

**PUBLIC NOTICE  
ADMINISTRATIVE SUSPENSION**

Notice is hereby given that **Thomas Axel Jones of Monroe County** has been **Administratively Suspend**ed by Order of the Supreme Court of Pennsylvania dated September 21, 2015, pursuant to Rule 219, Pa.R.D.E., which requires that all attorneys admitted to practice in any court of this Commonwealth must pay an annual assessment of \$200.00. The Order became effective October 21, 2015.  
PR - Nov. 6

**PUBLIC NOTICE  
CIVIL ACTION LAW  
COURT OF COMMON PLEAS  
MONROE COUNTY  
Number 10378CV201**

Deutsche Bank National Trust Company, as Trustee for FFMLT Trust 2005-FF11, Mortgage Pass- Through Certificates, Series 2005-FF11-FF11

v.  
Julie Y. Chacra and Michael Chacra  
**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

TO: Julie Y. Chacra and Michael Chacra

Your house (real estate) at 49 Lower Ridge View Circle # D, Unit 49D, East Stroudsburg, Pennsylvania 18302 is scheduled to be sold at Sheriff's Sale on April 28, 2016 at 10:00 a.m. in the Monroe County Courthouse, Stroudsburg, Pennsylvania to enforce the court judgment of \$226,862.99 obtained by Deutsche Bank National Trust Company, as Trustee for FFMLT Trust 2005-FF11, Mortgage Pass- Through Certificates, Series 2005-FF11-FF11 against you.

**NOTICE OF OWNER'S RIGHTS**

**YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE**

To prevent this Sheriff's Sale you must take immediate action:

1. The sale will be canceled if you pay to Deutsche Bank National Trust Company, as Trustee for FFMLT Trust 2005-FF11, Mortgage Pass- Through Certificates, Series 2005-FF11-FF11 the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.

2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See the following notice on how to obtain an attorney.)

**YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE**

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.

2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.

3. The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, P.C. at (215) 790-1010.

4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.

5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.

6. You may be entitled to a share of the money

which was paid for your real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.

7. You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale.

**YOU SHOULD TAKE THIS PAPER 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.**

**LAWYER REFERRAL SERVICE  
ASSOCIATION DE LICENCIADOS**

Monroe County Bar Assoc.

Find a Lawyer Program

913 Main Street

P.O. Box 786

Stroudsburg, PA 18360

(570) 424-7288

McCABE, WEISBERG & CONWAY, P.C.

Attorneys for Plaintiff

123 S. Broad St., Ste. 1400

Phila., PA 19109; 215-790-1010

PR - Nov. 6

**PUBLIC NOTICE  
CIVIL ACTION LAW  
COURT OF COMMON PLEAS  
MONROE COUNTY  
Number 10705 CV 2014**

Wells Fargo Bank, N.A.

v.

Sandra Martin

**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

TO: Sandra Martin

Your house (real estate) at 1737 Rolling Hills Drive, f/k/a K418 Rolling Hills Road, Tobyhanna, Pennsylvania 18466 is scheduled to be sold at Sheriff's Sale on February 25, 2016 at 10:00 a.m. in the Monroe County Courthouse, Stroudsburg, Pennsylvania to enforce the court judgment of \$59,934.83 obtained by Wells Fargo Bank, N.A. against you.

**NOTICE OF OWNER'S RIGHTS**

**YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE**

To prevent this Sheriff's Sale you must take immediate action:

1. The sale will be canceled if you pay to Wells Fargo Bank, N.A. the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.

2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See the following notice on how to obtain an attorney.)

**YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE**

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.
2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
3. The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, P.C. at (215) 790-1010.
4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.
7. You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale.

**YOU SHOULD TAKE THIS PAPER 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.**

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P.O. Box 786  
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(570) 424-7288  
McCABE, WEISBERG & CONWAY, P.C.  
Attorneys for Plaintiff  
123 S. Broad St., Ste. 1400  
Phila., PA 19109; 215-790-1010**

PR - Nov. 6

**PUBLIC NOTICE  
CIVIL ACTION LAW  
COURT OF COMMON PLEAS  
MONROE COUNTY  
Number 118CV2015**

HSBC Bank, USA, N.A.

**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

**TO: Peter D. Christiansen and Debbie A. Guy**  
Your house (real estate) at L 7169 S M Pocono Farms, Coolbaugh, PA 18301 A/K/A 5095 Seneca Way, Tobyhanna, PA 18466, Coolbaugh, Pennsylvania 18301 is scheduled to be sold at Sheriff's Sale on April 28, 2016 at 10:00 a.m. in the Monroe County Courthouse, Stroudsburg, Pennsylvania to enforce the court judgment of \$268,452.60 obtained by HSBC Bank, USA, N.A. against you.

**NOTICE OF OWNER'S RIGHTS  
YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE**

To prevent this Sheriff's Sale you must take immediate action:

1. The sale will be canceled if you pay to HSBC Bank, USA, N.A. the back payments, late charges,

costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.

2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

3. You may also be able to stop the sale through other legal proceedings. You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See the following notice on how to obtain an attorney.)

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2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.

3. The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, P.C. at (215) 790-1010.

4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.

5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.

6. You may be entitled to a share of the money which was paid for your real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.

7. You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale.

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McCABE, WEISBERG & CONWAY, P.C.  
Attorneys for Plaintiff  
123 S. Broad St., Ste. 1400  
Phila., PA 19109; 215-790-1010**

PR - Nov. 6

**PUBLIC NOTICE  
CIVIL ACTION LAW  
COURT OF COMMON PLEAS  
MONROE COUNTY  
Number 2246CV2015**

American Neighborhood Mortgage Acceptance Company LLC

v.  
Ronald J. O'Reilly and Karen E. O'Reilly  
**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

TO: Ronald J O'Reilly

Your house (real estate) at 256 Sunrise Loop, Henryville, Pennsylvania 18332 is scheduled to be sold at Sheriff's Sale on May 26, 2016 at 10:00 a.m. in the Monroe County Courthouse, Stroudsburg, Pennsylvania to enforce the court judgment of \$162,651.83 obtained by American Neighborhood Mortgage Acceptance Company LLC against you.

**NOTICE OF OWNER'S RIGHTS  
YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE**

To prevent this Sheriff's Sale you must take immediate action:

1. The sale will be canceled if you pay to American Neighborhood Mortgage Acceptance Company LLC the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.

2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See the following notice on how to obtain an attorney.)

**YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE**

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2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.

3. The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, P.C. at (215) 790-1010.

4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.

5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.

6. You may be entitled to a share of the money which was paid for your real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.

7. You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale.

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McCABE, WEISBERG & CONWAY, P.C.  
Attorneys for Plaintiff  
123 S. Broad St., Ste. 1400  
Phila., PA 19109; 215-790-1010

PR - Nov. 6

**PUBLIC NOTICE  
CIVIL ACTION LAW  
COURT OF COMMON PLEAS  
MONROE COUNTY  
Number 3006-CV-14**

Fifth Third Mortgage Company

v.

James C. Preziosi and Amy Preziosi  
**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

TO: James C. Preziosi

Your house (real estate) at 2 Pocono Vista Park a/k/a 116 Muffin Lane, Blakeslee, Pennsylvania 18610 is scheduled to be sold at Sheriff's Sale on March 31, 2016 at 10:00 a.m. in the Monroe County Courthouse, Stroudsburg, Pennsylvania to enforce the court judgment of \$195,941.06 obtained by Fifth Third Mortgage Company against you.

**NOTICE OF OWNER'S RIGHTS  
YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE**

To prevent this Sheriff's Sale you must take immediate action:

1. The sale will be canceled if you pay to Fifth Third Mortgage Company the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.

2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

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You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See the following notice on how to obtain an attorney.)

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3. The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, P.C. at (215) 790-1010.

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5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the

buyer may bring legal proceedings to evict you.

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7. You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale.

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**913 Main Street**

**P.O. Box 786**

**Stroudsburg, PA 18360**

**(570) 424-7288**

**McCABE, WEISBERG & CONWAY, P.C.**

**Attorneys for Plaintiff**

**123 S. Broad St., Ste. 1400**

**Phila., PA 19109; 215-790-1010**

PR - Nov. 6

**PUBLIC NOTICE  
CIVIL ACTION LAW  
COURT OF COMMON PLEAS  
MONROE COUNTY  
Number 8527CV14**

**LSF8 Master Participation Trust**

**v.**

**Robert O. Rowe, Jr. and Susan D. Rowe**

**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

**TO: Susan D. Rowe**

Your house (real estate) at 124 Doney Road n/k/a 159 Doney Road, Kunkletown, Pennsylvania 18058 is scheduled to be sold at Sheriff's Sale on February 25, 2016 at 10:00 a.m. in the Monroe County Courthouse, Stroudsburg, Pennsylvania to enforce the court judgment of \$307,410.29 obtained by LSF8 Master Participation Trust against you.

**NOTICE OF OWNER'S RIGHTS**

**YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE**

To prevent this Sheriff's Sale you must take immediate action:

1. The sale will be canceled if you pay to LSF8 Master Participation Trust the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.

2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See the following notice on how to obtain an attorney.)

**YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE**

**PLACE**

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.

2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.

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**LAWYER REFERRAL SERVICE  
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**Stroudsburg, PA 18360**

**(570) 424-7288**

**McCABE, WEISBERG & CONWAY, P.C.**

**Attorneys for Plaintiff**

**123 S. Broad St., Ste. 1400**

**Phila., PA 19109; 215-790-1010**

PR - Nov. 6

**PUBLIC NOTICE  
Court of Common Pleas  
Monroe County  
Civil Action - Law  
No. 2015-00995**

**Notice of Action in  
Mortgage Foreclosure**

The Bank of New York, as Trustee for The Benefit of The Certificateholders CWABS, Inc., Asset-Backed Certificates, Series 2007-12, Plaintiff vs. Mid County Resources, Unknown Heirs of Krzysztof Rosolowski, Deceased & Walter Rosolowski, Solely in His Capacity as Heir of Krzysztof Rosolowski, Deceased, Mortgagor and Real Owner, Defendants

**To: Unknown Heirs of Krzysztof Rosolowski, Deceased & Walter Rosolowski Solely in His Capacity as Heir of Krzysztof Rosolowski, Deceased, Mortgagor and Real Owner, Defendant(s),** whose last known address is 211 Creek Run, East Stroudsburg, PA 18302. This firm is a debt collector and we are attempting to collect a debt owed to our client. Any information obtained from you will be used for the purpose of collecting the debt. You are hereby notified that Plaintiff, The Bank of New York, as

Trustee for The Benefit of The Certificateholders CWABS, Inc., Asset-Backed Certificates, Series 2007-12, has filed a Mortgage Foreclosure Complaint endorsed with a notice to defend against you in the Court of Common Pleas of Monroe County, Pennsylvania, docketed to No. 2015-00995, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 211 Creek Run, East Stroudsburg, PA 18302, whereupon your property will be sold by the Sheriff of Monroe County. **Notice:** You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after the Complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, go to or telephone 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. Monroe County Bar Assn., Find a Lawyer Program, 913 Main St., P.O. Box 786, Stroudsburg, PA 18360; 570-424-7288. Michael T. McKeever, Atty. for Plaintiff, KML Law Group, P.C., Ste. 5000, Mellon Independence Center, 701 Market St., Phila., PA 19106-1532; 215-627-1322.

PR - Nov. 6

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
MONROE COUNTY  
NO. 3415 CV2015**

**Martha E. Von Rosenstiel, PC**  
Martha E. Von Rosenstiel, Esq.  
No. 52634

Heather Riloff, Esquire  
No. 309906

Jeniece D. Davis, Esquire  
No. 208967

649 South Avenue, Suite 7  
Secane, PA 19018  
(610) 328-2887

Attorneys for Plaintiff  
**FEDERAL NATIONAL MORTGAGE ASSOCIATION**  
("FANNIE MAE")

3900 Wisconsin Avenue, NW  
Washington, DC 20016-2892  
Plaintiff

v.  
**MONIKA A. BEDNAREK and**  
**ROBERTO FIGUEROA**

144 Java Street #1  
Brooklyn, NY 11222  
Defendants

**CIVIL ACTION -  
MORTGAGE FORECLOSURE  
NOTICE**

You have been sued in Court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this complaint and notice are served, by entering a written appearance personally or by Attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the complaint or for any other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

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(570) 424-7288  
ADVISO**

Le han demandado a usted en la corte. Si usted quiere defenderse de estas demandas expuestas en las paginas siguientes, usted tiene veinte (20) dias de plazo al partir de la fecha de la demanda y la notificacion. Hace falta a sentar una comparencia escrita o en persona o con un abogado y entregar a la corte en forma escrita sus defensas o sus objeciones a las demandas en contra de su persona. Sea a visado que si usted no se defiende, la corte toma ra medidas y puede continuar la demanda en contra suya sin previo aviso o notificacion. Ademas, la corte puede decidir a favor del demandante y requiere que usted cumpla con todas las provisiones de esta demanda. Usted puede perder dinero o sus propiedades o otros de rechos importantes para usted.

**LLEVE ESTA DEMANDA A UN ABOGADO INMEDIATAMENTE. SI NO TIENE ABOGADO VAYA EN PERSONA O TELEFONA A LA OFICINA ESCRITA ABAJO. ESTA OFICINA LE PUEDE PROVEER INFORMACION SOBRE COMO CONTRATAR A UN ABOGADO. SI USTED NO TIENE EL DINERO SUFICIENTE PARA CONTRATAR A UN ABOGADO, LE PODEMOS DAR INFORMACION SOBRE AGENCIAS QUE PROVEEN SERVICIO LEGAL A PERSONAS ELEGIBLE PARA SERVICIOS A COSTO REDUCIDO O GRATUITO**  
PR - Nov. 6

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
MONROE COUNTY  
No.: 4269-CIVIL-2014**

**MILSTEAD & ASSOCIATES, LLC**  
By: Robert W. Williams, Esquire  
Attorney ID#203145

1 E. Stow Rd.  
Marlton, NJ 08053  
(856) 482-1400  
Attorney for Plaintiff  
File No. 8.44854

Bank of America, N.A.  
C/O Bank of America, N.A.,  
as successor by merger to  
BAC Home Loans Servicing, LP  
16001 North Dallas Parkway  
Addison, TX 75006

Plaintiff,  
Vs.

**PHILLIP TUMMINELLO, PERSONAL REPRESENTATIVE OF THE ESTATE OF MARGUERITE DUANE A/K/A MARGUERITE E. DUANE A/K/A RITE E DUANE**  
P.O. BOX 764  
MARSHALLS CREEK, PA 18335  
UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MARGUERITE DUANE A/K/A MARGUERITE E. DUANE A/K/A RITE E. DUANE  
81 PINE HILL AVE.  
EAST STROUDSBURG, PA 18302  
GARY GIARRATANO, KNOWN HEIR OF MARGUER-

ITE DUANE A/K/A MARGUERITE E. DUANE  
 A/K/A RITE E. DUANE  
 81 PINE HILL AVE  
 EAST STROUDSBURG, PA 18302  
 SCOTT GIARRATANO, KNOWN HEIR OF MARGUERITE DUANE AKA MARGUERITE E. DUANE  
 A/K/A RITE E. DUANE  
 81 PINE HILL AVE  
 EAST STROUDSBURG, PA 18302  
 MICHAEL JAMES DUANE, KNOWN HEIR OF MARGUERITE DUANE A/K/A MARGUERITE E. DUANE  
 A/K/A RITE E DUANE  
 81 PINE HILL AVE  
 EAST STROUDSBURG, PA 18302  
 ESTATE OF MARGUERITE DUANE A/K/A MARGUERITE E. DUANE  
 A/K/A RITE E. DUANE  
 C/O PHILLIP TUMMINELLO, PERSONAL REPRESENTATIVE  
 P.O. BOX 764  
 MARSHALLS CREEK, PA 18335  
 Defendants  
 TO: Michael James Duane  
 TYPE OF ACTION:  
 CIVIL ACTION/COMPLAINT IN  
 MORTGAGE FORECLOSURE  
 PREMISES SUBJECT TO FORECLOSURE: 81 Pine Hill Ave, East Stroudsburg, PA 18302

Complaint upon you by publication.

**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 against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Monroe County Bar Association  
 Find a Lawyer Program  
 913 Main Street  
 Stroudsburg, PA 18360  
 Telephone (570) 424-7288  
 Fax (570) 424-8234

Jeffrey A. Durney, Esquire  
 Royle & Durney  
 Suite 8, Merchants Plaza  
 P. O. Box 536  
 Tannersville, PA 18372

PR - Nov. 6

**PUBLIC NOTICE  
 COURT OF COMMON PLEAS  
 OF MONROE COUNTY  
 FORTY-THIRD  
 JUDICIAL DISTRICT  
 COMMONWEALTH OF  
 PENNSYLVANIA  
 NO. 7720 Civil 2012**

DEPUY HOUSE PROPERTY OWNERS ASSOCIATION, INC.,  
 Plaintiff,  
 vs.  
 DAVID K. FAUSER, JR.,  
 Defendant(s).  
 TO: David K. Fauser, Jr. :

The Plaintiff, DePuy House Property Owners Association, Inc., has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the DePuy House Property Owners Association by virtue of your ownership of Unit 131, Interval No. 14, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$4,312.32 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**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 against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

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PR - Nov. 6

**PUBLIC NOTICE  
 COURT OF COMMON PLEAS  
 OF MONROE COUNTY  
 FORTY-THIRD  
 JUDICIAL DISTRICT  
 COMMONWEALTH OF  
 PENNSYLVANIA  
 NO. 10115 Civil 2012**

FAIRWAY HOUSE PROPERTY OWNERS ASSOCIATION, INC.,  
 Plaintiff,  
 vs.  
 JORGE L. DONADO  
 and BETTY DONADO,  
 Defendant(s).

TO: Jorge L. Donado and Betty Donado :

The Plaintiff, Fairway House Property Owners Association, Inc., has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the Fairway House Property Owners Association by virtue of your ownership of Unit 2C, Interval No. 13, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$3,201.21 in delinquent dues, fees and assessments. The Court has authorized service of the



**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
NO. 7912 Civil 2012**

DEPUY HOUSE PROPERTY OWNERS ASSOCIATION, INC.,  
Plaintiff,

vs.  
VACATION VENTURES, LLC,  
Defendant(s).

TO: Vacation Ventures, LLC :

The Plaintiff, DePuy House Property Owners Association, Inc., has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the DePuy House Property Owners Association by virtue of your ownership of Unit 96, Interval No. 48, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$3,517.02 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file you defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

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Royle & Durney  
Suite 8, Merchants Plaza  
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Tannersville, PA 18372

PR - Nov. 6

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
NO. 7913 Civil 2012**

DEPUY HOUSE PROPERTY OWNERS ASSOCIATION, INC.,  
Plaintiff,

vs.  
TIME SHARE SOLUTIONS, LLC,  
Defendant(s).

TO: Timeshare Solutions, LLC:

The Plaintiff, DePuy House Property Owners Association, Inc., has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the DePuy House Property Owners Association by virtue of your ownership of Unit 73D, Interval No. 21, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$4,266.12 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file you defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

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Royle & Durney  
Suite 8, Merchants Plaza  
P. O. Box 536  
Tannersville, PA 18372

PR - Nov. 6

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
NO. 9715 Civil 2012**

FAIRWAY HOUSE PROPERTY OWNERS ASSOCIATION, INC.,  
Plaintiff,

vs.  
JAMES R. VANDENBOS  
and BRIDGET C. VANDENBOS,  
Defendant(s).

TO: James R. Vandenbos  
and Bridget C. Vandenbos :

The Plaintiff, Fairway House Property Owners Association, Inc., has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the Fairway House Property Owners Association by virtue of your ownership of Unit 2C, Interval No. 47, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$2,215.10 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file you defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

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PR - Nov. 6

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
NO. 9754 Civil 2012**

**FAIRWAY HOUSE PROPERTY OWNERS ASSOCIATION, INC.,**  
Plaintiff,

vs.  
**PIERRE G. LEMON,**  
Defendant(s).

**TO: Pierre G. Lemon :**  
The Plaintiff, Fairway House Property Owners Association, Inc., has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the Fairway House Property Owners Association by virtue of your ownership of Unit 32C, Interval No. 44, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$4,052.87 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file you defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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Royle & Durney  
Suite 8, Merchants Plaza  
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Tannersville, PA 18372

PR - Nov. 6

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
NO. 9916 Civil 2012**

**FAIRWAY HOUSE PROPERTY OWNERS ASSOCIATION, INC.,**  
Plaintiff,

vs.  
**JOHN J. NAVARRO and LIDIA W. WHITE,**  
Defendant(s).

**TO: John J. Navarro and Lidia W. White :**

The Plaintiff, Fairway House Property Owners Association, Inc., has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the Fairway House Property Owners Association by virtue of your ownership of Unit 6C, Interval No. 13, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$2,533.71 in delinquent dues, fees and assessments. The Court has authorized service of the

Complaint upon you by publication.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file you defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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Royle & Durney  
Suite 8, Merchants Plaza  
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PR - Nov. 6

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
NO. 9918 Civil 2012**

**FAIRWAY HOUSE PROPERTY OWNERS ASSOCIATION, INC.,**  
Plaintiff,

vs.  
**EVELYN MANDAC-FLANAGAN and THEODORE FLANAGAN,**  
Defendant(s).

**TO: Evelyn Mandac-Flanagan and Theodore Flanagan :**

The Plaintiff, Fairway House Property Owners Association, Inc., has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the Fairway House Property Owners Association by virtue of your ownership of Unit 12B, Interval No. 47, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$3,377.78 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file you defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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Jeffrey A. Durney, Esquire  
Royle & Durney  
Suite 8, Merchants Plaza  
P. O. Box 536  
Tannersville, PA 18372

which you owe to the Fairway House Property Owners Association by virtue of your ownership of Unit 34, Interval No. 17, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$3,822.86 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

PR - Nov. 6

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
NO. 9919 Civil 2012**

FAIRWAY HOUSE PROPERTY OWNERS ASSOCIATION, INC.,  
Plaintiff,  
vs.

MAURICE A. MATTHIAS  
and ANGELA M. MATTHIAS,  
Defendant(s).

TO: Maurice A. Matthias and Angela M. Matthias :  
The Plaintiff, Fairway House Property Owners Association, Inc., has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the Fairway House Property Owners Association by virtue of your ownership of Unit 6C, Interval No. 50, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$6,270.28 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file you defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

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Royle & Durney  
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PR - Nov. 6

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
NO. 9936 Civil 2012**

FAIRWAY HOUSE PROPERTY OWNERS ASSOCIATION, INC.,  
Plaintiff,  
vs.

MICHAEL J. RABASCA, JR.  
and ELLEN E. RABASCA,  
Defendant(s).

TO: Michael J. Rabasca, Jr. and  
Ellen E. Rabasca :

The Plaintiff, Fairway House Property Owners Association, Inc., has commenced a civil action against you for recovery of dues, fees, and assessments

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file you defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

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PR - Nov. 6

**PUBLIC NOTICE  
Court of Common Pleas  
of Monroe County, PA  
Civil Action-Law  
No. 4081 CV 2015  
Notice of Action in  
Mortgage Foreclosure**

JPMorgan Chase Bank, National Association successor by merger to Chase Home Finance LLC successor by merger to Chase Manhattan Mortgage Corporation, Plaintiff vs. Mary Oravits a/k/a Mary Brungard, Defendant

**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

TO: Mary Oravits a/k/a Mary Brungard, Defendant, whose last known address is 3271 Red Run Road f/k/a 907 Red Run Lane, Pocono Summit, PA 18346.

Your house (real estate) at: 3271 Red Run Road f/k/a 907 Red Run Lane, Pocono Summit, PA 18346, 3/14C/1/10, is scheduled to be sold at Sheriff's Sale on April 28, 2016, at 10:00AM, at Monroe County Courthouse Steps, 7th & Monroe Streets, Courthouse Sq., Stroudsburg, PA 18360, to enforce the court judgment of \$61,862.73, obtained by JPMorgan Chase Bank, National Association successor by merger to Chase Home Finance LLC successor by merger to Chase Manhattan Mortgage Corporation (the mortgagee) against you. - **NOTICE OF OWNER'S RIGHTS - YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE** - To prevent this Sheriff's Sale you must take immediate action: 1. The sale will be cancelled if you pay back to JPMorgan Chase Bank, National Association successor by merger to Chase Home Finance LLC successor by merger to Chase Manhattan Mortgage Corporation, the amount of the judgment plus costs or the back payments, late charges, costs, and reasonable attorneys fees due. To find out how much you must pay, you may call: (610) 278-6800. 2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause. 3. You may be able to stop the sale through other legal proceedings. 4. You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of

stopping the sale. (See notice below on how to obtain an attorney.) - YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE - 5. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling (610)278-6800. 6. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property. 7. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened you may call 570.517.3309. 8. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened. 9. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you. 10. You may be entitled to a share of the money, which was paid for your house. A schedule of distribution of the money bid for your house will be filed by the Sheriff no later than thirty days after the Sheriff Sale. This schedule will state who will be receiving the money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the date of filing of said schedule. 11. You may also have other rights and defenses or ways of getting your house back, if you act immediately after the sale. YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE LISTED BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP. Monroe County Bar Assn., Find a Lawyer Program, 913 Main St., Stroudsburg, PA 18360; 570-424-7288. PURSUANT TO THE FAIR DEBT COLLECTION PRACTICES ACT YOU ARE ADVISED THAT THIS LAW FIRM IS DEEMED TO BE A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Christopher A. DeNardo, Kristen D. Little, Leeanne O. Huggins, Sarah K. McCaffery, Bradley J. Osborne, Leslie J. Rase & Katherine M. Wolf, Attys. for Plaintiff  
 SHAPIRO & DeNARDO, LLC  
 3600 Horizon Dr., Ste. 150  
 King of Prussia, PA 19406  
 610.278.6800

PR - Nov. 6

**PUBLIC NOTICE  
 ESTATE NOTICE**

**ESTATE OF ALBERT L. MURPHY a/k/a ALBERT MURPHY**, Deceased October 9, 2015, of Chestnuthill Township, Monroe County Letters Testamentary in the above named estate having been granted to the undersigned.

All persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or their attorney and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe County Branch, Orphans Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the County where notice may be given to Claimant.

Law Office of  
 David A. Martino, Esquire  
 PA Rte 209, P.O. Box 420  
 Brodheads ville, PA 18322  
 Co-Executors:  
 Kenneth A. Murphy  
 LisaAnn F. Zinkler  
 c/o

David A. Martino, Esquire  
 Route 209, P.O. Box 420  
 Brodheads ville, PA 18322

PR - Nov. 6, Nov. 13, Nov. 20

**PUBLIC NOTICE  
 ESTATE NOTICE**

**Estate of Alice Kube a/k/a Alice L. Kube**, late of Coolbaugh Township, Monroe County, Pennsylvania, deceased.

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

Barry Kube, Administrator  
 1305 Winding Way  
 Tobyhanna, PA 18466

Newman, Williams, Mishkin,  
 Corveleyn, Wolfe & Fareri, P.C.  
 By: David L. Horvath, Esq.  
 712 Monroe Street  
 P.O. Box 511  
 Stroudsburg, PA 18360-0511

PR - Oct. 23, Oct. 30, Nov. 6

**PUBLIC NOTICE  
 ESTATE NOTICE**

**ESTATE OF ARSENIO C. BALDICANAS JR.**, late of 505 Flail Drive, Stroudsburg, Monroe County, Commonwealth of Pennsylvania, deceased.

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

Virgelio Baldicanas  
 750 East Kuiaha Road  
 Haiku, HI 96708

Attorney:  
 PETER J. QUIGLEY, ESQ.  
 17 N. Sixth St.  
 Stroudsburg, PA 18360  
 570-421-2350

PR - Nov. 6, Nov. 13, Nov. 20

**PUBLIC NOTICE  
 ESTATE NOTICE**

**ESTATE OF BARBARA D. KRAWITZ**, late of Stroudsburg, Monroe County, Pennsylvania, deceased.

Letters Testamentary in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or his attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-third Judicial District, a particular statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to claimant.

Steven E. Krawitz, Executor  
 102 Devonshire Dr.  
 Stroudsburg, PA 18360

Lori J. Cerato, Esq.  
 729 Sarah Street  
 Stroudsburg, PA 18360  
 570-424-3506

PR - Oct. 23, Oct. 30, Nov. 6

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **BETTY A. BEAUDRY**, late of 5549 Olde Mill Run, Stroudsburg, Monroe County, Pennsylvania 18360, deceased

Letters Testamentary in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe County Branch, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address within the County where notice may be given to Claimant.

Deborah A. Beaudry, Executrix  
18215 Flynn Drive #123  
Canyon County, CA 91387

**WILLIAM J. REASER JR., ESQ.**  
111 North Seventh St.  
Stroudsburg, PA 18360

PR - Nov. 6, Nov. 13, Nov. 20

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **CARLTON L. DIPPEL, a/k/a CARLTON LOUIS DIPPEL**, late of Coolbaugh Township, Monroe County, Commonwealth of Pennsylvania, deceased.

