

Pike County LEGAL JOURNAL

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

VOL. XI ♦ MILFORD, PA ♦ SEPTEMBER 6, 2019 ♦ NO. 36

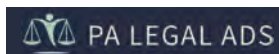


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COURT OF COMMON PLEAS
60TH JUDICIAL DISTRICT:
Gregory H. Chelak, *President Judge*
Joseph F. Kameen, *President Judge retired*
Harold A. Thomson, Jr., *Senior Judge retired*

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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Missi Strub

PEMA

Tim Knapp



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, SEPTEMBER 9, 2019

- 9:30 AM Docket #: 439-2018
Candy Whiteman vs. Kristy Kubik & Jesse Antonetti
Review Hearing
Plaintiff Attorney: Matthew Galasso, Esq
Defense Attorney:
- 10:30 AM Docket #: 921-2019
Michelle Ristaino vs. Gary Ristaino
Mediation
Plaintiff Attorney:
Defense Attorney:
- 11:30 AM Docket #: 891-2019
Andrea Knapp vs. Timothy Knapp
Mediation
Plaintiff Attorney:
Defense Attorney:
- 1:30 PM Docket #: 892-2019
Colleen Trebilcock vs. Timothy Trebilcock
Mediation
Plaintiff Attorney:
Defense Attorney:
- 3:30 PM Docket #: 992-2019
Stella Rankin vs. Matthew Bird
Mediation
Plaintiff Attorney:
Defense Attorney:
- 3:30 PM Docket #: 1000-2019
Immani Maldonado vs. Jehovah Maldonado
Mediation
Plaintiff Attorney:
Defense Attorney:
- 9:30 AM Docket #: 1959-2013
Noelle Clark vs. Zachary Clark
Custody Conference
Plaintiff Attorney: Thomas Mincer, Esq
Defense Attorney: James Baron, Esq
- 10:00 AM Docket #: 847-2019
Kathleen Burke vs. Michelle Frizziola Rhoads
Hearing - Plaintiff Standing
Plaintiff Attorney:
Defense Attorney:
- 10:00 AM Docket #: 260-2016
Clyde Thomas vs. The Bank of New York Mellon, f/k/a The Bank of New York, as Trustee for the Benefit of the Certificate Holders of the CWABS Inc., Asset-Backed Certificate Series 2006-BC4
Hearing - Def Mtn Lift Stay & Resched Hearing
Plaintiff Attorney: Charles Kannebecker, Esq.
Defense Attorney: Sandhya M. Feltes, Esq., Alexis G. Cocco, Esq.
- 10:00 AM Docket #: 1041-2018
Tony Turner vs. Rosemary Hulse and Progressive Insurance Company
Hearing - Plaintiff Mtn Compel
Progress Answer to Inter & Sanct
Plaintiff Attorney: Charles Kannebecker, Esq.
Defense Attorney: G. Christopher Parrish, Esq., Robert Dapper, Esq., Dan Twilla, Esq., Thomas Comerford, Esq.
- 10:00 AM Docket #: 1041-2018
Tony Turner vs. Rosemary Hulse and Progressive Insurance Company
Hearing - Plaintiff Mtn Compel
Progress Answers to Prod of Docu
Plaintiff Attorney: Charles Kannebecker, Esq.
Defense Attorney: G. Christopher Parrish, Esq., Robert Dapper, Esq., Dan Twilla, Esq., Thomas Comerford, Esq.

TUESDAY, SEPTEMBER 10, 2019

- 9:00 AM Docket #: 1083-2019
Janise Porter vs. Michael Irelan, a minor
PFA Hearing
Plaintiff Attorney:
Defense Attorney:

- 10:00 AM Docket #: 808-2019
Kimberly M. Didonna vs. Ronald Moraski and Donna Moraski, husband and wife
Hearing - Def Mtn Transfer Jurisdiction
Plaintiff Attorney: Matthew J. Galasso, Esq.
Defense Attorney: Ashley Zimmerman, Esq.
- 10:30 AM Docket #: 884-2019
John & Robin Callen vs. Stephanie Knapp & Jonathan Mackin
Custody Conference
Plaintiff Attorney: Matthew Galasso, Esq
Defense Attorney:
- 11:30 AM Docket #: 1543-2016
Robyn Wacha vs. Adam Flint
Custody Conference
Plaintiff Attorney: Robert Bernathy, Esq
Defense Attorney: Matthew Galasso, Esq
- 1:30 PM Docket #: 961-2019
Jillian Spangenberg vs. Justin McElhaney
Hearing - Def Emerg Pet for Custody
Plaintiff Attorney: Matthew J. Galasso, Esq.
Defense Attorney: Thomas Mincer, Esq.
- 1:30 PM Docket #: 489-2019
Steven Babcock vs. Jennifer Snyder
Custody Conference
Plaintiff Attorney: Thomas Mincer, Esq
Defense Attorney:
- 3:30 PM Docket #: 786-2019
Christen Conroy vs. Robert Lugo
Custody Conference
Plaintiff Attorney:
Defense Attorney:

WEDNESDAY, SEPTEMBER 11, 2019

- 9:00 AM Docket #: 967-2018
Amanda V. Joray vs. Calvin L. Smith, Jr.
Custody Trial
Plaintiff Attorney:
Defense Attorney:

- 9:30 AM Docket #: 1089-2016
Lynn Hicks vs. Bryan Hicks
Divorce Master Hearing
Plaintiff Attorney: Thomas Farley, Esq
Defense Attorney: Thomas Mincer, Esq
- 11:30 AM Docket #: 827-2019
Anthony Odendahl vs. Jean Brady
Mediation
Plaintiff Attorney:
Defense Attorney:
- 1:30 PM Docket #: 257-2018
Mirtha Rader vs. Jeffrey Rader
Divorce Master Hearing
Plaintiff Attorney: Thomas Farley, Esq
Defense Attorney: Matthew Galasso, Esq
- 3:30 PM Docket #: 993-2019
Edda Rivera vs. Edgar Rivera
Mediation
Plaintiff Attorney:
Defense Attorney:

THURSDAY, SEPTEMBER 12, 2019

- 9:00 AM Docket #: 1159-2018
Rosa St. Louis vs. Yahimi Mackay
Custody Trial
Plaintiff Attorney: Matthew J. Galasso, Esq.
Defense Attorney:

FRIDAY, SEPTEMBER 13, 2019

- No Events Listed

SATURDAY, SEPTEMBER 14, 2019

- 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.*

EXECUTRIX NOTICE

Estate of James Miller Brown AKA James M. Brown
Late of Blooming Grove Township
EXECUTRIX
Karen Brown
22 Old Shunpaik Road
Randolph, NJ 07869
ATTORNEY
Nicholas D. Tellie, Esquire
310 East Drinker Street
Dunmore, PA 18512
8/30/2019 • 9/6/2019 • 9/13/2019

ESTATE NOTICE

Estate of JEFFREY SCOTT GREENE, deceased, late of Palmyra Township, Pike County, Pennsylvania. Letters Testamentary have been granted to the individual named below, who request all persons having claims or demands against the Estate of the Decedent to present same, and all persons

indebted to the Decedent to make payments, to:
Alexander Greene and Sarah Greene c/o R. Anthony Waldron, Esq. Suite 215 - 8 Silk Mill Drive Hawley PA 18428

8/30/2019 • 9/6/2019 • 9/13/2019

EXECUTOR NOTICE

Estate of Janet A. Nagy
Late of Greene Township
EXECUTOR
Kelly Johnson
114 Rose Lane
Greentown, PA 18426
8/30/2019 • 9/6/2019 • 9/13/2019

ESTATE NOTICE

Estate of LINDA FITZ, late of the Township of Dingman, Pike County, Pennsylvania, deceased on June 10, 2017. LETTERS OF ADMINISTRATION in the above-named estate having been granted to the undersigned, who requests all persons indebted to the estate to make immediate payment and those having claims against the Estate are directed to present the same without delay to the undersigned or her 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.

