
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.

NOTICE OF ADMINISTRATION

Notice is hereby given that Letters of Administration have been granted in the ESTATE OF JOEL ALFRED SHULMAN, late of Blooming Grove Township, Pike County, Pennsylvania. All persons indebted to the Estate are requested to make payment, and those having claims or demands are to present same, without delay, to the Administratrix, Maria Shulman of 430 East 6th Street, New York, New York 10009 or John F. Spall, Attorney for the Estate, 2573 Rt. 6, Hawley, Pennsylvania 18428. JOHN F. SPALL, ESQUIRE
04/15/16 • 04/22/16 • **04/29/16**

NOTICE OF ADMINISTRATION

Notice is hereby given that

Letters of Administration have been granted in the ESTATE OF OTTO A. ONDROCZKY, late of Blooming Grove Township, Pike County, Pennsylvania. All persons indebted to the Estate are requested to make payment, and those having claims or demands are to present same, without delay, to the Administrator, Rocco Demevo of 138 West 3rd Street, Deer Park, New York 11729 or John F. Spall, Attorney for the Estate, 2573 Rt. 6, Hawley, Pennsylvania 18428. JOHN F. SPALL, ESQUIRE
04/15/16 • 04/22/16 • **04/29/16**

Executor Notice

Estate of Rose Marioni, late of 411 Ave. I, Matamoras, PA 18336. Letters testamentary on the above Estate having been granted to the undersigned, all persons indebted to the said Estate are requested to make payment, and those having claims to present the same, without delay to: Robert J. McNelly, *Esq.* c/o: Zachary J. Strohm, *Esq.*, McNelly & Goldstein, LLC, 11 Church Road, Hatfield, PA 19440, Exec.
04/15/16 • 04/22/16 • **04/29/16**

ADMINISTRATOR'S NOTICE

Estate of Philomena A. Viscardo, Deceased, late of

Dingman Township, Pike County, Pennsylvania. Letters of Administration on the above estate have been granted to the undersigned. All persons indebted to the said estate are requested to make payment, and those having claims should present the same without delay to: John T. Viscardo, Administrator, of 107 Poplar Drive, Milford, PA 18337, or to the Attorneys for the Estate, Levy, Stieh & Gaughan, P.C., P.O. Box D, Milford, PA 18337. By: John T. Stieh, Esquire Attorney for Administrator/Executor
04/29/16 • 05/02/16 • 05/13/16

**NOTICE OF ACTION
IN MORTGAGE
FORECLOSURE
IN THE COURT OF
COMMON PLEAS OF PIKE
COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW**
US BANK NATIONAL
ASSOCIATION, AS
TRUSTEE FOR HOME
EQUITY ASSET TRUST
2004-6 HOME EQUITY
PASS-THROUGH
CERTIFICATES, SERIES
2004-6
Plaintiff
vs.
UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS,
AND ALL PERSONS,
FIRMS, OR ASSOCIATIONS
CLAIMING RIGHT, TITLE
OR INTEREST FROM OR
UNDER FRED M. REILLY
A/K/A FRED REILLY,
DECEASED

Defendant
COURT OF COMMON
PLEAS
CIVIL DIVISION
PIKE COUNTY
No. 407-2016-CV

NOTICE

To UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS,
AND ALL PERSONS,
FIRMS, OR ASSOCIATIONS
CLAIMING RIGHT, TITLE
OR INTEREST FROM OR
UNDER FRED M. REILLY
A/K/A FRED REILLY,
DECEASED

You are hereby notified that on March 10, 2016, Plaintiff, US BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR HOME EQUITY ASSET TRUST 2004-6 HOME EQUITY PASS-THROUGH CERTIFICATES, SERIES 2004-6, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of PIKE County Pennsylvania, docketed to No. 407-2016-CV. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 210 RAYMONDSKILL ROAD, MILFORD, PA 18337-7200 whereupon your property would be sold by the Sheriff of PIKE County.

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

NOTICE

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

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

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

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

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

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 of the Sheriff's office in Milford, located at 500 Broad Street.

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 50-2009r SUR JUDGEMENT NO. 50-2009 AT THE SUIT OF Wells Fargo Bank National Association as Trustee for Fremont Investment & Loan SABR 2005-FR2 vs Michelle Matteson and Maurice J. Matteson 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 May 18, 2016 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

The following described real

property situate in the Township of Shohola, County of Pike, and commonwealth of Pennsylvania, to wit:

ALL THAT CERTAIN piece, parcel and lot of land, situate, lying and being in the Township of Shohola, County of Pike and State of Pennsylvania, more particularly bounded and described as follows;
BEGINNING at the most northerly corner, said place of beginning being on the easterly line of a private roadway known as Beverly Drive and being further located as being South 54 degrees 06 minutes West 296.40 feet and South 14 degrees 14 minutes West 209.8 feet from the intersection of the southeasterly line of another private roadway known as Maple Road with the westerly line of the State Highway leading from Shohola to Milford; thence the southwesterly line of Lot No. 74 on the map or plan hereinafter designated South 71 degrees 57 minutes East 100.5 feet to a corner; thence along the northwesterly line of Lot No. 42 on said map or plan South 13 degrees 36 minutes West 53.4 feet to a corner; thence along the northwesterly line of Lot No. 41 on said map or plan South 16 degrees 31 minutes West 46.6 feet to a corner; thence along the northeasterly line of Lot No. 71 on said map or plan North 71 degrees 58 minutes West 99.85 feet to a corner on the easterly line of said Beverly Drive; thence along the easterly line of said Beverly Drive North 14 degrees

14 minutes East 100 feet to the point and place of Beginning, Being Lots Nos. 12 and 73 on a map or plan of a development of the lands of the granters entitled "Map of Maple Park, lands of Charles Swezy, Shohola Township. Pike County, Pa, Sept. 2, 1960, Scale 1'=50'. George E. Ferris, RS."
Premises being 112 Beverly Drive, Shohola, PA 18458
Parcel no. 49.01-01-60

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Michelle Matteson and Maurice J. Matteson DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$262,374.98, 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 Michelle Matteson and Maurice J. Matteson DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$262,374.98 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Stern & Eisenberg
1581 Main Street, Ste. 200
Warrington, PA 18976
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 103-2014r SUR JUDGEMENT NO. 103-2014 AT THE SUIT OF LSF9 Master Participation Trust vs Nicole K. Hill and Rob A. Hill aka Robert A. Hill 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

May 18, 2016 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 Delaware, County of Pike and commonwealth of Pennsylvania, more particularly described as follows to wit:

Lot No. 31, Block No. M-203 as shown on a map entitled "Section 2, Marcell Lake Estates, Delaware Township, Pike County, Pennsylvania, which map was duly recorded on January 8, 1971, with the Office of the Recorder of Deeds of Pike County, Pennsylvania, in Plat Book 8, Page 121.

TOGETHER WITH unto the Grantees, their heirs and assigns, all rights, rights-of-ways and privileges and UNDER AND SUBJECT to all covenants, reservations, restrictions, rights, privileges, easements and conditions of record, as set forth in the Chain of Title.

Tax Code No: 02-0-030578
BEING Known As: 136 Lake Drive, Dingmans Ferry, PA 18328

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Nicole K. Hill and Rob A. Hill aka Robert A. Hill DEFENDANTS, OWNER, OR REPUTED OWNERS

OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$174,295.92,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Nicole K.
Hill and Rob A. Hill aka Robert
A. Hill DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$174,295.92 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, PA 19106-1532
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 120-2011r SUR
JUDGEMENT NO. 120-2011
AT THE SUIT OF Emil's
Lane Road Association vs
Russell G. Stauffer and Lois
Jeanne 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

Property Description:
All that certain Lot described in
Pike County Deed Book 134 on
page 322 (copy attached hereto)
known as Tract #1 and Tract #2.
Pike County Tax Assessment
Map # 070.02.01-10
Pike County Control #
10-0-012164
Property is improved with a
single family residence.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Russell G. Stauffer and Lois

Jeanne DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$2,574.00,
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 Russell
G. Stauffer and Lois Jeanne
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$2,574.00 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Leatrice A. Anderson, Esq.
HCR6 Box 6025
Hawley, PA 18428-9051

04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
145-2014r SUR JUDGEMENT
NO. 145-2014 AT THE
SUIT OF Wells Fargo Bank,
NA vs Paul Decker & Rita
Decker 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

All those certain pieces, parcels
and tracts of land situate, lying
and being in the Township of
Shohola, County of Pike and
Commonwealth of Pennsylvania,
more particularly described as
follows to wit:
Being Lots 6 & 7, of a
development known as Laurel
Valley Estates, as shown on a
plat of Laurel Valley Estates
recorded in the Recorder of
Deeds Office of Pike County,
Pennsylvania in Plat Book 13, at
Page 11.
Parcel No.: 063244
BEING known and numbered

as 120 Laurel Valley Court, Shohola, PA 18458-3728 BEING the same property conveyed to Paul Decker and Rita Decker, his wife, as tenants by the entireties, who acquired title by virtue of a deed from Phillip Rauschert and Malinda Rauschert, dated August 21, 2006, recorded August 29, 2006, at Deed Book 2192, Page 881, Pike County, Pennsylvania records.
Exhibit "A"