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

Linda Frank, Executrix  
1512 Coolbaugh Road  
Gouldsboro, PA 18424

Attorney Ralph J. Iori  
Suite 201 - Bank Towers Building  
321 Spruce Street  
Scranton, PA 18503

PR - Oct. 30, Nov. 6, Nov. 13

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **CHARLES DENNIS DEARDORFF, a/k/a Charles Deardorff, a/k/a C. Dennis Deardorff, a/k/a Charles D. Deardorff**, late of Smithfield Township, Monroe County, Pennsylvania, deceased.

LETTERS OF ADMINISTRATION, C.T.A., in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit, setting forth an address within the County where notice may be given to claimant.

Joanne E. Deardorff, Administratrix, C.T.A.  
c/o

Matergia and Dunn  
919 Main Street  
Stroudsburg, PA 18360

Ralph A. Matergia, Esquire  
MATERGIA and DUNN  
919 Main Street  
Stroudsburg, PA 18360

PR - Oct. 30, Nov. 6, Nov. 13

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Cornelius W. Carter, a/k/a Cornelius Woodroe Carter**, deceased

Late of Mt. Pocono Borough, Monroe County  
Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.  
Theresa L. Vargas, Executrix  
c/o

Timothy B. Fisher II, Esquire  
FISHER & FISHER LAW OFFICES  
PO Box 396  
Gouldsboro, PA 18424

PR - Oct. 30, Nov. 6, Nov. 13

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Doris V. Serfass**, deceased, late of Cresco, Monroe County, Pennsylvania. Letters Testamentary have been granted to the undersigned, who requests all persons having claims or demands against the Estate of the Decedent to make known the same, and all persons indebted to the Decedent to make payments without delay to:

Sandra J. Weiss, Executrix  
or to her attorney:

Richard D. James, Esquire  
39 North Seventh Street  
Stroudsburg, PA 18360  
(570) 421-0860

PR - Oct. 23, Oct. 30, Nov. 6

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Dorothy B. Vogelsanger, a/k/a Dorothy Bernice Vogelsanger, a/k/a Dorothy Vogelsanger**, Late of Township of Stroud, Monroe County, Pennsylvania, deceased

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

Ronald J. Vogelsanger, Co-Executrix  
Linda V. Banfield, Co-Executrix  
119 Duck Hollow Circle  
Stroudsburg, PA 18360  
or to:

Steven R. Savoia, Attorney at Law  
621 Ann Street; P.O. Box 263  
Stroudsburg, PA 18360

PR - Oct. 23, Oct. 30, Nov. 6

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Dorothy M. Holmgren**, Deceased, late of 41 Oak Leaf Lane, Saylorburg, Monroe County, Pennsylvania.  
Letters Testamentary have been granted to the undersigned, who requests all persons having claims or demands against the Estate of the Decedent to make known the same, and all persons indebted to the Decedent to make payments without delay to: Mary Anne Clausen  
or to her attorney:

Donald LaBarre Jr., Esquire  
Gross McGinley, LLP  
111 E. Harrison St., Suite 2  
Emmaus, PA 18049

PR - Oct. 30, Nov. 6, Nov. 13

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **EDWIN KRAWITZ**, late of Stroudsburg, Monroe County, Pennsylvania, deceased.

Letters Testamentary in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or his attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-third Judicial District, a particular statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to claimant.

Steven E. Krawitz, Executor  
102 Devonshire Dr.  
Stroudsburg, PA 18360

Lori J. Cerato, Esq.  
729 Sarah Street  
Stroudsburg, PA 18360  
570-424-3506

PR - Oct. 23, Oct. 30, Nov. 6

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **GEORGE MATURIN SOX**, a/k/a **GEORGE M. SOX**, late of Stroud Township, PA.

**LETTERS TESTAMENTARY** have been granted to the undersigned. All persons having claims against the estate are requested to present them in writing within four months and all persons indebted to the estate to make payment to the undersigned.

**JULIANNE S. FELKER**, Executrix  
c/o

Attorney Janet Marsh Catina  
729 Monroe Street  
Stroudsburg PA 18360

PR - Oct. 23, Oct. 30, Nov. 6570-421-4483

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **HERMAN SERFASS**, late of Chestnuthill Township, Monroe County, PA, deceased.

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

Catherine Blair, Executrix  
c/o

Kathleen E. Walters, Esq.  
26 North Sixth Street  
Stroudsburg, PA 18360

PR - Oct. 30, Nov. 6, Nov. 13

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Irving Sommer**, deceased  
Late of East Stroudsburg Borough, Monroe County

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.  
Joan M. Sommer, Executrix  
c/o

Timothy B. Fisher II, Esquire  
FISHER & FISHER LAW OFFICES  
P.O. Box 396  
Gouldsboro, PA 18424

PR - Oct. 23, Oct. 30, Nov. 6

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **JAMES DOYLE**, deceased, late of the Borough of East Stroudsburg, Monroe County, Pennsylvania.

Letters of Administration have been granted to the undersigned, who request all persons having claims or demands against the Estate of the decedent to make known the same, and all persons indebted to the Decedent to make payments without delay to:

Louise Doyle, Administratrix  
c/o

Brett J. Riegel, Esquire  
Anders, Riegel & Masington, LLC  
18 North Eighth St.  
Stroudsburg, PA 18360  
570-424-1117

PR - Oct. 30, Nov. 6, Nov. 13

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **JANET L. SERFASS**, Deceased October 6, 2015, of Polk Township, Monroe County. Letters Testamentary in the above named estate having been granted to the undersigned. All persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or their attorney and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe County Branch, Orphans Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the County where notice may be given to Claimant.

Executor:  
James R. Serfass  
c/o David A. Martino, Esquire  
Route 209, P.O. Box 420  
Brodheads ville, PA 18322

Law Office of  
David A. Martino, Esquire  
PA Rte 209, P.O. Box 420  
Brodheads ville, PA 18322

PR - Oct. 30, Nov. 6, Nov. 13

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **Joseph M. Cavanaugh**, late of East Stroudsburg, Monroe County, Pennsylvania.

Letters Testamentary in the above-named estate, having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or their attorney within four (4) months of this date and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, Monroe

County, Pennsylvania, a particular statement of claim duly verified by an Affidavit setting forth an address within the county where notice may be given to the Claimant.

Daniel Collins-Cavanaugh, Executor  
Rebecca Barger, Executor  
c/o Scott M. Amori, Esq.  
513 Sarah St.  
Stroudsburg, PA 18360

Scott M. Amori, Esq.  
Amori & Associates, LLC  
513 Sarah Street  
Stroudsburg, PA 18360  
(570) 421-1406

PR - Oct. 23, Oct. 30, Nov. 6

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **KENNETH R. TURNER SR., a/k/a KENNETH TURNER SR., a/k/a KENNETH TURNER**, late of Polk Township, Monroe County, Commonwealth of Pennsylvania, deceased.

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address within the County where notice may be given to Claimant.

Marie Gildein, Executrix  
9415 Torresdale Avenue  
Philadelphia, PA 19114  
or to:

David A. Schweizer, Esquire  
Maniaci, Ciccotta & Schweizer, LLP  
6720 Frankford Avenue  
Philadelphia, PA 19135

PR - Nov. 6, Nov. 13, Nov. 20

**PUBLIC NOTICE**

**ESTATE NOTICE**

ESTATE OF **LEONARD R. MOLINARO**, late of Mount Pocono, County of Monroe, State of Pennsylvania, deceased

WHEREAS, Letters of Administration in the above-named estate have been granted to Peter Molinaro, Administrator of the Estate of Leonard R. Molinaro. All persons indebted to the said estate are requested to make immediate payment and those having claims or demands to present the same to:

Peter Molinaro, Administrator  
c/o Karl H. Kline, Esquire  
KARL KLINE, P.C.  
2925 William Penn Highway  
Suite 301  
Easton, PA 18045-5283  
or to the attorney for the estate:

Karl H. Kline, Esquire  
2925 William Penn Highway  
Suite 301  
Easton, PA 18045-5283

PR - Oct. 23, Oct. 30, Nov. 6

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **Marian P. Gill**, late of Henryville, Monroe County, Pennsylvania.

Letters Testamentary in the above-named estate, having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or her attorney within four (4) months of this date and to file with the Clerk of the Court of Common Pleas of Monroe County Orphans' Court Division, MMonroe County, Pennsylvania, a particular statement of claim duly verified by an Affidavit setting forth an address

within the county where notice may be given to the Claimant.

Victoria Gill, Executrix  
c/o Scott M. Amori, Esq.  
513 Sarah St.  
Stroudsburg, PA18360

Scott M. Amori, Esq.  
Amori & Associates, LLC  
513 Sarah St.  
Stroudsburg, PA 18360  
570-421-1406

PR - Oct. 30, Nov. 6, Nov. 13

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Mary L. Klingel a/k/a Mary Klingel**, late of 1710 West Main Street, Stroudsburg, Monroe County, Pennsylvania, deceased.

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

Tanya Jo Cramer and  
Jolie A. Bradley, Co-Executrices  
of the Estate of **Mary L. Klingel a/k/a Mary Klingel**  
c/o David L. Horvath, Esquire  
712 Monroe Street  
Stroudsburg, PA 18360

Newman, Williams, Mishkin,  
Corveleyn, Wolfe & Fareri, P.C.  
By: David L. Horvath, Esq.  
712 Monroe Street  
Stroudsburg, PA 18360-0511

PR - Oct. 30, Nov. 6, Nov. 13

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Rita McNamara**, late of the Borough of Stroudsburg, County of Monroe and Commonwealth of Pennsylvania, Deceased.

NOTICE IS HERBY GIVEN that Letters of Administration in the above-named Estate have been granted to the undersigned. All persons indebted to the said Estate are requested to make immediate payment and those having claims or demands to present the same without delay to:

Charles McNamara  
415 Turkey Ridge Road  
Mount Bethel, PA 18343  
Administrator of the Estate  
or

Ronald J. Karasek, Esquire  
Karasek Law Offices, LLC  
641 Market Street  
Bangor, PA 18013  
Attorney for the Estate

PR - Oct. 23, Oct. 30, Nov. 6

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Robert P. Krock, a/k/a Robert Paul Krock, a/k/a Robert Krock**, late of the Township of Chestnuthill, County of Monroe Commonwealth of Pennsylvania, Deceased

Letters Testamentary in the above named estate having been granted to the undersigned; all persons indebted to the Estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or her attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting

forth an address within the county where notice may be given to claimant.

Tammy Nederostek, Executrix  
108 Hickory Ln.  
Sciota, PA 18354  
OR TO:

**CRAMER, SWETZ, McMANUS & JORDAN, P.C.**  
Attorneys at Law  
By: Jeffrey L. Wright, Esquire  
711 Sarah Street  
Stroudsburg, PA 18360

PR - Oct. 30, Nov. 6, Nov. 13

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Scott I. Kramer**, deceased. Late of Pocono Township, Monroe County

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

Teresa A. Kramer, Executrix  
c/o

Timothy B. Fisher II, Esquire  
**FISHER & FISHER LAW OFFICES**  
P.O. Box 396  
Gouldsboro, PA 18424

PR - Oct. 23, Oct. 30, Nov. 6

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Steven F. Bridge, a/k/a Steven Bridge**, late of Tobyhanna, Coolbaugh Township, Monroe County, Pennsylvania.

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

Brandi M. Bridge, Executrix  
P.O. Box 445  
Cresco, PA 18326

Fisher & Fisher Law Offices, LLC  
**MICHELLE F. FARLEY, ESQ.**  
P.O. Box 222  
Cresco, PA 18326

PR - Nov. 6, Nov. 13, Nov. 20

**PUBLIC NOTICE  
ESTATE NOTICE**

**IN THE ESTATE OF KAREN E. GUNN a/k/a KAREN E. GROSSMAN**. Deceased July 24, 2015, late of Kresgeville, Polk Township, MONROE COUNTY, Pennsylvania.

Letters Testamentary in the above named estate have been granted to the undersigned. All persons indebted or having claim to the estate are directed to present same without delay to the undersigned and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe County Branch, Orphans Court Division, a particular statement of claim, duly verified by affidavit setting forth an address within the county where notice may be given to claimant.

Charles Gunn, Executor  
P.O. Box 757  
Kresgeville PA 18333

PR - Oct. 23, Oct. 30, Nov. 6

**PUBLIC NOTICE  
ESTATE NOTICE**

Letters of Administration have been granted on the Estate of **Lois Gedney**, Deceased, late of Monroe County, who died on Oct. 3, 2015, to Anna Dapp, Administrator. **Connie J. Merwine, Esquire**, 501 New Brodheads ville Blvd. N., Brodheads ville, PA 18322 is counsel.

All persons having claims against the estate are requested to present them in writing within four months and all persons indebted to the estate to make payment to it in care of the Attorney noted.

Connie J. Merwine, Esquire  
501 New Brodheads ville Blvd. N.  
Brodheads ville, PA 18322

PR - Nov. 6, Nov. 13, Nov. 20

**PUBLIC NOTICE  
ESTATE NOTICE**

Letters Testamentary have been granted on the Estate of **Ronald F. Bouchard**, Deceased, late of Stroudsburg, Pennsylvania, who died on Sept. 7, 2015, to Sara Fahey, a/k/a Sarah Monarch, Executrix. All persons indebted to the said Estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned within four (4) months of the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, particular statement of claim, duly verified by an affidavit setting forth an address within the County where notice maybe given to claimant.

Sara Fahey, a/k/a Sarah Monarch, Executrix  
8 Yankee Drive  
Windham, ME 04062

PR - Oct. 30, Nov. 6, Nov. 13

**PUBLIC NOTICE  
INCORPORATION NOTICE  
NON-PROFIT BUSINESS  
CORPORATION**

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with and approved by the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania on Oct. 8, 2015, for the purpose of obtaining a Certificate of Incorporation for a nonprofit business corporation organized under the Nonprofit Business Corporation Law of 1988, as amended. The name of the corporation is:

**The Life Center Family Worship**

PR - Nov. 6

**PUBLIC NOTICE  
IN THE COURT OF  
COMMON PLEAS OF  
MONROE COUNTY  
FORTY THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF PA  
CIVIL ACTION  
NO. 2696-CIVIL-2013**

HSBC Bank USA, National Association, as Trustee for Fremont Home Loan Trust 2005-D, Mortgage-Backed Certificates, Series 2005-D, Plaintiff vs. Estate of Christine Ordonez, c/o Pedro Ordonez, Personal Representative, Pedro Ordonez, Sr., individually, Personal Representative of The Estate of Christine Ordonez and as Guardian of Sonia L. Ordonez, Pedro A. Ordonez and Samantha C. Ordonez., Pedro A. Ordonez (Minor), Known Heir of Christine Ordonez, c/o Pedro Ordonez Sr., Samantha C. Ordonez (Minor), Known Heir of Christine Ordonez c/o Pedro Ordonez Sr., Sonia L. Ordonez (Minor) Known Heir of Christine Ordonez, c/o Pedro Ordonez Sr., Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Christine Ordonez, Deceased, Defendants

**NOTICE OF SALE OF  
REAL PROPERTY**

To: Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Christine



**Ordenez, Deceased**, Defendant(s), whose last known address is Route 402, Resica Falls n/k/a 1265 Resica Falls Road, East Stroudsburg, PA 18301.

Your house (real estate) at Route 402, Resica Falls n/k/a 1265 Resica Falls Road, East Stroudsburg, PA 18301, is scheduled to be sold at the Sheriff's Sale on January 28, 2016 at 10:00 a.m. in the Monroe County Courthouse, Stroudsburg, PA, to enforce the court judgment of \$304,487.73, obtained by Plaintiff above (the mortgagee) against you. If the sale is postponed, the property will be relisted for the Next Available Sale. **Property Description** : ALL THAT CERTAIN LOT OF LAND SITUATE IN TOWNSHIP OF MIDDLE SMITHFIELD, MONROE COUNTY, PENNSYLVANIA: BEING KNOWN AS Route 402 Resica Falls n/k/a 1265 Resica Falls Road, East Stroudsburg, PA 18301. PARCEL NUMBER: 09/117561. PIN NUMBER: 09733501174526. IMPROVEMENTS: Residential Property. TITLE TO SAID PREMISES IS VESTED IN PEDRO ORDONEZ SR. AND CHRISTINE ORDONEZ, HUSBAND AND WIFE BY DEED FROM JOHN RICCOBONO, SINGLE DATED 08/13/2004 RECORDED 08/17/2004 IN DEED BOOK 2199 PAGE 4814 . HAVING BEEN ERECTED THEREON A SINGLE FAMILY DWELLING. Udren Law Offices, P.C., Attorneys for Plaintiff, 111 Woodcrest Rd., Ste. 200, Cherry Hill, NJ 08003; 856-669-5400.

PR - Nov. 6

**PUBLIC NOTICE**  
**Monroe County**  
**Court of Common Pleas**  
**Number: 5002 cv 2015**  
**Notice of Action in**  
**Mortgage Foreclosure**

Green Tree Servicing LLC, Plaintiff v. Bruce Feldman and Linda Feldman, Defendants

TO: Bruce Feldman and Linda Feldman. Premises subject to foreclosure : RR 447/191 a/k/a 2390 Paradise Trail, Analomink, Pennsylvania 18320. **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. Monroe County Bar Assoc., Find a Lawyer Program, 913 Main Street, P.O. Box 786, Stroudsburg, PA 18360; (570) 424-7288. McCabe, Weisberg & Conway, P.C., Attorneys for Plaintiff, 123 S. Broad St., Ste. 1400, Phila., PA 19109; 215-790-1010

PR - Nov. 6

**PUBLIC NOTICE**  
**Monroe County**  
**Court of Common Pleas**  
**Number: 5282 cv 2015**  
**Notice of Action in**  
**Mortgage Foreclosure**

Green Tree Servicing LLC, Plaintiff v. Calvin Davy, Defendant

TO: Calvin Davy. Premises Subject to Foreclosure: 7 Flagstone Lane, East Stroudsburg, Pennsylvania 18301. **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. Monroe County Bar Assoc., Find a Lawyer Program, 913 Main Street, P.O. Box 786, Stroudsburg, PA 18360; (570) 424-7288 . McCabe, Weisberg & Conway, P.C., Attorneys for Plaintiff, 123 S. Broad St., Ste. 1400, Phila., PA 19109; 215-790-1010

PR - Nov. 6

**PUBLIC NOTICE**  
**Monroe County**  
**Court of Common Pleas**  
**Number: 5766 cv 2015**  
**Notice of Action in**  
**Mortgage Foreclosure**

Bank of America, N.A., Plaintiff v. Marina Pillyawets and Igor Spitsin, Defendants

TO: Igor Spitsin. Premises Subject to Foreclosure: 192 Faber Circle a/k/a 21 Faber Circle, Tannersville, Pennsylvania 18372. **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. Monroe County Bar Assoc. Find a Lawyer Program, 913 Main Street, P.O. Box 786, Stroudsburg, PA 18360; (570) 424-7288. McCabe, Weisberg & Conway, P.C., Attorneys for Plaintiff, 123 S. Broad St., Ste. 1400, Phila., PA 19109; 215-790-1010

PR - Nov. 6

**PUBLIC NOTICE**  
**NOTICE OF ACTION**  
**IN EJECTMENT**  
**IN THE COURT OF**  
**COMMON PLEAS OF**  
**MONROE COUNTY, PA**  
**CIVIL ACTION-LAW**  
**No. 5893 CIVIL 2015**

WELLS FARGO BANK, N.A.

Plaintiff CIVIL DIVISION

vs.

JULIETTE STEPHENSON

Or occupants

Defendant

**NOTICE**

TO: JULIETTE STEPHENSON or occupants :

You are hereby notified that on August 17, 2015, Plaintiff WELLS FARGO BANK, N.A. filed an Ejectment Complaint endorsed with Notice to Defend, against you in the Court of Common Pleas of MONROE County Pennsylvania, docketed at 5893 CIVIL 2015. Wherein Plaintiff seeks to Evict all occupants at the property 4779 COOLBAUGH RD, AKA 26 COOLBAUGH ROAD, EAST STROUDSBURG, PA 18302-9122 whereupon your property was sold by the Sheriff of MONROE County.

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

\*\*This firm is a debt collector attempting to collect a debt and any information obtained will be used for

that purpose. If you have previously received a discharge in bankruptcy and this debt was not reaffirmed, this correspondence is not and should not be construed to be an attempt to collect a debt, but only enforcement of a lien against property

**NOTICE**

You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within (20) days after this complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the complaint or for and other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, go to or telephone the office set forth below to find out where you can get legal help. 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.

Monroe County Bar Association  
913 Main Street  
P.O. Box 786  
Stroudsburg, PA 18360  
(570) 424-7288  
PR - Nov. 6

**PUBLIC NOTICE  
NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
IN THE COURT OF  
COMMON PLEAS OF  
MONROE COUNTY, PA  
CIVIL ACTION - LAW  
COURT OF COMMON PLEAS  
CIVIL DIVISION  
MONROE COUNTY  
No. 5768 CV 15**

WELLS FARGO BANK, NATIONAL ASSOCIATION AS TRUSTEE FOR SOUNDVIEW HOME LOAN TRUST 2007-OPT2, ASSET-BACKED CERTIFICATES, SERIES 2007-OPT2

Plaintiff

vs.

CESAR M. GONZALEZ, in his capacity as Administrator and Heir of the Estate of BARBARA GONZALEZ  
KIM GONZALEZ, in her capacity as Heir of the Estate of BARBARA GONZALEZ

CESAR M. GONZALEZ, JR., in his capacity as Heir of the Estate of BARBARA GONZALEZ

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER BARBARA GONZALEZ, DECEASED  
Defendants

**NOTICE**

To **CESAR M. GONZALEZ, JR.**, in his capacity as Heir of the Estate of **BARBARA GONZALEZ** and **KIM GONZALEZ**, in her capacity as Heir of the Estate of **BARBARA GONZALEZ**

You are hereby notified that on August 11, 2015, Plaintiff, WELLS FARGO BANK, NATIONAL ASSOCIATION AS TRUSTEE FOR SOUNDVIEW HOME LOAN TRUST 2007-OPT2, ASSET-BACKED CERTIFICATES, SERIES 2007-OPT2, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of MONROE County Pennsylvania, docketed to No. 5768 CV 15. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 313 WATERCREST AVE, A/K/A 554 WATERCREST AVENUE, EFFORT, PA 18330-7751 whereupon your property would be sold by the Sheriff of MONROE 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.**

Find a Lawyer Program:  
Monroe County Bar Association  
913 Main Street  
P.O. Box 786  
Stroudsburg, PA 18360  
Telephone (570) 424-7288  
Fax (570) 424-8234  
PR - Nov. 6

**PUBLIC NOTICE  
NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
IN THE COURT OF  
COMMON PLEAS OF  
MONROE COUNTY, PA  
CIVIL ACTION - LAW  
COURT OF COMMON PLEAS  
CIVIL DIVISION  
MONROE COUNTY  
No. 2015-03871**

FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA

Plaintiff

vs.

DIANE LUPO, in her capacity as Administratrix and Heir of the Estate of LAWRENCE L. LUPO JR.

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER LAWRENCE L. LUPO JR, DECEASED

Defendants

**NOTICE**

To **UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER LAWRENCE L. LUPO, JR, DECEASED**

You are hereby notified that on May 27, 2015, Plaintiff, FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of MONROE County Pennsylvania, docketed to No. 2015-03871. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 43C FIREHOUSE ROAD, A/K/A 122 FIREHOUSE ROAD, TOBYHANNA TOWNSHIP, PA 18350 whereupon your property would be sold by the Sheriff of MONROE 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.

Find a Lawyer Program:

Monroe County Bar Association  
913 Main Street  
P.O. Box 786  
Stroudsburg, PA 18360  
Telephone (570) 424-7288  
Fax (570) 424-8234  
PR - Nov. 6

**PUBLIC NOTICE  
NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
IN THE COURT OF  
COMMON PLEAS OF  
MONROE COUNTY, PA  
CIVIL ACTION - LAW  
COURT OF COMMON PLEAS  
CIVIL DIVISION  
MONROE COUNTY  
No. 1824-CV-2015**

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK ONE, NATIONAL ASSOCIATION, AS TRUSTEE FOR CREDIT SUISSE FIRST BOSTON MORTGAGE SECURITIES CORP., CSFB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2003-8

Plaintiff

vs.  
GERALDINE MOLINELLI  
Defendant

**NOTICE**

To GERALDINE MOLINELLI

You are hereby notified that on March 11, 2015, Plaintiff, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK ONE, NATIONAL ASSOCIATION, AS TRUSTEE FOR CREDIT SUISSE FIRST BOSTON MORTGAGE SECURITIES CORP., CSFB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2003-8, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of MONROE County Pennsylvania, docketed to No. 1824-CV-2015. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 256 WASHINGTON STREET, EAST STROUDSBURG, PA 18301-2821 whereupon your property would be sold by the Sheriff of MONROE 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.

Find a Lawyer Program:

Monroe County Bar Association  
913 Main Street  
P.O. Box 786  
Stroudsburg, PA 18360  
Telephone (570) 424-7288  
Fax (570) 424-8234  
PR - Nov. 6

**PUBLIC NOTICE  
NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
IN THE COURT OF  
COMMON PLEAS OF  
MONROE COUNTY, PA  
CIVIL ACTION - LAW  
COURT OF COMMON PLEAS  
CIVIL DIVISION  
MONROE COUNTY  
No. 5904 CV 2015**

WELLS FARGO BANK, N.A.

Plaintiff

vs.

MARY GIORDANO, in her capacity as Administratrix of the Estate of ANTHONY J. GUGLIOTTA UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER KYLE A. GUGLIOTTA, DECEASED  
Defendants

**NOTICE**

To UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER KYLE A. GUGLIOTTA, DECEASED

You are hereby notified that on August 17, 2015, Plaintiff, WELLS FARGO BANK, N.A., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of MONROE County Pennsylvania, docketed to No. 5904 CV 2015. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 9 VILLAGE EDGE DRIVE A/K/A, 312 VILLAGE EDGE DRIVE, BROADHEADSVILLE, PA 18322 whereupon your property would be sold by the Sheriff of MONROE 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.

Find a Lawyer Program:

Monroe County Bar Association  
 913 Main Street  
 P.O. Box 786  
 Stroudsburg, PA 18360  
 Telephone (570) 424-7288  
 Fax (570) 424-8234  
 PR - Nov. 6

**PUBLIC NOTICE  
 NOTICE OF ACTION IN  
 MORTGAGE FORECLOSURE  
 IN THE COURT OF  
 COMMON PLEAS OF  
 MONROE COUNTY, PA  
 CIVIL ACTION - LAW  
 COURT OF COMMON PLEAS  
 CIVIL DIVISION  
 MONROE COUNTY  
 No. 5613-CV-2015**

WELLS FARGO BANK, N.A.

Plaintiff

vs.

M SARAH SAKALA a/k/a M.S. SAKALA

Defendant

NOTICE

To M SARAH SAKALA a/k/a M.S. SAKALA

You are hereby notified that on August 10, 2015, Plaintiff, WELLS FARGO BANK, N.A., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of MONROE County Pennsylvania, docketed to No. 5613-CV-2015. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 5063 LAKE ROAD a/k/a, 290 LAKE ROAD, TOBYHANNA, PA 18466-9185 whereupon your property would be sold by the Sheriff of MONROE 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.**

Find a Lawyer Program:

Monroe County Bar Association

913 Main Street

P.O. Box 786

Stroudsburg, PA 18360

Telephone (570) 424-7288

Fax (570) 424-8234

PR - Nov. 6

**PUBLIC NOTICE  
 NOTICE OF ACTION IN  
 MORTGAGE FORECLOSURE  
 IN THE COURT OF  
 COMMON PLEAS  
 OF MONROE COUNTY, PA  
 CIVIL ACTION - LAW  
 NO. 4961-CV-2014**

Green Tree Servicing LLC, Plaintiff vs. Manuel Pereira

**NOTICE**

TO: **Manuel Pereira**, Defendant, whose last known address is 4028 Ash Drive n/k/a 292 Ash Drive, Long Pond, PA 18334.

**NOTICE OF SHERIFF'S SALE  
 OF REAL PROPERTY**

TAKE NOTICE that the real estate located at 4028 Ash Drive n/k/a 292 Ash Drive, Long Pond, PA 18334, is scheduled to be sold at Sheriff's Sale on APRIL 28, 2016 at 10:00 A.M., at Monroe County Courthouse, Stroudsburg, Pennsylvania to enforce the court judg-

**PUBLIC NOTICE  
 NOTICE OF ACTION IN  
 MORTGAGE FORECLOSURE  
 IN THE COURT OF  
 COMMON PLEAS OF  
 MONROE COUNTY, PA  
 CIVIL ACTION - LAW  
 COURT OF COMMON PLEAS  
 CIVIL DIVISION  
 MONROE COUNTY  
 No. 745-CV-2015**

JPMORGAN CHASE BANK,  
 NATIONAL ASSOCIATION  
 Plaintiff

vs.

