental Rights and Goal Change have been filed asking the Court to put an end to all rights you have to your child. The Court has set a hearing to consider ending your rights to your child. That hearing will be held as set forth below:

THE LUZERNE LEGAL REGISTER

PLACE: Luzerne County Courthouse, Bernard C. Brominski Building, Orphans' Courtroom, 3rd Floor, 113 West North Street, Wilkes-Barre, Pennsylvania.

DATE: August 4, 2022.

TIME: 1:00 P.M.

You are warned that even if you fail to appear at the scheduled hearing the hearing will go on without you and your rights to your child(ren) may be ended by the Court without you being present. You have a right to be represented at the hearing by a lawyer. YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE ONE OF THE OFFICES SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

North Penn Legal Services
33 North Main Street
Suite 200
Pittston, PA 18640
(570) 299-4100

- or -

Lawyer Referral Service
Wilkes-Barre Law and
Library Assoc.
200 North River Street
Room 23
Wilkes-Barre, PA 18711
(570) 822-6029

CHRISTOPHER HARRISON,
ESQUIRE
LUZERNE COUNTY
CHILDREN AND YOUTH
SERVICES

111 North Pennsylvania
Blvd.

Suite 110

Wilkes-Barre, PA 18701

Telephone No.:

(272) 800-9598

July 8

NOTICE

NOTICE IS HEREBY GIVEN pursuant to the provisions of the Fictitious Names Act of Pennsylvania that Caesar-N-Samson Inc. has filed with the Office of the Secretary of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, on June 13, 2022 an application to conduct business under the assumed or the fictitious name of:

ICE HOUSE PUB

Said business has an address at: 2658 Nuangola Road, Mountain Top, PA 18707.

KOFF, MANGAN, VULLO &
GARTLEY, P.C.

1065 Highway 315

Suite 302

Wilkes-Barre, PA 18702

July 8



Luzerne County, Pennsylvania

Sheriff's Department

SALE DATE:

FRIDAY – AUGUST 5, 2022

EDITOR'S NOTE:

The following Geographical Index of Municipalities for the Sheriff Sale Property Listings included in this Volume is merely an Editor's Note for readers. It is not part of the official sale listing received by *The Luzerne Legal Register* from the Sheriff's Department.

Please note that the Sheriff's Department sometimes removes properties from the official listing prior to publication of the issue. So, if a Property Sale Number is listed in this unofficial index but is not in the official body, it has been removed by the Sheriff's Department.

THE LUZERNE LEGAL REGISTER

Luzerne County Sheriff's Department

Sale Date: FRIDAY AUGUST 5, 2022

Municipality	Property Sale Listing Nos.
ASHLEY BORO	
AVOCA BORO	
BEAR CREEK TWP	
BLACK CREEK TWP	2, 18
BUCK TWP	
BUTLER TWP	20
CONYNGHAM BORO	
CONYNGHAM TWP	
COURTDALE BORO	
DALLAS BORO	
DALLAS TWP	
DORRANCE TWP	
DUPONT BORO	
DURYEA BORO	
EDWARDSVILLE BORO	
EXETER BORO	
EXETER TWP	
FAIRVIEW TWP	

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Luzerne County Sheriff's Department - Sale Date: FRIDAY, AUGUST 5, 2022

FAIRMOUNT TWP	
FORTY FORT BORO	
FOSTER TWP	
FRANKLIN TWP.	
FREELAND BORO	13
HANOVER TWP	12, 21, 24, 27
HARVEY'S LAKE BORO	25, 29
HAZLE TWP	4, 19, 32
HAZLETON CITY	1, 28, 37
HUGHESTOWN BORO	39
JENKINS TWP	
KINGSTON BORO	
KINGSTON TOWNSHIP	
LAFLIN BORO	
LAKE TWP	
LARKSVILLE BORO	
LEHMAN TWP	
LUZERNE BORO	

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Luzerne County Sheriff's Department - Sale Date: FRIDAY, AUGUST 5, 2022