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Paul Decker & Rita Decker DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$247,042.54, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY

(30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Paul Decker & Rita Decker DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$247,042.54 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Manely Deas Kochaldki, LLC
PO Box 165028
Columbus, OH 43216-5028
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 159-2014r SUR JUDGEMENT NO. 159-2014 AT THE SUIT OF Wells Fargo Financial Pennsylvania, Inc. vs John Herrerger and Janet Herrerger 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 May 18, 2016 at 11:00 AM

PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

Land Referred to in this
Commitment is described as all
that certain property situated in
the Township of Palmyra in the
County of Pike, and State of PA
and being described in a deed
dated 02/25/2003 and recorded
02/27/2003 in Book 1969 Page
446 among the land records of
the county and state set forth
forth about, and referenced as
follows:

Designated as Lot Number
732 on Map 3 of Plan of Lots
prepared for Tanglewood Lakes,
Inc., by Harry F. Schoenagle,
Registered Surveyor, dated April
12, 1971 and recorded in the
office of the Recorder of Deeds
for Pike County in Plat Book
Number 9 Page 157.

Parcel No.: 10-0-009996
BEING known and numbered
as 102 Mount Snow Circle a/k/a
103 Mount Snow circle Tafton,
PA 18464

BEING the same property
conveyed to John R. Herringer
and Janet L. Herringer, his
wife who acquired title by
virtue of a deed from David
P. Yanchowsky, single, dated
February 25, 2003, recorded
February 27, 2003, at Deed
Book 1969, Page 446, Pike
County, Pennsylvania records.
Exhibit "A"

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

THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
John Herringer and Janet
Herringer DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$276,487.47,
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 John
Herringer and Janet Herringer
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$276,487.47 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,

PENNSYLVANIA
Manely Deas Kochalski, LLC
PO Box 165028
Columbus, OH 43216-5028
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
160-2014r SUR JUDGEMENT
NO. 160-2014 AT THE
SUIT OF Wells Fargo Bank
NA vs Roger Conklin and Iris
Conklin 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

All that certain piece or parcel
of land situate, lying and
being in the Township of
Dingman, County of Pike, and
Commonwealth of Pennsylvania;
bouned and described as follows,
to wit:

Lot/Lots Nos. 40, Block No.
7, Section No. 3, as shown on
Map entitled "Sunnylands, Inc.
or Sunrise lake" on file in the
Recorder's Office at Milford,
Pennsylvania, in Plat Book No.

7, Page 228.

Said lot fronting on Bluestone
Drive, and having dimension of
143.22 feet on said road, 150.44
feet on Easterly line, 60.84 and
40.00 feet on rear Lot lines and
146.98 feet on Westerly Lot line.
Parcel No.: 016682

BEING known and numbered
as 3123 Sunrise Lake, Milford,
PA 18337

BEING the same property
conveyed to Roger Conklin
and Iris Conklin, his wife, who
acquired title by virtue of a deed
from Roger Conklin and Iron
Conklin, his wife, dated January
5, 1999, recorded March 1,
1999, at Deed Book 1710, Page
189, Pike County, Pennsylvania
records.

Exhibit "A"

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Roger Conklin and Iris Conklin
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$76,748.10,
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 Roger
Conklin and Iris Conklin
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$76,748.10 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Manley Deas Kochalski, LLC
PO Box 165028
Columbus, OH 43216-5028
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
170-2015r SUR JUDGEMENT
NO. 170-2015 AT THE
SUIT OF Wells Fargo Bank,
NA successor by merger to
Wachovia Bank, National
Association vs Michele L. Sitler,
Administrator of the Estate of

Dolores Bills 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

All that certain lot or piece
of ground situate in Lehman
Township, Pike County,
Pennsylvania, being Lot No.
337, 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, etc., in
and for the County of Pike, at
Milford, Pennsylvania, in Plot
Book Volume 13, Page 85.
Parcel No.: 040013
BEING known and numbered as
285 Saunders Drive, Township
of Lehman, PA 18324
BEING the same premises
which Dolores Bills, an adult
individual, by deed from Gregory
Galietti and Susan Galietti, his
wife, dated September 25, 1992,
recorded October 20, 1992 in the
Pike County Clerk's/Register's
Office in Deed Book 618, Page
83.
Exhibit "A"

THE SALE IS MADE BY
VIRTUE OF A WRIT OF

EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Michele L. Sitler, Administrator of the Estate of Dolores Bills DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$85,972.91, 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 Michele L. Sitler, Administrator of the Estate of Dolores Bills DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$85,972.91 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Manely Deas Kochalski, LLC
PO Box 165028
Columbus, OH 43216-5028
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 212-2012r SUR JUDGEMENT NO. 212-2012 AT THE SUIT OF U.S. Bank National Association, as Trustee for MASTR Asset Back Securities Trust 2005-AB1 vs Diamantina Sousa 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 May 18, 2016 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 DINGMAN, COUNTY OF PIKE AND COMMONWEALTH OF PENNSYLVANIA,

MORE PARTICULARLY DESCRIBED AS FOLLOWS TO WIT;
BEING LOT 403A, SECTION A, CONASHAUGH LAKES, AS SHOWN ON PLAT OR MAP RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF PIKE COUNTY IN PLAT BOOK 7, PAGE 32.
Parcel No.: 122.03-01-02
Map No. 122.03-01-02
Improvements: Residential House Dwelling
BEING known and numbered as 115 Overbrook Run, Township of Dingman, PA 18337-9036
BEING the same property conveyed to Diamantina Sousa, married, who acquired title by virtue of a deed from Ivan Rodriguez and Diamantina Sousa, his wife, dated September 26, 2002, recorded October 1, 2002, at Deed Book 1946, Page 2090, Pike County, Pennsylvania records.
Exhibit "A"

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Diamantina Sousa DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$299,872.93, 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 Diamantina Sousa DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$299,872.93 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Manely Deas Kochalski, LLC
PO Box 165028
Columbus, OH 43216-5028
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE
May 18, 2016
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO

360-2015r SUR JUDGEMENT
NO. 360-2015 AT THE SUIT
OF Wells Fargo Bank, NA vs
Charles J. Crawn and Cynthia
L. Crawn 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 360-2015

Wells Fargo Bank, NA
v.

Charles J. Crawn

Cynthia L. Crawn

owner(s) of property situate in
the DINGMAN TOWNSHIP,
PIKE County, Pennsylvania,
being 159 Cottonwood Court,
Milford, Pa 18337-5015

Parcel No. 122.04-05-74-,
122.04-05.56, 122.04-05.55

(Acreage or street address)

Improvements thereon:

RESIDENTIAL DWELLING

Judgment Amount: \$137,134.17

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 J. Crawn
and Cynthia L. Crawn
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$137,134.17,
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 Charles J.
Crawn and Cynthia L. Crawn
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$137,134.17 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond &
Jones

1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
427-2013r SUR JUDGEMENT
NO. 427-2013 AT THE
SUIT OF Everbank vs Keith
J. Zdziarski 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 427-2013
Everbank
v.
Keith J. Zdziarski
owner(s) of property situate in
the LEHMAN TOWNSHIP,
PIKE County, Pennsylvania,
being Lot 175 Stage 7 Pine
Ridge, Bushkill, PA 18324
Parcel No. 06-0-039431
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$175,417.99
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 Keith J. Zdziarski
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$175,417.99,
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 Keith J.
Zdziarski DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$175,417.99 PLUS COSTS

AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond &
Jones
1617 JFK Blvd., Ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
475-2015r SUR JUDGEMENT
NO. 475-2015 AT THE SUIT
OF Federal National Mortgage
Association, its successors or
assigns vs Jorge Abreu and Leo
Bonneau 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