GERALDINE R. MOLINELLI

Defendant

**NOTICE**

To GERALDINE R. MOLINELLI

You are hereby notified that on January 30, 2015, Plaintiff, JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of MONROE County Pennsylvania, docketed to No. 745-CV-2015. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at P.O. BOX 543 A/K/A, 435 LOWER SWIFTWATER ROAD, SWIFTWATER, PA 18370-0543 whereupon your property would be sold by the Sheriff of MONROE 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.**

Find a Lawyer Program:

Monroe County Bar Association

913 Main Street

P.O. Box 786

Stroudsburg, PA 18360

Telephone (570) 424-7288

Fax (570) 424-8234

PR - Nov. 6

ment of \$222,641.28, obtained by GREEN TREE SERVICING LLC (the mortgagee). **Property Description:** Prop. sit in the Township of Tobyhanna, Monroe County, PA. BEING prem.: 4028 Ash Drive n/k/a 292 Ash Drive, Long Pond, PA. Tax Parcel: #19/3G/1/144; 19-6344-04-54-7960. Improvements consist of residential property. Sold as the property of Manuel Pereira. **TERMS OF SALE:** The purchaser at sale must pay the full amount of his/her bid by two o'clock P.M. on the day of the sale, and if complied with, a deed will be tendered by the Sheriff at the next Court of Common Pleas for Monroe County conveying to the purchaser all the right, title, interest and claim which the said defendant has in and to the said property at the time of levying the same. If the above conditions are not complied with on the part of the purchaser, the property will again be offered for sale by the Sheriff at three o'clock P.M., on the same day. The said purchaser will be held liable for the deficiencies and additional costs of said sale. **TAKE NOTICE** 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 sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within 10 days after the filing of the schedule.

Gregory Javardian,  
Attorney for Plaintiff  
1310 Industrial Blvd.  
1st Fl., Ste. 101  
Southampton, PA 18966  
(215) 942-9690

PR - Nov. 6

**PUBLIC NOTICE  
NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
IN THE COURT OF  
COMMON PLEAS  
OF MONROE COUNTY, PA  
CIVIL ACTION - LAW  
NO. 9109 CV 2014**

US Bank National Association, Plaintiff vs. Adam Abrams and Cassandra Abrams, Defendants

**NOTICE**

**TO: ADAM ABRAMS AND CASSANDRA ABRAMS**, Defendants, whose last known address is 602 Locust Lane a/k/a 39 Locust Lake Village, Pocono Lake S a/k/a Tobyhanna, PA 18347.

**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

**TAKE NOTICE** that the real estate located at 602 Locust Lane a/k/a 39 Locust Lake Village, Pocono Lake S a/k/a Tobyhanna, PA 18347 is scheduled to be sold at Sheriff's Sale on March 31, 2016, at 10:00 AM, Monroe County Courthouse, Stroudsburg, PA, to enforce the court judgment of \$166,584.97, obtained by the judgment creditor against you. **Property Description:** Prop. sit in the TOWNSHIP OF TOBYHANNA, COUNTY OF MONROE. BEING prem.: 602 LOCUST LANE A/K/A 39 LOCUST LAKE VILLAGE, POCONO LAKE S A/K/A TOBYHANNA, PA 18347. Tax Parcel: #19-11A-1-4. Improvements consist of residential property. Sold as the property of ADAM ABRAMS AND CASSANDRA ABRAMS. **TERMS OF SALE:** The purchaser at sale must pay the full amount of his/her bid by two o'clock P.M. on the day of the sale, and if complied with, a deed will be tendered by the Sheriff at the next Court of Common Pleas for Monroe County conveying to the purchaser all the right, title, interest and claim which the said defendant has in and to the said property at the time of levying the same. If the above conditions are not complied with on the part of the purchaser, the property will again be offered for sale by the Sheriff at three o'clock P.M., on the same day. The said purchaser will be held liable for the deficiencies and additional costs of said sale. **TAKE NOTICE** 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 sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within 10 days after the filing of the schedule.

Powers, Kim & Associates, LLC, Attys. for Plaintiff  
Eight Neshaminy Interplex, Ste. 215  
Trevose, PA 19053  
(215) 942-2090

PR - Nov. 6

**PUBLIC NOTICE  
NOTICE OF SHERIFF'S SALE  
IN THE COURT OF  
COMMON PLEAS  
OF MONROE COUNTY, PA  
NO. 10992 CV 13**

OCWEN LOAN SERVICING, LLC

Vs.

KRISTIN A. REILLY

**NOTICE TO: KRISTIN A. REILLY  
NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

Being Premises: 126 RIVERSIDE LANE A/K/A AUTUMN, LANE A/K/A 5172 AUTUMN LANE, POCONO LAKE, PA 18347

Being in COOLBAUGH TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,  
TAX CODE: 03/20E/1/114,  
TAX PIN: 03539703301841  
TAX CODE: 03/20E/1/115  
TAX PIN: 03539703311036

Improvements consist of residential property.

Sold as the property of KRISTIN A. REILLY

Your house (real estate) at 126 RIVERSIDE LANE a/k/a AUTUMN, LANE a/k/a 5172 AUTUMN LANE, POCONO LAKE, PA 18347 is scheduled to be sold at the Sheriff's Sale on 12/03/2015 at 10:00 AM, at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115, to enforce the Court Judgment of \$130,853.55 obtained by, OCWEN LOAN SERVICING, LLC (the mortgagee), against the above premises.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorney for Plaintiff

PR - Nov. 6

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6019 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 40 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit o. R 69, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in ad for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1. BEING THE SAME premises which Continental Bank, Successor Trustee pursuant to that certain Trust Agreement between United Penn Bank and The Oxford Finance Companies, Inc., said Agreement dated November 14, 1991, by and through its attorney in**

fact, Mellon Bank, N.A., duly constituted and appointed by that certain Power of Attorney dated January 31 1992 and recorded in the Office of the Recorder of Deeds, in and for the County of Monroe, in Record Book Volume 1812, Page 1170, by deed dated August 19, 1993 and recorded on September 8, 1993 in Record Book Volume 1907 at Page 1573 granted and conveyed unto Juvy S. Nillasca.

Being part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JUVY S. NOLLASCA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JEFFREY A. DURNEY,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5481 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
 ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 4 of Unit No. R27, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, i Deed Book Volume 2113, at Page 458. the said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).

BEING THE SAME premises River Village Owners Association, a Pennsylvania Corporation, having its principal place of business at Shawnee-on-Delaware, Pennsylvania, Pa 18356 by deed dated December 6, 2001 and recorded January 16, 2002 in the Office of

the Recorder of Deeds of Monroe County, Pennsylvania in Deed book Volume 2113 at Page 458 granted and conveyed unto Leonard J. Allen.

Being part of Parcel No. 16/2/1/1-7-7C and Pin No. 16732102773585B7C

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**LEONARD J. ALLEN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JEFFREY A. DURNEY,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 971 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
 AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 43 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the **Township of Smithfield**, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 97, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME PREMISES premises which Mellon Bank, N.A., P.O.A., for Continental Bank, Successor Trustee to United Penn Bank, Successor by Merger to Security Bank and Trust Company, Trustee, by deed dated February 19, 1992 and recorded on March 30, 1992 in Record Book Volume 1821 at Page 0293, granted and conveyed unto Bettie J. Hunt and Moses Hunt, Jr.

Being part of Parcel No. 16/2/1/1-10 and Pin No. 16732101450770

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**BETTIE J. HUNT**



**MOSES HUNT, JR.**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 850 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 2 in that certain piece or parcel of land, together with the messuage (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 144, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which Mellon Bank, N.A., P.O.A. for Continental Bank, Successor Trustee to United Penn Bank, Successor by Merger to Security Bank and Trust Company, Trustee, by deed dated January 10, 1994 and recorded on September 16, 1994 in Record Book Volume 1972 at Page 0260, granted and conveyed unto Bede Fletcher and L. Monica Fletcher.**

Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**BEDE FLETCHER**

**L. MONICA FLETCHER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii)

must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 11221 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 21 in that certain piece or parcel of land, together with the messuage (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 154, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which Mellon Bank, N.A., T/A, United Penn Bank, Successor by Merger to Security Bank and Trust Company, Trustee, by deed dated November 21, 1991 and recorded on January 8, 1992 in Record Book Volume 1809 at Page 1184, granted and conveyed unto Alburn Clements, Addie L. Clements and Jacqueline Brown.**

Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ALBURN CLEMENTS**

**ADDIE L. CLEMENTS AND**

**JACQUELINE BROWN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

f's Sale."  
A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 11348 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 37 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 94, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Mellon Bank, N.A., POA for Continental Bank, Successor Trustee to United Penn Bank, Successor by Merger to Security Bank and Trust Company, Trustee, by deed dated May 27, 1994 and recorded on October 5, 1994 in Record Book Volume 1975 at Page 0274, granted and conveyed unto Alfonso Carr and Patricia A. Turner Carr. Being part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ALFONSO CARR  
PATRICIA A. TURNER CARR**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5902 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 13 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 161, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.  
BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated September 8, 2005 and recorded on September 26, 2005 in Record Book Volume 2241 at Page 3133 granted and conveyed unto Nazia Tahir and Hamid Abbas. Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
NAZIA TAHIR AND  
HAMID ABBAS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5627 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 12 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 107, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which United Penn Bank, Successor by Merger to Security Bank and Trust Company, by deed dated September 10, 1991 and recorded on October 29, 1991 in Record Book Volume 1800 at Page 0593 granted and conveyed unto Gilbert E. Stewart and Catherine L. Stewart. Being part of Parcel No. 16/2/1/1-10 and Pin No. 16732101450770

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
GILBERT E. STEWART  
CATHERINE L. STEWART**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6013 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 7 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 80, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Mellon bank, N.A., POA for Continental Bank, Successor Trustee to United Penn Bank, Successor by Merger to Security Bank and Trust Company, by deed dated February 3, 1992 and recorded on February 14, 1992 in Record Book Volume 1814 at Page 1267 granted and conveyed unto Chin Soo Park. Being part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
CHIN SOO PARK**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10923 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 42 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 120, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which United Penn Bank, Successor by Merger to Security Bank and Trust Company, Trustee, by deed dated September 5, 1990 and recorded on September 27, 1990 in Record Book Volume 1752 at Page 1551, granted and conveyed unto Philip J. Manitt and Marian Manitt. Being part of Parcel No. 16/2/1/1-10 and Pin No. 16732101450770

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
PHILIP J. MANITT  
MARIAN MANITT**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6762 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 35 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 135, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, by deed dated November 15, 1996 and recorded on April 15, 1997 in Record Book Volume 2035 at Page 1131 granted and conveyed unto Walton C. Lans, Jr. and Deborah D. Lans. Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
WALTON C. LANS, JR.  
DEBORAH D. LANS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6764 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 9 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 44, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which United Penn Bank, Successor by Merger to Security Bank and Trust Company, Trustee, by deed dated May 19, 1989 and recorded on July 14, 1989 in Record Book Volume 1690 at Page 1675 granted and conveyed unto Gunther Kruger and Sharon Kruger. Being part of Parcel No. 16/2/1/1-12 and Pin No. 16732102561273**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
GUNTHER KRUGER AND  
SHARON KRUGER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10910 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 12 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 140, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which United Penn Bank, Successor by Merger to Security Bank and Trust Company, Trustee, by deed dated August 2, 19889 and recorded on February 16, 1989 in Record Book Volume 1667 at Page 669, granted and conveyed unto Betty S. Jones and Isaiah Jones. Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
BETTY S. JONES  
ISAIAH JONES**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9711 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 26 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 141, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated May 6, 2005 and recorded on May 19, 2005 in Record Book Volume 2226 at Page 190 granted and conveyed unto Levern Johnson and Deborah Clark-Johnson. Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
LEVERN JOHNSON  
DEBORAH CLARK-JOHNSON**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6730 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 17 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 139, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which United Penn Bank, Successor by Merger to Security Bank and Trust Company, by deed dated May 16, 1988 and recorded on July 1, 1988 in Record Book Volume 1626 at Page 1594 granted and conveyed unto Earl B. Horton and Agnes M. Horton. Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
EARL B. HORTON AND  
AGNES M. HORTON**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20



**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6725 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 25 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 116, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated June 27, 2005 and recorded on July 8, 2005 in Record Book Volume 2231 at Page 7745 granted and conveyed unto Samuel B. Ignacio and Ruby A. Ignacio.

Being part of Parcel No. 16/2/1/1-10 and Pin No. 16732101450770

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**SAMUEL B. IGNACIO  
RUBY A. IGNACIO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6738 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 41 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 149, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated February 23, 1999 and recorded on March 26, 1999 in Record Book Volume 2061 at Page 6099 granted and conveyed unto Lisabeth H. Hoffman and Paul Ferdinand Hoffman.

Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**LISABETH H. HOFFMAN AND  
PAUL FERDINAND HOFFMAN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6740 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 42 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 144, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Eleanor W. Hildebrandt, by deed dated November 4, 1996 and recorded on November 19, 1996 in Record Book Volume 2031 at Page 1482 granted and conveyed unto Eleanor W. Hildebrandt and Edward John Hildebrandt. Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ELEANOR W. HILDEBRANDT  
AND**

**EDWARD JOHN HILDEBRANDT  
TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6810 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 42 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 122, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Donald A. George a/k/a Donald Aldo George, as Trustee of the The Donald A. George Revocable Living Trust, John Marovich and Linda Marovich, by deed dated May 11, 2009 and recorded on June 16, 2009 in Record Book Volume 2355 at Page 101 granted and conveyed unto Melissa B. Fuhrmann.

**BEING THE SAME** premises which Donald A. George a/k/a Donald Aldo George, as Trustee of the The Donald A. George Revocable Living Trust, John Marovich and Linda Marovich, by deed dated May 11, 2009 and recorded on June 16, 2009 in Record Book Volume 2355 at Page 101 granted and conveyed unto Melissa B. Fuhrmann. Being part of Parcel No. 16/2/1/1-10 and Pin No. 16732101450770

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
MELISSA B. FUHRMANN  
TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 844 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 21 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 158, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Valerie L. Fountain, Executrix of the Estate of Margaret W. Fountain, by deed dated July 23, 1995 and recorded on August 31, 1995 in Record Book Volume 2017 at Page 8317, granted and conveyed unto Valerie L. Fountain and Shepard Porter, Jr.  
Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
VALERIE L. FOUNTAIN  
SHEPARD PORTER, JR.**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 973 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 13 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 162, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated March 20, 1996 and recorded on May 13, 1996 in Record Book Volume 2025 at Page 2143, granted and conveyed unto Maria Ferreira and Nury Abreu.

Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
MARIA FERREIRA AND  
NURY ABREU**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 846 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 26 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 114, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated June 22, 1998 and recorded on November 9, 1998 in Record Book Volume 2055 at Page 9089, granted and conveyed unto Sofronio G. Daus and Benita B. Daus.

Being part of Parcel No. 16/2/1/1-10 and Pin No. 16732101450770

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**SOFRONIO G. DAUS  
AND BENITA B. DAUS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7939 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 28 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 39, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which United Penn Bank, Successor by Merger to Security Bank and Trust Company, by deed dated December 19, 1986 and recorded on February 13, 1987 and Record Book Volume 1538 at Page 951 granted and conveyed unto William J. Cronin and Joann C. Cronin.

Being part of Parcel No. 16/2/1/1-12 and Pin No. 16732102561273

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**WILLIAM J. CRONIN  
AND JOANN C. CRONIN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7873 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 25 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 160, o a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 19778 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which United Penn Bank, Successor by Merger to Security Bank and Trust Company, Trustee, by deed dated October 15, 1991 and recorded on December 13, 1991 in Record Book Volume 1806 at Page 0706 granted and conveyed unto John J. Caulfield and Sylvia E. Caulfield. Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JOHN J. CAULFIELD AND  
SYLVIA E. CAULFIELD**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7966 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 48 in that certain piece or parcel of land together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 48, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which United Penn Bank, Successor by Merger to Security Bank and Trust company, Trustee, by deed dated April 17, 1987 and recorded on May 22, 1987 in Record Book Volume 1555 at Page 13 granted and conveyed unto Frank A. Carbone and Marie J. Carbone. Being part of Parcel No. 16/2/1/1-12 and Pin No. 16732102561273

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
FRANK A. CARBONE  
MARIE J. CARBONE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 11067 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 47 in that certain piece or parcel of land, together with message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 49, on a certain "Declaration Plan Phase IIB of Stage 1" of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which United Penn Bank, Successors by Merger to Security Bank and Trust Company, Trustee, by deed dated May 11, 1987 and recorded on June 26, 1987 in Record Book Volume 1562 at 214, granted and conveyed unto Ramiro L. Buzeta and Josefina J. Buzeta. Being part of Parcel No. 16/2/1/1-8 and Pin No. 16732102562122**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
RAMIRO L. BUZETA  
JOSEFINA J. BUZETA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7933 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 23 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 124, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated April 18, 2005 and recorded on May 3, 2005 in Record Book Volume 2224 at Page 59 granted and conveyed unto Tony L. Burse and Katrina L. Burse. Being part of Parcel No. 16/2/1/1-10 and Pin No. 16732101450770**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
TONY L. BURSE AND  
KATRINA L. BURSE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20



**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 876 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 9 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 86, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated April 29, 2002 and recorded on July 10, 2002 in Record Book Volume 2126 at Page 1943, granted and conveyed unto Robert G. Alonzo and Irma Alonzo.

Being part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ROBERT G. ALONZO  
IRMA ALONZO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10823 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 2 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 50, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which David C. Beechwood, by deed dated May 3, 1999 and recorded on May 7, 1999 in Record Book Volume 2063 at Page 4207, granted and conveyed unto Angelo Volpe and Lucille Volpe.

Being part of Parcel No. 16/2/1/1-8 and Pin No. 16732102562122

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ANGELO VOLPE AND  
LUCILLE VOLPE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5905 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 33 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 149, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated August 20, 2004 and recorded on October 5, 2004 in Record Book Volume 2203 at Page 9342 granted and conveyed unto Juana Vargas.

Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JUANA VARGAS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1059 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 18 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 107, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1978/78 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Gary Berletic, by deed dated August 5, 1996 and recorded on August 21, 1996 in Record Book Volume 2028 at Page 3869, granted and conveyed unto Inez Tory and Carla L. West.

Being part of Parcel No. 16/2/1/1-10 and Pin No. 16732101450770

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
INEZ TORY  
CARLA L. WEST**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 575 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 19 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 145, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which United Penn Bank, Successor by Merger to Security Bank and Trust Company, Trustee, by deed dated June 3, 1986 and recorded by July 11, 1986 in Record Book Volume 1498 at Page 1382, granted and conveyed unto Joseph Munko.**

Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JOSEPH MUNKO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6754 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 51 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 64, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which Gunter Hayes & Associates, LLC, by deed dated January 4, 2007 and recorded on January 12, 2007 in Record Book Volume 2293 at Page 6607 granted and conveyed unto Jose S. Lascano and Shirley E. Lascano.**

Being part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JOSE S. LASCANO AND  
SHIRLEY E. LASCANO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 576 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 44 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 57, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Richard B. Nissley, by deed dated March 5, 1996 and recorded on April 11, 1996 in Record Book Volume 2023 at Page 9194, granted and conveyed unto Eugene B. Boetius and Jacklyn Atkins.

Being part of Parcel No. 16/2/1/1-8 and Pin No. 16732102562122

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
EUGENE B. BOETIUS AND  
JACKLYN ATKINS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Bary J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 615 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 6 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 128, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Thomas W. Farrell and Nancy C. Farrell, by deed dated January 22, 2011 and recorded on March 31, 2011 in Record Book Volume 2384 at Page 9596, granted and conveyed unto Starla Missions, LLC.

Being part of Parcel No. 16/2/1/1-10 and Pin No. 16732101450770

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
STARLA MISSIONS, LLC**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Bary J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 653 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 12 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 128, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1077 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Segundo T. Segura and Teresa J. Segura, by deed dated December 6, 1995 and recorded on January 2, 1996 in Record Book Volume 2021 at Page 3562, granted and conveyed unto Magdalena S. Segura.

Being part of Parcel No. 16/2/1/1-10 and Pin No. 16732101450770

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MAGDALENA S. SEGURA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5920 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 32 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 54, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the county of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Robert J. Neiberger and Charlotte L. Neiberger, by deed dated October 11, 2011 and recorded on January 26, 2012 in Record Book Volume 2397 at Page 2850 granted and conveyed unto NHP Global Services, LLC.

Being part of Parcel No. 16/2/1/1-8 and Pin No. 16732102562122

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**NHP GLOBAL SERVICES, LLC**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4082 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
Custom Building Systems, LLC v. Northeast PA Custom Homes, LLC and James A. Morris  
No.: 2009-4082

Property ID: 03/6359/19/60/0819  
Address: J 130 Brandywine Drive, Tobyhanna, Coolbaugh Township, Monroe County, Pennsylvania 18466

**ALL THAT CERTAIN lot, parcel or piece of ground situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being Lot Number 130, Section J, as shown on map of A Pocono Country Place on file in the Recorder of Deeds Office at Stroudsburg, Pennsylvania in Plat Book No. 22 at Page(s) 11, 13, 15 and 17.**

Being the same premises which Cost Control Marketing and Management, Inc. by its deed dated November 22, 1988 and recorded in December 8, 1988 in the Office of the Recorder of Deeds in and for Monroe County, Stroudsburg, Pennsylvania in Record Book Volume 1656, Page 1537 granted and conveyed unto James Morris, a married man, in fee.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JAMES MORRIS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
WALTER A. TILLEY, III,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10908 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 2 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 57, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Bjorn G. Bache and Carol M. Bache, by deed dated June 21, 2010 and recorded on September 30, 2010 in Record Book Volume 2376 at Page 6272, granted and conveyed unto Jene Journeys, LLC.

Being part of Parcel No. 16/2/1/1-8 and Pin No. 16732102562122

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JENE JOURNEYS, LLC**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20



**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 847 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 26 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 149, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME** premises which Michael C. Demeo and Susan A. Demeo, by deed dated December 15, 2010 and recorded on December 17, 2010 in Record Book Volume 2380 at Page 4829, granted and conveyed unto Farada Family Holdings, LLC. Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
FARADA FAMILY HOLDINGS, LLC**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 112229 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 15 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 62, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME** premises which Edward R. Miller, III and Ruth E. Miller, by deed dated December 18, 2010 and recorded on February 28, 2011 in Record Book Volume 2383 at Page 5590, granted and conveyed unto Cheyenne Crossing, LLC. Being part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
CHEYENNE CROSSING, LLC**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7942 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 28 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 157, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Clair E. Taylor and Dorothy M. Taylor, by deed dated August 5, 2008 and recorded on August 18, 2008 in Record Book Volume 2340 at Page 5900 granted and conveyed unto Patrice Carey.

Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
PATRICE CAREY**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6522 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THOSE FOUR (4) CERTAIN lots or parcels of land situate in the Township of Pocono, County of Monroe and State of Pennsylvania, designated as Lot 1, Block 6; Lot 2, Block 6; Lot 11, Block 6; and Lot 12, Block 6 on a map of Old Orchard Farms as recorded in the Office for the Recording of Deeds etc. in and for the County of Monroe at Stroudsburg, Penna. in Plat Book 17, page 71, bounded and described as follows, to wit:

Tract No. 1

BEGINNING at a point on the edge of a 40 foot road known as Orchard Road, said point being also a corner of lot 2, thence along lot 2, South 29 degrees 54 minutes 05 seconds West 54.00 feet to a point, thence still along lot 2, South 51 degrees 04 minutes 25 seconds West 191.25 feet to a point, said point being also a corner of lot 12, thence along lot 12, North 46 degrees 18 minutes 30 seconds West 198.36 feet to a point on the edge of a 40 foot road known as Applewood Drive, thence along the edge of the said Applewood Drive, on a curve to the left with a radius of 170 feet for 97.91 feet to a point, thence along the same, North 16 degrees 45 minutes 25 seconds East 26.04 feet to a point, thence on a curve to the right with a radius of 25 feet for 39.27 feet to a point on the edge of the above mentioned Orchard Road, thence along the edge of the said Orchard Road, South 73 degrees 14 minutes 35 seconds East 189.83 feet to a point, thence along the same on a curve to the right with a radius of 280 feet for 64.23 feet to the point of BEGINNING.

CONTAINING 1.069 acres.

Tract No. 2

BEGINNING at a point on the edge of a 40 foot road known as Orchard Road, said point being also a corner of lot 3, thence along lot 3, South 65 degrees 27 minutes 00 seconds West 261.60 feet to a point in line of lot 11, thence along lot 11, North 32 degrees 48 minutes 10 seconds West 137.83 feet to a point, said point being also a corner of lot 1, thence along lot 1, North 51 degrees 04 minutes 25 seconds East 191.25 feet to a point, thence along the same, North 29 degrees 54 minutes 05 seconds East 54.00 feet to a point on the edge of the above mentioned Orchard Road, thence along the edge of the said Orchard Road on a curve to the right with a radius of 280 feet for 173.72 feet to a point, thence along the same, South 24 degrees 33 minutes 00 seconds East 52.50 feet to the point of BEGINNING. CONTAINING 1.047 acres.

Tract No. 3

BEGINNING at a point on the edge of a 40 foot road, said road being Township Route 576, said point being also a corner of lot 12, thence along 12, North 51 degrees 04 minutes 25 seconds East 235.00 feet to a point, said point being also a corner of lot 2, thence along lot 2 and along lot 3, South 232 degrees 48 minutes 10 seconds East 214.74 feet to a point, said point being also a corner of lot 10, thence along lot 10, South 64 degrees 10 minutes 45 seconds West 240.25 feet to a point on the edge of the above men-

tioned Township Route 576, thence along the edge of the said Township Route 576, North 25 degrees 49 minutes 15 seconds West 60.00 Feet to a point, thence along the same on a curve to the left with a radius of 320 feet for 73.20 feet to a point, thence still along Township Route 576, North 38 degrees 55 minutes 35 seconds West 28.05 feet to the point of BEGINNING. CONTAINING 1.002 acres.

Tract No. 4

BEGINNING at a point on the edge of a 40 foot road known as Applewood Drive, said point being also a corner of lot 1, thence along lot 1, South 46 degrees 18 minutes 30 seconds East 198.36 feet to a point, said point being also a corner of lot 11, thence along lot 11, South 51 degrees 04 minutes 25 seconds West 235.00 feet to a point on the edge of a 40 foot road, said road being Township Route 576, thence along the edge of the said Township Route 576, North 38 degrees 55 minutes 35 seconds West 165.00 feet to a point, thence still along Township Route 576, North 37 degrees 03 minutes 30 seconds West 11.34 feet to a point, thence on a curve to the right with a radius of 25 feet for 39.27 feet to a point on the edge of the above mentioned Applewood Drive, thence along the edge of the said Applewood Drive, North 52 degrees 56 minutes 30 seconds East 155.99 feet to a point, thence along the same on a curve go the left with a radius of 170 feet for 27.46 feet to the point of BEGINNING. CONTAINING 1.010 acres.

Title to said premises is vested in Christina Itsines and Nicholas D. Itsines, husband and wife, by deed from Marcus O. Schaefer and Ernestine R. Schaefer, his wife, dated July 8, 1981 and recorded July 9, 1981 in Deed Book 1118, Page 299.

Parcel No. 12/12A/1/54

Pin No. 12636403444992

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**CHRISTINA ITSINES**

**NICHOLAS D. ITSINES**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania

JACOB M. OTTLEY,

ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 11379 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

THURSDAY, DEC 3, 2015

AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH TRACT NO. 1:**

ALL THAT CERTAIN piece or parcel of land situate, lying and being in the Township of Hamilton, County of Monroe, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the easterly line of an 18 foot wide right-of-way, said point being the northwestern corner of lands now or formerly of William Anderson and Doris Anderson, his wife; thence (1) along the easterly line of said 18 foot wide right-of-way North 5 degrees 3 minutes 20 seconds East a distance of 158 feet, to a point, thence the following two courses along lands of the Grantor (2) North 61 degrees 48 minutes 20 seconds East a distance of 162.30 feet to a point; thence (3) South 18 degrees 31 minutes 40 seconds East a distance of 147.30 feet to a point; thence (4) along lands of aforesaid Anderson North 88 degrees 29 minutes 40 seconds West a distance of 195.21 feet to the point and place of BEGINNING. CONTAINING 17 448 square feet, more or less.

GIVING AND GRANTING TO THE Grantees, their heirs and assigns, in common with Grantors, their heirs and assigns the right of ingress, egress and regress in and over a certain 18 foot wide right of-way that abuts the herein conveyed property on the West and is described as follows:

Starting at the Northwest corner of the property being conveyed to Grantees herein, thence the following courses and distance:

By land of Bolnick S 5 degrees 3 minutes, 20 seconds West 58 feet; By land of Anderson: S 15 degrees 23 minutes 20 seconds W 100 feet, S 19 degrees 22 minutes 20 seconds W 50 feet; By land of Stevens: S 19 degrees 22 minutes 20 seconds W 50 feet; By land of Urbanavage: S 19 degrees 22 minutes 20 seconds W 50 feet; By land S 19 degrees 22 minutes 20 seconds W 50 feet, S 25 degrees 00 minutes 20 seconds W 100 feet, S 36 degrees 48 minutes 20 seconds W 157.35 feet; by the Western end of a right-of-way leading from Kline and Silverman property: S 36 degrees 48 minutes 20 seconds W 35 feet, By land of Kocher: S 29 degrees 38 minutes 20 seconds W 125 feet to state Legislative Route No. 45007 being 18 feet wide throughout its entire length.