NANTICOKE CITY	8, 22, 23, 31, 35, 41
NEWPORT TWP	
PITTSTON CITY	10
PITTSTON TWP	5, 6
PLAINS TWP	30, 33, 34
PLYMOUTH BORO	36
PLYMOUTH TWP	
PRINGLE BORO	
ROSS TWP	
SALEM TWP	16
SHICKSHINNY BORO	
SLOCUM TWP	
SUGARLOAF TWP	
TRUCKSVILLE VILLAGE	9
UNION TWP	7
WARRIOR RUN BORO	
WEST PITTSTON BORO	40
WEST WYOMING TWP	38
WHITE HAVEN BORO	

THE LUZERNE LEGAL REGISTER

Luzerne County Sheriff's Department - Sale Date: FRIDAY, AUGUST 5, 2022

WILKES-BARRE CITY	3, 15, 17, 26
WILKES-BARRE TWP	
WRIGHT TWP	
WYOMING BORO	
YATESVILLE BORO	

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LUZERNE COUNTY SHERIFF'S SALES
SALE DATE: AUGUST 5, 2022

By virtue of Writs of Execution issued out of the Court of Common Pleas of Luzerne County, directed to me, there will be exposed to public sale, by vendue or outcry to the highest and best bidders, for cash in the Courthouse, in the City of Wilkes-Barre, Luzerne County, Pennsylvania on August 5, 2022, at 10:30 A.M., in the forenoon of the said day, all rights, titles and interests of the Defendants to the following real estate to wit:

SHERIFF'S SALE NO. 2208-1

Case Number: 2021-01606

Plaintiff Wilmington Savings Fund Society, FSB, Not in its Individual Capacity, But Solely as Owner Trustee for CSMC 2018-RPL6 Trust vs. Neri A. Amancio.

Owner(s) of the property situate in the City of Hazleton, Luzerne County, Pennsylvania.

Being parcel number and pin number 71-T8NW43-015-02A-000.

Property being known as: 598 Vine Street North, Hazleton, PA 18201.

Improvements thereon: None.

ALICIA SANDOVAL, ESQUIRE
PINCUS LAW GROUP, PLLC
2929 Arch Street, Suite 1700
Philadelphia, PA 19104
Telephone: (484) 575-2201

SHERIFF'S SALE NO. 2208-2

Case Number: 2021-05292

Plaintiff Eagle Rock Resort Co. vs. Defendant: Adrian R. Aragoza.

Owner of the property situate in the Township of Black Creek, Luzerne County, Pennsylvania.

Being Luzerne County PIN: 03-U5S1-007-003-000.

Property being known as: Lot 85 of the I Subdivision located in Eagle Rock Resort f/k/a Valley of Lakes Subdivision in the Township of Black Creek, County of Luzerne, Commonwealth of Pennsylvania.

Improvements thereon: Vacant Land.

DIRK BERGER, ESQUIRE

SHERIFF'S SALE NO. 2208-3

Case Number: 2018-CV-6238

Plaintiff, The Fidelity Deposit and Discount Bank vs. Defendant, Atlas Global Realty LLC.

Owner of the Properties situate in the City of Wilkes-Barre, Luzerne County, PA.

Being parcel numbers and pin numbers: 73-H9SW3-034-016-000 and 73-H9SW3-035-013-000.

Properties being known as: 215 & 237 Old River Road, Wilkes-Barre, PA 18702.

Improvements thereon: Commercial Structure.

ROCCO HAERTTER, ESQUIRE
Attorney for Plaintiff
400 Third Avenue, Suite 112
Kingston, PA 18704
(570) 208-2907

SHERIFF'S SALE NO. 2208-4

Case Number: 2021-05295

Plaintiff Eagle Rock Resort Co. vs. Defendants: Rolando Avetria and Bernadette Avetria.

Owners of the property situate in the Township of Hazle, Luzerne County, Pennsylvania.

Being Luzerne County PIN: 26-U5S10-001-022-000.

Property being known as: Lot 22R of the LV Subdivision located in Eagle Rock Resort f/k/a Valley of Lakes Subdivision in the Township of Hazle, County of Luzerne, Commonwealth of Pennsylvania.

Improvements thereon: Vacant Land.