Ruth Wise, Administratrix
c/o Lara Anne Dodsworth, Esq.
115 Steele Lane, Suite 1
Milford, Pennsylvania 18337
8/23/2019 • 8/30/2019 • 9/6/2019

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
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 968-2018r SUR JUDGEMENT NO.968-2018 AT THE SUIT OF Savvas Tsiattalos and Dora Tsiattalos vs. Starr Ahrens and Vincent Ahrens 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 September 18,2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Greene, County of Pike and State of Pennsylvania, being Lot No. 757, Section C, as shown on Plotting of Section C,

Sky View Lake, Pocono Sky Enterprises, Inc., Greene Township, Pike County, Pennsylvania, prepare by Leo A. Achterman, Jr., P.E., dated November 6, 1968 and recorded in the Courthouse at Milford, Pike County, Pennsylvania in Plot Book No.7, Pages 42 and 204.

Being the same premises which Savvas Tsiattalos and Dora Tsiattalos, his Wife by deed dated March 22, 2016, and recorded April 1, 2016" in the Office of the Recorder of Deeds in and for the County of Pike in Record Book 2492, Page 550, granted and conveyed unto Starr and Vincent Ahrens.

Tax Parcel Number: 128.02-03-61.001

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Starr Ahrens and Vincent Ahrens DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$110,031.07 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE

OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Starr Ahrens and Vincent Ahrens DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$110,031.07 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA

Ashley G. Zimmerman, Esq
410 Broad Street
Milford, PA 18337
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 260-2019r SUR JUDGEMENT NO. 260-2019_AT THE SUIT OF WEI Mortgage LLC vs. Jazmin Reyes and Joshua E. Berrios-Morales 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 September

18,2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN lotI, piece and or parcel ofland situate, lying and being in the Township of Dingrnan, County of Pike and Commonwealth of Pennsylvania, more particularly described as follows, to wit:

BEING Lot 219, Section 5, lying and being in the Township ofDingrnan, County of Pike, PA, as shown on map entitled Subdivision of Pocono Mountain Water Forest Corporation, on file in the Office ofthe Recorder of Deeds in Milford, Pike County, Pennsylvania, in Plat Book 10, page 52.

BEING known as 161 Lakewood Drive, Milford pennsylvania

Parcel # 136.01-01-17 (Control #020734)

BEING THE SAME PREMISES which Pietro DeSantis and Amalia DeSantis, husband and wife, by Deed dated September 19, 2017 and recorded September 22,2017 in Deed Book 2533, page 1619, Instrument #201700008089, in the office of the Recorder of Deeds in and for the County of Pike, granted and conveyed unto Joshua E. Berrios Morales and Jazmin Reyes, as tenants by the entireties, in fee.

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

COMMONWEALTH OF PENNSYLVANIA TO Jaznín Reyes and Joshua E. Berrios-Morales DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$190,189.70 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Jaznín Reyes and Joshua E. Berrios-Morales DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$190,189.70 PLUS COSTS AND INTEREST AS AFORESAID.
Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Shapiro & DeNardo
3600 Horizon Drive, Ste 150 King of Prussia, PA 19406
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 303-2019r SUR JUDGEMENT NO. 303-2019___ AT THE SUIT OF Wayne Bank vs. Joseph Ciarelli, Jr. & Tricia Ciarelli 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 September 18, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

PROPERTY DESCRIPTION ALL THAT CERTAIN piece, parcel, and tract of land, situate, lying and being in the Township of Dingman, County of Pike AND Commonwealth of Pennsylvania, more particularly described as follows to wit:
BEING Tract No. 2505, Section No. X, Conashaugh Lakes, as shown on plat or map recorded in the Office of the recorder of Deeds of Pike County, Pennsylvania in Plat Book 10, page 49.

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

Ciarelli, Jr & Tricia Ciarelli
DEFENDANTS, OWNER, OR
REPUTED OWNERS OF THE
AFORESAID REAL PROPERTY
FOR EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$223.420.07 PLUS
COSTS & INTEREST. THE
SALE MADE SUBJECT TO
ALL PAST DUE AND
CURRENT REAL ESTATE
TAXES UNLESS OTHERWISE
ANNOUNCED AT SALE.
NOTICE TO ALL PARTIES
AND CLAIMANTS IS HEREBY
GIVEN THAT A SCHEDULE
OF DISTRIBUTION WILL BE
FILED BY THE SHERIFF ON A
DATE SPECIFIED BY THE
SHERIFF NOT LATER THAN
THIRTY (30) DAYS AFTER
THE SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN IN
EXECUTION AS THE
PROPERTY OF Joseph Ciarelli, Jr
& Tricia Ciarelli
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT 5 223.420.07 PLUS
COSTS AND INTEREST AS
AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Bresset & Santora
606 Church Street
Honesdale, PA 18431
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF
EXECUTION ISSUED OUT OF
THE COURT OF COMMON
PLEAS, PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 564-2019r SUR
JUDGEMENT NO.564-
2019___AT THE SUIT OF LSF10
Master Participation Trust vs.
Catherine Curatola, in Her Capacity
as Executrix & Trustee of the Estate
of Carl J. Fodera a/k/a Carlo Fodera
a/k/a Carl Fodera and Christina
Curatola, in Her Capacity as Devisee
of the Estate of Carl J. Fodera a/k/a
Carlo Fodera a/k/a Carl Fodera
DEFENDANTS, I WILL
EXPOSE TO SALE OF PUBLIC
VENDUE OR OUTCRY IN THE
PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA 18337
ON WEDNESDAYSeptember 18,
2019 at 11:00 AM PREVAILING
TIME IN THE AFORENOON
OF SAID DATE:

SHORT DESCRIPTION By
virtue of a Writ of Execution No.
564-2019 CV

Lsf10 Master Participation Trust
v.
Catherine Curatola, in Her Capacity
as Executrix and Trustee of The
Estate of Carl J. Fodera a/k/a Carlo
Fodera a/k/a Carl Fodera
Christina Curatola, in Her Capacity
as Devisee of The Estate of Carl J.
Fodera a/k/a Carlo Fodera a/k/a
Carl Fodera

owner(s) of property situate in the

LEHMAN TOWNSHIP, PIKE
County, Pennsylvania, being

8 Longview Avenue, a/k/a 2175
Longview Drive, Bushkill, PA
18324-8206
Parcel No. 182.02-06-22
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment Amount: \$282,883.44

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 _Catherine
Curatola, in Her Capacity as
Executrix & Trustee of the Estate of
Carl J. Fodera a/k/a Carlo Fodera
a/k/a Carl Fodera and Christina
Curatola, in Her Capacity as
Devisee of the Estate of Carl J.
Fodera a/k/a Carlo Fodera a/k/a
Carl Fodera
DEFENDANTS, OWNER, OR
REPUTED OWNERS OF THE
AFORESAID REAL PROPERTY
FOR EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF 5 282,883.44
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_ Catherine
Curatola, in Her Capacity as
Executrix & Trustee of the Estate of
Carl J. Fodera a/k/a Carlo Fodera
a/k/a Carl Fodera and Christina
Curatola, in Her Capacity as
Devisee of the Estate of Carl J.
Fodera a/k/a Carlo Fodera a/k/a
Carl Fodera
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$282,883.44 PLUS
COSTS AND INTEREST AS
AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond & Jones
LLP
1617 JFK Blvd, Ste 1400
Philadelphia, PA 19103
8/23/2019 • 8/30/2019 • 9/6/2019

SHERIFF SALE
SEPTEMBER 18, 2019
BY VIRTUE OF WRIT OF
EXECUTION ISSUED OUT OF
THE COURT OF COMMON
PLEAS, PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 149-2019r SUR
JUDGEMENT NO. 149-
2019_AT THE SUIT OF Bayview

Loan Servicing, LLC A Delaware Limited Liability Company vs Miclltael D. Boccia as Administrator of the Estate of Nicholas Boccia, 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 September 18.2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN piece, parcel and tract of land situate, lying and being in the Township of Blooming Grove, County of Pike and Commonwealth of Pennsylvania, more particularly described as follows to wit:

BEING Lot 29 Block XXIX, Hemlock Farms Community, Stage LXXXV, as shown on Plat of Hemlock Farms Community, Elm Ridge, Stage LXXXV, recorded in the office of the Recorder of Deeds of Pike County in Plat Book 8, Page 231, on the 6th day of July, 1971.