TRACT NO. 2:

ALL THAT CERTAIN TRACT or piece of land situate in the Township of Hamilton, County of Monroe and Commonwealth of Pennsylvania bounded and described as follows, to wit:

BEGINNING at a pipe, the most northerly corner of lands conveyed by Russell C. Young and wife to Murray Bolnick and wife by Deed dated September 16, 1967, and recorded in Deed Book Volume No. 361, at Page 1083; thence by lands of Russell C. Young, of which this tract was formerly a part, North 61 degrees 48 minutes 20 seconds East of 100 feet to a point; thence by the same South 16 degrees 24 minutes 03 seconds East a distance of 249.58 feet to a point in Twin Mountain Lakes; thence by lands now or formerly of Anderson North 88 degrees 29 minutes 40 seconds West a distance of 100 feet to a point; thence by lands of Murray Bolnick the grantee herein, North 17 degrees 11 minutes 24 seconds West a distance of 198.41 feet to the place of BEGINNING. CONTAINING 21,612 square feet, more or less.

TRACT NO. 3

ALL THAT CERTAIN piece or parcel of land situate, lying and being in the Township of Hamilton, County of Monroe, Commonwealth of Pennsylvania, bounded and described as follows to wit: BEGINNING at a point, said point being the most easterly corner of lands now of Bolnick thence (1) along land of Bolnick North 18 degrees 13 minutes 40 seconds West a distance of 147.30 feet to another corner of Bolnick; thence the two following courses through lands of

Russell C. Young, (2) North 61 degrees 48 minutes 20 seconds east of 100.00 feet to a point, thence (3) South 17 degrees 11 minutes 14 seconds East a distance of 198.41 feet to a point in line of lands of Anderson; thence (4) along said Anderson's line North 88 degrees 29 minutes 40 seconds West a distance of 100.00 feet to a point and place of BEGINNING.

CONTAINING 16,659 square feet, more or less.

UNDER AND SUBJECT to all conditions, covenants and restrictions as of record.

Parcel number 07/11/1/36-24

Pin Number 07627704744444

Being Known As: 5161 Lower Valley Cherry Road, Saylorsburg, Hamilton, Monroe County, PA 18353

Title to said premises is vested in Bozena Kiejdoby deed from John M. Hansen and Susan L. Hansen, husband and wife dated April 8, 2005 and recorded April 13, 2005 in Deed Book 2221, Page 9546.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**BOZENA KIEJDO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JACOB M. OTTLEY,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4859 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THOSE CERTAIN two lots or pieces of ground situate in Middle Smithfield Township, County of Monroe, Commonwealth of Pennsylvania, bounded and described as follows, to wit:**

Parcel 1.

Beginning at an iron pipe, the most Southeasterly corner of the overall tract of which this lot was formerly a part and also being the most Northeasterly corner of lands conveyed unto Nick Fantone by Deed dated February 24, 1959, and recorded in Deed Book 251, Page 455;

Thence, along lands of Luther VanWhy Jr., and Edwin Krawitz North sixteen degrees twenty-two minutes

West one hundred fifty and two-tenths feet to an iron pipe;

Thence, along the Southerly side of a proposed street, thirty-three feet in width and known as "Big Buck Drive" South seventy-two degrees, forty-five minutes West five hundred sixty-eight and five-tenths feet to an iron pipe in line of lands, of Nicholas Scarpitto;

Thence, along said lands of Nicholas Scarpitto, South fifty-four degrees fifty-six minutes East one hundred eight-nine and thirty-two one hundredths feet to an iron pipe;

Thence, along said lands of Nick Fantone, North seventy-two degrees forty minutes East four hundred fifty feet to the place of beginning.

Together with unto the Vendees, their heirs, and assigns, the right to free ingress, egress and regress in common with the Vendors, their heirs, and assigns, into, along and upon a road thirty-three (33) feet in width extending along and adjacent to the above property known as Big Buck Drive, Vendees to maintain and repair the said road abutting the above at all times.

Parcel 2.

Beginning at a stone corner, the most Northeasterly corner of the overall tract, of which this was formerly a part and being also the most Southeasterly corner of Lot No. 4 as shown on map entitled "Map of Lands of Luther Van Why, Jr." and dated August 15, 1961;

Thence, along Lots Nos. 4, 3, 2 and 1 and partly along the southerly side of a twenty foot street known as New Jersey Avenue, South fifty-six (56) degrees twenty-two (22) minutes West six hundred forty-seven and thirty-seven hundredths (647.37) feet to an iron pipe;

Thence, along the centerline of New Jersey Avenue South fifty-eight (58) degrees one (01) minute West seventy-one and seventy-one hundredths (71.71) feet to an iron pipe;

Thence, along the Northeasterly side of a proposed street thirty-three (33.00) feet in width and known as "Big Buck Drive" South fifty-four (54) degrees fifty-six (56) minutes East two hundred sixteen and thirty-six hundredths (216.36) feet to an iron pipe;

Thence, along the northerly side of "Big Buck Drive" North seventy-two (72) degrees forty (40) minutes East five hundred fifty-two and thirty-seven hundredths (552.37) feet to an iron pipe in line of lands of Luther Van Why, Jr. and Edwin Krawitz;

Thence along said lands of Luther Van Why, Jr. and Edwin Krawitz North sixteen (16) degrees twenty-two (22) minutes West three hundred seventy-one and thirty-four hundredths (371.34) feet to the place of beginning.

Premises being: 134 New Jersey Drive, East Stroudsburg, PA 18302 a/k/a 369 Big Buck Drive, Marshalls Creek, PA 18335

TAX ID: 09/5/2/46 and 09/5/2/12

PIN: 09734501064785 and 09734501063944

BEING the same premises which Edward J. McNamee, III by Deed dated October 28, 2003 and recorded October 30, 2003 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2172 Page 4125, granted and conveyed unto Christopher Strausser and Nancy Strausser.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**CHRISTOPHER STRAUSSER  
NANCY STRAUSSER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

f's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
WILLIAM E. MILLER,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7376 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THOSE** three certain messuages and lots or pieces of land, situate on West Main Street, in the **Borough of Stroudsburg**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, viz:

(1) **BEGINNING** at a post on said West Main Street, a corner also of land late of Catharine Schroeder, now said M.H. Deihl; thence along said street, North 84 degrees West 35 1/2 feet to a post; thence by land late of Margaret Shoemaker, now Mathew H. Jones and Cora B. Jones, and said M.H. Deihl, South 11 1/4 degrees East 155 feet to a proposed alley; thence along said alley, south 84 degrees 40 minutes East 79.8 feet to a post; thence by lands now or late of said Catharine Schroeder, North 25 degrees West 172 1/2 feet to the place of **BEGINNING**.

(2) **BEGINNING** at a corner fence post, being a corner of lands late of Emma Shoemaker and said M.H. Deihl; thence along other lands of said M.H. Deihl, the above described lot North 9 degrees 45 minutes West 129 feet to a post, corner to a triangular lot conveyed to said Emma Shoemaker; thence by other lands late of Emma Shoemaker, now said Jones, of which this lot was formerly a part, South 1/2 degrees East 25 feet to a point, distant 4 feet westerly from the house of said M.H. Deihl; thence still by lands late of Shoemaker, now Jones, South 11 degrees 53 minutes East 104.6 feet to the place of **BEGINNING**.

(3) **BEGINNING** at a corner of lot of M.H. Deihl and in the south line of West Main Street; thence along the south line of said West Main Street, South 83 degrees 15 minutes East 17 feet to an iron pipe; thence by land of Catharine Schroeder, of which this was part, South 6 degrees 48 minutes East 50.8 feet to an iron bar in line of M.H. Deihl's lot; thence by M.H. Deihl's lot, North 24 degrees 15 minutes West 57.5 feet to the place of **BEGINNING**.

**EXCEPTING AND RESERVING** out of and from the above described lot #1 the following:

(a) **BEGINNING** at a mark on the edge of the concrete sidewalk on the south side of West Main Street, a corner of lands late of Emma Shoemaker, now Mathew H. Jones and Cora B. Jones; thence by said Jones'land, South 9 degrees 45 minutes East 26.6 feet to a corner of a lot conveyed by Emma Shoemaker

and husband to E.A. Serfass, the second above described lot; thence by other lands of said M.H. Deihl, the first above described lot, of which this lot was formerly a part, North 1 degree 8 minutes West 25.8 feet to a mark cut on the edge of the sidewalk from which the northwest corner of said M.H. Deihl's hose bears South 18 degrees East distant 24.8 feet; thence along the south line of said West Main Street North 81 degrees West 4 feet to the place of **BEGINNING**.

(b) **BEGINNING** at an iron bar corner in line of said M.H. Deihl's lot; said bar being also a corner of a lot which Catharine Schroeder conveyed to M.H. Deihl; thence by other lot of said Catharine Schroeder, South 24 degrees 15 minutes East 115 feet to an iron bolt, said bolt being one of the original corners of said M.H. Deihl's lot; thence by a proposed alley North 84 degrees 5 minutes West 34 feet to an iron bar; thence by lot of said M.H. Deihl and of which this was a part, North 6 degrees 48 minutes West 102.3 feet to the place of **BEGINNING**. Bearings from Magnetic Meridian of May 8, 1925.

**TITLE TO SAID PREMISES VESTED** in Marie J. MacFarlane and Claude Toussaint and Marie Clair Toussaint, each having a 1/3rd interest as tenants in common, by Deed from Anne Kocik Gunther, widow, dated 10/10/2007, recorded 10/12/2007 in Book 2318, page 5239.

**TAX CODE:** 18-4/2/3/35

**TAX PIN:** 18730009172431

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MARIE J. MACFARLANE**

**CLAUDE TOUSSAINT**

**MARIE CLAIRE TOUSSAINT**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania  
PAUL CRESSMAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3067 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, tract of land, situate in the

north side of South Joshua Lane in the Township of Eldred, County of Monroe, and Commonwealth of Pennsylvania, being Lot 4 as shown on the subdivision plan of William Smale Estate, said plan being recorded in the Monroe County Recorder of Deeds Office in Map Book Volume 64, Page 116, bounded and described as follows, to wit:

BEGINNING on the Northerly right of way line of South Joshua Lane in line with the northerly property line of lot 5; thence along the northerly right of way line of South Joshua Lane the following four courses and distances: (1) curving to left with a radius of 50.00 feet for an arc length of 78.43 feet a delta of 89 degrees 52 minutes 16 seconds, a tangent of 12.50 feet, a chord of North 78 degrees 21 minutes 44 seconds west 70.63 feet; (2) curving to the right with a radius of 25.00 feet for an arc length of 23.18 feet, a delta of 53 degrees 07 minutes 48 seconds, a tangent of 49.89 feet, a chord of North 83 degrees 16 minutes 02 seconds West 22.36 feet; (3) North 70 degrees 20 minutes 04 seconds West 157.81 feet; (4) curving to the right with a radius of 105.00 feet for an arc length of 97.47 feet, a delta of 53 degrees 07 minutes 48 seconds, a tangent of 12.50 feet, and a chord of North 43 degrees 34 minutes 29 seconds West 94.01 feet to the easterly right of way line of South Joshua Lane; (4) thence continuing along the easterly right of way line of South Joshua as it curves into Southerly right of way line of a 40.00 foot wide right of way curving to the right with a radius of 25.00 feet for an arc length of 42.42 feet, a delta of 97 degrees 14 minutes 45 seconds, a tangent of 28.38 feet, and a chord of North 31 degrees 38 minutes 29 seconds East 37.52 feet to the southerly right of way line of 40.00 foot wide right of way; (5) thence continuing along the easterly right of way line of South Joshua Lane as it curves into the Southerly right of way line of a 40.00 foot wide right of way curving to the right with a radius of 25.00 feet for an arc length of 42.43 feet, a delta of 97 degrees 14 minutes 45 seconds, a tangent of 28.38 feet, and a chord of North 32 degrees 38 minutes 29 seconds East 37.52 feet to the southerly right of way line of the 40.00 foot wide right of way; (6) thence along the same North 80 degrees 15 minutes 51 seconds East 255.23 feet to land now or formerly of George Lerch and Helen Lerch D.B.V. 408, page 629; (7) thence along the same North 77 degrees 25 minutes 51 seconds East 395.97 feet to a round iron pipe in line with land now for formerly of Thomas Dowling and Wanda Dowling D.B.V. 1395, page 181 (8) thence along the same South 11 degrees 25 minutes 15 seconds West 72.39 feet to the northerly property line of lot 5; (9) thence along the same South 56 degrees 34 minutes 24 seconds West 405.88 feet to the place of Beginning.

UNDER AND SUBJECT to easements and restrictions as shown on Subdivision Plan of William Smale Estates prepared by Base Engineering Inc., recorded in the Monroe County Recorder of Deeds Office, in Map Book Volume 64, Page 116, and the Declaration of Covenants and Restrictions as follows. No temporary dwellings, trailers or tents permitted. All dwellings are to have more than 960 square feet of finished living area above grade. All dwellings and garages are to have a full perimeter, frost proof masonry or concrete foundation. No metal roofs are permitted.

Title to said premises invested in Juana C. Martinez by deed from Sheryl Gallant dated June 15, 2006 and recorded June 19, 2006 in Deed Book 2271, page 4219.

Pin No.06622600742567

Being Known As: 4 South Joshua Lane, Kunkletown, Eldred, Monroe County, PA 18058

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JUANA C. MARTINEZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform

Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JACOB M. OTTLEY,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9191 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or piece of land, situate in the Township of Eldred , County of Monroe and State of Pennsylvania, bounded and described as follows, in wit:**

BEGINNING at a fence post, a corner of land now or formerly of Aaron Frable and being also the most Northerly corner of the whole tract of which this lot was formerly a part; thence along lands of others, South 9 degrees 15 minutes 40 seconds West 490 feet to an iron pin; thence along other lands of the Grantors hereof, of which this lot was formerly a part, North 80 degrees 44 minutes 20 seconds West (295.63 feet passing an iron) 345.63 feet to the corner of a turn-around having a radius of 50 feet thence by the same North 9 degrees 15 minutes 40 seconds East at 50 feet passing an iron pin line of lands now or formerly of Aaron Frable; thence along said lands of Frable, North 82 degrees 27 minutes 0 seconds East 261.06 feet to the place of beginning.

EXCEPTING AND RESERVING thereout and therefrom by deed from Elanor D. Goodlunis a/k/a Elanor D. Goodlunis, widow, dated 7/30/1992 and recorded in the Recorder of Deeds Office in Monroe County at Stroudsburg, PA in Record Book Volume 1847 at page 1738 unto JER Leisure, Inc., the following;

ALL THAT CERTAIN tract or parcel of land, situate in the Township of Eldred , County of Monroe, Commonwealth of PA, bounded and described as follows, to wit:

BEGINNING at a pipe, being a common corner of lands of Augustus Kuenbeaker estate, Ledlie Kuenbeaker and marking the Southeastery corner of lands of JER Leisure Land, Inc. (D.8, Volume 1513 page 548) thence by lands of Elanor Goodlunis of which this tract was formerly a part, South 8 degrees 41 minutes 33 seconds West 262.71 feet to an iron pin; thence by the same, North 81 degrees 18 minutes 26 seconds West 73.63 feet to an iron pin; thence by the same, North 8 degrees 412 minutes 34 seconds East



30 feet to an iron pin; thence by the same North 81 degrees 18 minutes 26 seconds West 112 feet to an iron pin; thence by the same 8 degrees 41 minutes 34 seconds East 176.26 feet to an iron pin in line of the aforementioned other lands of JER Leisureland, Inc.; thence by said other lands of JER Leisure Lane, Inc., North 81 degrees 52 minutes 53 seconds East 193.32 feet to the place of beginning.

**BEING THE SAME PREMISES WHICH** Ronald Hendershot & Susan Hendershot, by Deed dated 05/16/11 and recorded 05/31/11 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2387, Page 2389, granted and conveyed unto Ronald S Hendershot Jr a/k/a Ronald Hendershot and Susan M Hendershot a/k/a Susan Stamet

Improvements: Residential property

Tax Code No. 6/5/1/3-13

Pin #06623700526135

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**RONALD S. HENDERSHOT, JR**

**A/K/A RONALD HENDERSHOT**

**SUSAN M. HENDERSHOT A/K/A**

**SUSAN STAMETZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
HARRY B. REESE,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2618 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** piece of ground situated in the Southwoods Section of Ken-Mar Acres Development, located in the Township of Polk, County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 301, and being bounded and described as follows, to wit:

**BEGINNING** at an iron pin located at the Southeastern corner of Lot No. 105 in the Middlewoods Section of Ken-Mar Acres Development; thence along the

Southerly side of the aforementioned Lot No. 105, and partly along the Southerly side of Lot No. 104 in the Middlewoods Section of Ken-Mar Acres Development, North eighty degrees thirty-one minutes twenty-three seconds West (N 80 degrees 31 minutes 23 seconds W) two hundred forty-seven and twenty-one one-hundredths feet (247.21 feet) to an iron pin; thence by a line along the Easterly side of Lot No. 300, South eight degrees forty-four minutes ten seconds West (S 8 degrees 44 minutes 10 seconds W) one hundred ninety-six and fifty one-hundredths feet (196.50 feet) to an iron pin; thence along the Northerly side of Lot No. 303, South seventy-seven degrees thirty minutes East (S 77 degrees 30 minutes 00 seconds E) ninety-five and ninety one-hundredths feet (95.90 feet) to an iron pin; thence along the Northerly side of Lot No. 304, North eighty-nine degrees forty-nine minutes twenty-eight seconds East (N 89 degrees 49 minutes 28 seconds E) one hundred eighty-three and ten one-hundredths feet (183.10 feet) to an iron pin on the Westerly side of Fir Street; thence along the Westerly side of the aforementioned Fir Street, North ten minutes thirty-two seconds West (N 0 degrees 10 minutes 32 seconds W) one hundred seventy-four and sixty one-hundredths feet (174.60 feet) to the place of BEGINNING.

**CONTAINING** one and one hundred forty-eight one-thousandths acres (1.148 A) of land, as per a survey made by Russell E. Neal, P.E., Civil Engineer dated the 20th day of December 1976, and being lot No. 301 in the Southwoods Section on the Plan prepared by said Russell E. Neal, P.E.

**BEING** known and numbered as 5616 Fir Street (f/k/a 301 Fir Drive), Kunkletown, PA 18058-7877.

**BEING** the same premises which Gary R. Smith and Amy Smith, husband and wife, by Deed dated May 24, 1996 and recorded May 28, 1996 in and for Monroe County, Pennsylvania, in Deed Book Volume 2025, Page 6954, granted and conveyed unto Michael A. Bradshaw and Kathleen Bradshaw, husband and wife.

**TAX CODE:** 13/8A/4/15

**PIN NO:** 13621802966960

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**THE UNKNOWN HEIRS AND/OR ADMINISTRATORS OF THE ESTATE OF KATHLEEN BRADSHAW**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
DENISE CARLON,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 79649 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or parcel of land situated in the **Township of Middle Smithfield**, County of Monroe and Commonwealth of Pennsylvania being Lot No. 11 as shown on a plan entitled, 'Final Major Subdivision Plan, The Estates at Great Bear, Phase IX' dated September 7, 2004 last revised November 9, 2004, prepared by Frank J. Smith, Jr., Inc. Marshalls Creek, Pa., and recorded in the Office of the Recorder of Deeds of Monroe County on December 14, 2004 in Plot Book 76, Page 195, more particularly described as follows:

Beginning at a common corner of Lots No. 10 and No. 11 on the northerly side of a cul-de-sac bulb Spring Hill Farm Court; thence

1. Along Lot No. 10, North 01 degrees 01 minutes 13 seconds West, a distance of 35.00 feet to a corner; thence

2. Continuing along Lot No. 10, North 23 degrees 34 minutes 32 seconds West, a distance of 276.73 feet to a corner; thence

3. North 48 degrees 09 minutes 54 seconds East, a distance of 179.01 feet to a corner of Lot No. 12; thence

4. Along Lot No. 12, South 23 degrees 34 minutes 32 seconds East, a distance of 375.14 feet to a corner on the northwesterly side of a 20 feet Wide Private Access Drive; thence

5. Along the Private Access Drive, South 50 degrees 16 minutes 49 seconds West, a distance of 126.67 feet to a point of curvature; thence

6. Passing along an arc of a circle curving to the right, having a radius of 25.00 feet, an arc distance of 35.96 feet to a point of reverse curvature on the northeasterly side of Spring Hill Farm Court; thence

7. Along the northeasterly side, passing along an arc of a circle curving to the left, having a radius of 60.00 feet, an arc distance of 45.78 feet to the first mentioned point and place of beginning.

Containing 1.436 acres of land.

Subject to drainage and slope easements established 20 feet parallel with and adjacent to all street right of ways or as shown on said referenced Final Major Subdivision Plan. Subject to a Golf Course Easement as shown on said referenced Final Major Subdivision Plan.

**TITLE TO SAID PREMISES VESTED IN Sarma v. Rallapalli and Jaya Rallapalli**, h/w, by Deed from Toll PA III, L.P., dated 06/21/2006, recorded 06/22/2006 in Book 2271, Page 8516,  
**TAX CODE: 09/97779**  
**TAX PIN: 09734300131171**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
SARMA V. RALLAPALLI A/K/A  
SARMA RALLAPALLI  
JAYA RALLAPALLI**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii)

must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**PAUL CRESSMAN,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4572 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot(s) situate in the **Township of Price**, County of Monroe and Commonwealth of Pennsylvania, marked and designated as lot(s) no. 2615, as shown on plotting IV, Timber Hill, Inc., Monroe County, Pennsylvania, in plot book no. 14, page 55 piece, parcel and tract of land situate, lying and being in the township of Dingham, County of Pike and Commonwealth of Pennsylvania, more particularly described as follows, to wit: being the same premises which big cat, Inc. by indenture bearing date the 29th day of September, 2003 and being recorded at Stroudsburg in the office for the recording of deeds, in and for the County of Monroe on the 21st day of October, 2003, in record book 2171, page 3287, granted and conveyed unto Afaf Zaher, in fee. Together with all rights and privileges and under and subject to the covenants, exceptions, conditions, reservations and restrictions as of record. Together with all and singular the improvements, ways, streets, alleys, driveways, passages, water, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in any wise appertaining, and the reversions and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever, of the said grantor(s), as well at laws as in equity, or otherwise howsoever, of, in, and to the same and every part thereof, to have and hold the said lot or piece of ground described hereditaments and premises hereby granted, or mentioned and intended so to be, with the appurtenances, unto the said grantee(s), (his/her) heirs and assigns forever. And the said grantor(s), for themselves, their heirs, executors, and administrators does by there presents, covenants, grant, premises and agree, to and with the said grantee(s), (his/her) heirs and assigns, that the said grantor(s) and their heirs, all and singular the hereditaments and premises herein described and granted, or mentioned and

intended so to be, with the appurtenances, unto the said grantee(s), (his/her) heirs and assigns, against the said grantor(s) and their heirs, and against all and ever other person and persons whomsoever lawfully claiming or to claim the same or any part thereof, by, from or under him, her, it, or any of them, shall and will specially warrant and forever defend.

**TITLE TO SAID PREMISES VESTED IN Robert E. Burns, unmarried, by Deed from Edward Burns and Eleanor Burns h/w, dated 04/23/2004, recorded 10/09/2007 in Book 2318, Page 1464.**

**TAX CODE: 14/8B/1/64**

**TAX PIN: 14-6395-03-24-6957**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ROBERT E. BURNS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JONATHAN LOBB,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3738 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, piece or parcel of land situate in the Township of Barrett, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

Beginning at a point in the center of a 50' wide easement, said point being in line Lot 3, as shown on a plan titled, "Final Plan, Subdivision of lands of Harry Howard, Barrett and Paradise Twps., Monroe Cty., Penna." dated March 13, 1994 as is recorded in the Office for the Recording of Deeds in the Monroe County Courthouse in Plot Book Volume 66, Page 55.

1) Thence along the center of said 50' wide easement, along Lot No. 3 and Lot No. 4, North twelve degrees thirty-four minutes thirty-one seconds East (N 12°34'31" E) (Passing the center of a cul-de-sac having a 50' radius at 138.66') four hundred forty eight and sixty six one-hundredths feet (448.66') to an iron pin at the end of said 50' wide easement in line of lands now or formerly of John Kerz, III and Muriel J.

Kerz.

2) Thence leaving said easement and along lands now or formerly of said John Kerz, III and Muriel Kerz, South sixty-one degrees nineteen minutes fifty-one seconds East (S 61°19'51" E) (Passing the easterly side of said easement at 26.02') three hundred seventy-four and sixty-seven one-hundredths feet (374.67') to an iron pipe;

3) Thence along lands now or formerly of William R. Stewart and Kathleen M. Stewart, South twelve degrees twenty-four minutes thirteen seconds West (S 12°24'13" W) one hundred forty-nine and eighty one hundredths feet (149.80') to an iron pipe;

4) Thence along lands now or formerly of Edward E. Klingel and Denise G. Klingel, South twelve degrees thirty-six minutes forty-six seconds West (S 12°36'46" E) one hundred ninety-five and zero one-hundredths feet (195.00') to an iron pipe;

5) Thence along Lot No. 5, North seventy-seven degrees twenty-five minutes twenty-nine seconds West (N 77°25'29" W) (Passing an iron pin on the easterly side of said 50' wide easement at 335.51') three hundred sixty and thirty-one one-hundredths feet to the place of beginning.

CONTAINING 3.281 acres.

BEING THE SAME PREMISES which Rith E. Clark, by deed dated 05/14/2004 and recorded 06/03/2004 in Book 2192 Page 2395 conveyed to Stephen J. Clark, Jr. and Rith E. Clark.

Pin #: 01638600560459

Tax Code #: 01/113054

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**RUTH E. CLARK**

**STEPHEN J. CLARK JR.**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
CRYSTAL ESPANZAL,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10448 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER**

**ER IS HIGHER BY CASHIERS CHECK OR CASH**

Pennsylvania  
**PAUL CRESSMAN,**  
 ESQUIRE

**PARCEL 1:**

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the Township of Barrett, County of Monroe, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at an iron on the easterly line of Lisa Lane, said iron being the most southerly corner of Lot No. 507 as shown on map entitled 'Final, Section B, Wildwood Manor Estates', dated 14 July 1983; thence along Lot No. 507, N 78 degrees 42 minutes 17 seconds E 229.49 feet to an iron in line of Lot No. 506 as shown on said map; thence partly along Lot No. 506 and partly along other lands, now or formerly of Robert Lloyd, S 34 degrees 40 minutes 45 seconds E (passing an iron at 21.31 feet) 135.58 feet to an iron in line of lands of Sect. 2A, Pocono Outpost; thence partly along said lands of Sect. 2A, Pocono Outpost and partly along lands of Pocono Outpost, S 57 degrees 00 minute 07 seconds W 295.68 feet to an iron, the most easterly corner of Lot No. 509 as shown on said map; thence along Lot No. 509, N 32 degrees 59 minutes 53 seconds W 108.41 feet to an iron on the southerly line of a turnaround at the southerly end of Lisa Lane; thence along the southerly line of said turnaround in a northerly direction on a curve to the left having a radius of 50 feet an arc length of 59.60 feet to an iron, a point of tangency on the easterly line of Lisa Lane; thence along the easterly line of Lisa Lane, N 11 degrees 17 minutes 43 seconds W 86.60 feet to the place of **BEGINNING**.  
**CONTAINING** 1.135 acres, more or less.  
**BEING** Lot No. 508 as shown on said map.

**AND PARCEL 2:**

**ALL THAT CERTAIN** piece or parcel of land situate, lying and being in the Township of Barrett, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

**BEING** LOT NO. 201 as shown on the original plan of lots known as Pocono Outpost, Section 2A, dated September 23, 1980 and prepared by Edward C. Hess Associates, Stroudsburg, Pennsylvania and recorded in the Office for the Recording of Deeds in and for Monroe County in Plot Book 45, Page 79.

**TITLE TO SAID PREMISES VESTED** in Paul E. Smith and Oana C. Smith, h/w, by Deed from John DeLisa, dated 03/09/2001, recorded 03/13/2001 in Book 2092, page 5790.