DIRK BERGER, ESQUIRE

SHERIFF'S SALE NO. 2208-5

Case Number: 2020-04826

Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2006-R2 v. Robert Breymer, III a/k/a Robert Breymer, in his capacity as Administrator and Heir of the Estate of Robert Breymer a/k/a Robert Breymer, Jr., Deceased, Allan Breymer in his capacity as Heir of the Estate of Robert Breymer a/k/a Robert Breymer, Jr., deceased, and Unknown Heirs, Successors, Assigns, and All Persons, Firms or Associations Claiming Right, Title or Interest from or Under Robert Breymer a/k/a Robert Breymer, Jr., deceased.

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Owners of the property situate in the Township of Pittston, Luzerne County, Pennsylvania.
Being Luzerne County Tax Plate No. 51-382-15 and PIN: 51-D13S1-002-010-000.
Property being known as: 134 Glendale Road, Pittston Township, PA 18640.

TITLE TO SAID PREMISES IS VESTED IN Robert Breymeier, III a/k/a Robert Breymeier, in his capacity as Administrator and Heir of the Estate of Robert Breymeier a/k/a Robert Breymeier, Jr., Deceased; Allan Breymeier in his capacity as Heir of the Estate of Robert Breymeier a/k/a Robert Breymeier, Jr., deceased; and Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest from or Under Robert Breymeier a/k/a Robert Breymeier, Jr.

Improvements thereon consist of: Residential Real Estate.

STERN & EISENBERG, PC
Attorneys for Plaintiff

SHERIFF'S SALE NO. 2208-6

Case Number: 201808543

Plaintiff Eagle Rock Community Association, Inc. vs. Defendants: LINO O. CARIN and IMELDA A. CARIN.

Owners of the property situate in the Township of Hazle, Luzerne County, Pennsylvania.

Being Luzerne County PIN: 26-U5S15-001-248-000.

Property being known as: Lot 248 of TW Subdivision located in Eagle Rock Resort f/k/a Valley of Lakes Subdivision in the Township of Hazle, County of Luzerne, Commonwealth of Pennsylvania.

Improvements thereon: Vacant Land.

DIRK BERGER, ESQUIRE

SHERIFF'S SALE NO. 2208-7

Case Number: 201910160

U.S. Bank N.A., as trustee, on behalf of the holders of the J.P. Morgan Mortgage Acquisition Trust 2006-HE3 Asset Backed Pass-Through Certificates, Series 2006-HE3 v. Crystal Cope a/k/a Crystal Cope-Bach.

Owner of the property situate in the Township of Union, Luzerne County, Pennsylvania.

Being Luzerne County Tax Plate No. 61-K3 -00A-030-000.

Property being known as: 499 State Rt. 239, Shickshinny, PA 18655.

Title to said estate or interest at the date hereof is vested in: CRYSTAL COPE, by deed from ROBERT J. CONRAD AND DEBRA S. CONRAD, HIS WIFE dated 5/2/06 and recorded with Luzerne County Recording Office on 05/12/06 as in Book 3006, Page 126233.

Improvements thereon consist of: Residential Real Estate.

STERN & EISENBERG, PC
Attorneys for Plaintiff

SHERIFF'S SALE NO. 2208-8

Case Number: 201904187

Nationstar Mortgage LLC d/b/a Mr. Cooper vs. Fred A. David, III, as Administrator of the Estate of Fred A. David, Jr., Deceased.

OWNER(S) of the property Fred A. David, III, as administrator of the Estate of Fred A. David, Jr., deceased situate in City of Nanticoke, Luzerne County, Pennsylvania.

BEING parcel number and pin number: J7SW2 B3 L7.

PROPERTY being known as: 207 West Main Street 207, Nanticoke, PA 18634.

IMPROVEMENTS thereon: residential dwelling.

MICHAEL P. FARRINGTON, ESQUIRE, Pa. ID 329636
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 2208-9

Case Number: 2018-12031

Ocwen Loan Servicing, LLC v. Jane E. Fagley a/k/a Jane Fagley.

Owner of the property situate in the Village of Trucksville, Luzerne County, Pennsylvania.

Being Luzerne County Tax Plate No. 35-F9S4-002-002-000 and PIN: 35-188-5.

Property being known as: 19 Harris Hill Road, Trucksville, PA 18708.

TITLE TO SAID PREMISES IS VESTED IN Jane E. Fagley a/k/a Jane Fagley by Deed from Michael J. Jezuit and Madonna L. Jezuit, by Deed dated February 9, 2006, and recorded on February 10, 2006, by the Luzerne County Recorder of Deeds Office in Deed Book 3006, Page 39781.