EXHIBIT "A"
ALL THAT CERTAIN
PARCEL, PIECE OR TRACT
OF LAND SITUATE IN
THE TOWNSHIP OF
DELAWARE, COUNTY

OF PIKE AND STATE OF
PENNSYLVANIA, BEING
KNOWN AS LOT 14A,
BLOCK W-601, SECTION
6. WILD ACRES AS SET
FORTH ON A MAP OR
PLAN BY JOHN A. BOEHM,
PROFESSIONAL LAND
SURVEYOR DATED
APRIL, 1993, DRAWING
NO. J-2007-A RECORDED
IN THE OFFICE OF THE
RECORDER OF DEEDS OF
PIKE COUNTY IN PLAT
BOOK VOLUME 31 PAGE
150 ON DECEMBER 30,
1993.
BEING KNOWN AS:
15 South Pond Circle now
known as 128 South Pond
Circle, (Delaware Township),
Dingmans Ferry, PA 18328
PROPERTY ID NO.:
02-0-030571
TITLE TO SAID
PREMISES IS VESTED
IN JORGE ABREU AND
LEO BONNEAU BY
DEED FROM ROBERT
MARINO AND ARLENE D.
JAWOROWSKI, NOW BY
MARRIAGE ARLENE D.
MARINO DATED 12/18/1996
RECORDED 12/23/1996 IN
DEED BOOK 1299 PAGE
215.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Jorge Abreu and Leo Bonneau
DEFENDANTS, OWNER,
OR REPUTED OWNERS

OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$74,996.25,
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 Jorge
Abreu and Leo Bonneau
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$74,996.25 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Udren Law Offices
111 Woodcrest Road, Ste. 200
Cherry Hill, NJ 08003-3620
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 509-2013r SUR
JUDGEMENT NO. 509-2013
AT THE SUIT OF Wells
Fargo Bank, NA vs William
Quintana 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

All that certain lot or lots, parcel
or piece of ground situate in
the Lehman Township, Pike
County, Pennsylvania, being
Lot 232, Section No. 4 as is
more particularly set forth on
the Plot Map of Pocono Ranch
Lands, as same is duly recorded
in the Office for the Recording
of Deeds, Milford, Pike County,
Pennsylvania in Plot Book
Volume 10, Page 204.
Parcel No.: 06-0-043300
Map No. 189.01-01-60-
Improvements: 30,110
BEING known and numbered
as 232 Bluebird Drive, Township
of Lehman, PA 18324
BEING the same property

conveyed to William Quintana who acquired title by virtue of a deed from Lisette Martinez and Luis G. Melendez, her husband, dated August 27, 2008, recorded September 4, 2008, at Deed Book 2288, Page 371, Pike County, Pennsylvania records. Exhibit "A"

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO William Quintana DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$292,364.21, 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 Quintana DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$292,364.21 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Manley Deas Kochalski
PO Box 165028
Columbus, Oh 43216-5028
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 531-2015r SUR JUDGEMENT NO. 531-2015 AT THE SUIT OF Green Tree Servicing, LLC vs Garnett E. Donaldson and The United States of America 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 May 18, 2016 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN lot,

parcel or piece of ground situate in Lehman Township, Pike County, Pennsylvania, being Lot No. 2000, Section No. 3 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 24 page 49. BEING the same premises which Janet Sage, by Deed dated December 31, 2003 recorded January 9, 2004, in the Office for the Recorder of Deeds in and for Pike County, in Deed Book Volume 2027, Page 303, conveyed unto Garnett Donaldson. BEING known as 2000 Manchester Drive, Bushkill, PA 18324 TAX PARCEL: #196.04-07-49 IMPROVEMENTS: Residential property.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Garnett E. Donaldson and The United States of America DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$292,530.64, 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 Garnett E. Donaldson and The United States of America DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$292,530.64 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Gregory Javardian
1310 Industrial Blvd, 1st Floor,
Ste. 101
Southampton, PA 18966
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE
May 18, 2016
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION,

TO EXECUTION NO
570-2015r SUR JUDGEMENT
NO. 570-2015 AT THE
SUIT OF Wells Fargo
Bank, NA vs August H.
Norwood 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 570-2015
Wells Fargo Bank, NA
v.
August H. Norwood
owner(s) of property situate in
the DINGMAN TOWNSHIP,
PIKE County, Pennsylvania,
being 140 Arrowood Drive,
Milford, PA 18337-7449
Parcel No. 110.04-02-11-
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$196,237.49
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 August H. Norwood

DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$196,237.49,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF August H.
Norwood DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$196,237.49 PLUS COSTS
AND INTEREST AS
AFORESAID.

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

04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
605-2014r SUR JUDGEMENT
NO. 605-2014 AT THE SUIT
OF Citizens Savings Bank vs
Hernan Concepcion and Anna
Concepcion 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

**SHERIFF'S SALE
DESCRIPTION**

By virtue of a Writ of Execution
No. 605-2014 CIVIL, issued
out of the Court of Common
Pleas of Pike 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 Pike County
Administration Building, in the
City of Milford, Pike County,
Pennsylvania, all rights, title and
interest of the Defendants in and
to:
ALL THAT CERTAIN lot,
piece or parcel of land situate,
lying and being in Dingman

Township, Pike County,
Pennsylvania, more particularly
described as Lot 8, Block 19,
Section 2, Gold Key Estates, as
shown on plat or map of Gold
Key Estates subdivision recorded
in the Pike County Recorder of
Deeds in Plat Book 6, page 5.
Being the same premises
conveyed by Vannatta Realty
and Builders, Inc. to Hernan
Concepcion and Anna
Concepcion by deed dated
June 12, 2002, in Pike County
Recorder of Deeds, Instrument
No. 200200008972, DR 1931,
page 154.
MAP NUMBER: 122.04-04-35
CONTROL/ACCOUNT
NUMBER: 017884
KNOWN AS: 202 Butternut
Road (Lot 8, Block 19, Section
2, Gold Key Lake, Milford,
Dingman Township, Pike
County, Pennsylvania.
IMPROVEMENTS
THEREON CONSIST OF:
a personal residence known as
202 Butternut Road, Milford,
Pennsylvania 18337
Land Assessed Value: \$2,000
Improved Assessed Value:
\$24,470
Assessed Total \$26,470
SEIZED AND TAKEN
into execution at the suit of
Citizens Savings Bank against
Hernan Concepcion and Anna
Concepcion and will be sold by:
Sheriff of Pike County, Phillip
Bueki
KREDER BROOKS
HAILSTONE LLP
BY: DAVID K. BROWN,
ESQUIRE
Attorneys for Plaintiff

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Hernan Concepcion and Anna Concepcion DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$111,961.02, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Hernan Concepcion and Anna Concepcion DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$111,961.02 PLUS COSTS AND INTEREST AS

AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Kreder Brooks Hailstone, LLP
220 Penn Avenue, Ste. 200
Scranton, PA 18503
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 611-2015r SUR JUDGEMENT NO. 611-2015 AT THE SUIT OF PNC Bank, National Association vs John Bloomer 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 May 18, 2016 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SCHEDULE C

File No. PF-1T30
ALL THAT CERTAIN lot, piece or parcel of land situate, lying and being in Lehman Township, County of Pike and State of Pennsylvania, more particularly described as follows: Lot(s) Number 99, Stage Nine, Pine Ridge, as shown on plat of

Pine Ridge, Inc., Stage Nine, recorded in the Office of the Recorder of Deeds of Pike County in Plat Book Vol. 12, at Page 12 on September 13, 1974. MAP NO.: 188.02-01-74 CONTROL NO.: 06-0-037757 BEING the same premises which Federal National Mortgage Association aka Fannie Mae, by Deed dated July 9, 2003, and recorded September 17, 2003, in the Office of the Recorder of Deeds in and for the County of Pike, Pennsylvania, in Record Book Vol. 2006, Page 2605, granted and conveyed unto Michael Rogers and Rhonda M. Yates-Rogers, in fee. BEING KNOWN AS: 99 Pine Ridge Drive n/k/a 1914 Pine Ridge Dr. (Lehman Township), Bushkill, PA 18324 PROPERTY ID NO.: 188.02-1-74 TITLE TO SAID PREMISES IS VESTED IN JOHN BLOOMER, AS SOLE OWNER BY DEED FROM MICHAEL ROGERS AND RHONDA M. YATES-ROGERS, MARRIED TO EACH OTHER DATED 09/12/2009 RECORDED 09/30/2009 IN DEED BOOK 2320 PAGE 1560.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO John Bloomer DEFENDANTS, OWNER,

OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$160,713.95, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF John Bloomer DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$160,713.95 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Udren Law Offices
111 Woodcrest Road, Ste. 200
Cherry Hill, NJ 08003-3620
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
620-2013r SUR JUDGEMENT
NO. 620-2013 AT THE
SUIT OF Wells Fargo Bank,
NA vs Kim Ellingsgard,
Paul Anzelde, Sr., aka Paul
Anzelde 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

All that certain lot, parcel or
piece of land situate in Lehman
Township, Pike County,
Pennsylvania, being Lot No.
3533, Section no. 37, as is more
particularly set forth on the Plan
of Lots of Development known
as Saw Creek Estates, recorded
in the Recorder's Office in and
for Pike County at Milford,
Pennsylvania, in Plot Book
Volume 34, pages 112, 113, 114,
114, 116 and 117 and Plot Book
36, page 12.
Parcel No.: 06-0-110722
BEING known and numbered
as 3533 Kensington Drive,
Township of Lehman, PA 18324