TOGETHER with all rights and privileges and UNDER AND SUBJECT to the covenants, exceptions, conditions, reservations and restrictions as of record.

BEING KNOWN AS: 107 RODEO LANE, HAWLEY, PA 18428

PROPERTY ill NUMBER:
107.03-01-62

BEING THE SAME PREMISES WHICH JOAN PATRICIA PRITCHARD, SINGLE AND MILTON A. CALLENDER, SINGLE BY DEED DATED 4/9/2002 AND RECORDED 4/18/2002 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 1923 AT PAGE 1580, GRANTED AND CONVEYED UNTO NICHOLAS BOCCIA. THE SAID NICHOLAS BOCCIA D.O.D 08/24/2010 VESTING TITLE IN MICHAEL D. BOCCIA AS ADMINISTRATOR OF THE ESTATE OF NICHOLAS BOCCIA DECEASED.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Michael D. Boccia as Administrator of the Estate of Nicholas Boccia, Deceased DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$95,922.00 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 D. Boccia as Administrator of the Estate of Nicholas Boccia, Deceased DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 95,922.00 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry We1sh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, P A 19106-1532
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1516-2018r SUR JUDGEMENT NO._1516-2018_AT THE SUIT OF Wells Fargo Bank, NA vs Kevin Johnson, as believed Heir and/or Administrator to the Estate of Nancy S. Johnson; Unknown Heirs and/or Administrators of the Estate of Nancy S. Johnson 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 September 18, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION
All that certain lot or parcel of land situate in Greene Township, Pike County, Commonwealth of Pennsylvania, being described as follows:

Being shown and designated as Lot Number 609, Section C, as shown on the Map of "The Escape," made by William E. Sacra and Associates and recorded in the Office of the Recorder of Deeds for Pike County, Commonwealth of Pennsylvania, as per duly recorded plat maps.

Containing 0.14 acres, more or less.

Parcel No.: 085.01-05-71 -

BEING known and numbered as 169 Spruce Street, Greentown, PA 18426

Being the same property conveyed to Nancy S. Johnson who acquired title by virtue of a deed from Steve Fodor and Julie Fodor, husband and wife, dated October 22, 2011, recorded October 26, 2011, at Instrument Number 201100008570, and recorded in Book 2373, Page 1574, 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 Kevin Johnson, as believed Heir and/or Administrator to the Estate of Nancy S. Johnson; Unknown Heirs and/or Administrators of the Estate of Nancy S. Johnson DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$ 49,332.50 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_ Kevin Johnson, as believed Heir and/or Administrator to the Estate of Nancy S. Johnson; Unknown Heirs and/or Administrators of the Estate of Nancy S. Johnson DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$49,332.50 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Manley Deas & Kochalski, LLC
PO Box 165028
Columbus, OH 43216-5028
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMONPLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 529-2019r SUR JUDGEMENT NO. _529-2019_ AT THE SUIT OF Wells Fargo Bank, NA vs Edward L. Cook, 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 September 18, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION

All that certain lot, piece or parcel or land, situate, lying and being in the Township of Lehman, County of Pike and Commonwealth of Pennsylvania, more particularly described as follows:

Lot(s) Number 149, Stage Ten Pine Ridge, as shown on Plat of Pine Ridge, Inc., Stage Ten, recorded in the Office of the Recorder of Deeds,

of Pike County, in Plat Book
Volume 12, at Page 100 on January
10, 1975.

Parcel No. : 193-04-02-46-

BEING known and numbered as
2157 Cramer Road, AKA 1396 Pine
Ridge Road, AKA 149 Cramer
Road, Bushkill, AKA Lehman
Township, P A 18324

Being the same property conveyed
to Edward L. Cook, Jr. who acquired
title by virtue of a deed from
Household Finance Consumer
Discount Company, dated
November 3, 2009, recorded
December 3, 2009, at Instrument
Number 200900012461, and
recorded in Book 2325, Page 1849,
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 Edward L.
Cook, JR
DEFENDANTS, OWNER, OR
REPUTED OWNERS OF THE
AFORESAID REAL PROPERTY
FOR EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$ 67,219.91 PLUS
COSTS & INTEREST. THE
SALE MADE SUBJECT TO
ALL PAST DUE AND
CURRENT REAL ESTATE
TAXES UNLESS OTHERWISE
ANNOUNCED AT SALE.
NOTICE TO ALL PARTIES

AND CLAIMANTS IS HEREBY
GIVEN THAT A SCHEDULE
OF DISTRIBUTION WILL BE
FILED BY THE SHERIFF ON A
DATE SPECIFIED BY THE
SHERIFF NOT LATER THAN
THIRTY (30) DAYS AFTER
THE SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN IN
EXECUTION AS THE
PROPERTY OF. Edward L. Cook,
JR
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$67,219.91 PLUS
COSTS AND INTEREST AS
AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Manley Deas Kochalski
PO Box 165028
Columbus, OH 43216-5028
8/23/2019 • 8/30/2019 • 9/6/2019

SHERIFF SALE
SEPTEMBER 18, 2019
BY VIRTUE OF WRIT OF
EXECUTION ISSUED OUT OF
THE COURT OF COMMON
PLEAS, PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 216-2019r SUR
JUDGEMENT NO. 216-
2019__AT THE SUIT OF
Citizens Bank, NA F/K/A RBS
Citizens, NA S/B/M Charter One
Bank, NA vs. Cristina M. Seidel &
William Seidel
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 September 18,
2019 at 11:00 AM PREVAILING
TIME IN THE AFORENOON
OF SAID DATE:

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

BEGINNING at a point in the
center line of Foster Hill Road, said
point of beginning being located
North 210° 1' East, 178.17 feet, as
measured along the center of said
road, from the center line of a gas
transmission right of way crossing
said Public road; thence continuing
along the center of said Public road,
North 210° 1' East, 150 feet to a
point for a corner; thence cutting
the lands of Emanuel Mont, North
75° 22' East, 354.90 feet to a point
in the center line of Vandermark
Creek; thence down and along the
center of said creek in a Southerly
direction, a 128.45 feet to a point;
thence cutting lands of Mont, North
72° 54' West, 18 feet to an iron bar
for a corner; thence cutting same,
South 51° 57' 16" West, 340.10 feet
to an iron bar for a corner; thence
cutting same, North 41° 33' West,
135 feet to the point and place of
BEGINNING.

CONTAINING 1.5 acres, more or
less.

BEING the same premises which
William Seidel and Cristina M.
Seidel, who took title as Christine
M. Seidel, by Deed dated
September 30, 2016 recorded
December 19, 2016, in the Office
for the Recorder of Deeds in and for
Pike County, in Deed Book Volume
2512, Page 1470, conveyed unto
Cristina M. Seidel and William
Seidel.