Improvements thereon consist of: Residential Real Estate.

STERN & EISENBERG, PC
Attorneys for Plaintiff

THE LUZERNE LEGAL REGISTER

SHERIFF'S SALE NO. 2208-10

Case Number: 2022-00581

Luzerne Bank, Plaintiff vs. Unknown Heirs of Ronald S. Falzone, deceased, Defendants.
All that certain piece or parcel of land situate in the City of Pittston, Luzerne County, Pennsylvania.
BEING PARCEL(s): E11SE2-013-005 PLATE No(s): 72-9-65-4.
PROPERTY BEING KNOWN AS: 35 Market Street, Pittston, PA 18640.
IMPROVEMENTS THEREON: residential dwelling.

HOURIGAN, KLUGER & QUINN, P.C.

SHERIFF'S SALE NO. 2208-12

Case Number: 2021-06587

Plaintiff: US Bank Trust National Association, Not In Its Individual Capacity But Solely As Owner Trustee For VRMTG Asset Trust vs. defendant: Jennyann Johanna Fidanza a/k/a Jennyann Fidanza.

Owner(s) of the property situate in the Township of Hanover, Luzerne County.

Being parcel number and pin number: 25-19SE1-015-001-000.

Property being known as: 4 West Newport Street, Wilkes-Barre, PA 18706.

Improvements thereon: Residential Dwelling.

LOGS LEGAL GROUP LLP
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

SHERIFF'S SALE NO. 2208-13

Case Number: 201713111

Plaintiff: U.S. Bank National Association vs. Defendant: Joseph Giglio, Jr.

Owner(s) of the property situate in the Borough of Freeland, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: 22-Q9SE4-010-002000.

Property being known as: 1034 Schwabe Street, Freeland, PA 18224.

Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 2208-14

Case Number: 202003454

Plaintiff: PNC Bank, National Association vs. Defendants: Stacy Grochowski, as believed Heir and/or Administrator to the Estate of Joseph Grochowski a/k/a Joseph L. Grochowski a/k/a Joseph L. Grochowski, Jr.; Joseph John Grochowski, as believed Heir and/or Administrator to the Estate of Joseph Grochowski a/k/a Joseph L. Grochowski a/k/a Joseph L. Grochowski, Jr.; Amy Klush-York, as believed Heir and/or Administrator to the Estate of Joseph Grochowski a/k/a Joseph L. Grochowski a/k/a Joseph L. Grochowski, Jr.; Unknown Heirs and/or Administrator to the Estate of Joseph Grochowski a/k/a Joseph L. Grochowski a/k/a Joseph L. Grochowski, Jr.

Owner(s) of the property situate in the City of Wilkes-Barre, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: 73-I10NW1-006-018-000.

Property being known as: 495 New Market Street, Wilkes-Barre, PA 18702-6619.

Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 2208-15

Case Number: 201801935

Bank of America, N.A. vs. David Harabin.

OWNER(S) of the property David Harabin situate in Township of Hazle, Luzerne County, Pennsylvania.

BEING parcel number and pin number: T7SE1 B3 L1.

PROPERTY being known as: 648 North Street, Hazle Township, PA 18202-0000.

IMPROVEMENTS thereon: residential dwelling.

MICHAEL P. FARRINGTON, ESQUIRE, Pa. ID 329636
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 2208-16

Case Number: 2022-00214

Plaintiff: Wilmington Savings Fund Society, FSB, as trustee of Stanwich Mortgage Loan Trust I vs. Defendants: Gerald C. Hittle and Jacqueline W. Hittle a/k/a Jacqueline Hittle.

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Owners of the property situate in Township of Salem, Luzerne County, Pennsylvania.
Being parcel number and pin number: 55-P3NW1-009-01E-000.
Property being known as: 1031 E. 10th Street, Berwick, PA 18603.
Improvements thereon: Residential Property.