BEING the same property
conveyed to Kim Ellingsgard and
Paul Anzelde, Sr. who acquired
title by virtue of a deed from
Kalian at Pocomos, LLC, dated
June 28, 2005, recorded July 8,
2005, at Instrument Number
20050012540, Pike County,
Pennsylvania records.
Exhibit "A"

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Kim Ellingsgard, Paul
Anzelde, Sr., aka Paul Anzelde
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$314,405.25,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE

MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Kim Ellingsgard, Paul Anzelde, Sr., aka Paul Anzelde DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$314,405.25 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Manley Deas Kochalski, LLC
PO Box 165028
Columbus, OH 43216-5028
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE
May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 623-2010r SUR JUDGEMENT NO. 623-2010 AT THE SUIT OF Carrington Mortgage Services, LLC vs Charles Fisher 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 May 18, 2016 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND, SITUATE, LYING AND BEING IN THE TOWNSHIP OF LEHMAN, COUNTY OF PIKE AND STATE OF PENNSYLVANIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: LOT NO. 39, STAGE IV, PINE RIDGE, AS SHOWN ON PLAT OF PINE RIDGE, INC., STAGE IV, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF PIKE COUNTY IN PLAT BOOK VOLUME 7 AT PAGE 107 ON JULY 19, 1969. Parcel# 06-0-042806
Property address: 1288 Pine Ridge, Bushkill, PA 18324

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Charles Fisher DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$184,291.71, 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 Fisher DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$184,291.71 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, PA 19106-1532
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 641-2012r SUR JUDGEMENT NO. 641-2012 AT THE SUIT OF Wells Fargo Bank, NA vs David Cielinski and Patricia Cielinski 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 May 18, 2016 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 STATE OF PENNSYLVANIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: TO WIT:

LOT 14, BLOCK 1501, AS SET FORTH ON A PLAN OF LOTS - WILD ACRES, SECTION 15, DELAWARE TOWNSHIP, PIKE COUNTY, PENNSYLVANIA, DARED FEBRUARY 1972, BY JOSEPH D. SINCAVAGE, MONROE ENGINEERING, INC., STROUDSBURG, PENNSYLVANIA, AND FILED IN THE OFFICE FOR THE RECORDING OF DEEDS IN AND FOR PIKE COUNTY, PENNSYLVANIA, IN MAP BOOK VOL. 12, PAGE 105, RE-RECORDED FEBRUARY 7, 1975. PARCEL #: 02-02-6502 BEING known and numbered as 127 Skyview Road, Township of Delaware, County of Pike, PA

18328

BEING the same property conveyed to David Cielinski and Patricia Cielinski, Husband and Wife who acquired title by virtue of a deed from Edward D. Cielinski and Dolores Cielinski, Husband and Wife and David Cielinski and Patricia Cielinski, Husband and Wife, dated July 2, 2007, recorded July 23, 2007, at Deed Book 2242, Page 268, Pike County, Pennsylvania records. Exhibit "A"

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO David Cielinski and Patricia Cielinski DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$142,644.98, 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 David Cielinski and Patricia Cielinski DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$142,644.98 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Manley Deas Kochalski
PO Box 165028
Columbus, OH 43216-5028
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 656-2014r SUR JUDGEMENT NO. 656-2014 AT THE SUIT OF The Dime Bank vs Gregory Cannon 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 May 18, 2016 at 11:00 AM PREVAILING TIME IN THE

AFORENOON OF SAID
DATE:

“Exhibit A”

ALL THAT CERTAIN piece,
parcel and tract of land situate in
the Township of Lackawaxen,
County of Pike and State of
Pennsylvania, described as
follows:

BEGINNING at corner in
middle of Public Road from
Greeley to Lackawaxen being
also the corner of land conveyed
to grantors by deed from
Edward Faust and wife, May 12,
1923; thence along line of said
property, south 88 1/2 degrees
East thirty-six hundred fifty
(3650) feet to a stone corner on
original line of the Abraham
Lukens warrantee; thence along
said original line, South 43 1/2
degrees East about forty (40)
rods to corner of land now or
late of John M. Rickert; thence
along line of same, North 87
1/2 degrees West thirty-four
hundred seventy-one (3471)
feet to a corner of land conveyed
to said John M. Rickert by
said Edward Faust and wife;
thence along the same the two
following courses: North 7 3/4
degrees East one hundred ten
(110) feet to corner; thence
North 87 1/4 degrees West six
hundred ninety seven (697)
feet to corner in middle of
said road; thence along middle
of said road about seventeen
and one-fourth 17 1/4 rods to
the place of BEGINNING.
CONTAINING thirty-six acres
(36 As.) more or less. The above
courses and distance are partly

as per draft made by John C.
Westbrook, County Surveyor, in
May, 1923.

Property is improved
PIN- 047.00-02-58
PIN- 05-0-022825

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Gregory Cannon
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$163,701.00,
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 Gregory

Cannon DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$163,701.00 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Law Offices of John J. Martin
1022 Court Street
Honesdale, PA 18431
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
666-2015r SUR JUDGEMENT
NO. 666-2015 AT THE
SUIT OF Gateway Funding
Diversified Mortgage
Services, LP c/o Ocwen Loan
Servicing, LLC vs Robert
Petrowski 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

The land referred to in this
Commitment is described as
follows:

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

LOT 33, Block W-1902, as set
forth on a Plat of Lots, Wild
Acres, Section 19, Delaware
Township, Pike County,
Pennsylvania and filed in the
Office for the Recording of
Deeds in and for Pike County,
Pennsylvania in Plat Book 16,
Page 55, on June 16, 1978.
TAX MAP NO. 168.03-06-35
Premises Being: 121 Lilac Court,
Dingmans Ferry, PA 18328
BEING the same premises
which Jesse Tashlik, single
and Stan Tashlik, married by
Deed dated May 10, 2013 and
recorded May 10, 2013 in the
Office of the Recorder of Deeds
in and for Pike County in Deed
Book: 2419 Page 1222, granted
and conveyed unto Robert
Petrowski.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Robert Petrowski
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$123,813.54,
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 Robert
Petrowski DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$123,813.54 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Stern & Eisenberg
1581 Main Street, Ste. 200
Warrington, PA 18976
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE
May 18, 2016

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

TO EXECUTION NO
702-2015r SUR JUDGEMENT
NO. 702-2015 AT THE SUIT
OF The Bank of New York
Mellon fka The Bank of New
York, as Trustee for the Benefit
of the Certificateholders of
CWALT, Inc. Alternative Loan
Trust 2005-33CB Mortgage
Pass-Through Certificates,
Series 2005-33CB vs. Lori
M. Dahlen 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ALL THAT CERTAIN
lot, or parcel of land situate
in Lehman Township, Pike
County, Commonwealth of
Pennsylvania, being Lot 103,
Phase 1, Section 1, as is more
Particularly shown on the plan of
lands of the Grantor designated
as Phase 1, Section 1, The Falls
at Saw Creek, recorded in the
Recorder's Office in and for Pike
County, Pennsylvania, in Plot
Book Volume 22, page 57.
PARCEL No. 196.04-03-03
BEING Known As: 103 Woods
Lane Bushkill, PA 18324

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

THE COMMONWEALTH
OF PENNSYLVANIA
TO Lori M. Dahlen
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$97,516.77,
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 Lori M.
Dahlen DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$97,516.77 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group

701 Market Street
Philadelphia, PA 19106-1532
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
754-2015r SUR JUDGEMENT
NO. 754-2015 AT THE SUIT
OF Deutsche Bank National
Trust Company as Trustee for
Finance America Mortgage Loan
Trust 2004-3 Asset-Backed
Certificates, Series 2004-3,c/o
Ocwen Loan Servicing,
LLC vs Charles J. Miller aka
Charles Miller and Kathleen
Miller 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

The land referred to in this
Commitment is described as
follows:

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

Lot no. 36 Block M-205,
as shown on a Map entitled
“Section Two, Marcel Lake
Estates, Delaware Township,
Pike County, Pennsylvania”,
which map was duly recorded
on January 8, 1971 in the office
of the recorder of deeds of Pike
County, Pennsylvania in Plat
Book 8, Page 121.
PREMISES BEING 124
Yvonne Court, Dingmans Ferry,
PA 18328-3150
PARCEL # 02-0-070530
BEING the same premises
which Robert E. Plank by Deed
dated August 17, 1994 and
recorded August 17, 1994 in the
Office of the Recorder of Deeds
in and for Pike County in Deed
Book: 936 Page 318, granted and
conveyed unto Charles J. Miller
and Kathleen Miller, husband
and wife.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Charles J. Miller aka Charles
Miller and Kathleen Miller
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$236,776.59,
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 J. Miller aka Charles
Miller and Kathleen Miller
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$236,776.59 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Stern & Eisenberg
1581 Main Street, Ste. 200
Warrington, PA 18976
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE
May 18, 2016
BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 797-2015r SUR
JUDGEMENT NO. 797-2015
AT THE SUIT OF Wells

Fargo Bank, NA vs Salvatore V. Santamaria and Sylvia Santamaria 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 May 18, 2016 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 797-2015

Wells Fargo Bank, NA

v.