BEING known as 263 Foster Hill
Road, Milford, PA 18337

TAX PARCEL: #097.00-01-18

IMPROVEMENTS: Residential
property.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY THE
PROTHONOTARY OF THE
COMMONWEALTH OF
PENNSYLVANIA TO Cristina M.
Seidel and William Seidel
DEFENDANTS, OWNER, OR
REPUTED OWNERS OF THE
AFORESAID REAL PROPERTY
FOR EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$43,864.83 PLUS
COSTS & INTEREST. THE
SALE MADE SUBJECT TO
ALL PAST DUE AND
CURRENT REAL ESTATE
TAXES UNLESS OTHERWISE
ANNOUNCED AT SALE.
NOTICE TO ALL PARTIES
AND CLAIMANTS IS HEREBY
GIVEN THAT A SCHEDULE
OF DISTRIBUTION WILL BE
FILED BY THE SHERIFF ON A
DATE SPECIFIED BY THE
SHERIFF NOT LATER THAN

THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF_ Cristina M. Seidel and William Seidel DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 43,864.83 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Law Offices of Gregory Javardian
LLC
1310 Industrial Blvd, Ste 101
Southampton, PA 18966
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 464-2019r SUR JUDGEMENT NO._ 464-2019_AT THE SUIT OF Nationstar Mortgage LLC D/B/A Mr. Cooper vs. William A. O'Brien 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 September 18, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON

OF SAID DATE:

SHORT LEGAL DESCRIPTION
ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE TOWNSHIP OF DINGMAN, PIKE COUNTY, PENNSYLVANIA:

BEING KNOWN AS: 136 LEWIS ROAD MILFORD, PA 18337

BEING PARCEL NUMBER: 03-0-019046

IMPROVEMENTS:
RESIDENTIAL PROPERTY

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO William A. O'Brien DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$ 220,906.68 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER

THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF_ William A. O'Brien DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 220,906.68 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
RAS Citron LLC
133 Gaither Dr. Ste F
Mt Laurel, NJ 08054
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 85-2019 r SUR JUDGEMENT NO. 85-2019_ AT THE SUIT OF Quicken Loans, Inc. vs Amanda Pitt and Steven J. Pitt, 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 September 18, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN lot, piece

or parcel of land situate, lying and being in the Township of Lackawaxen, County of Pike, and State of Pennsylvania, more particularly described as follows:

Lot Number 74 in the Subdivision of Westcolang Park Division Section IX recorded in the Office of the Recorder of Deeds of Pike County in Plat Book Volume 8, Page 81 on September 23, 1970.

TOGETHER with all rights of way and UNDER AND SUBJECT to all covenants, reservations, restrictions and conditions of record as found in the chain of title.

UNDER AND SUBJECT, nevertheless, to the covenants and restrictions set forth in those certain covenants, easements and restrictions recorded in DB 225 at page 443 and following on July 10, 1969 which recorded covenants, easements and restrictions are hereby incorporated herein and made a part hereof which the grantees by acceptance of this deed agree to observe and perform.

AND ALSO EXCEPTING AND RESERVING unto prior grantors, its successors and assigns, all rights to oil, gases and minerals upon or under said land without, however, reserving unto the prior grantor any rights in the surface of the above described lots for purpose of exploration or extraction.

BEING KNOWN AS: 167 UPPER LAKEVIEW DRIVE, LACKA WAXEN TOWNSHIP, PA 18428

PROPERTY ID NUMBER:
013.01-05-44-

BEING THE SAME PREMISES WHICH GRANTOR DENIS DIDONATO JR BY DEED DATED 3/28/2014 AND RECORDED 3/31/2014 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2444 AT PAGE 1326, GRANTED AND CONVEYED UNTO GRANTEE STEVEN J. PITT JR. AND AMANDA PITT.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Amanda Pitt and Steven J. Pitt, Jr. DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$ 89,252.79 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE

WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF_ Amanda Pitt and Steven J. Pitt, Jr. DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 89,252.79 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, PA 19106
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1268-2016r SUR JUDGEMENT NO. 1 268-2016__AT THE SUIT OF Federal National Mortgage Association("FannieMae") vs Bain D. Robinson 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 September 18, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT PROPERTY
DESCRIPTION

BY VIRTUE OF A WRIT OF EXECUTION TO CASE NO. 2016-01268

ISSUED TO PLAINTIFF:
FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE")

PROPERTY BEING KNOWN AS:
ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in Lehman Township, Pike County, Pennsylvania, being lot or lots Number Eighteen (18), Section Number Twenty-Four (24) as is more particularly set forth on the Plot Map of Lehman-Pike Development Corporation, Saw Creek Estates, as same is dully recorded in the Office for the Recording of Deeds, Milford, Pike County, Pennsylvania in Plot Book Volume Twelve (12), Page One Hundred and Twenty-eight (128).

PARCEL IDENTIFICATION NO: 192.03-02-68, CONTROL #: 06-0-061121

BEING KNOWN AS: 892 Saw Creek FIKJA Saw Creek Lot 18 Sec 24 Bushkill, PA 18324

IMPROVEMENTS THEREON CONSIST OF: Residential Dwelling

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Bain D. Robinson

PIN NUMBER, WHICH IS THE ASSESSMENT OR PARCEL NO., MAP, BLOCK AND LOT):

192.0302-68

ATTORNEY ON WRIT:
MARTHA E. VON ROSENSTIEL, P.C.
Martha E. Von Rosenstie1, Esq / No 52634
Lorraine Gazzara Doyle, Esq / No 34576 649
South Ave, Ste 7
Secane, PA 19018
(610)328-2887
Attorneys for Plaintiff

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Bain D. Robinson
DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$159,177.96 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 Bain D. Robinson
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$159,177.96 PLUS
COSTS AND INTEREST AS
AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Martha E. Von Rosenstiel
649 South Ave, Ste. 7
Secane, PA 19018
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF
EXECUTION ISSUED OUT OF
THE COURT OF COMMON
PLEAS, PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 266-2019r SUR
JUDGEMENT NO. 266-
2019_AT THE SUIT OF Wells
Fargo Bank, NA vs Natalia
Mezzardi 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 September
18,2019 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID DATE:

LEGAL DESCRIPTION

All that certain piece, parcel and tract of land situate, lying and being in the Township of Delaware, County of Pike and Commonwealth of Pennsylvania, more particularly

described as follows to wit:

Being Lot No. 98, Section A, as shown on a map of Marcel Lake, Inc., entitled Key Plan to Marcel Lake, Inc. in Delaware Township, Pike County, Pennsylvania, Scale 1 inch = 100 feet, surveyed by Victor E. Orben, R.S., March-April 1961. Section A consists of the numbered lots. Note: All bearing given on the southeast side of Nichecronk Road are magnetic per 1939. All other are per 1961. This Dwg. Revised to C July 30, 1961, Revised to D August 10, 1961. Revised to E September 10, 1961. Victor E. Orben, R.S., Dwg 27 Sheet 7-E, recording with the Recorder of Deeds in Plat Book 3, Page 166.

Parcel No. : 148.04-08-72-

BEING known and numbered as 110 Oak Road, Dingmans Ferry, PA 18328

Being the same property conveyed to Eddie Mezzardi and Natalia Mezzardi, husband and wife who acquired title, as tenants by the entirety, by virtue of a deed from Marcus B. Johansson and David T. Johansson, dated August 22,2008, recorded September 11,2008, at Instrument Number 200800011156, and recorded in Book 2288, Page 1884, Office of the Recorder of Deeds, Pike County, Pennsylvania

Informational Note: Eddie Mezzardi died on February 27,2017, and pursuant to the survivorship language in the above mentioned deed, all his interest passed to Natalia Mezzardi.

Exhibit "A"

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Natalia Mezzardi DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF 1108,193.38 _ 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_ Natalia Mezzardi DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 108,193.38 _PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,

PENNSYLVANIA
Manley Deas Kochalski, LLC
PO Box 165028
Columbus, OH 43216-5028
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 658-2019 r SUR JUDGEMENT NO_ 658-2019_ AT THE surT OF Deutsche Bank National Trust Company, as Trustee for Residential Asset Securitization Trust 2006-A3CB Mortgage Pass-Through Certificates Series 2006-C c/o Ocwen Loan Servicing, LLC vs Doris J. Bannon 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 September 18.2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN piece, parcel or tract of land situate, lying and being in the township of Westfall, County of Pike and State of Pennsylvania, bounded and described as follows, to wit: BEGINNING at a railroad spike for a corner in the center line of the public road leading from the Borough of Matamoras to the village of Mill Rift, known as Delaware Drive, Pennsylvania

Legislative Route No. 549, said corner being the northerly most corner of the premises herein described, thence along the southerly line of a 50-foot wide roadway of the lands of Riverdrive Estates, South 65 degrees 40 minutes West 121.55 feet to an iron pipe; thence cutting the lands of Carlton L. Shay and Helen A. Shay, South 22 degrees 31 minutes East 100 feet to an iron pipe; thence still cutting the lands of Carlton L. Shay and Helen A. Shay, North 65 degrees 41 minutes East (said line passing 50.8 feet from the southerly front corner of the house located on the within described premises) 116.5 feet to a point in the center line of the aforementioned public road, thence along the center line of said road, N01°19'19" West 100.2 feet to the point and place of BEGINNING. As surveyed by Victor E. Onben, C.S., October 11, 1963. Magnetic meridian as of 1963. Drawing No. 364-A.