JILL M. FEIN, ESQUIRE
HILL WALLACK LLP
777 Township Line Road, Suite 250
Yardley, PA 19067
(215) 579-7700

SHERIFF'S SALE NO. 2208-17
Case Number: 2022-00240

Plaintiff FTS CAPITAL, LLC vs. Defendant(s) Richardo Santana John a/k/a Santana John, Co- Personal Representative of the Estate of Richardo J. John; Jason Philip Victor John a/k/a Jason John, Co-Personal Representative of the Estate of Richardo J. John; Janine Olivia Conway a/k/a Janine Conway, Co-Personal Representative of the Estate of Richardo J. John; Kendra Vivienne King a/k/a Kendra King, Co-Personal Representative of the Estate of Richardo J. John and Unknown Heirs, Successors or Assigns of Richardo J. John deceased.

Owner(s) of property situate in City of Wilkes-Barre, Ward 12 Luzerne County, Pennsylvania.
Being plate number 73-122-459-4 and pin number H9SE4 B5 29.
Property being known as 51 Orchard Street, Wilkes-Barre, PA 18702.
Improvements thereon: Residential property.

SHNAYDER LAW FIRM, LLC

SHERIFF'S SALE NO. 2208-18
Case Number: 202009982

Plaintiff Eagle Rock Resort Co. vs. Defendant: Dean James Kelly.
Owner of the property situate in the Township of Black Creek, Luzerne County, Pennsylvania.
Being Luzerne County PIN: P/O 03-U5S1A-010-001-000.

Property being known as: 0SL..2B3, a two-two hundred eighth (2/208) interest in units 1201, 1202, 1203, and 1204 of the Sugarloaf Townhomes located in Eagle Rock Resort f/k/a Valley of Lakes Subdivision in the Township of Black Creek, County of Luzerne, Commonwealth of Pennsylvania.

Improvements thereon: Townhome—Interval Interest.

DIRK BERGER, ESQUIRE

SHERIFF'S SALE NO. 2208-19
Case Number: 201901991

Plaintiff Eagle Rock Resort Co. vs. Defendant: Joanne Lee.
Owner of the property situate in the Township of Hazle, Luzerne County, Pennsylvania.
Being Luzerne County PIN: P/O 26-U5-00A-006-002 formerly PIN 26-U5S4-1-46-D.

Property being known as: 0PV..4D49, a one-two hundred eighth (1/208) interest in units 1401, 1402, 1403, and 1404 of the Pine Valley Townhomes located in Eagle Rock Resort f/k/a Valley of Lakes Subdivision in the Township of Hazle, County of Luzerne, Commonwealth of Pennsylvania.

Improvements thereon: Townhome—Interval Interests.

DIRK BERGER, ESQUIRE

SHERIFF'S SALE NO. 2208-20
Case Number: 2011-06926

Plaintiff: U.S. Bank National Association, not in its individual capacity but solely as trustee for the RMAC Trust, Series 2016-CTT vs. defendant: Lisa A. Leitner.

Owner(s) of the property situate in the Township of Butler, Luzerne County.
Being parcel number and pin number: 06-R8S10 -002-021-00021.
Property being known as: 113 East Foothills Drive, Drums, PA 18222.
Improvements thereon: Residential Dwelling.

SAMANTHA GABLE, ESQUIRE
LOGS LEGAL GROUP LLP
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

SHERIFF'S SALE NO. 2208-21
Case Number: 202109125

BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES 1 TRUST Plaintiff v. CATHERINE V. LENIO Defendant(s).

ALL those certain lots or pieces of ground situate in Hanover Township, Luzerne County, Pennsylvania.

THE LUZERNE LEGAL REGISTER

BEING known as: 621 Plymouth St.: Hanover Twp., PA 18706.
BEING parcel number: 200714304.
IMPROVEMENTS: residential property.

ROBERT CRAWLEY, ESQUIRE, ID No. 319712
Attorney for Plaintiff

SHERIFF'S SALE NO. 2208-22
Case Number: 202009341

U.S. Bank Trust National Association, Not in Its Individual Capacity, But Solely as Trustee of Citigroup Mortgage Loan Trust 2019-C vs. Kelly Levandowski.

OWNER(S) of the property Kelly Levandowski situate in City of Nanticoke, Luzerne County, Pennsylvania.
BEING parcel number and pin number: J7SE4 B7 L3.
PROPERTY being known as: 35 West S Street, Nanticoke, PA 18634.
IMPROVEMENTS thereon: residential dwelling.