**TAX CODE:** 01/7B/1/39, 1/7A/2/18

**TAX PIN:** 01-6397-02-98-1184, 01-6397-02-97-3951

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**PAUL E. SMITH**

**OANA C. SMITH**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County

Sheriff's Office  
 Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10186 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** piece or parcel of tract of land, situate in the Township of Tobyhanna, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 920 on the map or plan of Section F of Locust Lake Village as appearing in the Office of the Recorder of Deeds in and for Monroe County in Plot Book No. 9 at Page No. 139, bounded and described as follows, to wit:

Beginning at a point in the Southeasterly line of Mountain View Drive and at the Northernmost corner of Lot No. 921; thence Northeastwardly along the Southeasterly line of Mountain View Drive by a curve to the left having a radius of 1040 feet for an arc distance of 83.90 feet to a point, the Western most corner of Lot No. 919; thence South 50 degrees 22 minutes 40 seconds East along the Southwesterly line of Lot NO. 919 (a line radial to said curve) for a distance of 179.38 feet to a point; thence South 36 degrees 03 minutes 50 seconds West along part of the Northwesterly line of Lot No. 909 for a distance of 9.36 feet to a point; thence South 44 degrees 03 minutes 50 seconds West along the Northwesterly line of Lot No. 919 (a line radial to said curve) for a distance of 179.38 feet to a point; thence South 36 degrees 03 minutes 50 seconds West along part of the Northwesterly line of Lot No. 909 for a distance of 9.36 feet to a point; thence South 44 degrees 03 minutes 50 seconds West along the Northwesterly line of Lot No. 908 and along part of the Northwesterly line of Lot 907 for a distance of 89 feet to a point; thence North 45 degrees 45 minutes 20 seconds West along the Northeastly line of Lot No. 921 (a line radial to said curve) for a distance of 177.04 feet to a point, the place of beginning.

Together with the right to uninterrupted and unobstructed use, in common with all future owner of parts of the large tract, of private roads, as more fully set forth and described in Deed from Locust Lake Village Inc. to John W. Durkin, et ux., dated June 5, 1974 and recorded July 23, 1974 in Deed Book Volume 568, Page 80.

**BEING** known as 920 Mountain View Drive Pocono Lake, PA 18347.

**TITLE TO SAID PREMISES VESTED** in Brian Alberti, by Deed from Maryanne Adam and John W. Durkin, Co-Executors Under the Will of Eleanor S. Durkin, deceased, dated 11/29/2006, recorded 12/19/2006 in Book 2291, Page 357, Instrument Number 200653623.

**TAX CODE:** 19/11A/1/246

**TAX PIN:** 19630604530598

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**BRIAN ALBERTI**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to

collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7230 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN piece or parcel or tract of land, situate, lying and being in the Township of Tobyhanna, County of Monroe and Commonwealth of Pennsylvania, and being Lot No. 404 on the map or plan bearing title or legend "Section F Locust Lake Village Tobyhanna Township, Monroe Company, Pennsylvania Scale: 1" - 100' Date: L.A. Achterman, Jr., P.E. East Stroudsburg, Pennsylvania revised 2 April 1965", bounded and described as follows, to wit:

BEGINNING at an iron pipe in the Northwesterly line of Tommy's Lane and at the Eastern most corner of Lot No. 403; thence Northeastwardly along the Northwesterly line of Tommy's Lane by a curve to the left having a radius of 230 feet for an arc distance of 57.26 feet to a point (of reverse curvature); thence continuing Northeastwardly along the Northwesterly line of Tommy's Lane by a curve to the right having a radius of 3010 feet for an arc distance of 43.20 feet to an iron pipe; thence North 31 degrees 52'40" West along the Southwesterly line of Lot No. 405 for a distance of 180.65 feet to a point; thence South 57 degrees 37'45" West along part of the Southeasterly line of Lot No. 422 for a distance of 40.61 feet to a point; thence South 30 degrees 33'50" West along the Southeasterly line of Lot No. 423 and along the Southeasterly line of Lot No. 424 for a distance of 104.17 feet to a point; thence South 45 degrees 13'15" East along the Northeastly line of Lot No. 403 for a distance of 141.95 feet to the iron pipe at the place of beginning.

TOGETHER WITH AND SUBJECT TO ALL the rights, privileges, benefits, easements, conditions, restrictions, reservations, terms and provisions set forth in said Deed from Locust Lake Village, Inc., to the Grantors herein  
Tax Code #19/11A/1/60

PIN # 19-6306-04-61-0988

Title to said premises is vested in Peter A. Basciano, Jr. and Frances Basciano, his wife by deed from David G. Miller and Joann D. Miller, his wife dated October 4, 1976 and recorded October 12, 1976 in Deed Book 741, Page 21.

Parcel No. 19/11A/1/60

Pin No. 19630604610588

Being Known As: 404 Tommy Lane, Pocono Lake, Tobyhanna Township, Monroe County, PA 18347

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**FRANCES BASCIANO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JACOB M. OTTLEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8445 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN tract or piece of land situate in the Township of Jackson, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the public road leading from Reeders to the Norman Butz Farm and known locally as the Mountain Road, said point being also the southwest corner of lands of Curtis L. Bond, thence in and along the said public road and by lands of the grantors of which this tract was formerly a part (Bearings from Magnetic Meridian of 1958) South seventy-five degrees fifty-nine minutes West three hundred five and five tenths feet to a point in the intersection of the aforesaid public road with the public road leading northerly therefrom toward Dry Gap; thence in and along the last mentioned public road and still by lands of the grantors, North thirteen degrees West two hundred thirty-four and twenty-five one-hundredths feet to an iron pin, from which a twelve inch oak tree of the easterly side of the last mentioned road is distant two and forty-eight one-

hundredths feet and an eight inch ash tree on the westerly side of the same is distant twenty-four and eighty-five one-hundredths feet; thence by the same North eight degrees thirty-five minutes West fifty feet to an iron pin; thence leaving the road and still by lands of the grantors North seventy-five degrees fifty-nine minute East three hundred four and nine-tenths feet to a marked stone on a stone row and on line of lands of the aforesaid Curtis L. Bond; thence by lands of the said Curtis L. Bond South twelve degrees twenty minutes East two hundred eighty-four and one-tenth feet to the place of BEGINNING.

CONTAINING two (2.00) acres more or less. BEING the same premises which Robert W. Morris and Linda Morris, his wife, by Deed dated June 20, 1991 and recorded on, in Monroe County Record Book 1782, at Page 731 granted and conveyed to Robert Jeffrey Hoff and Brenda Lee Hoff, husband and wife.

CODE NO. 8/7/1/18-1  
PIN NO. 08635204807307  
Being known as: 2515 Mountain Road f/k/a RR 8 Box 8150, Stroudsburg, PA

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ROBERT J. HOFF A/K/A  
ROBERT JEFFREY HOFF AND  
BRENDA LEE HOFF**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
BARBARA A. FEIN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10905 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or piece of land situated in the Township of Chestnutthill, county of Monroe and state of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a pipe at the northwesterly corner of the whole tract of which this lot is a part. Thence by Land of Robert Snyder, North eighty-four degrees,

East (at Two Hundred Seven and Twenty-Six Hundredths feet, passing a pipe), two hundred twenty and eighty-two hundredths feet, to a point in the center line of the public road leading from McIlhaney to Keller's Mill; thence along the center line of said public road south twenty-seven degrees and ten minutes. East one hundred fifty-five and two-tenths feet, to a point. Thence, by lands of Florence S. Adams, of which this lot was formerly a part. South seventy degrees and three minutes. West (at sixteen and five-tenths feet, passing a pipe), two hundred sixteen and four tenths feet, to a pipe in line of land formerly of Abraham Mengel, thence by land formerly of Abraham Mengel. North twenty-five degrees and forty-five minutes, West two hundred nine and thirty-seven hundredths feet, to the place of BEGINNING.

ALSO, the right of the parties of the second part and their heirs to use in common with the parties of the first part, their heirs and assigns, water for domestic purpose from a spring located in lands of Florence S. Adams, together with the right to lay a pipe line from said spring to the above described lot. The pipe shall begin at the southerly boundary line of the above described lot from which the southwest corner of said lot bears South seventy degrees and three minutes. West, a distance of seventy-one feet, thence along the center line of said proposed pipe line. South, eleven degrees and forty-seven minutes. West, one hundred sixty-six feet, to centerline of said spring.

BEING THE SAME PREMISES which Catherine K. Fackler, by deed dated 04/15/1999 and recorded 04/16/1999 in Book 2062 Page 470' conveyed to Judy L. Harer.

Pin #: 02626800041811  
Tax Code #: 02/2/1/5-1

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JUDY L. HARER  
MORTGAGOR(S) AND  
RECORD OWNER(S)**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
VICTORIA W. CHEN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20



**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7245 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

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

Beginning at an old stone corner, a corner of lands of Anna Hawks, Hutton, on the southerly side of the public road leading from Custards Church to Bartonsville: Thence by said lands and leaving said road south sixty degrees forty-five minutes east (at 125.7 feet passing over a pipe) one hundred fifty-seven and three one-hundredths feet to a point on the center line of the concrete pavement in the State highway leading from Snydersville to Bartonsville; thence in and along highway south fifteen degrees four minutes west two hundred twenty-nine and nineteen one-hundredths feet to a point in the center line of said pavement, a corner of lands of Granville Shiffer; thence by said lands of Granville Shiffer, South sixty-two degrees forty-eight minutes west (at 25.33 feet passing over a pipe) one hundred ninety six and twenty-five one-hundredths feet to a pipe, a corner of lands intended to be conveyed to Claude C. Bunting by Kenneth Weiss and wife, the granters herein; Thence by said lands intended to be conveyed to Claude C. Bunting North thirty-five degrees forty-five minutes west (at 138.77 feet passing over a pipe, at two hundred forty-one and seventy-six one-hundredths feet passing over a pipe) two hundred fifty-seven and sixty-two one-hundredths feet to a corner in the aforesaid public road leading from Custards Church to Bartonsville; thence in and along the center of said road north fifty-four degrees fifteen minutes east three hundred five and eighty-eight one-hundredths feet to the place of beginning. Containing 2.00 acres, more or less.

Premises being: 7020 North Easton Belmont Pike, Stroudsburg, PA 18360

TAX ID: 0777/1/40

PIN: 07638103019900

BEING the same premises which Joan Franks by Deed dated October 19, 2006 and recorded October 27, 2006 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2285 Page 7191, granted and conveyed unto Joan Franks, his their heirs, personal representatives, its successors and assigns.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JOAN FRANKS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds

received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
M. TROY FREEMAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4177 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN message, tenement and tract of land situate in the Township of Middle Smithfield, County of Monroe, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:**

BEGINNING at a point in the middle of a thirty-three foot right of way, said point also being a corner of Lot No. 130; thence along the middle of said right of way South thirty-one degrees twenty-seven minutes East two hundred feet to a point; thence North fifty-eight degrees thirty-three minutes East three hundred eighty-five and nine tenths feet to a point; thence North thirty-two degrees West two hundred feet to a point; thence South fifty-eight degrees thirty-three minutes West three hundred eighty-four and nine tenths feet to the place of BEGINNING. CONTAINING one and seventy-seven hundredths acres, more or less. Being Lot No. 131

TOGETHER with the right of the grantees, their heirs and assigns the right of using in common with the grantors, their heirs and assigns, a thirty-three (33) foot right of way leading to the public road.

ALSO EXCEPTING AND RESERVING to the grantors, their heirs and assigns, the right to traverse the premises hereinabove described with poles ad wires for the purpose of supplying electricity and telephone service, water pipe lines, and other public utility service to the premises of the grantors, of which the hereinabove described premises, were a part.

UNDER AND SUBJECT to the express condition that no junk, debris, tin cans, bottles, refuse, garbage and other waste shall be allowed to accumulate or remain upon said premises.

Premises being: 3309 Masons Lane East Stroudsburg PA 18301 a/k/a 131 White Oake Lane, Marshalls Creek, PA 18335

BEING the same premises which John E. Shaffer, widower by Deed dated July 6, 2001 and recorded July 9, 2001 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2100 Page 0001, granted and conveyed unto Benito Sandoval and Arlene Sandoval, his wife.

TAX ID: 09/10/2/37

PIN: 09732403233771

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
BENITO SANDOVAL  
ARLENE SANDOVAL**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**ANDREW J. MARLEY,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8399 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN piece or parcel or land, together with the message thereon (including verandas or porches, if any) situate in the Township of Jackson, County of Monroe, State of Pennsylvania, described as follows, to wit:**

BEING Unit No. 21, Building F, as shown on attached 'Survey of Building Locations, Phase 1, Cluster 2, The Village at Camelback, Jackson Township, Monroe County, Pa.' prepared by Hillcrest Engineering Services, Inc., and dated August 9, 1976, the location of said Building F being more fully described as follows:

BEGINNING at a point from which the southwesterly corner of Phase 1 of The Village at Camelback bears South eighty-seven degrees thirteen minutes nineteen seconds West two hundred seventy-nine and seventy-eight one-hundredths feet to a point; thence by other lands of Camelback Associates, Inc., North seventy-one degrees twenty-two minutes twenty-five seconds West seventy-two and eighty-two one hundredths feet to a point; thence by the same North eighteen degrees thirty-seven minutes thirty-five seconds East twenty-nine and forty-five one-hundredths feet to a point; thence by the same seventy-one degrees twenty-two minutes twenty-five seconds East seventy-two and eighty-two one-hundredths feet to a point; thence by the same South eighteen degrees thirty-seven minutes thirty five seconds West twenty-nine and forty-five one-hundredths feet to a point of BEGINNING.

The above described premises is also generally delineated as Unit 3, Building 3, Cluster 2, Phase 1 (being part of Lot 2, Phase 1) as shown on 'Final Plan, The Glade at Camelback Ski Area, Jackson Township, Monroe County, Pa.' recorded in the Office for

the Recorder of Deeds, for the County of Monroe, in Plot Book 27, Page 19.

**TITLE TO SAID PREMISES VESTED IN Ramil Khismatullin, by Deed from John Reid & Joan Reid, dated 03/02/2006, recorded 03/10/2006 in Deed Book 2260, page 4034.**

**TAX CODE: 8/6A/1/20  
 TAX PIN: 08635320804423U021**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**RAMIL KHISMATULLIN  
 A/K/A RAMIL KISMAT**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**PAUL CRESSMAN,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5431 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or parcel of land situate in the Township of Polk, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:**

Beginning at an iron pin on the westerly line of Township Road No. 439 (Haney Road), a common corner of Lot No. 6 and Lot No. 7 as shown on a plan titled "Final Plan, Evergreen Lake, Section 5, Clark H. George Owner and Developer," dated May 15, 1978, prepared by Robert G. Beers, R.S. #23669-E, and recorded June 7, 1978 in Plot Book Vol. 36, Page 71; thence along said westerly line of Township Road No. 439 south 12 degrees 15 minutes 42 seconds west 135.00 feet to an iron pin, a point of curvature; thence along the intersection of said westerly line of Township Road No. 439 with the northerly line of Turkey Ridge Drive on a curve to the right having a radius of 30.00 feet for an arc length of 48.65 feet (chord bearing and distance being south 58 degrees 43 minutes 24 seconds west 43.49 feet) to an iron pin, a point of tangency; thence along said northerly line of Turkey Ridge Drive north 74 degrees 48 minutes 55 seconds west 272.78 feet to an iron pin; thence by Lot No. 8

north 15 degrees 11 minutes 05 seconds east 151.25 feet to an iron pin; thence by the aforementioned Lot No. 6 south 77 degrees 44 minutes 18 seconds east 296.24 feet to the place of beginning.

Containing 1.090 acres of land.

Being Lot No. 7, Section 5, Evergreen Lake.

Title to said Premises vested in Vernon R. Ace and Elizabeth A. Ace, husband and wife by Deed from Thomas A. Butz and Ruth A. Butz, husband and wife dated 09/10/1998 and recorded 09/10/1998 in the Monroe County Recorder of Deeds in Book 2053, Page 2635.

Being known as 94 Evergreen lake, Kunkletown, PA 18058

Tax Parcel Number: 13/7B/1/17

Tax Pin Number: 13622802676185

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**VERNON R. ACE**

**REAL OWNER AND ORIGINAL MORTGAGOR**

**VERNON R. ACE, ADMINISTRATOR OF THE ESTATE OF**

**ELIZABETH A. ACE A/K/A**

**ELIZABETH A. RUNDLE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

ROBERT W. WILLIAMS,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1887 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** piece or parcel of land, situate in the Township of Tobyhanna, County of Monroe, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

Beginning at a point on the westerly line of Sylvester Drive, said point being the northeasterly corner of Lot No. 209 as shown on map entitled "Subdivision of Lands of John Sylvester, 25 July, 1973"; thence along Lot No. 209 (a radial line of the hereinafter described curve) S 86 11'40" W 282.42 feet to a point, said point being the most easterly corner of Lot No. 210; thence

along Lot No. 210 N 18 59'55" W. 108/70 feet to a point, said point being the southwesterly corner of Lot No. 207, thence along Lot No. 207 (a radial line to the hereinafter described curve) N 71 00'05" E 298.67 feet to a point on the westerly line of Sylvester Drive; thence along the westerly line of Sylvester Drive on a curve to the right having a radius of 650 feet an arc length of 195.05 feet to the place of beginning.

Being Lot No. 208 as shown on said map.

Tax Map #19/3D/2/5 as described in Mortgage Book 2188 Page 2097

Being Known As: 208 Sylvester Drive, (Tobyhanna Township), Pocono Pines, PA 18350

TAX CODE: 19/3D/2/5

PIN NO.: 19633402991225

**TITLE TO SAID PREMISES IS VESTED IN William K. Hagan and William J. Hagan, father and son, as joint tenants with the right of survivorship by Deed from John P. Sylvester, Sr. and Maryellen Sylvester dated 11/01/2002 recorded 11/08/2002 in Deed Book 2136 Page 4028.**

Having been erected thereon a single family dwelling.

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**WILLIAM J. HAGAN, INDIVIDUALLY AND AS KNOWN HEIR OF WILLIAM K. HAGAN, LAST RECORD OWNER**

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS**

**AND ALL PERSONS, FIRMS OR ASSOCIATIONS**

**CLAIMING RIGHT, TITLE OR INTEREST FROM**

**OR UNDER WILLIAM K. HAGAN, LAST RECORD OWNER**

**AUDREY J. HAGAN, KNOWN HEIR OF WILLIAM**

**K. HAGAN, LAST RECORD OWNER**

**WILLIAM K. HAGAN, LAST RECORD OWNER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ELIZABETH L. WASSALL,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9449 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEV-**

ER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN piece or parcel of land situate in the Township of Barrett, County of Monroe and State of Pennsylvania, bounded and described as follows:

BEGINNING at a point on a street now known as Vogt's Drive and formerly known as Locust Lane, said beginning point being a corner of Lot 11 and Lot 13 on a revised map of Subdivision of Lands of Charles J. Voight, Barrett Township, Monroe County, Pennsylvania, made by A.L. Weisenberger Associates, July 18, 1950, thence along said Vogt's Drive eighty-four and twenty-eight one-hundredths (84.28) feet to a point in line of Oak Street as widened on said revised map; thence South 43 degrees 45 minutes West along said Oak Street, one hundred seventy-seven and twenty-five one-hundredths (177.25) feet to a point being a common corner of Lots 13 and 12 on said revised map; thence along line dividing said Lot 13 and Lot 12, North eighty-four and twenty-eight one-hundredths (84.28) feet to a point, being a common corner of Lots 10, 11, 12, and 13 on said revised map; thence along dividing line between Lots 13 and 11, North 43 degrees 45 minutes East a distance of one hundred seventy-seven and twenty-five one-hundredths (177.25) feet to a corner of Vogt's Drive, the place of beginning.

The aforesaid revised map of lands of Charles J. Voight which delineated a widening of streets on the original map and which widening was approved by the Barrett Township Planning Commission on August 4, 1966 resulting in the change of lot sizes on Locust Street, Pine Street and Oak Street, was recorded in Monroe County Map Book 10, Page 171 on August 18, 1966.

TITLE TO SAID PREMISES VESTED IN Michael Louis Ferrara and Amy Ferrara, his wife, by Deed from Stephen e. Rogg, Executor of the Estate of Virginia M. Rogg, deceased, dated 11/29/1991, recorded 11/29/1991 in Book 1804, Page 983.

TAX CODE: 01/12/125-4

TAX PIN: 01638703230303

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MICHAEL LOUIS FERRARA

AMY FERRARA A/K/A

AMY LYNN FERRARA

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ADAM H. DAVIS,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Bary J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10469 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN messuage, lot or tract of land situate in the Township of Tobyhanna , County of Monroe, and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a railroad spike in the middle of the public road leading southwardly to the Tobyhanna Highway, which public road is known as West Drive; thence along the middle of said public road North 70 degrees 10 minutes West 100 feet; thence still along the middle of the same North 80 degrees 05 minutes West 50 feet to a railroad spike in the middle of same; thence crossing said public road, and along the East side of land recently conveyed to Mabel I. Franken by Elizabeth W. Rupp, grantor hereof, North 10 degrees 17 minutes East 164 feet to an iron pin on line of other land of Mabel J. Franks; thence along the same, and partly by lands of the Miller Estate, South 73 degrees 55 minutes East 190.5 feet to an old iron pin on line of land of Eugene Bonser and Helen Smith; thence along the West side of said land South 24 degrees 55 minutes West 166.5 feet to the place of beginning.

Being lots No. 4 and No. 5 and a part of Lot No. 6 on Section 7 of map of plan of lots of Frank C. Miller intended to be filed in the office for the Recorder of Deeds , &c., at Stroudsburg.

BEING known and numbered as 277 3rd Street f/k/a HC 89 Box 55A, Pocono Pines, PA 18350-9707.

BEING the sam premises which Lula M. Dietterick, now by marriage, Lula M. Edwards, and Robert L. Edwards, her husband and John P. Bracelen and Linda Bracelen, husband and wife, by Deed dated November 13, 1987 and recorded November 19, 1987 in and for Monroe County, Pennsylvania, in Deed Book Volume 1590, Page 758, granted and conveyed unto John David Van Sant Jr. and Lonnie Fay Van Sant, his wife.

TAX CODE: 19/9/1/4

PIN NO: 19632504618945

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JOHN DAVID VANSANT, JR.

A/K/A

JOHN DAVID VAN SANT, JR.

LONNIE FAY VANSANT A/K/A

LONNIE FAY VAN SANT

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

with will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JAIME R. ACKERMAN,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6423 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot in the Township of Ross, County of Monroe and State of Pennsylvania being described as below**

Being Lot No. 15, "Cherry Hill Estates" as more fully set forth on the final plan of "Cherry Hill Estates" as recorded in Plot Book Volume 59, Page 226 and further amended and recorded in Plot Book Volume 62, page 389.

Being Lot No. 15, Cherry Hill Estates.

Also known as Tax Map #15/6A/3/16

The improvements thereon being known as 3215 Ruby Court, Saylorburg, PA 18353.

Title to said premises is vested in Esther Hering and Barbara Hering as joint tenants with Rights of Survivorship, and not as tenants in common from Federal National Mortgage Association by deed from Federal National Mortgage Association, a corporation organized under an Act of Congress and existing pursuant to the federal National Mortgage Association Character Act dated June 22, 1998 and recorded June 29, 1998 in Deed Book 2050, Page 1455. The said Barbara Hering died on January 3, 2014 thereby vesting title in William G. Hering, Know Surviving Heir of Barbara Hering, Deceased Mortgagor and Real Owner, Teresa A. Fisher, Known Surviving Heir of Barbara Hering, Deceased Mortgagor and Real Owner, and Unknown Surviving Heirs of Barbara Hering, Deceased Mortgagor and Real Owner by operation of law.

Parcel No. 15/6A/3/16

Pin No. 15625703234802

Being Known As: 216 Ruby Court, f/k/a 3215 Ruby Court, Saylorburg, Ross Township, Monroe County, PA 18353

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**WILLIAM G. HERING, KNOWN SURVIVING HEIR OF BARBARA HERING, DECEASED MORTGAGOR AND REAL OWNER**

**TERESA A. FISHER, KNOWN SURVIVING HEIR OF BARBARA HERING, DECEASED MORTGAGOR AND RECORD OWNER**

**UNKNOWN SURVIVING HEIRS OF BARBARA HERING, DECEASED MORTGAGOR AND REAL OWNER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks

before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JACOB M. OTTLEY,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5870 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot and piece or parcel of land situate in the Township of Ross, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:**

**BEGINNING** at a point in the middle of the Public Road, which road leads west to Kunkletown and east to Ross Common; thence South twenty five degrees East, crossing said public road, and passing an iron pin at thirty and eight tenths feet, and along Lot No. 8, which lot belongs to James F. Franham, for a total distance of four hundred forty feet to an iron pin; thence along other lands of Henry H. Burch, former grantor, North eighty seven degrees thirty minutes East one hundred feet to an iron pin; thence North twenty five degrees West, along Lot No. 10, which lot belongs to Merrill Bruch, and passing an iron pin at four hundred fifteen and seven tenths feet, for a total distance of four hundred forty feet to a point in the middle of the public road, first abovementioned; thence along the said middle of road South eighty seven degrees thirty minutes West one hundred and no tenths feet to the point of beginning.

**CONTAINING 0.938 acres, and being lot no. 9**

**UNDER AND SUBJECT** to and together with the rights, privileges, agreements, rights-of-way, easements, conditions, exceptions, restrictions and reservations as exist by virtue of prior recorded instruments deeds or conveyances.

**Tax Parcel Number 15/2A/3/11**

Title to said premises is vested in Jolleen M. Borger and Andrew W. Borger, her husband, by deed from Catherine Bergstresser, Trustee of the Nettie C. Stopp Revocable Living Trust, under Agreement dated August 9, 2002, and Catherine Bergstresser, individually and June Thornton, individually dated March 16, 2007 and recorded March 20, 2007 in Deed Book 2299, Page 6307.

Pin No. 15626604915938

Being Known As: 3038 Mountain Road f/k/a 1757 Mountain Road, Saylorburg, Ross Township, Monroe County, PA 18353

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JOLLEEN M. BORGER  
ANDREW W. BORGER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JOSEPH I. FOLEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2531 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THAT CERTAIN lot, piece of land situate in the Township of Hamilton, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pipe on the northerly side of McMichaels Creek, said iron pipe being the south-westerly corner of whole parcel of which this lot was formerly a part; thence along of John A. Lesh, due North three hundred two feet to a point on the centerline of the old location of the public road leading from Kellersville to the Monroe County Home; thence along the center of said road, North eighty-three degrees forty-three minutes thirty seconds East two hundred ninety-nine and seventy-one hundredths feet to a point on the westerly right-of-way line of Traffic Route No. 209; thence along the westerly right-of-way line of said Route 209, South sixteen degrees thirty-five minutes eighteen seconds West three hundred eighty-nine and eighty-one hundredths feet to a point on the south side of McMichaels Creek; thence crossing creek by lands of Joseph A. Metzgar, North seventy-eight degrees fifteen minutes West one hundred ninety and sixty-three one-hundredths feet to the place of beginning.

UNDER AND SUBJECT to the easement granted to the Commonwealth of Pennsylvania or obtained by it by eminent domain proceedings for the purpose of channel change and clearance.

TOGETHER with the benefits, rights and privileges and certain covenants running with a tract of land which Stogdell S. Lesh, et ux., by deed dated May 18,

1955, and recorded in the aforesaid Recorder's Office in Deed Book Volume 213, Page 88, granted and conveyed unto Lloyd C. Yeisley and Reba D. Yeisley, his wife.

**TITLE TO SAID PREMISES IS VESTED IN** Lorraine F. Malast, by Deed from Elaine Hall dated 09/28/2009, recorded 10/30/2009 in Book 2361, Page 8960.

Parcel Identification No: 7/9/2/42-1  
Map #: 07-6279-00-83-6459

Improvements: Residential dwelling

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**LORRAINE F. MALAST**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

MARTHA E. VON ROSENSTIEL,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7895 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

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

ALL THAT CERTAIN lot or parcel of land situate in the Township of Jackson, County of Monroe and Commonwealth of Pennsylvania described as follows, to wit:

BEING designated as Unit 374, as shown on a map titled "Site Plan, Phases 7 & 8 Final Plan, Northridge at Camelback, Jackson Township, Monroe County, PA", dated July 8, 2002, last revised July 16, 2002 and recorded September 16, 2002, in Map File 74-158; the Southwesterly corner said unit being North 48 degrees 09 minutes 18 seconds East 285.57 feet from the intersection of the centerline of Mountain Laurel Drive with the centerline of Upper Deer Valley Drive, said corner also being North 17 degrees 37 minutes 56 seconds East 1381.67 feet from the intersection of the centerline of Upper Deer Valley Drive with the centerline of SR4006 and the Easterly corner of said unit being North degrees 24 minutes 53 seconds East 400.13 feet from the intersection of the centerline of



Mountain Laurel Drive with the centerline of Upper Deer Valley Drive said corner also being North 18 degrees 44 minutes 15 seconds East 1382.35 feet from the intersection of the centerline of Upper Deer Valley Drive with the centerline of SR4006, said unit having dimensions as shown on the attached plan titled, "Unit Plan, Phases 7 & 8, Unit 374 Northridge at Camelback."