TAX PARCEL #067.03-01-28

BEING KNOWN AS: 100 Decker Lane, Matamoras, PA 18336

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

AMOUNT OF \$101,978.76 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_ Doris J. Bannon DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$101,978.76 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Stem & Eisenberg
1581 Main Street, Ste. 200
Warrington, PA 18976
8/23/2019 • 8/30/2019 • 9/6/2019

SHERIFF SALE
SEPTEMBER 18, 2019
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 689-2019r SUR JUDGEMENT NO. 689-2019_AT THE SUIT OF New

Residential Mortgage LLC vs
Charles E. McQuillan aka Charles
McQuillan and Marlene I.
McQuillan aka Marlene McQuillan
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 September 18,
2019 at 11:00 AM PREVAILING
TIME IN THE AFORENOON
OF SAID DATE:

SHORT DESCRIPTION By
virtue of a Writ of Execution No.
2019-00689

New Residential Mortgage LLC
v.
Charles E. Mcquillan a/k/a Charles
Mcquillan
Marlene I. Mcquillan a/k/a Marlene
Mcquillan

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

603 Lonely Mountain Lane,
Tamiment, PA 18371-9448
Parcel No. 18702-01-48
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment Amount: \$170,298.19

Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones,
LLP

THE SALE IS MADE BY

VIRTUE OF A WRIT OF
EXECUTION ISSUED BY THE
PROTHONOTARY OF THE
COMMONWEALTH OF
PENNSYLVANIA TO Charles E.
McQuillan aka Charles McQuillan
and Marlene I. McQuillan aka
Marlene McQuillan
DEFENDANTS, OWNER, OR
REPUTED OWNERS OF THE
AFORESAID REAL PROPERTY
FOR EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$170,298.19 PLUS
COSTS & INTEREST. THE
SALE MADE SUBJECT TO
ALL PAST DUE AND
CURRENT REAL ESTATE
TAXES UNLESS OTHERWISE
ANNOUNCED AT SALE.
NOTICE TO ALL PARTIES
AND CLAIMANTS IS HEREBY
GIVEN THAT A SCHEDULE
OF DISTRIBUTION WILL BE
FILED BY THE SHERIFF ON A
DATE SPECIFIED BY THE
SHERIFF NOT LATER THAN
THIRTY (30) DAYS AFTER
THE SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN IN
EXECUTION AS THE
PROPERTY OF Charles E.
McQuillan aka Charles McQuillan
and Marlene I. McQuillan aka
Marlene McQuillan
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$ 170,298.19 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
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1471-2018r SUR JUDGEMENT NO.J471-2018___AT THE SUIT OF Specialized Loan Servicing, LLC vs Rita Perrotta DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAYSeptember 18, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

PARCEL NO.: 192.01-01-36/ Tax Control: 06-0-044063

ALL THAT CERTAIN lot, parcel or piece of ground situate in Lehman Township, Pike County, Pennsylvania, being Lot No. 350, Section No. 20, as is more particularly set forth on the plot map of Lehman-Pike Development Corporation, Saw Creek Estates as same is duly recorded in the Office for the Recording of Deeds, Milford, Pike County, Pennsylvania in Plot Book Volume No. 13 at Page

85. UNDER AND SUBJECT to the covenants, conditions and restrictions of record. TOGETHER with all tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. TOGETHER with all and singular the lot or piece of ground, improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in any wise appertaining, and the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of the said grantor, as well at law as in equity, of, in, and to the same.

ALSO KNOWN AS 350 Luton Court, Bushkill, PA 18324

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Rita Perrotta DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$103,790.78 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY

GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Rita Perrotta DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$103,790.78 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Stern & Eisenberg
1581 Main Street, Ste. 200
Warrington, PA 18976
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 461-2019r SUR JUDGEMENT NO. _ 461-2019_AT THE SUIT OF JPMorgan Chase Bank, NA vs Michael Devoid 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 September

18.2019 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 461-2019

JPMorgan Chase Bank, National
Association

v.
Michael Devoid

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

59 Whipporwill Drive, Bushkill, PA
18324

Parcel No. 189.02-09-46-
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment Amount: \$183,950.24

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 Devoid DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$183,950.24 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 Devoid DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$183,950.24 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, P A 19103
8/23/2019 • 8/30/2019 • 9/6/2019

SHERIFF SALE
SEPTEMBER 18, 2019
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 248-2019r SUR JUDGEMENT NO._248-2019_AT THE SUIT OF PNC Bank, National Association vs

Eugene J. Tick aka Eugene Tick 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 September 18, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 248-2019

PNC Bank, National Association
v.
Eugene J. Tick a/k/a Eugene Tick

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

1158 Pine Ridge, a/k/a 194 Depue Circle, Lehman, PA 18324-6839
Parcel No. 188.02-01-10 -
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment Amount: \$111,445.75

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 Eugene J.

Tick aka Eugene Tick
DEFENDANTS, OWNER, OR
REPUTED OWNERS OF THE
AFORESAID REAL PROPERTY
FOR EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$111.445.75 PLUS
COSTS & INTEREST. THE
SALE MADE SUBJECT TO
ALL PAST DUE AND
CURRENT REAL ESTATE
TAXES UNLESS OTHERWISE
ANNOUNCED AT SALE.
NOTICE TO ALL PARTIES
AND CLAIMANTS IS HEREBY
GIVEN THAT A SCHEDULE
OF DISTRIBUTION WILL BE
FILED BY THE SHERIFF ON A
DATE SPECIFIED BY THE
SHERIFF NOT LATER THAN
THIRTY (30) DAYS AFTER
THE SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN IN
EXECUTION AS THE
PROPERTY OF Eugene J. Tick
aka Eugene Tick
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$111.445.75 PLUS
COSTS AND INTEREST AS
AFORESAID.

Kerry We1sh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond & Jones
1 Penn Center Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, P A 19103
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF
EXECUTION ISSUED OUT OF
THE COURT OF COMMON
PLEAS, PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 698-2019r SUR
JUDGEMENT NO. 698-
2019_AT THE SUIT OF Bayview
Loan Servicing, LLC, a Delaware
Limited Liability Company vs
Douglas P. Alvarez and Michelle
Alvarez
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 September
18,2019 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID DATE:

ALL THAT certain parcel of land
in Township of Dingman, Pike
County, Commonwealth of PA, as
more fully described in Book 1899
Page 593 ID# 109.04-01-38, being
known and designated as Lot No.
55, Section No. 12 Sunrise Lake as
shown on the plat of map of Sunrise
Lake or Sunnylands Inc.
Subdivision, filed in plat book
volume 24 at page 35.