MICHAEL P. FARRINGTON, ESQUIRE, Pa. ID 329636
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 2208-23
Case Number: 202001322

HOME POINT FINANCIAL CORPORATION vs. ERICK D. LUGO and YESENIA I. PEREZ.
Owner(s) of the property situate in NANTICOKE CITY, Luzerne County, Pennsylvania.
Being parcel and pin number: 42-J7SE1-010-007-000.
Property being known as: 359-361 E Grove St., Nanticoke, PA 18634.
Improvements thereon: n/a.

ASHLEIGH LEVY MARIN, ESQUIRE

SHERIFF'S SALE NO. 2208-24
Case Number: 202109451

M&T Bank vs. Matthew Lupico.
OWNER(S) of the property Matthew Lupico situate in Hanover Township, Luzerne County, Pennsylvania.
BEING parcel number and pin number: I9NW3 B017 L07B.
PROPERTY being known as: 11 Oxford Street, Hanover, PA 18706.
IMPROVEMENTS thereon: residential dwelling.

MICHAEL P. FARRINGTON, ESQUIRE, Pa. ID 329636
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 2208-25
Case Number: 2018-13628

Plaintiff: Peter Sabbatini v. Defendant, June Mankoski.
Owner of the property situate in the Borough of Harveys Lake, Luzerne County, Pennsylvania.
Being Luzerne county tax parcel number and PIN Number 74-D6S2-008-018-000.
Property being known as 71 Northview Avenue, Harveys Lake, Luzerne County, Pennsylvania 18618.
Improvement therein consists of: one (1) residential home.

GREGORY S. SKIBITSKY, ESQUIRE
SKIBITSKY & MOLINO
457 North Main Street, Suite 101
Pittston, PA 18640
(570) 655-0300

SHERIFF'S SALE NO. 2208-26
Case Number: 201911215

HB1 Alternative Holdings, LLC vs. Patricia A. Matello.
OWNER(S) of the property Patricia A. Matello situate in City of Wilkes-Barre, Luzerne County, Pennsylvania.
BEING parcel number and pin number: H10NW4 B4 L20.
PROPERTY being known as: 33 Courtright Avenue, Wilkes-Barre, PA 18702.
IMPROVEMENTS thereon: residential dwelling.

MICHAEL P. FARRINGTON, ESQUIRE, Pa. ID 329636
KML LAW GROUP, P.C.
Attorneys for Plaintiff

THE LUZERNE LEGAL REGISTER

SHERIFF'S SALE NO. 2208-28

Case Number: 202003296

Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc. vs. Timothy I. Mumie.
OWNER(S) of the property Timothy I. Mumie situate in City of Hazleton, Luzerne County, Pennsylvania.
BEING parcel number and pin number: U8NW31 B10 L17.
PROPERTY being known as: 231 Carleton Avenue a/k/a 231 Carleton Avenue Rear, Hazleton, PA 18201.
IMPROVEMENTS thereon: residential dwelling.

MICHAEL P. FARRINGTON, ESQUIRE, Pa. ID 329636
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 2208-29

Case Number: 2019-15405

FREEDOM MORTGAGE CORPORATION v. MARILOUISE PIPELING, owner(s) of property situate in the HARVEYS LAKE BOROUGH, LUZERNE County, Pennsylvania, being 25 DUDLEY AVENUE, HARVEYS LAKE, PA 18618.

Tax ID No. 74-D6S4-007-28A.
Improvements thereon: RESIDENTIAL DWELLING.
Judgment Amount: \$116,862.29.

BROCK & SCOTT, PLLC
Attorneys for Plaintiff

SHERIFF'S SALE NO. 2208-30

Case Number: 201912490

Plaintiff: PNC Bank, National Association vs. Defendant: Shirley Pisaneschi.
Owner(s) of the property situate in the Township of Plains, Luzerne County, Pennsylvania.
Being Parcel Number and Pin Number: 50-F10S4-008-002-000.
Property being known as: 1 Birch Avenue, Plains a/k/a Wilkes-Barre, PA 18705.
Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 2208-31

Case Number: 201912327

Plaintiff CITIZENS BANK NA f/k/a RBS CITIZENS NA vs. defendants Mary J. Pryor Known Surviving Heir of Kenneth Pryor, Kelly Pryor a/k/a Kelly Mauriello Known Surviving Heir of Kenneth Pryor, Kenneth Pryor, Jr. Known Surviving Heir of Kenneth Pryor, Kevin Pryor Known Surviving Heir of Kenneth Pryor, Patrick Pryor Known Surviving Heir of Kenneth Pryor, Katie Pryor-Rome a/k/a Kathleen Pryor-Rome Known Surviving Heir of Kenneth Pryor, Michael Pryor Known Surviving Heir of Kenneth Pryor and Unknown Surviving Heirs of Kenneth Pryor.