Salvatore V. Santamaria

Sylvia F. Santamaria

owner(s) of property situate in the DINGMAN TOWNSHIP, PIKE County, Pennsylvania, being 110 Woodland Road, Milford, PA 18337-5095 Parcel No. 109.02-02-51- (Acreage or street address)

Improvements thereon:

RESIDENTIAL DWELLING

Judgment Amount: \$123,765.06

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 Salvatore V. Santamaria and Sylvia Santamaria DEFENDANTS, OWNER,

OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$123,765.06, 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 Salvatore V. Santamaria and Sylvia Santamaria DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$123,765.06 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond & Jones
1 Penn Center Plaza
1617 JFK Blvd., Ste. 1400

Philadelphia, PA 19103
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
821-2015r SUR JUDGEMENT
NO. 821-2015 AT THE
SUIT OF Residential Credit
Solutions, Inc. vs Stephen
O'Connell 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 821-2015-CIVIL
Residential Credit Solutions,
Inc.
v.
Stephen O'Connell
owner(s) of property situate in
the SHOHOLA TOWNSHIP,
PIKE County, Pennsylvania,
being 122 Beverly Drive,
Shohola, PA 18458-2604
Parcel No. 049.01-01-55-
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$45,311.20

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 Stephen O'Connell
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$45,311.20,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Stephen
O'Connell DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT

\$45,311.20 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA

Phelan Hallinan Diamond &
Jones

1 Penn Center Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 833-2015r SUR
JUDGEMENT NO. 833-2015
AT THE SUIT OF U.S.

Bank National Association,
as Trustee for Residential
Asset mortgage Products,
Inc. Mortgage Asset-Backed
pass-Through Certificates, Series
2005-EFC6, c/o Ocwen Loan
Servicing, LLC vs Heather
McGrath 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
May 18, 2016 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 Delaware, County of Pike and
Commonwealth of Pennsylvania,
more particularly described as
follows, to wit:

LOT 45, Block W-1506, as set
forth on a Plan of Lots-Wild
Acres, Section 151, Delaware
Township, Pike County,
Pennsylvania, dated February 2,
1972, by Joseph D. Sincavage,
Monroe Engineering, Inc.,
Stroudsburg, Pennsylvania,
and filed in the Office for the
Recording of Deeds in and for
Pike County, Pennsylvania, in
Map Book Volume 12, Page
105, re-recorded February 7,
1975.

PARCEL I.D. 168.04-08-51
Premises Being 243 High Ridge
Road, Dingmans Ferry, PA
18328

BEING the same premises
which Eleanor C. Lorenz by
Deed dated September 26,
2005 and recorded September
28, 2005 in the Office of the
Recorder of Deeds in and for
Pike County in Deed Book:
2134 Page 2122, granted
and conveyed unto Heather
McGrath.

Residential Real Estate

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Heather McGrath
DEFENDANTS, OWNER,
OR REPUTED OWNERS

OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$127,734.35,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Heather
McGrath DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$127,734.35 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Stern & Eisenberg
1581 Main Street, Ste. 200
Warrington, PA 18976
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
854-2015r SUR JUDGEMENT
NO. 854-2015 AT THE
SUIT OF The Dime Bank vs
BKLYN Jed, LLC and Janet
L. Siggia 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

EXHIBIT "A"

By virtue of a writ of execution
case number 854-Civil-2015
THE DIME BANK vs.
BKLYN JED, LLC and JANET
SIGGIA

owner of the property which
consists of Lot 26A in the
Dingman Plaza subdivision
in Delaware Township, Pike
County, Pennsylvania which
contains 2.37 acres of property
and is identified by Map No.
136.00-02-46.013 and Control
No. 02-0-104964.

Property being known as 124
Dingmans Court, Dingmans
Ferry, Pennsylvania 18328.
Improvements thereon:
commercial structure

Attorney: David M. Gregory,
Esquire

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO BKLYN Jed, LLC and Janet L. Siggia DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$224,129.43, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF BKLYN Jed, LLC and Janet L. Siggia DEFENDANTS, OWNERS REPUTED OWNERS TO

COLLECT \$224,129.43 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
David M. Gregory
307 Erie Street
Honesdale, PA 18431
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 856-2005r SUR JUDGEMENT NO. 856-2015 AT THE SUIT OF The Bank of New York Mellon fka The Bank of New York as trustee for the Certificateholders of CWABS, Inc. Asset-Backed Certificates, Series 2004-15 vs Kimila D. Middleton and Jurrant E. Middleton 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 May 18, 2016 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL that certain lot, piece or parcel of situate, lying and being the Township of Lackawaxen,

Pike County, Pennsylvania, more particularly described as follows: LOT Number 114 in the Subdivision of Westcolang Park Division Section X recorded in the Office of the Recorder of Deeds of Pike County in Plat Book Volume 8, at Page 82 on September 23, 1970.

PARCEL NUMBER:

05-0-063468

BEING KNOWN AS: 215 lower Lakeview Drive, Hawley, PA 18428

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Kimila D. Middleton and Jurrant E. Middleton DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$200,283.23, 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 Kimila D. Middleton and Jurrant E. Middleton DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$200,283.23 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, PA 19106-1532
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 960-2013r SUR JUDGEMENT NO. 960-2013 AT THE SUIT OF Wells Fargo Bank, NA vs Richard Esposito 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

May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

All that certain lot, piece or parcel of ground situate in the Township of Delaware, County of Pike, and Commonwealth of Pennsylvania, more particularly described as follows:
Lot 17ABC, Block W-102, Section 1 as set shown on map entitled subdivision of Section 1, Wild Acres, as shown in Plat Book 6, page 37, filed in the Pike County Clerk's Office. Parcel No.: 030298
BEING known and numbered as 137 Doe Drive, Dingmans Ferry, PA 18328-4005
BEING the same property conveyed to Richard Esposito who acquired title by virtue of a deed from Fannie Mae a/k/a Federal National Mortgage Association by its attorney in fact Phelan Hallinan & Schmieg, LLP, by Power of Attorney Recorded 02/23/2009 Bk 2300 Pg 1326-1329 Inst# 200900001586, dated March 25, 2011, recorded April 18, 2011, at Deed Book 2361, Page 1096, Pike County, Pennsylvania records.
Exhibit "A"

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

DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$117,701.02,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Richard
Esposito DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$117,701.02 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Manley Deas Kochalski LLC
Po Box 165028
Columbus, OH 43216-5028
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1014-2015r
SUR JUDGEMENT NO.
1014-2005 AT THE SUIT
OF Bank of America, NA
s/b/m to Countrywide Bank
FSB vs Morris Rothberg
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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 1014-2015
Bank of America, N.A. s/b/m to
Countrywide Bank FSB
v.
Morris Rothberg
owner(s) of property situate in
the PIKE County, Pennsylvania,
being 129 Meadow View Court,
Bushkill, PA 18324-8807
Parcel No. 196.04-03-29
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$156,819.18
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 Morris Rothberg
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$156,819.18,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Morris
Rothberg DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$156,819.18 PLUS COSTS
AND INTEREST AS

AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA

Phelan Hallinan Diamond &
Jones

1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103

04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO. 1023-2015
SUR JUDGEMENT NO
1023-2015r AT THE SUIT OF
JPMorgan Chase Bank, National
Association vs Christopher
Bennett 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
May 18, 2016 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 Lackawaxen, County of
Pike and Commonwealth of
Pennsylvania, more particularly
described as Lot Fourteen (14)
Long Pine Acres, as shown in

Pike County, Pennsylvania, Plat
Book 25, Page 15.
BEING THE SAME
PREMISES which HSBC Bank
USA, National Association
as Trustee on behalf of ACE
Securities Corporation Home
Equity Loan Trust and for
the registered holders of
ACE Securities Corporation
Home Equity Loan Trust,
Series 2007-HE2, Asset
Backed Pass-Through by
their Attorney-in-Fact,
Ocwen Loan Servicing, LLC,
specially constituted by Power
of Attorney, by Deed dated
6/8/2009 and recorded 7/6/2009
in the Office of the Recorder
of Deeds in and for the County
of Pike, in Deed Book 2313,
Page 27 and Instrument
#200900006797, granted and
conveyed unto Christopher
Bennett.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Christopher Bennett
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$115,361.05,
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 Christopher Bennett DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$115,361.05 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Shapiro & DeNardo
3600 Horizon Drive, Ste. 150
King of Prussia, PA 19406
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1053-2015r SUR JUDGEMENT NO. 1053-2015 AT THE SUIT OF Midfirst Bank vs. Kyle E.