UNDER AND SUBJECT TO
reservations, covenants, restrictions,
easements and conditions as set
forth and shown in Deed Book
Volume 1207, Page 135.
FOR INFORMATIONAL
PURPOSES ONLY: Being known
as 3009 Sunrise Lake a/k/a 113

Spruce Lake Drive, Milford, PA
18337

Parcel # 109.04-01-38

BEING THE SAME PREMISES
which James E. McEvoy and Janice
M. McEvoy, husband and wife, by
Deed dated September 19,2001 and
recorded September 27,2001 in
Book 1899 Page 593 Instrument
Number 200100012598, in the
Office of the Recorder of Deeds in
and for the County of Pike, granted
and conveyed unto Douglas P.
Alvarez, unmarried, in fee.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY THE
PROTHONOTARY OF THE
COMMONWEALTH OF
PENNSYLVANIA TO Douglas P.
Alvarez and Michelle Alvarez
DEFENDANTS, OWNER, OR
REPUTED OWNERS OF THE
AFORESAID REAL PROPERTY
FOR EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$219,386.84 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_ Douglas P.
Alvarez and Michelle Alvarez
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$ 219,386.84 PLUS
COSTS AND INTEREST AS
AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Shapiro & DeNardo
3600 Horizon Drive, Ste. 150
King of Prussia, PA 19406
8/23/2019 • 8/30/2019 • 9/6/2019

SHERIFF SALE
SEPTEMBER 18, 2019
BY VIRTUE OF WRIT OF
EXECUTION ISSUED OUT OF
THE COURT OF COMMON
PLEAS, PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 327-2019r SUR
JUDGEMENT NO. 327-
2019_AT THE SUIT OF
Pennymac Loan Services, LLC vs
Serap Selen Yilmaz aka Serap S.
Yimaz aka Serap Yilmaz
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 September 18,
2019 at 11:00 AM PREVAILING
TIME IN THE AFORENOON
OF SAID DATE:

ALL THAT CERTAIN Lot

piece of ground situate in the County of Pike. State of Pennsylvania, more particularly described as follows:

ALL THAT CERTAIN parcel of land situate in the Township of Lehunan, County of Pike, Commonwealth of Pennsylvania being known and designated as follows;

Lot No. 60, Phase III, of the Glen at Tamiment Subdivision, as shown on those certain plans entitled "Final Plan, Phase III, the Glen at Tamiment" Sheet 1 of 12 and Sheet 2 of 12 dated December 30, 1987 and revised April 5, 1988 and recorded on January 10, 1989 in Pike County Map Book 26 at Page 125 and 126 in the Township of Lehman, County of Pike and Commonwealth of Pennsylvania.

UNDER AND SUBJECT TO the easement, restrictions, and encumbrances of record to the extent valid and enforceable.

BEING the same premises which Sigfrido Santana, by Deed dated August 30, 2017, and recorded September 5, 2017, in the Office for the Recorder of Deeds in and for Pike County, in Deed Book Volume 2532, Page 660, conveyed unto SERAP SELEN YILMAZ.

BEING KNOWN AS: 611 GALION DRIVE, TAMIMENT, PA 18371
TAX PARCEL #187.02-01-31

IMPROVEMENTS: Residential property.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Serap Selen Yilmaz aka Serap S. Yimaz aka Serap Yilmaz DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$149,429.17 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF_ Serap Selen Yilmaz aka Serap S. Yimaz aka Serap Yilmaz DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$149,429.17 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,

PENNSYLVANIA
Powers Kim, LLC
8 Neshaminy Interplex, ste. 215
Trevose, PA 19053
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF
EXECUTION ISSUED OUT OF
THE COURT OF COMMON
PLEAS, PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 732-2019r SUR
JUDGEMENT NO.732-
2019___AT THE SUIT OF
Santander Bank, NA vs Gail Chiara
Regan
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 September 18.
2019 at 11:00 AM PREVAILING
TIME IN THE AFORENOON
OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 2019-00732

Santander Bank, N.A.
v.
Gail Chiara Regan

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

125 Gold Key Road, Milford, PA
18337-5037
Parcel No. 123.03-01-25-

(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$131,860.69

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 Gail Chiara
Regan
DEFENDANTS, OWNER, OR
REPUTED OWNERS OF THE
AFORESAID REAL PROPERTY
FOR EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$ 131.860.69
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 Gail Chiara
Resan
DEFENDANTS, OWNERS

REPUTED OWNERS TO COLLECT \$131,860.69 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
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 237-2019r SUR JUDGEMENT NO237-2019 T THE SUIT OF Ditech Financial LLC vs James E. Peterson and Evelyn C. Peterson 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 September 18, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 237-2019

Ditech Financial LLC
v.
James E. Peterson Evelyn C. Peterson

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

5971 Decker Road, Bushkill, PA 18324-7937
Parcel No. 192.03-03-47
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment Amount: \$252,457.47

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 James E. Peterson and Evelyn C. Peterson DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$252,457.47 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 James E. Peterson and Evelyn C. Peterson DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$252,457.47 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
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 716-2019r SUR JUDGEMENT NO. 716-2019 AT THE SUIT OF Fifth Third Bank as Successor by merger to Fifth Third Mortgage Company vs John Jude Morrison aka John J. Morrison and Courtney A. Morrison 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 September 18, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 716-2019

Fifth Third Bank as Successor by Merger to Fifth Third Mortgage Company

v.

John Jude Morrison a/k/a John J. Morrison

Courtney A. Morrison

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

140 Southwynd Drive, Milford, PA 18337-5076

Parcel No. 109.04-02-02.029-
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment Amount: \$188,202.94

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 John Jude Morrison aka John J. Morrison and Courtney A. Morrison DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$188,202.94 PLUS COSTS & INTEREST. THE

SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF_ John Jude Morrison aka John J. Morrison and Courtney A. Morrison DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$188,202.94 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
8/23/2019 • 8/30/2019 • 9/6/2019

SHERIFF SALE
SEPTEMBER 18, 2019
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 688-2019 r SUR JUDGEMENT NO._688-

2019_AT THE SUIT OF Lakeview Loan Servicing, LLC vs Marissa DeJesus and Luis DeJesus 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 September 18,2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 688-2019

Lakeview Loan Servicing, LLC
v.
Marissa Dejesus Luis Dejesus

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

119 French Coach Road, Milford, PA 18337-5030
Parcel No. 109.02-01-02.017
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment Amount: \$160,063.98

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 Marissa DeJesus and Luis DeJesus DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$ 160,063.98 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_ Marissa DeJesus and Luis DeJesus DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$160,063.98 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
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 665-2019 r SUR JUDGEMENT NO.665-2019_AT THE SUIT OF Bayview Loan Servicing, LLC vs Pasquale F. DeDonato 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 September 18,2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION
DOCKET NO: 2019-00665

ALL THAT CERTAIN lot or piece of ground situate in Delaware Township, County of Pike, and Commonwealth of Pennsylvania

TAX PARCEL NO:
Map Number 163.01-01-27
Control Number: 027677

PROPERTY ADDRESS
139 Kemodobi Circle East
Dingmans Ferry, PA 18328

IMPROVEMENTS:
a Residential Dwelling

SOLD AS THE PROPERTY OF:
Pasquale F. DeDonato

ATTORNEY'S NAME:

Roger Fay, Esquire

SHERIFF'S NAME:

Pike County Sheriff

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Pasquale F. DeDonato DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$101,024.55 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_ Pasquale F. DeDonato DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$101,024.55 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Milstead & Assoc.
1 E. Stow Road
Marlton, NJ 08053
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 771-2019r SUR JUDGEMENT NO. _771-2019_ AT THE SUIT OF Lakeview Loan Servicing, LLC vs Timothy Rude & Melissa Shafer 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 September 18, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 771-2019

Lakeview Loan Servicing, LLC
v.
Timothy Rude Melissa Shafer

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

129 Game Trail Drive, Greentown,
PA 18426-9212
Parcel No. 101.04-01-15
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment Amount: \$129,809.08

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 Timothy
Rude & Melissa Shafer
DEFENDANTS, OWNER, OR
REPUTED OWNERS OF THE
AFORESAID REAL PROPERTY
FOR EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$129.809.08 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_ Timothy Rude
& Melissa Shafer
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$ 129.809.08 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
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF
EXECUTION ISSUED OUT OF
THE COURT OF COMMON
PLEAS, PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION NO
497-2019r SUR JUDGEMENT
NO._ 497-2019_ AT THE SUIT OF
Lendinghome Funding Corporation
VS Aastha Real Estate Investments,
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 September
18,2019 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or tract
of land situate in the Township of

Lehman, County of Pike and Commonwealth of Pennsylvania, being known as Lot or Lots No. 3373, Section 35, as is more particularly set forth on the Plot Map of Lehman-Pike Development Corporation, Saw Creek Estates, as same is duly recorded in the Office for the Recording of Deeds, Milford, Pike County, Pennsylvania in Plot Book Volume 28, Page 132.