Premises being: 374 Linden Court, Tannersville, PA 18372

Parcel: 08/96619

PIN: 08635319723037

BEING the same premises which Big Pocono Development Company, a Pennsylvania corporation by Deed dated November 16, 2005 and recorded November 23, 2005 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2249 Page 598, granted and conveyed unto John P. Lafferty and Karlene K. Lafferty, husband and wife.

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**JOHN P. LAFFERTY**

**KARLENE K. LAFFERTY**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

ANDREW J. MARLEY,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7248 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land, situate in the Township of Stroud, County of Monroe, and Commonwealth of Pennsylvania, being known and designated as Lot 53, Woodwind Estates, bounded and described as follows, to wit:

BEGINNING at an iron pin on the easterly right of way of Mazetti Court said pin being in common with Lot 54; thence, along a line in common with Lot 54, South 87 degrees 14 minutes 38 seconds East a distance of 150.00 feet to an iron pin in common with lands n/f Glen Melitti, North 03 degrees 11 minutes 38 seconds

West a distance of 77.84 feet to an iron pin in common with Lot 52; thence, along a line in common with Lot 52, North 84 degrees 05 minutes 17 seconds West a distance of 122.90 feet to an iron pin in the easterly right of way of Mazetti Court; thence along the easterly right of way of Mazetti Court, on a curve to the right whose radius is 50 feet, at arc distance of 35.42 feet to a point; thence, continuing along the easterly right of way of Mazetti Court, on a curve to the left whose radius of 25.00 feet, an arc distance of 21.03 feet to a point; thence, continuing along the easterly right of way of Mazetti Court, South 01 degrees 41 minutes 14 seconds East a distance of 29.08 feet to the point of BEGINNING. Containing 12, 103 square feet, more or less.

BEING more particularly set forth on Sincavage Associates, Inc. Drawing Number P-52986-1 "Woodwind Estates-Final Subdivision Plan" recorded in Monroe County Courthouse, Plat Book 73, Page 86 on June 1, 2001.

BEING THE SAME PREMISES which Gerald B. Gay, by deed dated 05/22/2003 and recorded 05/30/2003 in Book 2154 Page 9696 conveyed to Darko Gudic and Mirsada Gudic, husband and wife.

And the said Darko Gudic departed this life on 08/30/2012, vesting title solely in Mirsada Gudic as surviving tenant as the date of his death.

Pin #: 17639102878280

Tax Code #: 17/91811

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**MIRSADA GUDIC**

**DARKO GUDIC (DECEASED)**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

CRISTINA LYNN CONNOR,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7918 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or piece of land situate in the



Township of Barrett, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the center line of the public road known as the Upper Seese Hill Road, the south-easterly corner of lands conveyed by Jacob Bruch and wife to Stewart Brush and wife by deed dated July 23, 1929 and recorded in Deed Book Volume 108, page 496, thence by lands of Stewart Brush and wife north five degrees east (at 22 feet passing a pipe) one hundred eighty five feet to a cross cut on a red block; thence by lands of Jacob Brush Estate South eighty three degrees forty five minutes east one hundred twenty nine and twenty seven one hundredths feet to a pipe; thence by lands intended to be conveyed to Jac Brush South nine degrees thirty four minutes west (at 178.05 feet passing a pipe) two hundred one and fifty two one hundredths feet to a point; thence along the centerline of the Upper Seese Hill Road North seventy degrees fifty five minutes west fifty feet to a point; thence by the same north seventy nine degrees fourteen minutes west sixty five and eighteen one hundredths feet to the place of beginning.

BEING the same premises conveyed unto Wilhelmina Famularo and Pamela Tani by deed of Erika Bruschwiler, widow dated February 3, 1999 recorded in Monroe County Book 2060 page 2623.

Under and Subject to easement Agreement dated January 18, 1999 between Millicent Haley and Albert E. Haley and Erika Bruschwiler intended to be recorded.

Parcel Identification No: 1/22/1/18

Map #: 01-6388-04-93-2272

**TITLE TO SAID PREMISES IS VESTED IN** Wilhelmina Famularo and Thomas Castorina, by Deed from Wilhelmina Famularo and Pamela Tani, dated 09/18/2008, recorded 09/25/2008 in Book 2342, Page 5560.

Improvements: Residential dwelling

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**THOMAS CASTORINA  
WILHELMINA FAMULARO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MARTHA E. VON ROSENSTIEL,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 23 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** tract, parcel or piece of land situate in the Township of Pocono, County of Monroe and State of Pennsylvania, being shown and designated as Lot No. 10 on a certain map entitled "Minor Subdivision; Laurel Lane Estates; Pocono Township, Monroe County, PA; scale: 1 inch equals 100 feet; June 1977", as prepared by Lawrence R. Bailey, Registered Surveyor, Stroudsburg, PA, said map being recorded in Monroe County Plat Book Volume 33, on Page 65 and being more particularly described as follows:

Beginning at a point on the northerly sideline Laurel Lane, a corner common to Lot No. 1 as shown on a map recorded in Monroe County Plat Book Volume 25, Page 125, and Lot No. 10 as shown on the above captioned map; thence, along the northerly sideline of said road the following three (3) courses and distances: (1) north 82 degrees 53 minutes 45 seconds west 53.24 feet to a point; thence, (2) north 76 degrees 13 minutes 50 seconds west 149.75 feet to a point; thence (3) north 82 degrees 46 minutes 47 seconds west 3.66 feet to a point, a corner common to Lot No. 10 and Lot No. 11; thence, leaving said road and along said Lot No. 11 north 07 degrees 13 minutes 13 seconds east 200.70 feet to a point on line of lands of Clifford C. Simpson, a corner common to Lot No. 10 and Lot No. 11; thence, along lands of said Simpson south 83 degrees minutes 02 seconds east 205.22 feet to a point corner common to Lot No. 10 and the aforementioned Lot No. 1; thence, along said Lot No. 1 south 07 degrees 06 minutes 15 seconds west 219.18 feet to the point of beginning.

Title to said Premises vested in Luis Rodriguez by Deed from Gary R. Olsen and Patricia A. Olsen dated 11/24/2009 and recorded 11/30/2009 in the Monroe County Recorder of Deeds in Book 2363, page 4208. Being known as RR 2 Box 79 a/k/a 2840 Laurel Lane, Henryville, PA 18332

Tax Parcel Number: 12/6B/2/12

Tax Pin Number: 12637302688875

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**LUIS RODRIGUEZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 ROBERT W. WILLIAMS,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3359 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot or piece of land situate in the Village of Sciota, Township of Hamilton, County of Monroe, and Commonwealth of Pennsylvania, adjoining lands of the German Reformed Congregation on the North, East, South and West, and lands formerly of Charles Kistler, more fully described as follows, to wit:

BEGINNING at a point in the middle of Township Route No. 700, said point being in common corner with John N. Niceforo; thence leaving the public road North 49°41'25" East, passing an iron pipe at 14.70 feet, along lands of John N. Niceforo, 455 feet crossing the McMichaels Creek to a point on or along the Northerly edge of said creek; thence South 52°57'53" East again crossing the said creek and along lands of Edmund Turtzo and Howard P. Newhard, 101.39 feet to an iron pipe being a common corner with Leroy A. VanBuskirk; thence South 48°45'17" West along lands of Leroy A. VanBuskirk passing an iron pipe at 450.78 feet, a total distance of 467.78 feet to a point in the middle of Township Route No. 700; thence along the middle of said road North 45°22'40" West, 106.99 feet to the place of BEGINNING.

CONTAINING 1.09 acres, more or less. Bearings in the above description are based on the magnetic meridian of 1979.

BEING THE SAME PREMISES WHICH Stacey A.W. Cullen n/b/m Stacey A.W. Rinker and Kenneth Rinker, as joint tenants with rights of survivorship, by Deed dated 12/29/2003 and recorded 1/27/2004 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2180, Page 4894, granted and conveyed unto Stacey A.W. Rinker and Kenneth Rinker, husband and wife.

Improvements: Residential property

Tax Code No. 07/13/2/12

Pin #07-6278-01-17-6775

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**STACY A. RINKER A/K/A**

**STACY A.W. RINKER A/K/A STACEY A.W. RINKER**

**AND KENNETH RINKER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification

from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 GREGORY JAVARDIAN,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2834 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** piece or parcel of land situate in **Stroud Township**, Monroe County, and Commonwealth of Pennsylvania bounded and described as follows, to wit:

BEGINNING at an iron pipe marking the westerly most common corner of Lot 305 and Lot 304 as shown on a plan of lots entitled "Subdivision of Lands of Frank J. Young" and recorded in the Recorder of Deeds Office for Monroe County, Stroudsburg, Pennsylvania, in Plot Book Vol. 9, page 115, and said iron pipe also lying in the easterly line of a certain forty foot wide road known as Laurel (Laurel) Street; thence along said easterly line of Laurel (Laurel) Street, North five degrees thirty minutes no seconds West eighty-seven and fifty-four one-hundredths feet to an iron pipe; thence through said Lot 304 North eighty-four degrees seventeen minutes forty seconds East on hundred forty and forty-seven one-hundredths feet to an iron pipe; thence along Lot 302 as shown on the above herein referenced plan to lots South eight degrees thirty-seven minutes no seconds East seventy-five and seventy-seven one-hundredths feet to an iron pipe; thence along Lot 301 South seven degrees eighteen minutes forty-two seconds East eleven and ninety-five one-hundredths feet to an iron pipe; thence along said Lot 305, South eighty-four degrees nineteen minutes thirty-five seconds West one hundred forty-four and ninety-seven one-hundredths to the place of BEGINNING.

CONTAINING 12, 509 square feet (0.287 acres) more or less.

BEING known and numbered as 2172 Laura Street a/k/a 2172 Laurel Street, Stroudsburg, PA 18360.

BEING the same premises which Walter Winkowski, a married man, by Deed dated September 24, 2011 and recorded October 4, 2011 in and for Monroe County, Pennsylvania, in Deed Book Volume 2392, Page 2220, granted and conveyed unto Jason Rau, married.

TAX CODE: 17/4A/1/37

PIN NO: 17730105171565

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JASON RAU**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to

collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**BRIAN NICHOLAS,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8196 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or tract of land situate in the **Township of Middle Smithfield**, County of Monroe and State of Pennsylvania, as shown on a plat of land conveyed to Edna Fairfield recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe at Stroudsburg, Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at a point in line of lands of Edna Fairfield, said point being also on the edge of Township Road 526 from Pennsylvania Route 402 to Oak Grove; thence along the edge of and 25 feet from the center of Township Road 526, South nineteen degrees thirteen minutes no seconds West for one hundred sixty-eight and thirty-one one-hundredths feet to a point; thence along the same on a curve to the left with a radius of one hundred eighty feet for one hundred sixteen and sixty-four one-hundredths feet to a point on the edge of a proposed fifty foot road; thence along the proposed fifty foot road on a curve to the right with a radius of twenty-five feet for thirty-six and thirty-two one-hundredths feet to a point; thence along the same, South sixty-five degrees nineteen minutes fifteen seconds West for ninety-seven and thirty-seven one-hundredths feet to a point; thence along lands of J. Russell Custard, of whose lands this tract was formerly a part, North twenty-four degrees forty minutes forty-five seconds West for two hundred forty and twenty-nine one-hundredths feet to a point in line of lands of Shirley Taylor; thence along lands of Shirley Taylor and lands of Edna Fairfield, North sixty-four degrees no minutes no seconds East for two hundred eighty-eight feet to the point of **BEGINNING**.

**TITLE TO SAID PREMISES VESTED** IN Shawn Harvey and Yvonne M. Collins, by Deed from Patricia A. Lewis and David P. Lewis, dated 04/22/2005, recorded 05/03/2005 in Book 2223, Page 9488.

**TAX CODE:** 09/9C/1/43  
**TAX PIN:** 09-7323-02-65-3541  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**SHAWN HARVEY**  
**YVONNE M. COLLINS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**ADAM H. DAVIS,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6688 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT IS CERTAIN** tract, piece or lot of land situate in the **Township of Chestnuthill**, County of Monroe and State of Pennsylvania, being Lot No. 30, Birch Brier Estates, Section One, recorded in the Plot Book Volume 58 Page 6, being described as follows **BEGINNING** at rone on the easterly side of Cindy Lu Lane being also a corner of Lot No. 31, Birch Brier Estates, Section One, thence along Lot No. 31, S 56 degrees 38'25" E (Magnetic Meridian) for 139.70 feet to an iron corner of Lot No. 29, Birch Brier Estates, Section One thence along Lot No. 29, S 10 degrees 54'13" E 200.00 feet to an iron on the northerly side of Overlook Terrace, thence along the northerly side of Overlook Terrace S 79 degrees 05'47" W 202.00 feet and an arc length of 62.83 feet to an iron on the easterly side of Cindy Lu Lane, thence along the easterly side having a radius of 275.00 feet and an arc length of 212.45 feet to an iron; (2) N 33 degrees 21'35" for 91.55 feet to the place of **BEGINNING**.

**UNDER AND SUBJECT** to Covenants, Restrictions, and Conditions of Record.

**TOGETHER** with the benefit of and under and subject to, easements, covenants and restrictions that appear in the chain of title and/or are visible on the ground provided, however, that the recital of the within mentioned easements, covenants and restrictions shall not be constructed as a revival thereof in the event that they, them or any of the, have expired by limitation of for any other reason whatsoever.

Title to said premises is vested in Brian Wyatt a/k/a Brian A. Wyatt by deed from Joseph DiBella and Mami DiBella, husband and wife, dated February 7, 2002 and recorded February 13, 2002 in Deed Book 2115, page 3505.

Parcel No. 02/14G/1/30

Pin No. 02632002998583

Being Known As: 30 Overlook Terrace, Effort, Chestnuthill, Monroe County, PA 18330

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**BRIAN WYATT**

**A/K/A BRIAN A. WYATT**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOSEPH I. FOLEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4103 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** tract, piece or lot of land situate in the Township of Chestnuthill, County of Monroe and State of Pennsylvania, being Lot No. 131, Birch Brier Estates, Section Four, recorded in Plot Book Volume 58, Page 79, being described as follows, to wit:

**BEGINNING** at an iron on the northerly side of Sky Line Drive being a corner of Lot No. 132, Birch Brier Estates, Section Four, thence along Lot No. 132 the following two courses and distances: (1) North 24 degrees 09 minutes 46 seconds East (Magnetic Meridian) for 50.00 feet to an iron; (2) North 06 degrees 16 minutes 20 seconds East for 128.47 feet to an iron a corner of Lot No. 129, Birch Brier Estates, Section Four; thence along Lot No. 129, South 83 degrees 43 minutes 10 seconds East for 210.00 feet to an iron on the westerly side of High View Lane, thence along the westerly side of High View Lane the following two courses and distances:

(1) South 06 degrees 16 minutes 20 seconds West for 118.00 feet to an iron; (2) on a curve to the right hav-

ing a radius of 275.00 feet and an arc length of 85.87 feet to an iron; thence along an easement arc on a curve to the right having a radius of 40.00 feet and an arc length of 62.83 feet to an iron on the northerly side of Sky Line Drive, thence along the northerly side of Sky Line Drive, North 65 degrees 50 minutes 14 seconds West for 169.93 feet to the place of BEGINNING.

Under and Subject to the Declaration of Covenants, Restrictions, Exceptions, Reservations and Conditions, as appear in Record Book Volume 1498, Page 640.

**TITLE TO SAID PREMISES IS VESTED IN** Luz M. Rivera, by Deed from Frances P. Prescia, single, dated 07/24/2001, recorded 08/01/2001 in Book 2101, Page 5581.

TAX CODE: 2/14G/1/131

TAX PIN: 02632104917199

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**LUZ M. RIVERA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ADAM H. DAVIS,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2669 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

The land referred to in this policy is situated in the State of PA County of Monroe, City of Saylorsburg and described as follows:

**ALL THAT CERTAIN** lot or piece of ground together with the building and improvements thereon erected hereditaments and appurtenances, situate in the Township of Chestnuthill, County of Monroe, and Commonwealth of Pennsylvania, designated as Lot No. 42, on a map entitled "Map of Section Two, The Birches Three, and recorded in Map Book Volume 44, page 21, being further bounded and described as follows to wit:

Beginning at a iron on the Westerly side of Hawk Ter-

race, said iron being a corer of Lot No. 44, The Birches Three, Section Two, thence along Lot No. 44, The Birches Three, Section Two, South 77 degrees 27 minutes 23 seconds West (Magnetic Meridian 1978) for 292.00 feet to an iron, thence along Lot No. 43, The Birches Three, Section Two, North 12 degrees 32 minutes 37 seconds West for 150.00 feet to an iron, thence along the Southerly side of Darcy Drive, North 77 degrees 27 minutes 23 seconds East for 262.00 feet to an iron, thence along an easement arc on a curve to the right having a radius of 30.00 feet and an arc length of 47.12 feet to an iron, thence along the Westerly side of Hawk Terrace, South 12 degrees 32 minutes 37 seconds East for 120.00 feet to the place of beginning.

BEING THE SAME PREMISES WHICH Paul H. Stafford III and Angela Stafford, husband and wife, by Deed dated 10/27/2006 and recorded 12/04/2006 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2289, Page 3684, granted and conveyed unto Necmi Gurgen, unmarried.

Improvements: Residential property  
Tax Code No. 2/6D/1/52  
Pin #02634103407913

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
NECMI GURGEN**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
HARRY B. REESE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7675 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of land situated, lying and being in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania bounded and described as follows:  
BEGINNING at a point of Prospect Street on line of lands formerly of Abram Coan and being the southeasterly most corner of lands to be conveyed to

George Stapleton, Jr. also parcel No. 4 as recorded in Deed Book 1937, page 1699; thence along lands to be conveyed to Stapleton and Parcel No. 4 the following three (3) bearings and distances: (1) North 45 degrees 00 minutes 00 seconds West 330.00 feet to an iron pin; (2) North 40 degrees 00 minutes 00 seconds East 132.00 feet to an iron pin; (3) North 45 degrees 00 minutes 00 seconds West 457.88 feet to an iron pin and stones; thence along lands formerly of John Hagan North 69 degrees 00 minutes 00 seconds East 173.25 feet to an iron pin and stones; thence along lands formerly of John Goshorn Kelly the following (3) bearings and distances: (1) South 44 degrees 00 minutes 00 seconds East 402.20 feet to an iron pin; (2) South 40 degrees 00 minutes 00 seconds West 22.28 feet to an iron pin; (3) South 45 degrees 00 minutes 00 second East 330.00 feet to a point in Prospect Street; thence in and along Prospect Street South 40 degrees 00 minutes 00 seconds West 262.35 feet to the point and place of beginning.

BEING the same premises which Francine Stapleton, Executrix of the Estate of Josephine T. Vitale, by Deed dated July 6, 2006 and recorded on July 7, 2006, in Monroe County Record Book 2273, at Page 6517 granted and conveyed to Stephen K. Calles, III and Laura J. Calles.

CODE NO. 03/11/2/34  
PIN NO. 03634701160232

Being Known As: 1553 Prospect Street f/k/a 97 Prospect Street, Tobyhanna, PA

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
STEPHEN K. CALLES, III AND  
LAURA J. CALLES**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
BARBARA A. FEIN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3711 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN piece or parcel of land, situate in

the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown as Lot 71 on a plan titled "Fox Chapel, Major Subdivision, Final Plan", dated March 4, 2002, (last revised 10/14/05) as prepared by Quad3 Group of Wilkes-Barre, Pa., and recorded in Monroe County Plot Book 77, Page 303, more fully described as follows to wit:

BEGINNING at a point on the southerly right of way line of Fox Trail Drive, said point being the most westerly common corner of Lot 70 and Lot 71, as shown on the above mentioned plan;

THENCE 1.) by said Lot 70, South 36 degrees 26 minutes 17 seconds East 110.00 feet to a point in line of Lot 69;

THENCE 2.) by said Lot 69 and by Lot 68, South 53 degrees 33 minutes 43 seconds West 91.00 feet to a point;

THENCE 3.) by Lot 72, North 36 degrees 26 minutes 17 seconds West 110.00 feet to a point on the said southerly right of way line of Fox Trail Drive;

THENCE 4.) along said Fox Trail Drive, North 53 degrees 33 minutes 43 seconds East 91.00 feet to the place of BEGINNING.

BEING all of Lot 71, as shown on the above mentioned plan.

BEING known and numbered as 312 Freedom Lane (f/k/a Fox Chapel Drive), East Stroudsburg, PA 18301.

BEING the same premises which LTS Homes, LLC, by Deed dated September 13 2011 and recorded October 6, 2011 in and for Monroe County, Pennsylvania, in Deed Book Volume 2392, Page 3175, granted and conveyed unto John Monteverde and Nelly Sciascia, as joint tenants with right of survivorship and not as tenants in common.

TAX CODE: 16/98534

PIN NO: 16731203030154

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**NELLY SCIASCIA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
BRIAN NICHOLAS,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5146 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

THURSDAY, DEC 3, 2015

AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN parcel of land situate in the Township of Hamilton, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:**

Beginning at an iron on the Northerly line of Bernard Lane, said iron being the Southeasterly corner of Lot 126 as shown on map entitled 'Final Plan, East View Estates, Section V-B', dated 10 April 1997 and revised 26 June 1997; thence along Lot 126, N 2 degrees 26 minutes 54 seconds W 380.00 feet to an iron in line of Lot 127 as shown on said map; thence along Lot 127, N 87 degrees 33 minutes 06 seconds E 347.65 feet to an iron, the most Northerly corner of Lot 124 as shown on said map; thence along Lot 124, S 25 degrees 03 minutes 23 seconds W 357.15 feet to an iron on the Northerly line of a turnaround at the Easterly end of Bernard Lane; thence along the Northerly line of said turnaround in a Westerly direction on a curve to the left having a radius of 60 feet an arc length of 100.72 feet to an iron, a point of reverse curvature on an easement arc; thence along said easement arc on a curve to the right having a radius of 50 feet an arc length of 59.93 feet to an iron, a point of tangency on the Northerly line of Bernard Lane; thence along the Northerly line of Bernard Lane, S 87 degrees 33 minutes 06 seconds W 52.53 feet to the place of beginning.

Containing 2.065 acres, more or less. Being Lot 125 as shown on said map.

TITLE TO SAID PREMISES VESTED IN Charles Prinziavalli and Elaina Prinziavalli, h/w, as tenants by the entireties, by Deed from Jean Adrien and Claudette Adrien, dated 08/19/2003, recorded 08/20/2003 in Book 2164, Page 2329.

TAX CODE: 07/90544

TAX PIN: 07638003012150

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ELAINA PRINZIVALLI  
CHARLES PRINZIVALLI**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20



**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 362 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or parcel of land situate in the Township of Middle Smithfield , County of Monroe and State of Pennsylvania, designated as Lot 5, Box 1 on a revised map of Poplar Bridge Estates as recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe at Stroudsburg, Pennsylvania, in Plat Book 36, Page 125, bounded and described as follows, to wit:

**BEGINNING** at a point o the edge of the cul-de-sac at the end of Poplar Drive, said point being also the corner of Lot 7, thence along Lot 7, North 65 degrees 04 minutes 35 seconds East 121.90 feet to a point, said point being also a corner of Lot 6; thence along Lot 6, South 33 degrees 27 minutes 20 seconds East 140.00 feet to a point on the above-mentioned Poplar Drive; thence along the edge of Poplar Drive, South 56 degrees 32 minutes 40 seconds West 120.00 feet to a point; thence along the same on a curve to the right with a radius of 30 feet for 47.12 feet to a point; thence along the same North 33 degrees 27 minutes 20 seconds West 73.05 feet to a point; thence along the same on a curve to the right with a radius of 30 feet for 26.87 feet to a point on the edge of a cul-de-sac; thence along the edge of the cul-de-sac on a curve to the left with a radius of 50 feet for 37.34 feet to the point of **BEGINNING**.

**CONTAINING 0.496 acres.**

**TITLE TO SAID PREMISES VESTED** in Richard J. Bradley and Kimberly S. Bradley, his wife, by Deed from Federal National Mortgage Association, a corporation organized under an Act of Congress and existing pursuant to the Federal National Mortgage Association Charter Act, dated 09/28/1998, recorded 09/30/1998 in Book 2054, Page 1174.

**TAX CODE:** 09/10A/3/40

**TAX PIN:** 09732404627191

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**KIMBERLY S. BRADLEY**

**RICHARD J. BRADLEY**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4434 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THE FOLLOWING** lot situate in the Township of Tunkhannock, County of Monroe and State of Pennsylvania, and being more particularly described as follows:

Being all of Lot 811, Section X as shown and designated on Plan of Indian Mountain Lakes, Section X, made by Leo Achterman, Jr., Civil Engineer and Surveyor, dated April 22, 1975 and recorded June 16, 1975 at the Recorder of Deed for Monroe County, Map Book 26, Page 65.

Being Lot No. 811, Section X, as shown on plotting of Indian Mountain Lakes Development Corp., made by Leo A. Achterman, Jr., dated April 22, 1975.

Under and subject to all those covenants, conditions and restrictions as they appear in and for Monroe County PA., in Deed Book 814, Page 181.

Being known as Tax Parcel Number: 20/11/1/4.

Being the same premises which Ronnie McNair and Francine McNair, husband and wife, by indenture dated 11-3-89 and recorded 11-03-89 in the Office of the Recorder of Deeds in and for the County of Monroe REcord Book 1709, Page 1093, granted and conveyed unto Edward F. Pierce and Janet Pierce, husband and wife.

Title to said Premises vested in Alicia Bowen by Deed from Alicia Bowen, Executrix of the Last Will and Testament of Julia L. Bowen dated 07/30/2007 and recorded 12/21/2007 in the Monroe County Recorder of Deeds in Book 2323 Page 7851.

Being known as 811 Chippewa Trail, Albrightsville, PA 18210

Tax Parcel Number: 20/81/1/4

Tax Pin Number: 20632103213397

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ALICIA BOWEN**

**ALICIA BOWEN, EXECUTRIX OF THE ESTATE OF JULIA BOWEN A/K/A JULIA LYNN BOWEN, DECEASED MORTGAGOR AND REAL OWNER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from



the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 ROBERT W. WILLIAMS,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3369 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot or parcel of land situate in the Township of Jackson, County of Monroe, and Commonwealth of Pennsylvania, described as follows, to wit:

BEING designated as Unit 370 as shown on a map title "Site Plan, Phases 7 & 8 final Plan, Northridge at Camelback, Jackson Township, Monroe County, PA", dated July 8, 2002, and recorded September 16, 2002, in Plot Book 74 at Page 158; the Southerly corner of said Unit being North 17°58'30" East, 313.06 feet from the intersection of the centerline of Mountain Laurel Drive with the centerline of Upper Deer Valley Road, said corner also being North 9°31'52" East, 1,376.32 feet from the intersection of the centerline of Upper Deer Valley Road with the centerline of SR4006 and the Southeastery corner of said Unit being North 22°18'3" East, 350.48 from the intersection of the centerline of Mountain Laurel Drive with the centerline of Upper Deer Valley Road, said corner also being North 10°48'44" East, 1,408.81 feet from the intersection of the centerline of Upper Deer Valley Road, with the centerline of SR4006, said Unit having dimensions as shown on the attached plan title, "Unit Plan, Unit 370, Phase 7 & 8, Northridge at Camelback".

BEING THE SAME PREMISES WHICH Henry F. Acchione and Kristine B. Acchione, husband and wife, by Deed dated 2/25/2006 and recorded 3/1/2006 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2259, Page 4642, granted and conveyed unto Martin Kravitz and Helang Kravitz, husband and wife.

Improvements: Residential property

Tax Code No. 08/96615

Pin #08-6353-19-72-1124

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MARTIN KRAVITZ**

**HELANG KRAVITZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification

from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 GREGORY JAVARDIAN,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10543 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot, parcel or piece of land situate in the Township of Hamilton, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron on the easterly line of North Easton-Belmont Pike, T-306, said iron being the most southerly corner of Lot 402 as shown on map entitled, 'Final Plan, Section B, Birmam Wood', dated 16 September, 1988 and recorded on November 15, 1988 in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, in Plot Book Volume 60, Page 455; thence along Lot 402, N 69 degrees 36 minutes 25 seconds E 379.10 feet to an iron in line of Lot 2, Murry Abeloff as shown on said map; thence along said Lot 2, Murry Abeloff, S 46 degrees 42 minutes 43 seconds E 63.22 feet to an iron on the westerly line of Rim Rock Road, S.R. 3023; thence along the westerly line of Rim Rock Road, S 15 degrees 25 minutes 24 seconds W 115.10 feet to an iron, the most northerly corner of Lot 404 as shown on said map; thence along Lot 404, S 69 degrees 36 minutes 25 seconds W 339.78 feet to an iron on the easterly line of North Easton-Belmont Pike; thence along the easterly line of North Easton-Belmont Pike N 20 degrees 23 minutes 35 seconds W 150.00 feet to the place of BEGINNING.

CONTAINING 1.312 acres, more or less.

BEING Lot No. 403 as shown on said map.