Huziarski 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 May 18, 2016 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT LEGAL FOR ADVERTISING:

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Lehman, Pike County, Pennsylvania, being Lot 2262, Section 30, Saw Creek Estates, as shown in Pike County Plot Book Volume 21, Page 69. AND BEING ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Middle Smithfield, Monroe County, Pennsylvania, being Lot 2262, Section 30, Saw Creek Estates, as shown in Monroe County Plot Book Volume 50, Page 53.

HAVING THEREON ERECTED a dwelling known as: 2262 BELLINGHAM DRIVE (Lot 2262, Section 30), SAW CREEK ESTATES, BUSHKILL, PA 18324 MAP # 196.02-03-12 CONTROL #06-0-072273 Pike County Record Book 1857, Page 813 TO BE SOLD AS THE PROPERTY OF KYLE E. HUZIARSKI UNDER PIKE COUNTY JUDGMENT NO.

1053-2015 CIVIL

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Kyle E. Huziarski DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$104,872.63, 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 Kyle E. Huziarski DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$104,872.63 PLUS COSTS AND INTEREST AS

AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Purcell Krug & Haller
1719 N. Front Street
Harrisburg, PA 17102-2392
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1055-2015r SUR JUDGEMENT NO. 1055-2015 AT THE SUIT OF Green Tree Servicing, LLC vs Elaine M. O'Connell, Personal Representative of the Estate of Rodger Bickel aka Rodger M. Bickel 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 May 18, 2016 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

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

Lot No. 167 on a certain Map or Plan of Lots entitled 'Subdivision of Winona Lakes, Section 18 (revised), Stony Hollow Village, recorded March 7, 1975 in Plot Book Vol. 25, page 71 in the Recorder's Office of Monroe County and recorded March 13, 1975 in Plot Book Vol. 12, page 111 in the Recorder's Office of Pike County, Pennsylvania. CONTAINING 13,836 square feet, more or less.

BEING the same premises which Suzanne Mueller f/k/a Suzanne Schultz and Rudy Mueller, her husband, by Deed dated August 7, 1986 recorded August 8, 1986, in the Office for the Recorder of Deeds in and for Pike County, in Deed Book Volume 1062, Page 323, conveyed unto Rodger Bickel, single.

Rodger Bickel departed this life on September 2, 2012.

BEING known as 167 Circle Court, Lehman Township, PA 18301 n/k/a 167 Circle Court, East Stroudsburg, PA 18302
TAX PARCEL: #199.02-02-17
IMPROVEMENTS:

Residential property.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Elaine M. O'Connell, Personal Representative of the Estate of Rodger Bickel aka Rodger M. Bickel DEFENDANTS, OWNER, OR REPUTED OWNERS

OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$132,041.14, 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 Elaine M. O'Connell, Personal Representative of the Estate of Rodger Bickel aka Rodger M. Bickel DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$132,041.14 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Gregory Javardian
1310 Industrial Blvd, 1st Floor,
Ste. 101

Southampton, PA 18966
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1077-2014r SUR
JUDGEMENT NO. 1077-2014
AT THE SUIT OF Wells Fargo
Bank, NA successor by merger
to Wachovia Bank, NA vs John
E. Bensley 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

All that certain piece, parcel or
tract of land lying and being
in the Township of Dingman,
County of Pike and State of
Pennsylvania more particularly
described as:
Lot No. 26, Block No. 40,
Section No. 3, Gold Key Estates,
as shown on plat or map of
Gold Key Estates, subdivisions
recorded in the Office of the
Recorder of Deeds in and for
Pike County in Plat Book 7,
page 150.
Parcel No.: 016854

BEING known and numbered as
151 Ridge Drive, f/k/a 2029
Gold Key Estate, Milford, PA
18337

BEING the same property
conveyed to John E. Bensley
who acquired title by virtue of a
deed from Waypoint Bank f/n/a
York Federal Savings & Loan,
dated April 16, 2002, recorded
April 26, 2002, at Deed Book
1924, Page 1351, Pike County,
Pennsylvania records.
Exhibit "A"

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO John E. Bensley
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$98,010.00,
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 John E. Bensley DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$98,010.00 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Manley Deas Kochalski LLC
PO Box 165028
Columbus, OH 43216-5028
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE
May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1250-2015r SUR JUDGEMENT NO. 1250-2015 AT THE SUIT OF JPMorgan Chase Bank, National Association vs Frederick Boehmer 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 May 18, 2016 at 11:00 AM

PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 1250-2015 JPMorgan Chase Bank, National Association
v.
Frederick Boehmer
owner(s) of property situate in the LACKAWAXEN TOWNSHIP, PIKE County, Pennsylvania, being 200 Upper Independence Drive, Lackawaxen, PA 18435 Parcel No. 050023023 (Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$106,713.32
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 Frederick Boehmer DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$106,713.32, 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 Frederick Boehmer DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$106,713.32 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond & Jones
1 Penn Ctr Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1273-2015r SUR JUDGEMENT NO. 1273-2015

AT THE SUIT OF HSBC Bank USA, National Association as Trustee in Trust for Citigroup Mortgage Loan Trust Inc., Asset Backed Pass Through Certificates Series 2003-H33 vs Patrick Miola aka Patrick N. Miola 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 May 18, 2016 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. CIVIL-1273-2015 Hsbc Bank USA, National Association as Trustee in Trust for Citigroup Mortgage Loan Trust Inc., Asset Backed Pass Through Certificates Series 2003-He3

v.
Patrick Miola A/K/A Patrick N. Miola

owner(s) of property situate in the DINGMAN TOWNSHIP, PIKE County, Pennsylvania, being 100 Mud Pond Road, a/k/a RR2 Box 2419, Shohola, PA 18458-3614

Parcel No. 094.00-01-53- (Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$104,977.86
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 Patrick Miola aka Patrick N. Miola DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$104,977.86, 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 Patrick Miola aka Patrick N. Miola DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$104,977.86 PLUS

COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond &
Jones
1 Penn Center Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1276-2011r SUR JUDGEMENT NO. 1276-2011 AT THE SUIT OF PNC Bank, National Association vs Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under James U. Butler, last Record Owner, Radames Baldwin, Known Heir of Bobby Baldwin aka Bobby Lee Baldwin, Unknown Heirs, successors, Assigns and All Persons, Firms or Association Claiming Right, Title or Interest From or Under Bobby Baldwin aka Bobby Lee Baldwin 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SCHEDULE A

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

Lot No. 116, of the Glen at
Tamiment Subdivision, as
set forth on certain plat maps
prepared by R.K.R. Hess
Associates, and entitled "Final
Plan", Phase I, The Glen at
Tamiment", recorded in the
Office of the Recorder of
Deeds in and for Pike County,
Pennsylvania, in Plat Book No.
24, at Page 74, Plat Book No.
24, at Page 75, Plat Book No.
24, at Page 76 and Plat Book
No. 24, at Page 77 and Revised
Maps of The Glen at Tamiment,
Phase I, recorded on March 9,
1987, in Plat Book 24, at Pages
154, 155, 156 and 157.

BEING the same premises
which Frank A. Kelczewski
and Barbara A. Kelczewski,
husband and wife, by indenture
bearing date the 18th day of
July, 1995, and intended to be
recorded at Milford in the Office
for the Recording of Deeds,
in and for the County of Pike,
simultaneously herewith, granted
and conveyed unto Bobby Lee
Baldwin and James U. Butler, in
fee.