BEING THE SAME PREMISES which RRCH #4, LLC by Deed dated April 26, 2017 and recorded on January 15, 2019, in the Pike County Recorder of Deeds Office at Deed Book Volume 2568 at Page 674 and Instrument# 20190000353, granted and conveyed unto Aastha Real Estate Investments, LLC.

Being Known as 1093 Lancaster Drive, Bushkill, PA 18324

Parcel I.D. No. 197.01-01-44

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO AasthaReal Estate Investments, LLC DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$103,440.87 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF_ Aastha Real Estate Investments, LLC DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 103,440.87 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Hladik Onorator & Federman
298 Wissaickon Avenue
North Wales, PA 19454
8/23/2019 • 8/30/2019 • 9/6/2019

**SHERIFF SALE
SEPTEMBER 18, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 55-2019 rSURmDGEMENT NO._55-20 19_ AT THE SUIT OF PHH Mortgage Corporation f/k/a Cendant Mortgage Corporation vs Sandra M. Sklareski 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 September
18,2019 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 2019-00055

PHH Mortgage Corporation f/k/a
Cendant Mortgage Corporation
v.
Sandra M. Sklareski

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

1197 Dorchester Drive, Bushkill, PA
18324
Parcel No. 192.02-04-48 -
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment Amount: \$150,608.16

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 Sandra M.
Sklareski

DEFENDANTS, OWNER, OR
REPUTED OWNERS OF THE
AFORESAID REAL PROPERTY
FOR EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$150,608.16 PLUS
COSTS & INTEREST. THE
SALE MADE SUBJECT TO
ALL PAST DUE AND
CURRENT REAL ESTATE
TAXES UNLESS OTHERWISE
ANNOUNCED AT SALE.
NOTICE TO ALL PARTIES
AND CLAIMANTS IS HEREBY
GIVEN THAT A SCHEDULE
OF DISTRIBUTION WILL BE
FILED BY THE SHERIFF ON A
DATE SPECIFIED BY THE
SHERIFF NOT LATER THAN
THIRTY (30) DAYS AFTER
THE SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN IN
EXECUTION AS THE
PROPERTY OF. Sandra M.
Sklareski
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$ 150,608.16 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
8/23/2019 • 8/30/2019 • 9/6/2019

CIVIL ACTIONS FILED

*From August 22, 2019 to August 29, 2019
Accuracy of the entries is not guaranteed.*

CERTIFIED COPY OF LIEN

2019-45558	Pa Department Of Revenue Bureau Of Compliance Burlone Brian A Burlone Fredricka C	Creditor Debtor Debtor	8/23/2019
2019-45559	Pa Department Of Revenue Bureau Of Compliance Warner Michael V Warner Eva D	Creditor Debtor Debtor	8/23/2019
2019-45560	Pa Department Of Revenue Bureau Of Compliance Dingman Beverage Inc	Creditor Debtor	8/23/2019
2019-45561	Pa Department Of Revenue Bureau Of Compliance Brigani Pamela Dona Helene Fashions Inc	Creditor Debtor Debtor	8/23/2019
2019-45562	Pa Department Of Revenue Bureau Of Compliance Imbergamo Rosemary T Dona Helene Fashions Inc	Creditor Debtor Debtor	8/23/2019
2019-45563	Pa Department Of Revenue Bureau Of Compliance Gonzalez Juan C Gonzalez Daisy	Creditor Debtor Debtor	8/23/2019
2019-45564	Pa Department Of Revenue Bureau Of Compliance Morris Lawrence E McPhail Denice L	Creditor Debtor Debtor	8/23/2019
2019-45565	Pa Department Of Revenue Bureau Of Compliance Citibank NA NRZ Reo V 2 Corp	Creditor Debtor Debtor	8/23/2019
2019-45566	Pa Department Of Revenue Bureau Of Compliance AAF Landscaping Inc	Creditor Debtor	8/23/2019
2019-45567	Pa Department Of Revenue Bureau Of Compliance Schor Property Care Inc	Creditor Debtor	8/23/2019
2019-45568	Pa Department Of Revenue Bureau Of Compliance S&T Auto Services Inc	Creditor Debtor	8/23/2019
2019-45569	Pa Department Of Revenue Bureau Of Compliance Arrump LLC	Creditor Debtor	8/23/2019
2019-45570	Pa Department Of Revenue Bureau Of Compliance Kelly Shari	Creditor Debtor	8/23/2019
2019-45571	Pa Department Of Revenue Bureau Of Compliance Annunziato Greg	Creditor Debtor	8/23/2019
2019-45572	Pa Department Of Revenue Bureau Of Compliance Carter Kenneth K&MC Trust Estate	Creditor Debtor Debtor	8/23/2019
2019-45573	Pa Department Of Revenue Bureau Of Compliance Clauss Gary Clauss Jacqueline	Creditor Debtor Debtor	8/23/2019

2019-45574	Pa Department Of Revenue Bureau Of Compliance Karpinski Krzysztof Karpinska Mariola	Creditor Debtor Debtor	8/23/2019
2019-45575	Pa Department Of Revenue Bureau Of Compliance Harris Russell Kufnerova Harris Miluse	Creditor Debtor Debtor Debtor	8/23/2019
2019-45576	Pa Department Of Revenue Bureau Of Compliance Pfister Peter J Ffister Leah G	Creditor Debtor Debtor	8/23/2019
2019-45577	Pa Department Of Revenue Bureau Of Compliance King Crown Corp	Creditor Debtor	8/23/2019
2019-45578	Pa Department Of Revenue Bureau Of Compliance Two M Ventures LLC	Creditor Debtor	8/23/2019
2019-45579	Pa Department Of Revenue Bureau Of Compliance Pocmont Holdings LLC	Creditor Debtor	8/23/2019
2019-45580	Pa Department Of Revenue Bureau Of Compliance Hoffman R Jason	Creditor Debtor	8/23/2019
2019-45581	Pa Department Of Revenue Bureau Of Compliance Eitner Brittany	Creditor Debtor	8/23/2019
2019-45582	Pa Department Of Revenue Bureau Of Compliance Vollert Melissa L	Creditor Debtor	8/23/2019
2019-45583	Pa Department Of Revenue Bureau Of Compliance VSHN LLC	Creditor Debtor	8/23/2019
2019-45584	Pa Department Of Revenue Bureau Of Compliance Gaddy William L Gavillet Mary	Creditor Debtor Debtor	8/23/2019
2019-45585	Pa Department Of Revenue Bureau Of Compliance Duran Mildred	Creditor Debtor	8/23/2019
2019-45586	Pa Department Of Revenue Bureau Of Compliance Phillips Nicole D	Creditor Debtor	8/23/2019
2019-45587	Pa Department Of Revenue Bureau Of Compliance Tussel Ronald Tussel Gail	Creditor Debtor Debtor	8/23/2019
2019-45588	Pa Department Of Revenue Bureau Of Compliance Smith Stephen M Garrison Sandra M	Creditor Debtor Debtor	8/23/2019
2019-45589	Pa Department Of Revenue Bureau Of Compliance Goldson Simeon G	Creditor Debtor	8/23/2019
2019-45590	Pa Department Of Revenue Bureau Of Compliance Reynolds Charles Anderson Lauren	Creditor Debtor Debtor	8/23/2019
2019-45591	Pa Department Of Revenue Bureau Of Compliance First Impressoin Construction LLC	Creditor Debtor	8/23/2019
2019-45592	Pa Department Of Revenue Bureau Of Compliance Scherr Richard J	Creditor Debtor	8/23/2019
2019-45593	Pa Department Of Revenue Bureau Of Compliance Andrews Lashon M	Creditor Debtor	8/23/2019
2019-45594	Pa Department Of Revenue Bureau Of Compliance Kurtz Michael D Kurtz Victoria L	Creditor Debtor Debtor	8/23/2019