UNDER AND SUBJECT to all conditions, covenants and restrictions as of record.

TITLE TO SAID PREMISES VESTED IN John Scott Adkin, by Deed from John Scott Adkin and Darlene Louise Adkin, h/w, dated 05/04/2007, recorded 05/21/2007 in Book 2305, Page 7939.

TAX CODE: 07/85847

TAX PIN: 07-6380-00-09-5697

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JOHN SCOTT ADKIN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks

before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**MARIO J. HANYON,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JACOB M. OTTLEY,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9851 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or parcel of land situate in the Township of Chestnuthill, Monroe County, Pennsylvania bounded and described as follows, to wit: BEGINNING at a point on the northerly side of Jessica Court, as shown on the within referred to map, said point being on line of lands of Ella Warnken; thence along the same in a northwesterly direction on a curve to the right having a radius of 182.82 feet an arc distance of 187.03 feet to a point, a corner common to Lots 11 and 12; thence leaving said road and along said Lot 12 North 51 degrees 39 minutes 26 seconds East 331.02 feet to a point on line of lands of the aforementioned Ella Warnken, a corner common to Lots 11 and 12 and other lands of Rolling Pines, Ltd., of which this lot was a part; thence, along lands of said Warnken South 06 degrees 57 minutes 27 seconds East 260.00 feet to the point of BEGINNING. CONTAINING 1.035 acres, more or less.**

BEING shown and designated as Lot 11 on a certain map entitled "Final Plans; Village View Estates; Chestnuthill Township, Monroe County, Pennsylvania; Scale: 1"-100"; April, 1976" as prepared by Lawrence R. Bailey, registered Surveyor, Stroudsburg, Pennsylvania, said map being recorded in Monroe County Plot Book Vol. 29, page 11.

Title to said premises is vested in Barbara M. Williams by deed from Ocwen Federal Bank, FSB dated October 28, 1999 and recorded November 1, 1999 in Deed Book 2071, page 1113.

Parcel No. 02/2A/2/6  
 Pin No. 02625804833484  
 Being Known As: HC 1 Box 633 a/k/a 391 Jessica Court, Brodheadsville, Chestnuthill, Monroe County, PA 18322

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**BARBARA M. WILLIAMS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9896 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN message known at 129 North First Street, and Lot, tract, piece or parcel of land situate in the First Ward of the Borough of Stroudsburg, County of Monroe, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:**

BEGINNING at a pipe at the intersection of the westerly side of First Street and the southerly side of Washington Street; thence along the westerly side of First Street, South twenty degrees East thirty-eight and five-tenths feet to a mark on the concrete sidewalk; thence by the premises known as No 127 First Street, South seventy degrees eleven minutes West one hundred fifty feet to a pipe on the easterly side of a ten-foot alley; thence along the easterly side of said alley, North twenty degrees West thirty-eight feet to a pipe on the southerly side of Washington Street; thence along the southerly side of Washington Street, North twenty degrees East one hundred fifty feet to the place of BEGINNING.

TOGETHER WITH ALL rights and privileges and UNDER AND SUBJECT to the covenants, exceptions, condition, reservations and restriction as of record. BEING the same premises which Herbert C. Walter, conveyed to Osman Jabri and Farida Bin Mahfooz, by deed dated May 8, 2001, and recorded in the Monroe County Recorder of Deeds Record Book 2095, Page 9498 on May 8, 2001.

The property identification number of the above described parcel: 18730119626023

Tax Code: 18-1/1/3/1  
 Address: 129 North First Street, Stroudsburg, PA 18360

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**OSMAN JABRI**

**FARIDA BIN MAHFOOZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to

collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JAMES T. SHOEMAKER,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1083 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot parcel, or piece of land situate in the **Borough of Stroudsburg**, County of Monroe, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at a post on the north side of Scotty Street, thence by land of Charles H. Stackhouse and Fleda R. Stackhouse, North fourteen and one-half degrees West one hundred and fifty-one feet to a post; thence by land late of Henry Fulmer North seventy-five and one-half degrees East forty-six feet eight inches to a post; thence by land late of Eliza S. Peters South fourteen and one-half degrees East one hundred and fifty-one feet to the north side of said Scott Street; thence along the North side of said Scott Street, South seventy-five and one-half degrees West forty-six inches to the place of **BEGINNING**.

**BEING THE SAME PREMISES** which Daniel Ericson and Regina Angell, nbn Regina Angell-Ericson by their deed dated August 27 1999 and recorded in the Office of the Recorder of Deeds in and for Monroe County in Record Book Volume 2068, page 7598, granted and conveyed unto Regina Angell-Ericson, grantor hereof.

**UNDER AND SUBJECT** to all conditions, covenants and restrictions as of record.

Title to said premises is vested in Regina Angell Ericson and Alfred Izzo by deed from Regina Angell-Erickson, Single dated May 17, 2004 and recorded May 24, 2004 in Deed Book 2191, Page 95.

Parcel No. 18-2/1/15/11

Pin No. 18730119500112

Being Known As: 618 Scott Street, Stroudsburg, Stroudsburg Boro, Monroe County, PA 18360

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**REGINA ANGELL ERICSON  
ALFRED IZZO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
TERRENCE J. MCCABE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8149 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** Unit designated as Unit Number 109, being a Unit in the Foxfire Condominium, situate in the **Borough of Mt. Pocono**, County of Monroe and Commonwealth of Pennsylvania as designated in the Declaration of Condominium of Foxfire Condominium, dated 28th day of February, 1984, and recorded in the Office for the Recording of Deeds, for the County of Monroe on the 8th day of March 1984, in Record Book 1341, page 91; and any subsequent amendments thereto, and Plats and Plans for Foxfire Condominium in Plot Book 54, page 19.

**TOGETHER** with all right, title and interest, being a 3.26 percentage undivided interest of, in and to the Common Elements as set forth in the aforesaid Declaration of Condominium.

**UNDER AND SUBJECT** to the covenants, restrictions, easements, terms, right, agreement, conditions, rules and regulations as contained in the aforesaid Declaration of Condominium of Foxfire Condominium, and in unrecorded By-Laws of Foxfire Condominium Association, Inc.

**BEING** the same premises which Rita Eggleston, Trustee of the Harry Robert, II Revocable Living Trust (50%) and Harry Robert Eggleston III (50%), by Deed dated April 23, 2007 and recorded on May 22, 2007, in Monroe County Record Book 2305, at Page 8956 granted and conveyed to Gerry Sookbirsingh and Carol Curtis.

CODE NO. 10/13/2/20-9

PIN NO. 10635511564743

Being known as: 116 Foxfire Drive, f/k/a 200 Oak Street, Unit 109, Mt. Pocono, PA

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**GERRY SOOKBIRSINGH**

**CAROL CURTIS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**BARBARA A. FEIN,**  
 ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8487 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THE FOLLOWING** lot situate in the Township of Chestnuthill, County of Monroe and State of Pennsylvania, marked and designated as Lot Number 62, Section 6, as shown on 'Plotting of Sierra view', Chestnuthill Township, Monroe County, Pennsylvania, made by VEP & Associates, Inc. and recorded in Monroe County, Pennsylvania, in Plot Book No. 33, page 47.

**TITLE TO SAID PREMISES IS VESTED IN** Heather Hartman, an unmarried woman, by Deed from Robert W. Gilmartin and Wanda Gilmartin, h/w, dated 12/16/2005, recorded 12/20/2005 in Book 2252, page 1978.

Heather L. Hartman a/k/a Heather Hartman died on 05/27/2011, and Ronnie D. Pritchard was appointed Administratrix of her estate. Letters of Administration were granted to her on 06/15/2011 by the Register of Wills of Monroe County, No. 4511-0267. The Decedent's surviving heirs at law and next-of-kin are Christopher Hartman and Jeremy Hartman. By executed waiver, Jeremy Hartman waived his right to be named.

TAX CODE: 2/6C/1/63

TAX PIN: 02-6341-03-00-0842

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**RONNIE D.PRITCHARD, IN HER CAPACITY AS ADMINISTRATRIX OF THE ESTATE OF HEATHER L. HARTMAN A/K/A HEATHER HARTMAN**

**CHRISTOPHER HARTMAN, IN HIS CAPACITY AS HEIR OF THE ESTATE OF HEATHER L. HARTMAN A/K/A HEATHER HARTMAN**

**UNKNOWN SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR INTEREST FROM OR UN-**

**DER HEATHER L. HARTMAN A/K/A HEATHER HARTMAN, DECEASED**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**ADAM H. DAVIS,**  
 ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6701 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the Township of Chestnuthill, County of Monroe, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at an iron pin in the easterly edge of Chickasaw Drive, said pin also marking the southwest corner of Lot #79 North 69 degrees 48 minutes 43 seconds East 290.40 feet to an iron pin; thence along Lot #77 South 20 degrees 11 minutes 17 seconds East 150.50 feet to an iron pin; thence along the northerly edge of Sun Dance Drive South 69 degrees 48 minutes 43 seconds West 265.40 feet to an iron pin; thence on a curve to the right, having a radius of 25.00 feet, a distance of 39.27 feet to an iron pin; thence along the easterly edge of Chickasaw Drive, first above mentioned North 20 degrees 11 minutes 17 seconds West 125.50 feet to the place of **BEGINNING.**

**BEING** Lot No. 78 of that Plan of Lots entitled Subdivision Plan and Lenape Hills, prepared by Robert L. Collura, Civil Engineers and Land Surveyors, dated May, 1974, and recorded in Monroe County Plan Book 24 at Page 107.

**BEING** the same premises which Richard J. Lesh and Lillian R. Lesh, by Deed dated 1/12/07 and recorded 1/17/07 in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2293, Page 9990, granted and conveyed unto Edmon B. Papazian and Edward Ehmke, as joint tenants with the right of survivorship.

Tax ID #: 02/8B/1/33

Pin #: 02624903226738

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**  
**EDMON B. PAPIAZIAN**  
**EDWARD EHMKE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**BRADLEY J. OSBORNE,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE**  
**SHERIFF'S SALE**  
**OF VALUABLE**  
**REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7308 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**  
**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** message and lot or piece of land, situate in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** in the public road known as the Drinker Turnpike, a corner also of other lands heretofore conveyed by Alfred L. Rhoads, et ux, to Fillman Possinger and Emma Possinger, his wife, to fence along line of lands of the said Possingers, North Fifteen (15) degrees East, a distance of One Hundred Thirty-three (133 feet) feet to an iron pin in other lands of Alfred L. Rhoads, of which this was formerly a part; thence along lands of said Alfred L. Rhoads, South Seventy-Six (76) degrees Twenty-five (25 minutes) minutes East, a distance of Ninety-three and three-tenths (93.3 feet) feet to an iron pin in other lands of the said Alfred L. Rhoads; thence along other lands of the said Alfred L. Rhoads, South fifteen (15) degrees Fifteen (15 minutes) minutes West, a distance of One Hundred Twenty-eight (128 feet) feet to a point in said Drinker Turnpike; thence in said Drinker Turnpike North Seventy-nine (79) degrees Twenty-five (25 minutes) minutes West, a distance of Ninety-three and Five-tenths (93.5 feet) feet to the place of beginning.

Address: 558 Main Street, a/k/a 192 Main Street, Tobyhanna, PA 18466

**TITLE TO SAID PREMISES VESTED IN** Eric McConnell and Elizabeth McConnell, his wife, by Deed from Ralph P. Johnson, single, dated 06/22/2005, recorded 06/27/2005 in Book 2230, Page 3044.

TAX CODE: 03/11/1/33

TAX PIN: 03-6347-01-35-1650

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ERIC MCCONNELL**  
**ELIZABETH MCCONNELL**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**PAUL CRESSMAN,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE**  
**SHERIFF'S SALE**  
**OF VALUABLE**  
**REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7931 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**  
**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THE FOLLOWING** lot situate in the **Township of Tunkhannock**, County of Monroe and State of Pennsylvania, and being more particularly described as follows:

Being all of Lot 219 in Section F as shown and designated on plan of Indian Mountain Lakes, Section F, made by Leo Achterman, Jr., Civil Engineer and Surveyor, dated February 18, 1965 and recorded May 19, 1965 at the Recorder of Deeds for Monroe County, Map Book 9, Page 199.

**TITLE TO SAID PREMISES VESTED IN** Arthur T. Kline, an unmarried man given by Dennis A. Cangiarella, a married man by his attorney in fact Patricia Cangiarella (Power of Attorney recorded in RBV 2314 Page 3033) Dated: August 17, 2007 Recorded: August 22, 2007 Bk/Pg or Inst#: 2314/3041.

Mortgagor Arthur T. Kline died on 1/23/2013 upon his death title automatically is vested in Marjorie Kline a/k/a Marjorie Steinke, Administratrix and heir of the estate of Arthur T. Kline a/k/a Arthur Kline  
 Todd Kline, Heir of the Estate of Arthur T. Kline a/k/a Arthur Kline  
 Ryan Kline, Heir of the Estate of Arthur T. Kline a/k/a Arthur Kline

Robin Coleman Heir of the Estate of Arthur T. Kline a/k/a Arthur Kline  
 Beth Arici Heir of the Estate of Arthur T. Kline a/k/a Arthur Kline

Kelley Hartney Heir of the Estate of Arthur T. Kline

a/k/a Arthur Kline  
 TAX CODE: 20/8G/1/130  
 TAX PIN: 20632113244127  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**ARTHUR T. KLINE A/K/A**  
**ARTHUR KLINE (DECEASED)**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**PAUL CRESSMAN,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

in and for Monroe County, in Record Book Volume 2343, page 1775, granted and conveyed unto Russell M. Johnson, Jr.  
 Improvements: Residential property  
 Tax Code No. 13/2/28  
 Pin #13623702595900

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**RUSSELL M. JOHNSON, JR**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JILL MANUEL-COUGHLIN,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 987 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** lot or piece of ground situate in **Polk Township**, County of Monroe, Commonwealth of Pennsylvania, and more particularly recorded in Map Book 11 page 11, page 145, in Monroe County and being numbered Lot #8 on said recorded plan and being further described as follows:

**BEGINNING** at a point in the southerly line of Horseshoe Drive, said point marking the Northeast corner of lot #9 and being the northwest corner of Lot #8, thence in and along the southerly line of Whitehorse Drive, North 79 degrees 31 minutes East, 57.14 feet in and along the southerly line of Horseshoe Drive; thence continuing along the southerly line of Horseshoe Drive in an arc to the left whose radius is 90 feet, a distance of 72.65 feet to a point, said point marking the northwest corner of Lot #7, South 15 degrees 37 minutes 08 seconds East 504.05 feet to a point, said point marking the southwest corner of lot #7; thence South 79 degrees 51 minutes 58 seconds West 139.59 feet to a point, said point marking the southeast corner of Lot #9; thence in and along the easterly line of Lot #9 North 13 degrees 55 minutes 21 seconds West, a distance of 474.42 feet to a point, the place of **BEGINNING**.

**BEING THE SAME PREMISES** WHICH Joseph Richter by Linda Strohl, by Deed dated 09/25/08 and recorded 10/08/08 in the Office of the Recording of Deeds,

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10992 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** tract or parcel of land and premises lying, being and situate in Pocono Lake, County of Monroe and State of Pennsylvania being more particularly described as follows:

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the Township of **Coolbaugh**, County of Monroe and State of Pennsylvania, being Lot No. 126, Section 5, as shown on a certain map entitled, 'Final Plan; Section 5; Riverside Estates; Coolbaugh Township Monroe County, PA; Scale 1 inch - 100 feet; June 22, 1976' as last revised on October 10, 1977 by Edward C. Hess Associates, Inc. and recorded December 20, 1977 in Plot Book Volume 35, Page 11.

All that certain lot, parcel or piece of land situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, being Lot No. 127, Section 5, as shown on a certain map entitled, 'Final Plan; Section 5; Riverside Estates; Coolbaugh Township, Monroe County, Pa.; Scale 1 inch = 100 feet; June 22, 1976' as last revised on October 10, 1077 by Edward C. Hess Associates, Inc. and recorded December 20, 1977 in Plot Book Volume 35, page 11.

**TITLE TO SAID PREMISES IS VESTED** IN Kristin A. Reilly, single, by Deed from James A. Colestock, single, dated 12/04/2009, recorded 01/04/2010 in Book 2364, Page 9776.



TITLE TO SAID PREMISES IS VESTED IN Kristin A. Reilly, single, by Deed from James A. Colestock, Single, dated 12/04/2009, recorded 01/04/2010 in Book 2364, page 9817.  
TAX CODE: 03/20E/1/114, TAX PIN: 03539703301841  
TAX CODE: 03/20E/1/115, TAX PIN: 03539703311036  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**KRISTIN A. REILLY**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ADAM H. DAVIS,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

and Vanessa Heaps, as tenants by the entirety, by Deed from Francis Sorrentino, Jr. and Roseann Sorrentino, dated 10/17/2008, recorded 10/20/2008 in Book 2343, Page 7624.  
TAX CODE: 01/16/1/23-8  
TAX PIN: 01638702684249

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**DARREN M. HEAPS**  
**VANESSA HEAPS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MATTHEW BRUSHWOOD,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9446 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or piece of land situate in the Township of Barrett, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows:**

**BEGINNING** at a point on the northwesterly line of Rolla Drive, a common corner of Lot No. 12 and Lot No. 13 as shown on a plan titled 'Lot Plan of Lands of John Vaneria, Barrett Township, Monroe County, Pa.,' dated January 29,1965, prepared by Edward C. Hess, C.E., Stroudsburg, Pa., and recorded in Plot Book Vol. 9, Page 95; thence along the northwesterly line of Rolla Drive South 29 degrees 30 minutes West 150.00 feet to a point; thence along the northeasterly line of Rolla Drive North 60 degrees 30 minutes West 150.00 feet to a point; thence through Lot No. 14 North 29 degrees 30 minutes East 150.00 feet to a point; thence by Lot No. 11 and by Lot No. 12 South 60 degrees 30 minutes East 150.00 feet to the place of **BEGINNING**.

**CONTAINING 0.5165 acres more or less.**  
**BEING** Lot No. 13 and the easterly one-half of Lot No. 14 on a certain plan of lots entitled 'Lot Plan of Lands of John Vaneria' recorded in the aforesaid Office in Plot Book 9, Page 95.

**TITLE TO SAID PREMISES VESTED IN Darren Heaps**

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10245 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
The following described real property situate in the Township of Hamilton, County of Monroe, and Commonwealth of Pennsylvania, to wit:

**ALL THAT CERTAIN** tract, parcel or piece of land lying and being situate in the Township of Hamilton, County of Monroe and Commonwealth of Pennsylvania, being known and designated as Lot No. 29 on the Subdivision Plan Entitled "Phase III, Final Plans, White Oak Country Estates" prepared by RKR Hess Associates and recorded in the office of the Recorder of Deeds in and for Monroe County, Pennsylvania, in Plot Book 74, Pages 40-42.

Under and subject to the covenants, conditions, restrictions and easements on "Phase III, Final Plans, White Oak Country Estates" recorded in Plot Book 74, Pages 40-42.

Also under and subject to the declaration of protective covenants, restrictions and easements for White Oak Country Estates recorded in Record Book 2044, Page 74; as amended in amended declaration recorded in Record Book 2087, Page 7415; and as amended in second amendment recorded in Record Book 2089, Page 3841.

**BEING THE SAME PREMISES** which Anthony P. Delcorso and Silvia M. Delcorso, by deed dated



9/29/2004 and recorded 10/1/2004 in Book 2203 Page 5747 conveyed to Justino Velasquez and Joanne Velasquez, husband and wife.

Pin #: 07628800338057

Tax Code #: 07/96312

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JOANNE VELASQUEZ**

**JUSTINO VELASQUEZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MATTHEW K. FISSEL,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

nedey, aka Roberta D. Kennedy Kryvor and Peter Kryvor h/w, dated 08/18/2006, recorded 08/22/2006 in Book 2278, Page 2990.

TAX CODE: 3/16/1/6

TAX PIN: 03633901365513

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**GAIL G. MULLEN**

**JAMIE D. MULLEN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ADAM H. DAVIS,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8272 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot, piece or parcel of land situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:**

**BEGINNING** at an iron sixteen and one-half foot from the middle of the public road leading from Tobyhanna to Gouldsboro, said iron being also a marker for the boundary of a roadway being reserved by the grantor as a private road thence along this proposed roadway South forty-three degrees thirty-one minutes East one hundred fifty-one and thirty-eight one-hundredths feet to a corner; thence by land the grantor, of which this lot was formerly a part North fifty degrees seven minutes East ninety feet to a corner; thence by the same North thirty-nine minutes West one hundred fifty and forty-five one hundredths feet to an iron sixteen and one-half foot from the middle of the above mentioned public road; thence along the said public road and at a uniform distance of sixteen and one alf feet from the middle thereof, South fifty degrees forty minutes West one hundred feet to the place of **BEGINNING**.

**CONTAINING 0.33 acre, more or less.**

**TITLE TO SAID PREMISES VESTED IN Jamie D. Mullen and Gail G. Mullen, by Deed from Roberta D. Ken-**

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6421 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot or parcel of land, situate in the Township of Chestnut Hill, County of Monroe and Commonwealth of Pennsylvania, more particularly described as follows:**

Being all of Lot 5802 in Section UU-1, as shown and designated on Plan of Indian Mountain Lakes, Section UU-1, made by Leo Achterman, Jr., Civil Engineer and Surveyor, dated March 18, 1986, and recorded October 3, 1986, at the Office of the Recorder of Deeds, in and for Monroe County, in Map Book 58, Page 250. Under and Subject all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as may be more particularly set forth in the above recited deed and which may run with the land.

Being the same property conveyed to Philip J. Crosson by deed from Falcon Crest Homes, Inc. recorded 6/13/2000 in Deed Boo, 2079 Page 9772, in the Office of the Recorder of Deeds of Monroe County, Pennsylvania.

Tax ID# 2/17B/2/8

Title to said premises is vested in Philip Crosson by deed from Falcon Crest Homes, Inc. dated June 8, 2000 and recorded June 13, 2000 in Deed Book 2079, Page 9772.

Parcel No. 02/17B/2/8  
Pin No. 0263200257160

Being Known As: 1023 Indian Mountain Lakes, Albrightsville, Chestnuthill Township, Monroe County, PA 18210

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**PHILIP J. CROSSON  
MARGARET CROSSON**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOSEPH I. FOLEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5156 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot or piece of land situate in the Township of Barrett, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:**

**BEGINNING** at a pipe at the intersection of the southerly side of White Oak Road(33 feet in width) wit the easterly side of Ash Road (33 feet in width); thence along the southerly side of White Oak Road, South fifty-nine degrees twenty-three minutes East one hundred ninety and eight tenths feet to a pipe; thence by lands of George J. Earl, South thirty-one degrees forty-five minutes West one hundred seventy-one and three tenths feet to a pipe; thence by lands of Nevin E. Hummel, North fifty-eight degrees fifteen minutes West two hundred one and two tenths feet to a pipe; thence along the easterly side of Ash Road, North thirty-five degrees eighteen minutes East one hundred sixty-eight and two tenths feet to the place of BEGINNING.

**BEING** the same premises which Federal National Mortgage Association a/k/a Fannie Mae, by deed dated September 26, 2001 and recorded in the Recorder's Office in and for Monroe County, Pennsylvania on October 12, 2001 in Record Book Volume 2106, Page 3947, granted and conveyed unto William J. Kellogg

and Kelli Kellogg, husband and wife, in fee. BEING Parcel I.D. NO.; 1/15/1/40; PIN No.: 01-6387-01-48-4168

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**WILLIAM J. KELLOGG  
KELLI KELLOGG**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
STEPHEN M. HLADIK,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7137 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** lot situate in **Chestnuthill Township**, Monroe County, Commonwealth of Pennsylvania, marked and designated at Lot No. 18, Section 1, as shown on "Plotting of Sierra View", made by Lawrence R. Bailey, and recorded in Monroe County, in Plot Book Volume 29, Page 57.

Having a dwelling erected thereon known as 18 Matterhorn Drive.

Under and subject to restrictions, conditions, and covenants as appear in Monroe County Deed Book Volume 764, Page 115.

Together with all and singular the Buildings, Improvements, Ways, Streets, Alleys, Passages, Waters, Watercourses, Rights, Liberties, Privileges, Hereditaments and Appurtenances, whatsoever thereunto belonging, or in any wise appearing, and the Reversions and Remainders, Rents, Issues and Profits there of; and all the Estate, Right, Title, Interest, Property, Claim and Demand whatsoever of the said Grantor, as well in laws as in equity, or otherwise howsoever, of, in, and to the same and every part thereof.

Title to said Premises vested in Albert W. Decker, Jr. by Deed from Metropolitan Bank For Savings, a Federally Chartered Savings Bank, n/k/a Telebank dated 04/10/1998 and recorded 07/13/1998 in the Monroe County Recorder of Deeds in Book 2050, Page 6797. Being known as 18 Matterhorn Drive, Effort, PA 18330

Tax Parcel Number: 02/14B/1/193  
 Tax Pin Number: 02633001497750

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ALBERT W. DECKER, JR.**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**ROBERT W. WILLIAMS,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5328 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN lot or piece of land situate in the Township of Coolbaugh , County of Monroe, and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron 16 1/2 feet Northerly from the middle of the macadam highway leading from Tobyhanna to Pocono Lake, said iron being the Northeast corner of lot now or late of David A. Perwein, said iron being also North 32°41' East, 93 feet from the Southeast corner of the said Perwein lot; thence by the said Perwein lot North 61°38' West, 407 feet to an iron in line of the United States Military Reservation; thence by the United States Military Reservation North 28°11' East, 115.4 feet to the United States Military Reservation corner No. 4; thence by the same South 61°48' East, 438.4 feet to the United State Military Reservation corner No. 5; thence along the Northern edge of the aforementioned State Highway South 42°32' West, 119.9 feet to the place of BEGINNING.

BEING THE SAME PREMISES WHICH Joanne Thieling, by Deed dated 8/20/2007 and recorded 9/13/2007 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2316, Page 1333, granted and conveyed unto Arthur R. Thieling.

Improvements: Residential property  
 Tax Code No. 03/15/1/9  
 Pin #03-6337-04-84-1806

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**ARTHUR R. THIELING**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**GREGORY JAVARDIAN,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6262 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN tract, piece or lot of land situate in the Township of Chestnuthill , County of Monroe and State of Pennsylvania, being Lot No. 53, Birch Hollow Estates, Section One, recorded in Plot Book Volume 50, page 97 and Plot Book 51, page 11, bounded and described as follows, to wit:

Beginning at an iron on the easterly side of Birch Hollow Drive, being also a corner of Lot No. 50, Birch Hollow Estates; Thence along Lot No. 50, south 78 degrees 00 minutes 00 seconds East, (Magnetic Meridian 1966) for 243.00 feet to an iron; Thence along Lots No. 52 and 55, South 12 degrees 00 minutes 00 seconds west for 180.00 feet to an iron; Thence along Lot No. 54, 78 degrees 00 minutes 00 seconds west for 243.00 feet to an iron; Thence along the easterly side of Birch Hollow Drive, North 12 degrees 00 minutes 00 seconds east for 180.00 feet to the place of beginning.

BEING THE SAME PREMISES WHICH Charlotte I. Getz, as surviving tenant by entirety by Deed dated 09/04/08 and recorded 10/03/08 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2342, Page 9746, granted and conveyed unto Charolotte I. Getz

Improvements: Residential property  
 Tax Code No. 02/17B/1/53  
 Pin # 02632004524714

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**SHARON E. GETZ, PERSONAL REPRESENTATIVE OF THE ESTATE OF CHARLOTTE I. GETZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to

collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
DANIEL C. FANASSELLE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8984 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THE FOLLOWING lot situate in the township of **Coolbaugh**, county of Monroe and state of Pennsylvania, marked and designated as Lot No. 7509 on a Minor Subdivision Plan of Lots dated October 14 2009 and recorded in the Office of the Recorder of Deeds of Monroe County in Plot Plan Volume No. 81, page 257.

BEING THE SAME PREMISES which Mary H. Coppage, by indenture dated 09-18-90 and recorded 10-26-90 in the office of the recorder of deeds in and for the county of Monroe in record book 1756 page 830, granted and conveyed unto Allen E. Coppage.

And  
ALL THE FOLLOWING lot situate in the township of **Coolbaugh**, county of Monroe and state of Pennsylvania, marked and designated as lot no. 7510, section L, as shown on 'plotting of Pocono Farms, Inc., Coolbaugh township, Monroe county, Pennsylvania, made by Bellante Clauss' and recorded in Monroe County, Pennsylvania, in plot book no. 16, page 45.

Parcel Identification No: 3/7G/2/55

Map #: 03-6357-03-03-4175

**TITLE TO SAID PREMISES IS VESTED IN** Francis Anders and Marsha A. Anders, h/w, by Deed from Allen E. Coppage, Individual, dated 01/03/2008, recorded 01/18/2008 in Book 2325, Page 6016.