BEING KNOWN AS: 116 The
Glen at Tamiment, Bushkill, PA
18324

PROPERTY ID NO.:

06-0-104040

TITLE TO SAID PREMISES
IS VESTED IN BOBBY LEE
BALDWIN AND JAMES
U. BUTLER, AS JOINT
TENANTS WITH THE
RIGHT OF SURVIVORSHIP
AND NOT AS TENANTS IN
COMMON BY DEED FROM
FRANK A. KELCZEWSKI
AND BARBARA A.
KELCZEWSKI, HUSBAND
AND WIFE DATED
07/18/1995 RECORDED
01/12/1996 IN DEED BOOK
1147 PAGE 233.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Unknown Heirs, Successors,
Assigns and All Persons, Firms
or Associations Claiming
Right, Title or Interest From
or Under James U. Butler,
last Record Owner, Radames
Baldwin, Known Heir of
Bobby Baldwin aka Bobby
Lee Baldwin, Unknown Heirs,
successors, Assigns and All
Persons, Firms or Association
Claiming Right, Title or
Interest From or Under Bobby
Baldwin aka Bobby Lee Baldwin
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A

JUDGMENT ON THE
AMOUNT OF \$130,163.17,
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 Unknown
Heirs, Successors, Assigns
and All Persons, Firms or
Associations Claiming Right,
Title or Interest From or Under
James U. Butler, last Record
Owner, Radames Baldwin,
Known Heir of Bobby Baldwin
aka Bobby Lee Baldwin,
Unknown Heirs, successors,
Assigns and All Persons, Firms
or Association Claiming Right,
Title or Interest From or Under
Bobby Baldwin aka Bobby Lee
Baldwin DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$130,163.17 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Udren Law Offices
111 Woodcrest Road, Ste. 200
Cherry Hill, NJ 08003-3620
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1310-2015r
SUR JUDGEMENT NO.
1310-2015 AT THE SUIT
OF Wells Fargo Bank, NA
vs Andrew Casanova aka
Andrew G Casanova and Debra
Casanova aka Debra Christine
Casanova 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 1310-2015
Wells Fargo Bank, NA
v.
Andrew Casanova a/k/a Andrew
G. Casanova
Debra Casanova a/k/a Debra
Christine Casanova

owner(s) of property situate in the LACKAWAXEN TOWNSHIP, PIKE County, Pennsylvania, being 760 Tink Wig Court, Hawley, PA 18428 Parcel No. 011.01-01-01.004- (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$287,833.94 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 Andrew Casanova aka Andrew G Casanova and Debra Casanova aka Debra Christine Casanova DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$287,833.94, 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 Andrew Casanova aka Andrew G Casanova and Debra Casanova aka Debra Christine Casanova DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$287,833.94 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan Diamond & Jones
1 Penn Center Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE
May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1336-2015r SUR JUDGEMENT NO. 1336-2015 AT THE SUIT OF Deutsche Bank National Trust Company, as Trust Company, as Trustee for Ameriquest Mortgage Securities Inc. Asset-Backed pass-Through Certificates, Series 2005-R11 vs Betty LaMac

aka Berry M. LaMac and William LaMac aka William A. LaMac 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 May 18, 2016 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN piece or parcel of land situate, lying and being in the Township of Westfall, County of Pike and State of Pennsylvania, more particularly bounded and described as follows: BEGINNING at a point in the centerline of Hensel Road at the projection of the Line of a stone wall in the line of the lands of Culver and Schields; thence from said point of beginning along said stone wall and along the lands of Schields South 65 degrees 03 minutes East 435.6 feet to a point; thence cutting the lands of the grantor herein South 24 degrees 57 minutes West 100 feet to a point; thence cutting same North 65 degrees 03 minutes West 440 feet to the centerline of Hensel Road; thence along the centerline of the said Hensel Road 100 feet to the place of beginning. Containing 1 acre, surveyed by Victor E. Orben, C.S. June 26, 1965, Dwg. A-315. BEING KNOWN AS: 118

Henshel Road, Matamoras, PA 18336
PROPERTY ID NO.: 082.00-01-29
TITLE TO SAID PREMISES IS VEST IN William A. Lamac and Betty M. Lamac, his wife, husband and wife BY DEED FROM William Albert Lamac DATED 03/13/1992 RECORDED 05/10/1992 IN DEED BOOK 891 PAGE 211.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Betty LaMac aka Berry M. LaMac and William LaMac aka William A. LaMac DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$175,209.48, 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 Betty LaMac aka Berry M. LaMac and William LaMac aka William A. LaMac DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$175,209.48 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Udren Law Offices
111 Woodcrest Road, Ste. 200
Cherry Hill, NJ 08003-3620
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1427-2015r SUR JUDGEMENT NO. 1427-2015 AT THE SUIT OF Deutsche Bank Trust Company Americas, as Trustee for Residential Accredited Loans, Inc. Mortgage Asset-Backed pass-Through Certificates, Series 2003-QS4 vs Arthur J. Guy and Evelyn Guy 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 May 18, 2016 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

UDREN LAW OFFICES,
P.C.

WOODCREST
CORPORATE CENTER
111 WOODCREST ROAD,
SUITE 200

CHERRY HILL, NJ

08003-3620

856-669-5400

pleadings@udren.com

ATTORNEY FOR

PLAINTIFF

Deutsche Bank Trust Company

Americas, as Trustee for

Residential Accredited Loans,

Inc. Mortgage Asset-Backed

Pass-Through Certificates, Series

2003-QS4

Plaintiff

v.

ARTHUR J. GUY

EVELYN GUY

Defendant(s)

COURT OF COMMON

PLEAS

CIVIL DIVISION

Pike County

MORTGAGE

FORECLOSURE

NO. 1427-2015

SHORT DESCRIPTION FOR

ADVERTISING

ALL THAT CERTAIN

LOT OF LAND SITUATE

IN TOWNSHIP OF

GREENE, PIKE COUNTY,

PENNSYLVANIA:
BEING KNOWN AS 30
Wallenpaupack Drive n/k/a 107
Lazy River Road, Greentown,
PA 18426
PARCEL NUMBER:
068.04-02-30
IMPROVEMENTS:
Residential Property

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Arthur J. Guy and Evelyn Guy
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$40,602.35,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,

SEIZED AND TAKEN
IN EXECUTION AS
THE PROPERTY OF
Arthur J. Guy and Evelyn
Guy DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$ PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Udren Law Offices
111 Woodcrest Road, Ste. 200
Cherry Hill, NJ 08003-3620
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1498-2014r
SUR JUDGEMENT NO.
1498-2014 AT THE SUIT
OF Bank of America, NA vs
Sean T. Stanley and Nicole
M. Stanley 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
May 18, 2016 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 DINGMAN,
COUNTY OF PIKE AND
COMMONWEALTH
OF PENNSYLVANIA,
MORE PARTICULARLY
DESCRIBED AS FOLLOWS,
BEING LOT NO. 10,
BLOCK NO. 20, SECTION
NO. 2, AS SHOWN ON
A MAP OR PLAN OF
GOLD KEY ESTATES
SUBDIVISION, ON FILE
IN THE RECORDED
OF DEEDS OFFICE AT
MILFORD, PIKE COUNTY,
PENNSYLVANIA IN PLAT
BOOK 6, PAGE 5.
PARCEL NO. 122.04-01-26-
BEING the same premises
which Vannatta Realty &
Builders, Inc., by Deed dated
January 11, 2011 and recorded
January 12, 2007, in the Office
for the Recorder of Deeds in and
for Pike County, in Deed Book
Volume 2214, Page 1, conveyed
unto SEAN T. STANLEY and
NICOLE M. STANLEY, his
wife.
BEING KNOWN AS: 177
BUTTERNUT ROAD,
MILFORD, PA 18337
TAX PARCEL #017188
IMPROVEMENTS:
Residential property.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF

EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Sean T. Stanley
and Nicole M. Stanley
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$160,659.23,
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 Sean T.
Stanley and Nicole M. Stanley
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$160,659.23 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF

PIKE COUNTY,
PENNSYLVANIA
Powers Kirm & Assoc.
8 Neshaminy Interplex, Ste. 215
Trevose, PA 19053
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1707-2014r SUR
JUDGEMENT NO. 1707-2014
AT THE SUIT OF Bank
of America, NA successor by
merger to BAC Home Loans
Servicing, LP vs Joseph R.
Paladino, 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION
DOCKET NO: 1707-2014
ALL THAT CERTAIN lot
or piece of ground situate in
Lehman Township, County of
Pike, and Commonwealth of
Pennsylvania
TAX PARCEL NO:
06-0-040077
PROPERTY ADDRESS 705
Saw Creek Estate, Bushkill, PA

18324
IMPROVEMENTS: a
Residential Dwelling
SOLD AS THE PROPERTY
OF: Joseph R. Paladino, Jr.
ATTORNEY'S NAME: Robert
W. Williams, Esquire
SHERIFF'S NAME: Phil Bueki

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Joseph R. Paladino, JR.
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$158,014.97,
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 R.
Paladino, JR. DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$158,014.97 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Milstead & Assoc
1 E, Stow Road
Marlton, NJ 08053
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1867-2014r
SUR JUDGEMENT NO.
1867-2014 AT THE SUIT
OF Federal National Mortgage
Association (“Fannie Mae”)
vs John Gulla and Nancy
Gulla 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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

PARCEL I

ALL THE FOLLOWING
DESCRIBED LOT,
PARCEL OF LAND,
LYING AND BEING IN
THE DEVELOPMENT
OF WALKER LAKE
SHORES, SHOHO LA
TOWNSHIP, COUNTY
OF PIKE AND STATE
OF PENNSYLVANIA, TO
WIT: LOTS NO. 3 & 4 IN
BLOCK NO. 4 OF UNIT
NO. 1 AS SHOWN ON THE
SURVEY OF WALKER
LAKE SHORES, SHOHO LA
TOWNSHIP, PIKE
COUNTY, PENNSYLVANIA,
MADE BY A CERTIFIED
LAND SURVEYOR
AND OF RECORD IN
RECORDER OF DEEDS
OFFICE OF PIKE COUNTY,
PENNSYLVANIA, IN PLAT
BOOK NO. 3 AT PAGE
59, REFERENCE BEING
MADE THERETO FOR
A MORE PARTICULAR
DESCRIPTION OF THE
LOT OR LOTS HEREIN
CONVEYED.