2019-45595	Pa Department Of Revenue Bureau Of Compliance Davis Stephen Davis Patricia A	Creditor Debtor Debtor	8/23/2019
2019-45596	Pa Department Of Revenue Bureau Of Compliance Gallego Jorge O Chacha Maria	Creditor Debtor Debtor	8/23/2019
2019-45597	Pa Department Of Revenue Bureau Of Compliance Hofmann Daniel W Hofmann Jacquelyn M	Creditor Debtor Debtor	8/23/2019
2019-45598	Pa Department Of Revenue Bureau Of Compliance Lewin Donna L	Creditor Debtor	8/23/2019
2019-45599	Pa Department Of Revenue Bureau Of Compliance Fleming Maria K Smith Smith Fleming Maria K Fleming Gordon	Creditor Debtor Debtor Debtor	8/23/2019
2019-45600	Pa Department Of Revenue Bureau Of Compliance Scotto Salvatore J	Creditor Debtor	8/23/2019
2019-45601	Pa Department Of Revenue Bureau Of Compliance Cetin Robert J	Creditor Debtor	8/23/2019
2019-45602	Pa Department Of Revenue Bureau Of Compliance Hayward Richard	Creditor Debtor	8/23/2019
2019-45603	Pa Department Of Revenue Bureau Of Compliance Debree Heather	Creditor Debtor	8/23/2019
2019-45604	Pa Department Of Revenue Bureau Of Compliance Barber Meridith	Creditor Debtor	8/23/2019
2019-45605	Pa Department Of Revenue Bureau Of Compliance Galvin Robert J Galvin Kagin M	Creditor Debtor Debtor	8/23/2019
2019-45606	Pa Department Of Revenue Bureau Of Compliance Englehardt Kenneth A	Creditor Debtor	8/23/2019
2019-45607	Pa Department Of Revenue Bureau Of Compliance Rome Charles J	Creditor Debtor	8/23/2019
2019-45612	Commonwealth Of Pennsylvania Department Of Labor & Industry Pine Tree Homes Inc	Creditor Debtor	8/28/2019

CHANGE OF NAME

2019-01082	Lopez Gasper Vincent Jr	Petitioner	8/26/2019
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CONTRACT — BUYER PLAINTIFF

2019-01076	Cavalry SPV I LLC Degroat Michael	Plaintiff Defendant	8/23/2019
2019-01077	Cavalry SPV I LLC Fasula Conklin Nikki S	Plaintiff Defendant	8/23/2019

CONTRACT — DEBT COLLECTION: CREDIT CARD

2019-01071	Discover Bank Dettman Karen	Plaintiff Defendant	8/22/2019
2019-01088	American Express National Bank Farghal Mohamed	Plaintiff Defendant	8/26/2019
2019-01089	Bank Of America NA Davis Guy L Jr	Plaintiff Defendant	8/26/2019
2019-01090	Bank Of America NA Wainen Linda M	Plaintiff Defendant	8/26/2019

CONTRACT — DEBT COLLECTION: OTHER

2019-01086	Portfolio Recovery Associates LLC Khalid Akraam	Plaintiff Defendant	8/26/2019
2019-01101	Discover Bank Winkeleer Edmond	Plaintiff Defendant	8/28/2019

CUSTODY

2019-01075	Williams Danielle Theiss Eric	Plaintiff Defendant	8/22/2019
2019-01087	Snyder Kremensky Kristie Kovaleski Lydia M	Plaintiff Defendant	8/26/2019
2019-01093	Hughes Venessa Weber Shaun	Plaintiff Defendant	8/26/2019

DIVORCES FILED

2019-01074	Usera Luis Usera Sandra	Plaintiff Defendant	8/22/2019
2019-01084	Osborne Kathryn S Osborne Charles D	Plaintiff Defendant	8/26/2019
2019-01092	Domonkas Kathleen M Domonkas Robert	Plaintiff Defendant	8/26/2019
2019-01099	Reyes Jose A Reyes Crystal	Plaintiff Defendant	8/28/2019

FEDERAL TAX LIEN

2019-45609	Internal Revenue Service Miles C Miles Monica Council Council Miles Monica	Plaintiff Defendant Defendant Defendant	8/27/2019
2019-45610	Internal Revenue Service Marion Michael A	Plaintiff Defendant	8/27/2019
2019-45611	Internal Revenue Service Dingmans New Life Christian Fellowship Inc	Plaintiff Defendant	8/27/2019

MARRIAGE LICENSE FILINGS

2019-00180	Kwoka Nicole Marie Lewis Randy Xavier	8/23/2019
2019-00181	Coolbaugh Robin Maire Carney Ryan Thomas	8/23/2019
2019-00182	Fitzpatrick Eileen Marie Devlin Michael Liam	8/26/2019
2019-00183	Fish Nickole Lisa Magie Walter Thomas	8/26/2019
2019-00184	OConnor Jason Donald Salinas Salinas Luz Mariana	8/26/2019
2019-00185	Simpson Sierra Rose Rozanski Iaerton Michael	8/26/2019
2019-00186	Vilches-Santana Jackelyn Arellano-Ayllon Hugo	8/27/2019
2019-00187	Swartz Katherine Louise Macedonia Michael	8/28/2019
2019-00188	Yennie William Henry Iii Upton Brie Allyson	8/28/2019
2019-00189	Moris Maria Magdalena Niperi Christopher	8/28/2019
2019-00190	1 1 1 2 2 2 2	8/28/2019
2019-00191	Vanhorn Jenna Leigh Mann Kevin Anthony	8/28/2019

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

2019-01072	Bank Of America NA Finan Ronald William	Plaintiff Defendant	8/22/2019
2019-01073	Wells Fargo Bank NA Montagne S Williams Williams Montagne S Montagne S W	Plaintiff Defendant Defendant Defendant	8/22/2019
2019-01078	Wilmington Savings Fund Society FSB Christiana Trust Baker Kim E Hennessy Kim E Hennessy Richard T Unknown Heir Hennessy Richard D	Plaintiff Plaintiff Defendant Defendant Defendant Defendant	8/23/2019
2019-01085	FNC Bank National Association Green Henry E	Plaintiff Defendant	8/26/2019
2019-01094	US Bank National Association Fraser Dwayne Unknown Heirs Fraser Karen	Plaintiff Defendant Defendant	8/27/2019
2019-01098	Freedom Mortgage Corporation Guzman Jose L Silva Odon Carrada Carrada Silva Odon	Plaintiff Defendant Defendant Defendant	8/27/2019

REAL PROPERTY — QUIET TITLE

2019-01095	Reverse Mortgage Solutions Inc	Plaintiff	8/27/2019
	Beck Dana	Defendant	
	Beck Donald Jr	Defendant	
	Beck Denise	Defendant	
	McVeigh Donna	Defendant	
	Grantham Dianna	Defendant	
	Beck John	Defendant	
	Beck Donald E Unknown Heirs	Defendant	

WAIVER OF LIENS

2019-50034	North Atlantic Properties Inc	Contractor	8/23/2019
	North Atlantic Properties Inc	Owner	
	North Atlantic Properties Inc	Contractor	
	North Atlantic Properties Inc	Owner	
2019-50035	A&B Homes Inc	Contractor	8/28/2019
	A&B Homes Inc	Owner	
	Tomson Josh	Contractor	
	Tomson Josh	Owner	
	Tomson Agnieszka	Contractor	
	Tomson Agnieszka	Owner	

Pike County Bar Association



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

(570) 296-5102 · www.pikebar.com

Pike County Bar Association



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