Owners of the property situate in the Newport Township, Luzerne County, Pennsylvania.
Being parcel number and pin number 46-J7S1 -005-004-000.
Property being known as: 69 Old Newport Street, Nanticoke, Pennsylvania 18634.
Improvements thereon: Residential Dwelling.

McCABE, WEISBERG & CONWAY, LLC

SHERIFF'S SALE NO. 2208-32

Case Number: 202200633

Plaintiff Eagle Rock Resort Co. vs. Defendants: Silverio M. Saladores and Nemesia Saladores.
Owners of the property situate in the Township of Hazle, Luzerne County, Pennsylvania.
Being Luzerne County PIN: 26-U5S10-002-249-000.
Property being known as: Lot 249 of the LV Subdivision located in Eagle Rock Resort f/k/a Valley of Lakes Subdivision in the Township of Hazle, County of Luzerne, Commonwealth of Pennsylvania.
Improvements thereon: Vacant Land.

DIRK BERGER, ESQUIRE

SHERIFF'S SALE NO. 2208-33

Case Number: 201900327

Plaintiff: US Bank Trust National Association, Not In Its Individual Capacity But Solely As Owner Trustee For VR-MTG Asset Trust vs. Defendants: Nicole Schellhammer, as believed Heir and/or Administrator to the Estate of Robert Schellhammer a/k/a Robert O. Schellhammer; Dawn Schellhammer, as believed Heir and/or Administrator to the Estate of Robert Schellhammer a/k/a Robert O. Schellhammer; Erika Schellhammer, as believed Heir and/or Administrator to

THE LUZERNE LEGAL REGISTER

the Estate of Robert Schellhammer a/k/a Robert O. Schellhammer; Unknown Heirs and/or Administrators of the Estate of Robert Schellhammer a/k/a Robert O. Schellhammer.

Owner(s) of the property situate in the Township of Plains, Luzerne County, Pennsylvania.
Being Parcel Number and Pin Number: 50-F10S1-010-007-000.
Property being known as: 600 North Main Street, Plains, PA 18705.
Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 2208-34
Case Number: 12569-2021

Plaintiff, Choice One Community Federal Credit Union vs. Defendant, Gregory Shanko.
Owner of the property situate in the Township of Plains, Luzerne County, Pennsylvania.
Being parcel number and pin number 50-G11NW4-009-004-000.
Property being known as: 7 Cheryl Street, Plains, Pennsylvania 18705.
Improvements thereon: a single family dwelling known as 7 Cheryl Street, Plains, Pennsylvania 18705.
Title is vested in Gregory Shanko by Deed of Nicholas Shanko, unmarried, dated March 16, 1987 and recorded March 16, 1987 in Luzerne County Deed Book 2225 at page 1106.

ROBERT E. MARSH, JR., ESQUIRE
JOHN FISHER, ESQUIRE
MARSH & ASSOCIATES, LLC
Attorneys for Plaintiff
Choice One Community Federal Credit Union
140 Maffet Street
Plains, PA 18705

SHERIFF'S SALE NO. 2208-35
Case Number: 202201425

MORTGAGE ASSETS MANAGEMENT, LLC f/k/a REVERSE MORTGAGE SOLUTIONS, INC. SUCCESSOR BY MERGER TO MORTGAGE ASSETS MANAGEMENT, LLC. vs. JAMES JOSEPH SHOCK.
Owner(s) of the property situate in the City of Nanticoke, Luzerne County, Pennsylvania.
Being parcel number and pin number 42-J7SE4-020-037-000.
Property being known as 1119 SOUTH HANOVER STREET, NANTICOKE, PA 18634.
Improvements thereon: RESIDENTIAL PROPERTY.