PARCEL II
ALL THAT CERTAIN
PIECE, PARCEL OR TRACT
OF LAND SITUATE,
LYING AND BEING IN
THE DEVELOPMENT
OF WALKER LAKE
SHORES, TOWNSHIP
OF SHOHO LA, COUNTY
OF PIKE AND STATE
OF PENNSYLVANIA,
MORE PARTICULARLY
DESCRIBED AS FOLLOWS:
LOT NO. 2 IN BLOCK
NO. 4 OF UNIT NO. 1
AS SHOWN ON THE

SURVEY OF WALKER SHORES, SHOHOLA TOWNSHIP, PIKE COUNTY, PENNSYLVANIA, MADE BY A CERTIFIED LAND SURVEYOR AND OF RECORD IN THE RECORDER OF DEEDS OFFICE OF PIKE COUNTY, PENNSYLVANIA, IN PLAT BOOK 3 AT PAGE 59, REFERENCE BEING MADE THERETO FOR A MORE PARTICULAR DESCRIPTION OF THE LOT HEREIN CONVEYED. PARCEL III
AL THAT CERTAIN LOT, OR PARCEL OF LAND SITUATE, LYING AND BEING IN THE TOWNSHIP OF WALKER LAKE SHORES, SHOHOLA TOWNSHIP, COUNTY OF PIKE AND STATE OF PENNSYLVANIA, TO WIT: LOT NO. 1 IN BLOCK NO. 4 OF UNIT NO. 1 AS SHOWN ON THE SURVEY AND ORIGINAL PLAT OF WALKER LAKE SHORES, SHOHOLA TOWNSHIP, PIKE COUNTY, PENNSYLVANIA, MADE BY A CERTIFIED LAND SURVEYOR AND OF RECORD IN RECORDER OF DEEDS OFFICE OF PIKE COUNTY, PENNSYLVANIA, IN PLAT BOOK NO. 3 AT PAGE 59, REFERENCE BEING MADE THERETO FOR A MORE PARTICULAR DESCRIPTION OF THE LOT OR LOTS HEREIN

CONVEYED.
BEING the same premises which Marguerite R. Kauffman, executrix of the Estate of Dante V. Rivetti, deceased by Deed dated 04/30/98 and recorded 05/01/98, in the Office for the Recorder of Deeds in and for Pike County, in Deed Book Volume 1519, Page 104, conveyed unto JOHN GULLA and NANCY GULLA.
BEING KNOWN AS: 150 MAPLE DRIVE, SHOHOLA, PA 18458
TAX PARCEL #12-0-049.02-05-73 (aka 049.02-05-71, 049.02-05-72, 049.02-05-73)
IMPROVEMENTS:
Residential property.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO John Gulla and Nancy Gulla DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$143,502.91, 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 John Gulla and Nancy Gulla DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$143,502.91 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Powers Kirn & Assoc.
8 Neshaminy Interplex, Ste. 215
Trevose, PA 19053
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1899-2013r SUR JUDGEMENT NO. 1899-2013 AT THE SUIT OF U.S. Bank National Association, as Trustee, successor in interest to Bank of America, National Association, as trustee, successor by merger to LaSalle Bank National Association, as

Trustee for Morgan Stanley Mortgage Loan Trust 2007-IXS vs John Lodato and Shirley Lodato 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 May 18, 2016 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION

All that certain lot or lots, parcel or piece of ground situate in Lehman Township, Pike County, Pennsylvania, being lot or lots No. 1243, Section No. 18 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 16, Page 48. Parcel No.: 06-0-063139 Map No.: 192.02-03-19 Improvements: Residential Dwelling House BEING known and numbered as 1243 Salisbury Road, Township of Lehman, PA 18324 BEING the same property conveyed to John Lodato and Shirley Lodato, his wife who acquired title by virtue of a deed from Wilfred J. Croteau and Camille Croteau, his wife, dated October 24, 2006, recorded

November 8, 2006, at Deed Book 2203, Page 2584, Pike County, Pennsylvania records. Exhibit "A"

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO John Lodato and Shirley Lodato DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$156,585.93, 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 Lodato and Shirley Lodato DEFENDANTS, OWNERS

REPUTED OWNERS TO COLLECT \$156,585.93 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Manely Keas Kochalski, LLC
PO Box 165028
Columbus, OH 43216-5028
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1913-2014r SUR JUDGEMENT NO. 1913-2014 AT THE SUIT OF JPMorgan Chase Bank, National Association vs Amber Woodruff and Johathan S. Woodruff 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 May 18, 2016 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN parcel, lot or 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 Lot No. 3803, Section No. 13, as shown on map entitled "Subdivision of Section No. 13, Conashaugh Lakes, as shown in Plat Book No. 14 at page 5 (incorrectly recited as Plat Book 15 page 5 in prior deeds), filed in the Pike County Recorder's Office.

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.

PARCEL No. 134.02-01-71
BEING Known As: 211
Conashaugh Trail, Milford, PA
18337

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Amber Woodruff and Johathan S. Woodruff DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$234,412.47, 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 Amber Woodruff and Johathan S. Woodruff DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$234,412.47 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, PA 19106-1532
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 2037-2013r SUR JUDGEMENT NO. 2037-2013 AT THE SUIT OF Wells Fargo Bank, NA vs Kathleen M. Conroy 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
May 18, 2016 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
Greene, County of Pike and
State of Pennsylvania more
particularly described as follows,
to wit:

Lot 169, Sunfish Lane, as
shown on Plan of Lots, Lake
Wallenpaupack Estates, dated
January 15, 1970, by Harry F.
Schoenagel, R.S. Scale 1"=100',
as recorded in the office of the
Recorder of Deeds in and for
Pike County, Pennsylvania in
Plat Book 7, Page 215, on the
12th day of March, 1970 said
map being incorporated by
reference herewith as if attached
hereto.

Parcel No.: 014609

Map No.: 084.02-07-17

Improvements: Residential
Dwelling House

BEING known and numbered
as 102 Sunfish Lane, Township
of Greene, PA 18426-3527
BEING the same property
conveyed to John J. Conroy and
Kathleen M. Conroy, his wife,
who acquired title by virtue of
a deed from John T. Conroy
and Jane M. Conroy, his wife,

dated March 6, 2006, recorded
March 29, 2006, at Deed Book
2166, Page 108, Pike County,
Pennsylvania records.
Exhibit "A"

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Kathleen M. Conroy
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$213,622.90,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Kathleen
M. Conroy DEFENDANTS,

OWNERS REPUTED
OWNERS TO COLLECT
\$213,622.90 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Manely Deas Kochalski, LLC
PO Box 165028
Columbus, OH 43216-5028
04/22/16 · 04/29/16 · 05/06/16

SHERIFF SALE

May 18, 2016

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 2605-2010r SUR
JUDGEMENT NO. 2605-2010
AT THE SUIT OF HSBC
Bank, USA, NA vs Marlana
I. Poelz-Giga, Administratrix
of the Estate of Peter Giga,
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
May 18, 2016 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ALL that certain lot/lots, parcel
or piece of ground situate in the
Township of Lehman, County of
Pike and State of Pennsylvania,

being Lot No. 152, Section No.
1B as shown on map of Pocono
Mountain Lake Estates, Inc. on
file in the Recorder's Office at
Milford, Pennsylvania, in Plot
Book No. 9, Page 110.
TOGETHER with unto the
grantee herein, its successors
and assigns, all Rights, Liberties
and Privileges, and Under and
Subject to all Restrictions and
Reservations set forth in deeds in
the chain of title.

BEING the same premises
which Romec, Inc., a
corporation, by Deed dated June
26, 1993 and recorded October
12, 1993 in the Office of the
Recorder of Deeds in and for
Pike County in Deed Book 782
Page 144, granted and conveyed
unto Peter Giga (an individual),
in fee.

And the said Peter Giga has
since departed this life on
July 4, 2010, whereby Letters
of Administration, File No.
52-2010-00182, were duly
granted on July 9, 2010 unto
Marlana I. Poelz-Giga as
Administratrix.
PARCEL NO.: 189.04-05-38
Residential Real Estate

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Marlana I. Poelz-Giga,
Administratrix of the Estate
of Peter Giga, Deceased
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID

REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$210,833.92, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT

DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Marlena I. Poelz-Giga, Administratrix of the Estate of Peter Giga, Deceased DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$210,833.92 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Stern & Eisenberg
1581 Main Street, Ste. 200
Warrington, PA 18976
04/22/16 · 04/29/16 · 05/06/16