MEGHAN POWER, ESQUIRE, ID No. 325147
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC

SHERIFF'S SALE NO. 2208-36
Case Number: 201907097

Plaintiff: Wells Fargo Bank, N.A. vs. Defendants: Rose Szczecinski a/k/a Rose Marie Szczecinski, Individually and as Believed Heir and/or Administrator to the Estate of Leo Szczecinski; Unknown Heirs and/or Administrators of the Estate of Leo Szczecinski; Unknown Heirs and/or Administrators of the Estate of Rita Berretta.
Owner(s) of the property situate in the Borough of Plymouth, Luzerne County, Pennsylvania.
Being Parcel Number and Pin Number: 48-18NW3-001-002.
Property being known as: 122 Mras Street, Plymouth, PA 18651.
Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 2208-37
Case Number: 2018 Cv 5175

David Keller, Plaintiff vs. Joseph Umbriac, Defendant.
Owner of the property situate in The City of Hazleton, Luzerne County, Pennsylvania.
Being Parcel Numbers and Pin Numbers T8NW24-009-004, T8NW24-009-03A.
Being known as 9 W. 15th Street, Hazleton, PA 18201.
Improvements thereon consist of: a two family single story house.

David Keller, Pro Se

SHERIFF'S SALE NO. 2208-38
Case Number: 2021-09651

Navy Federal Credit Union vs. Unknown Heirs, Personal Representatives, and Devises of Andrea McDonnell a/k/a Andrea M. McDonnell, deceased, Owners of property situate in the Township of West Wyoming, Luzerne County, Pennsylvania.

THE LUZERNE LEGAL REGISTER

Being Plate No.66E10SE200113F000 and Pin No. 66E10SE200113F000.
Property being known as 436 West 4th St., West Wyoming, PA 18644.
Improvement thereon: Residential with buildings.

RICHARD M. SQUIRE & ASSOCIATES, LLC

SHERIFF'S SALE NO. 2208-39

Case Number: 201507968

M&T Bank s/b/m Manufacturers & Traders Trust Company vs. Georgine D. Welter.

OWNER(S) of the property Georgine D. Welter situate in Borough of Hughestown, Luzerne County, Pennsylvania.
BEING parcel number and pin number: E12NW1 B4 L29.

PROPERTY being known as: 8 Rock Street, Hughestown, PA 18640.

IMPROVEMENTS thereon: residential dwelling (improved by a one or two family dwelling only).

MICHAEL P. FARRINGTON, ESQUIRE, Pa. ID 329636
KML LAW GROUP, P.C.

Attorneys for Plaintiff

SHERIFF'S SALE NO. 2208-40

Case Number: 2021-11763

WELLS FARGO BANK, N.A. v. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MICHAEL ANTHONY YORINA, DECEASED; MICHELE SIMKULAK.

Owner(s) of property situate in the BOROUGH OF WEST PITTSTON, LUZERNE County, Pennsylvania, being 337 STANTON AVE., WEST PITTSTON, PA 18643.

Tax ID No. 65-E11NE1-017-028-000.

Improvements thereon: RESIDENTIAL DWELLING.

Judgment Amount: \$61,780.01.

BROCK & SCOTT, PLLC
Attorneys for Plaintiff

SHERIFF'S SALE NO. 2208-41

Case Number: 202003094

Plaintiff: Wilmington Savings Fund Society, FSB, As Trustee Of Stanwich Mortgage Loan Trust I vs. Defendant: Patricia Zendarski a/k/a Patti Zendarski, as Executor to the Estate of Ryan S. Zendarski.

Owner(s) of the property situate in the City of Nanticoke, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: 42-J7SE4-002-003-000.

Property being known as: 63 West Grand Street, Nanticoke, PA 18634.

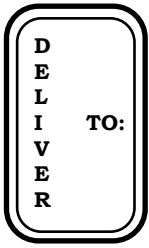
Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

NOTICE IS HEREBY GIVEN to all Claimants and Parties in Interest that the Sheriff will within thirty (30) days thereafter file a Schedule of Distribution in his office, where the same will be available for inspection and the distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

Sheriff of Luzerne County.

July 8, 15, 22



PERIODICAL PUBLICATION

* Dated Material. Do Not Delay. Please Deliver Before Monday, July 11, 2022