**IMPROVEMENTS:** Residential dwelling  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**FRANCIS ANDERS  
MARSHA A. ANDERS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii)

must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MARTHA E. VON ROSENSTIEL,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3196 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THAT CERTAIN property situated in the Township of **Tobyhanna** in the County of Monroe and the Commonwealth of Pennsylvania, being described as follows:

Lot 207, Section B, Wagner's Forest park, PBV 12 Page 69

BEING MORE fully described in a deed dated November 6, 1992 and recorded December 23, 1992, among the land records of the County and State set forth above, in Deed Book Volume 1865, Page 1286, et seq.

BEING THE SAME PREMISES which Glenn T. Speh, by Deed dated 8/18/2004 and recorded 8/24/2004 in the Office of the Recorder of Deeds in and for Monroe County, Pennsylvania in Deed Book 2200, Page 1122, granted and conveyed unto Glenn T. Speh and Margaret Speh, his wife, their heirs and assigns, in fee.

Title to said premises is vested in Glen T. Speh and Margaret Speh, his wife by deed from Glen T. Speh dated August 18, 2004 and recorded August 24, 2004 in Deed Book 2200, Page 1122.

Parcel No. 19/12D/1/33

Pin No. 19631503140794

Being Known As: 207 Forrest Drive East, Pocono Lake, Tobyhanna Township, Monroe County, PA 18347

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MARGARET SPEH  
GLENN T. SPEH**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale on-

ly." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JACOB M. OTTLEY,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JACOB M. OTTLEY,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8095 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or piece of ground situate in the township of Barrett, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:**

BEGINNING at a pipe on the Easterly side of the public road leading from Mountainhome to Buck Hill Falls, a corner of lands now or late of Edgar L. Trentenau, et ux. Thence by said lands South 77 degrees East (at 216.95 feet passing a pipe) 265.5 feet to a pipe; thence by lands now or late of Mrs. John G. Roos Sr. South 45 degrees 49 minutes West 195.63 feet to a pipe; thence by the same North 76 degrees 50 minutes West 141.98 feet to a cross on a rock; thence along the easterly side of the said public road North 6 degrees 48 minutes East 165.06 feet to the place of BEGINNING.

**UNDER AND SUBJECT to covenants, conditions, restrictions as of record.**

**BEING TAX MAP NO. 1/17/1/98 and PIN #01-6387-01-29-9703**

**BEING the same premises which John Q. Braney and Carole A. Braney, his wife by deed dated June 30, 1994 and recorded July 6, 1994 in the Office of the Recorder of Deeds for the County of Monroe in Deed Book 1960 Page 1657, granted and conveyed unto Susan Taylor, in fee.**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 SUSAN TAYLOR**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2472 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THE FOLLOWING lot situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 6106, Section N, as shown on "Plotting of Pocono Farms, Inc., Coolbaugh Township, Monroe County, Pennsylvania, make by Bellante & Clauss" and recorded in Monroe County, Pennsylvania in Plot Book No. 16, page 115.**

**BEING the same premises conveyed to Keystone Custom Hoes by Deed dated August 23, 2001 and recorded in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2105, Page 9410.**

**UNDER AND SUBJECT to restrictions right-of-way, covenants, conditions, exceptions and easements which shall run with the land as appears in the chain of title.**

**Title to said premises is vested in Tyrone Beazer and Joann Harris, now marriage, Joann Beazer, by deed from KeyStone Custom Homes dated August 23, 2002 and recorded September 3, 2002 in Deed Book 2130, Page 4278.**

**Parcel No. 03/7J/1/18**

**Pin No. 03635602684671**

**Being Known As: 6106 Apache Trail a/k/a 5241 Apache Trail, Tobyhanna, Coolbaugh Township, Monroe County, PA 18466**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**BEAZER, JOANN A/K/A  
 JOANN HARRIS**

**TYRONE BEAZER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 EDWARD J. MCKEE,  
 ESQUIRE

JENIECE D. DAVIS,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9785 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THE FOLLOWING** lot situate in the **Township of Price**, County of Monroe State of Pennsylvania, marked and designated as Lot No. 60, Stoney Run Estates, as shown on Subdivision Plat of Stoney Run Estates dated March 14, 1975 and recorded on July 18, 1975, in the Office for the Recording of Deeds &c., at Stroudsburg, Monroe County, Pennsylvania in Plat Book No. 26, Page 113.

Being the same premises which Stone Run, Inc., a Pennsylvania Corporation by its deed dated February 27 1981 and recorded in the Office of the Recorder of Deeds in and for Monroe County, Stroudsburg, PA in Record Book Volume 1096, page 170; granted and conveyed unto Helmut Lingohr and Erika Lingohr, Grantors hereof, in fee.

**UNDER AND SUBJECT** to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited deed.

Parcel Identification No: 14/3D/1/29

Map #: 14-7307-03-13-1467

**TITLE TO SAID PREMISES IS VESTED IN** Lawrence A. Semon, married man, by Deed from Harmon Homes, Inc., dated 06/28/2005, recorded 06/28/2005 in Book 2230, page 6383.

Improvements: Residential dwelling

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 LAWRENCE A. SEMON**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6334 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** message and lot or piece of land situate in the **Township of Stroud**, County of Monroe, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at a stake on the East side of Bridge Street, being the corner between Lots Nos. 64 and 65 on Plan of Lots of Pocono Park; thence along the East side of Bridge Street North six degrees twenty-five minutes West fifty-seven feet to a stake, corner of Lot No. 66; thence along Lot No. 66, North eighty-three degrees thirty-five minutes East one hundred fifty feet to a stake; thence South six degrees twenty-five minutes East fifty-seven feet to a stake; thence along Lot No. 64 South eighty-three degrees thirty-five minutes West one hundred fifty feet to the place of beginning.

**BEING LOT NO. 65**, on Map of Land of Jacob Enelow called 'Pocono Park', which is file in the Office for the Recording of Deeds &c., at Stroudsburg, Pennsylvania, in a for the County of Monroe, Pennsylvania.

**TITLE TO SAID PREMISES VESTED IN** Denise L. Rahaley, by Deed from Dwane D. Rahaley and Denise L. Rahaley, dated 06/02/2005, recorded 06/06/2005 in Book 2227, Page 8316.

TAX CODE: 17/12/4/52

TAX PIN: 17639007771817

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 DENISE L. RAHALEY**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 ADAM H. DAVIS,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20



**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2831 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

LOT 2611, Section H-II, being situated and located in Coolbaugh Township, Monroe County, Pennsylvania and encompassed and included within one of the following plats:

A subdivision plat drawn by Spotts, Stevens & McCoy, Inc., Consulting Engineers of Wyomissing, Pa., known as Section H-II of Stillwater Lake Estates, Sun Dance Stillwater Corp., dated August 2, 1971 and approved by Monroe County Planning and Zoning Commission November 9, 1971 approved by supervisors of Township of Coolbaugh December 16, 1971 said plat is filed and recorded in Office for recording of plats Monroe County on December 28, 1971 in Plat Book 15, Page 85.

Said lot having a frontage on Holiday Drive of 80.00 feet and a rear line of 80.00 feet; Northerly side line of 150.00 feet and a southerly side line of 150.00 feet. Dimensions are more or less and actual stream and lake location governs and determines stream and lake lot side line and rear line dimensions.

BEING THE SAME PREMISES which Steven A. Falco and Bonita L. Falco, husband and wife, by deed dated 04/15/2005 and recorded 05/04/2005 in Book 2224 Page 2915 conveyed to Alida Ortiz.

Pin #: 03634604707727  
Tax Code #: 03/14F/2/44

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ALIDA ORTIZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MATTHEW K. FISSEL,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3526 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN lot marked and designated as Lot No. 89, Section 2, as more particularly and at large depicted on a certain map entitled "Plotting of Lake of the Pines, Middle Smithfield Township, Monroe County, Pennsylvania", made by Elliott and Associates and recorded in the Office for Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, in Plot Book Volume 18, Page 17.

BEING the same premises which T IF RE02, LLC, by Deed dated July 19, 2004 and recorded August 10, 2004, in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Record Book Volume 2198, Page 9274, granted and conveyed unto Dominic C. Goncalves, Grantor hereof, in fee.

Title to said premises is vested in Ana L. Pino and Jose M. Pino, wife and husband, by deed from Dominic C. Goncalves dated May 24, 2005 and recorded May 26, 2005 in Deed Book 2226, Page 7636.

Parcel No. 09/4C/2/3  
Pin No. 09734404612152

Being Known As: 89 Pine Ridge Drive, East Stroudsburg, Middle Smithfield, Monroe County, PA 18301

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ANA L. PINO  
JOSE M. PINO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
CAROL A. DIPRINZIO,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20



**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 11510 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of ground described as follows:**

Site 200, Phase 2, Section 3, located within Tobyhanna Township, Monroe County, and Commonwealth of Pennsylvania, as recorded in the Office for the Recording of Deeds in and for Monroe County, Stroudsburg, Pennsylvania on the Final Amended Site Plan of 'Phase 2, Pinecrest Lake' recorded in Plot Book 76, Pages 165.

**ALSO UNDER AND SUBJECT** to terms and conditions of the Funded Community Trust Agreement 'Pinecrest Lake Community Trust Document' as recorded in the aforementioned Recorder's Office in Record Book Volume 1338, Pages 147 through 171; First Amendment recorded in Record Book Volume 1605, pages 712 through 715; Second Amendment recorded in Record Book Volume 1791, Page 1250.

**TITLE TO SAID PREMISES VESTED** in Erich Pieper and Catherine Pieper, h/w, by Deed from Pinecrest Lake Homes, LLC, a Pennsylvania Limited Liability Company, dated 10/05/2006, recorded 10/18/2006 in Book 2284, Page 6145.

**TAX CODE:** 19/97651

**TAX PIN:** 19-6334-02-76-9752

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ERICH PIEPER**

**CATHERINE PIEPER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ADAM H. DAVIS,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 399 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THE FOLLOWING** lot situate in the Township of Price, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 57, Section 'A' as shown on 'Plotting of lots of Pocono Wild Haven Estates, Inc., Price Township, Monroe County, Pennsylvania, made by Edward C. Hess, P.E.', as recorded in Monroe County, Pennsylvania, Plot Book 11, Page 7.

**IT BEING THE SAME PREMISES** which Patrick Clifford and Donald Lishman, Co-Partners, by indenture bearing date of September 30, 1987, did grant and convey unto Dennis R. McNulty and Jo Ann McNulty, his wife, said deed being recorded in the Office for the Recording of Deeds in and for Monroe County at Stroudsburg, Pennsylvania, in Record Book Volume 1580, Page 1639, reference being thereunto had, the same will more fully and at large appear.

**TITLE TO SAID PREMISES IS VESTED** in Eric Okyere and Samuel Amoako, as tenants in common by Deed from Dennis R. McNulty and Jo Ann McNulty, h/w, dated 06/25/2007, recorded 06/27/2007 in Book 2309, Page 2113.

Parcel Identification No: 14/5A/1/27

Map #: 14-7305-04-60-4796

Improvements: Residential dwelling

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ERIC OKYERE**

**SAMUEL AMOAKO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENIECE D. DAVIS,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 21 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** tract, pieces or parcel of land situate in **Stroud Township**, Monroe County, Pennsylvania, bounded and described as follows:

Beginning at a stone corner on the southerly edge of a Woods Road, said stone being the northwesterly corner of land now or formerly of S.M. Roberts; thence by said Roberts South 35 degrees 15 minutes West (at 163 feet passing a stone) 200 feet to a stake and stones; thence by other lands now or formerly of Duane J. Rashlich and Evelyn J. Rashlich of which this parcel was a part North 54 degrees 45 minutes West 114 feet to a stake and stones; thence by the same North 35 degrees 15 minutes East 184 feet to a stake and stones on the southerly side of the aforementioned Woods Road; thence along the southerly side of said Woods Road South 62 degrees 45 minutes East 115 feet to the place of beginning.

**TITLE TO SAID PREMISES VESTED IN Andrew J. Mogitz**, by Deed from Jon Sampson, Executor of the Estate of Joseph M. Doyle, a/k/a Joseph Michael Doyle, dated 01/11/2007, recorded 01/18/2007 in Book 2294, Page 203.

**TAX CODE: 17/1/1/27-12  
TAX PIN: 17730303020970  
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ANDREW J. MOGITZ A/K/A  
ANDREW MOGITZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JONATHAN LOBB,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9780 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot or lots parcel or piece of ground situate in the **Township of Stroud**, Monroe County, Pennsylvania, being Lot No. 90, Section F, as is more particularly set forth on Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania in Plot Book 33, Pages 101 and 103.

Title to said premises is vested in Vivian Franco and Jose A. Franco Jr. a/k/a Jose A. Franco, husband and wife, by deed from Pocono Property Finders, Inc., a Pennsylvania Corporation dated October 16, 1995 and recorded October 17, 1995 in Deed Book 2019, Page 1502.

Parcel No. 17/15f/1/90  
Pin No. 17638204900755  
Being known as 3115 Fairfax Terrace, a/k/a Parcel ID: 17/15f/1/90, F/K/A 793 Penn Estates, East Stroudsburg, Stroud Township, Monroe County, PA 18301 Under and subject to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in above recited Deed.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
VIVIAN FRANCO  
JOSE A. FRANCO, JR. A/K/A  
JOSE A. FRANCO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
TERRENCE J. MCCABE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6712 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** tract, piece or parcel of land, situate in the **Township of Eldred**, County of Monroe and State of Pennsylvania, bounded and described as follows, viz:

**BEGINNING** at the East corner of a lot sold by Francis E. Hussey and Pettie F. Hussey to Jacob A. Frantz, by deed dated May 1st 1900, in the middle of a public road leading from Kunkletown to Saylorburg; thence, South eighty eight and three quarters degrees West, sixty feet to a corner in the said road; thence, South one and one-half degrees West, one hundred and seventy three feet to a corner on the North bank of Hill Race; thence, along said bank, north eighty eight and one half degrees East sixty feet to a line of land of Jacob Frantz; thence, along said Frantz' land, North one and one half degrees East; one hundred and eighty five feet, more or less, to the place of **BEGINNING**.

**TITLE TO SAID PREMISES VESTED** in Luis A. Lorenzo, single, by Deed From Pauline G. Craig by her attorney-in-fact Sylvia A. Gethen, dated 10/12/2011, recorded 11/01/2011 in Book 2410, Page 4355.

**TAX CODE:** 6/7/1/46

**TAX PIN:** 06623502764774

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**LUIS A. LORENZO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ADAM H. DAVIS,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8913 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL CERTAIN LOT/LOTS** parcel or piece of land situate in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, being Lot/Lots No. 256, Section F, as shown on Map of a Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book No. 19, Pages 11, 13 & 15.

Being the same premises which the Tax Claim Bureau of Monroe County, Pennsylvania, as trustee, by its deed dated January 19, 2011 and recorded in the Office for the Recording of Deeds in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Record Book Volume 3282, Page 450, granted and conveyed unto David S. Wengerd, in fee.

Under and subject to covenants, conditions and restrictions of record.

Title to said Premises vested in Robert Freudig by Deed from David S. Wengerd dated 05/31/2011 and recorded 06/01/2011 in the Monroe County Recorder of Deeds in Book 2387, Page 3460.

Being known as 6017 Boardwalk Dr. aka 256 Boardwalk Dr., Tobyhanna, PA 18466

**Tax Parcel Number:** 03/8c/1/128

**Tax Pin Number:** 03635814335011

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ROBERT FREUDIG**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ROBERT W. WILLIAMS,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4265 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

The land referred to in this commitment/policy is situated in the State of Pennsylvania, County of Monroe and is described as follows:

**ALL THAT CERTAIN** piece or parcel of land located, situate and being in the **Township of Ross**, County of Monroe Commonwealth of Pennsylvania, bounded and described as follows:

Lot #22, Sunset Hills I, Ross Township, Monroe County, Pennsylvania, as set forth in Plot Book 20, page 125.

**UNDER AND SUBJECT** to any and all reservations, restrictions, conditions, covenants, etc., that are contained in the chain of title.

Parcel #15/8B/1/9

PIN #15626703003326

**BEING THE SAME PREMISES** which Glenn P. Hadcock, Sr., by deed dated 4/5/2006 and recorded 4/11/2006 in Book 2263 Page 6955 conveyed to Brad F. Horwath.

Pin #: 15-6267-03-00-3326

Tax Code #: 15/8B/1/9

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**BRAD F. HORWATH**

**MORTGAGOR(S) AND**

**RECORD OWNER(S)**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
VICTORIA W. CHEN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10702 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of ground, situate in the **Township of Stroud**, County of Monroe and State of Pennsylvania, being Lot 5 as set forth on the Plot Map of Arbor Woods dated May 14, 2002 and recorded July 22, 2003, in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania, in Plot Book Volume 75, Page 120.

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

**UNDER AND SUBJECT** to the Deed Covenants for Arbor Woods as recorded in Deed Book 2229, page 648, as Instrument Number 200525922.

**BEING** the same premises which Victor N. Tejada and Ada Gil, his wife, by Deed dated February 9, 2011 and recorded February 14, 2011 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2383 Page 411 as Instrument No. 201103413, granted and conveyed unto Ada Gil, in fee.

TAX ID: 17/97063

PIN: 17638102759076

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ADA GIL**

**VICTOR N. TEJADA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
M. TROY FREDMAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9894 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot or piece of land situate in the Township of Middle Smithfield, County of Monroe and State of Pennsylvania, bounded and described as follows:**

Being shown and designated as Lot No. 30 on a certain map or plan of lots entitled 'Subdivision of Winona Lakes, Section 8, Alpine Village, American Landmark Corporation, Owner & Developer, Middle Smithfield Township, Monroe County, Pennsylvania, dated March 3, 1972 and revised March 30, 1972, prepared by Edward C. Hess Associates, Scale being 1 inch = 100 feet' recorded in the Recorder's Office, Stroudsburg, Monroe County, Pennsylvania, April 19, 1972, in Plot Book Vol. 16, Page 89.

Containing 26,421 square feet, more or less.

Parcel Identification No: 09/6C/1/129

Improvements: Residential dwelling

**TITLE TO SAID PREMISES IS VESTED IN** Brian Brace-  
len and Lisa Brace-  
len and Lisa Brace-  
len, h/w, by Deed from Stannis R.  
Dotterer and Bruce W. Dotterer, w/h, dated  
07/01/2005, recorded 07/12/2005 in Book 2232, Page  
1544.

**SEIZED AND TAKEN IN EXECUTION AS THE  
PROPERTY OF:**

**BRIAN BRACELEN  
LISA BRACELEN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MARTHA E. VON ROSENSTIEL,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7687 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in the Township of Stroud, Monroe County, Pennsylvania being Lot or lots No. 214, Section A, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc. Stroudsburg, Pennsylvania in Plot Book Volume 31, page 65.**

Under and subject to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the chain of title.

BEING the same premises which Kevin White, by Deed dated November 12, 2004 and recorded on December 27, 2004, in Monroe County Record Book 2211, at Page 8087 granted and conveyed to Marie T. Smith and James B. Smith, husband and wife.

Code No. 17/15a/2/218

Pin No. 17639201365242

Being known as: 3249 Stonehenge Drive f/k/a 214 A. Stonehenge Drive, East Stroudsburg, PA

**SEIZED AND TAKEN IN EXECUTION AS THE  
PROPERTY OF:**

**JAMES B. SMITH  
MARIE T. SMITH**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
BARBARA A. FEIN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4450 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THE FOLLOWING lot situate in the Township of Tunkhannock, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 12, Section 2, as shown on 'Plotting of Sierra View', Tunkhannock Township, Monroe County, Pennsylvania, made by VEP Associates, Inc., and recorded in Monroe County, Pennsylvania, in Plot Book No. 33 page 117. TITLE TO SAID PREMISES VESTED IN Fred L. Gordon and Julie M. Bowen, by Deed from Fred L. Gordon, dated 06/24/2004, recorded 06/24/2004 in Book 2194, Page 3041.

Mortgagor Fred L. Gordon died on 07/04/2013, and upon information and belief, his surviving heir is Eugene Gordon.

TAX CODE: 20/8J/1/53  
TAX PIN: 20632102960620

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JULIE M. BOWEN**

**EUGENE GORDON, IN HIS CAPACITY AS HEIR OF FRED L. GORDON, DECEASED UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER FRED L. GORDON, DECEASED**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PETER WAPNER,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7111 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of ground situate in the Township of Stroud, County of Monroe and State of Pennsylvania, being Lot 704 as set forth on the Plot Map of Mill Brooke Farms, dated March 14, 2002 and recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania, in Plot Book Volume 74, pages 194, 195 and 196.

TOGETHER with all rights and privileges and UNDER AND SUBJECT to the covenants, exceptions, conditions, reservations and restrictions as of record. TAX ID No. 17/96691

PIN No. 17639012950449  
BEING the same premises which LTS Development, LLC, successor by merger to LTS Development, Inc., by Deed dated October 9, 2008 and recorded October 29, 2008 in the Monroe County Recorder of Deeds Office in Deed Book 2344, page 2599, granted and conveyed unto Anna Carrington and Zelda Thompson.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ZELDA THOMPSON  
ANNA CARRINGTON**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
BRADLEY J. OSBORNE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20



**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9488 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot parcel or piece of land situate in the **Township of Stroud**, County of Monroe, and Commonwealth of Pennsylvania, being Lot 47, Section C, Penn Estates, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 32, Page 105, 107, 111 and 113.

Under and subject to all conditions, covenants and restrictions as of record.

Title to said Premises vested in Gerald F. Papa and Leona Papa, h/w, as tenants by the entireties by Deed from Joseph Kozlowski and Candy Kerchner, h/w dated 05/15/2003 and recorded 05/22/2003 in the Monroe County Recorder of Deeds in Book 2154, Page 1808.

Being known as 47 Canterbury Lane, Analomink, PA 18360

Tax Parcel Number: 17639201264369

Tax Pin Number: 17/15d/1/64

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**GERALD F. PAPA  
LEONA PAPA A/K/A  
LEONA J. PAPA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ROBERT W. WILLIAMS,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7241 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or piece of land located in the **Township of Middle Smithfield**, County of Monroe and State of Pennsylvania, being shown and designated as Lot 35 o a certain map entitled "Sierra Trails" dated March, 1975 and revised April, May and June, 1975 as prepared by Lawrence R. Bailey, Registered Surveyor and recorded in the Monroe County Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 27, Page 97.

UNDER and subject to any and all covenants, conditions, reservations, restrictions, limitations, rights-of-ways, objections, easements, agreements, etc., as they appear of record.

**BEING THE SAME PREMISES** which Gia Depasqua, now by marriage Gia Cirillo, and Michael Cirillo wife and husband, by deed dated 5/13/2005 and recorded 5/17/2005 in Book 2225 Page 7344 conveyed to Gia Cirillo and Michael Cirillo, wife and husband.

Pin #: 09730504717229

Tax Code #: 09/18B/1/30

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**GIA CIRILLO  
MICHAEL CIRILLO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MATTHEW K. FISSEL,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9250 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Ross**, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 5, High Point, as shown on a plan of lots recorded in the office of the Recorder of Deeds, in and for the County of Monroe, in Plot Book Volume/Page 60/459 (erroneously cited as 61/108m 109, 110 and 111 on prior deed).

TAX Id No. 15/87284  
PIN No. 15-6267-00-07-8541

**BEING THE SAME PREMISES** which Daniel W. Gregorio and Theresa Gregorio, husband and wife, by Deed dated May 27, 2005 and recorded June 3, 2005 in the Office for the Recorder of Deeds in and for the County of Monroe and Commonwealth of Pennsylvania in Record Book Volume 2227, page 6969, Instrument Number 200523895 granted and conveyed unto David Tassinari and Virginia Tassinari, husband and wife.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
VIRGINIA TASSINARI AND  
DAVID TASSINARI**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
BRADLEY J. OSBORNE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5247 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** piece or parcel of land, situate in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, being more particularly described as follows:

**BEING** Lot No. 146, Section F, as shown on a map of A Pocono Country Place, on file in the Recorder's Office, in and for the County of Monroe, at Stroudsburg, Pennsylvania in Plot Book 19, page 11, 13 & 15.

**UNDER and SUBJECT** to reservations, restrictions covenants and exceptions as contained in the chain of title.

**BEING** the same premises which John J. Jurik and Donna C. Jurik, his wife, by Deed dated August 12, 2005 and recorded August 16, 2005 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2236 Page 4794, as Instrument Number 200536480, granted and conveyed unto Tonderlera C. Ragin, an individual, in fee.

PARCEL NO. 03/8C/1/1848  
PIN: 03635814445686

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
TONDERLERA C. RAGIN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
TROY M. FREDMAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 780 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

The land referred to herein is situated in the State of Pennsylvania, County of Monroe, City of East Stroudsburg described as follows:

**ALL THAT CERTAIN** piece or parcel of land situate, lying and being in the **Township of Smithfield**, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 50, as shown on final P.R.D. Plan, Water Gap Watch - East Recorded in Monroe County Pennsylvania PWT Book No. 70, Page 251.

Source of Title: Book 2065 Page 479 (recorded 06/15/1999)

APN: 16-7311-02-99-4605

**BEING THE SAME PREMISES** which LTS Development, Inc., a Pennsylvania Corporation, by deed dated 6/10/1999 and recorded 6/15/1999 in Book 2065 Page 479 conveyed to Luis C. Pineros and Elba I. Pineros, husband and wife.

Pin #: 16731102994605

Tax Code #: 16/90980

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**LUIS C. PINEROS**

**ELBA I. PINEROS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MATTHEW K. FISSEL,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9442 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THOSE CERTAIN** lots, parcels or pieces of land situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being Lots Nos. 308 and 309, a Subdivision of Lands of Miles Weaver, now known as Sterling Estates, as recorded in Plot Book 10, page 83, in the Office of the Recording of Deeds, in and for the County of Monroe at Stroudsburg, Pennsylvania.

**TOGETHER AND SUBJECT** to all the rights, privileges, easements conditions, reservations and restrictions of record and/or visible on the ground.

TAX ID NO. 3/4A/3/63 AND 3/4A/3/64

PIN Nos. 03635602952102 and 03635602952240

**BEING** the same premises which Provident Bank, by Deed dated 6/14/02 and recorded 8/16/02 in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2129, Page 1797, granted and conveyed unto John E. Murillo and Carlene M. Murillo, husband and wife.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**CARLENE M. MURILLO**

**JOHN E. MURILLO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
BRADLEY J. OSBORNE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7512 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot or lots, parcel or piece of ground situated in the Township of Coolbaugh, County of Monroe, Pennsylvania, being Lot No. 397, Section E, A Pocono Country Place, as shown on a plan of lots recorded in the office of the Recorder of Deeds in and for the county of Monroe, in Plot Book Volume 18, pages 101, 107 & 108.

**UNDER AND SUBJECT** to covenants, easements, restrictions and reservations appearing in the chain of title or otherwise visible upon the land.

Title to said premises is vested in Alvin A. Morales and Yadira Solis, husband and wife, by deed from Robert H. Fenton dated September 9, 2009 and recorded December 29, 2009 in Deed Book 2364, Page 7251.

Parcel No. 03/9A/1/216  
Pin No. 03635811750413

Being Known As: 5806 Country Place Drive, Tobyhanna, Coolbaugh, Monroe County PA 18466

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ALVIN A. MORALES  
YADIRA SOLIS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JACOB M. OTTLEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7907 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot, parcel or piece of land situate in the Township of Tunkhannock, County of Monroe, and Commonwealth of Pennsylvania, being Lot 4032, Section SS-II, Indian Mountain Lakes, as shown on a plan of lots recorded in the office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 57, Page 161.

Being Known As: 4032 Upper Notch Road a/k/a 1790 Upper Notch Road, Albrightsville, PA 18210  
Parcel ID: 20/8K/1/172  
Pin #: 20-6321-04-61-2007

BEING the same premises which Lawrence Peter Meng III, married, by Deed dated August 17, 2004 and recorded August 24, 2004 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book/Page or Instrument #REC/2200/1458, granted and conveyed unto Lawrence Peter Meng III and Patricia Meng, h/w, their heirs and assigns, as tenants by the entireties.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
LAWRENCE PETER MENG, III  
PATRICIA MENG**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
EDWARD J. MCKEE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 463 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN parcel of land and improvements therein situate in the Township of Middle Smithfield, County of Monroe, and Commonwealth of Pennsylvania, and designated as Parcel No. 09-13B-1-124 and more fully described in a Deed dated September 10, 2003 and recorded October 1, 2003 in Monroe County in Deed Book 2169, Page 1029, granted and conveyed unto Ian Huddleston, a single person.**

**UNDER AND SUBJECT to all the rights, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as appear of record.**

**BEING PARCEL No. 09/13B/1/124  
Pin No. 09731604746737**

**BEING the same premises which Louis J. Tischler, Trustee of the Louis J. Trust dated February 23, 1990, by Deed dated September 10, 2003 and recorded October 1, 2003 in the Monroe County Recorder of Deeds Office in Deed Book 2169, page 1029, granted and conveyed unto Ian Huddleston.**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
IAN HUDDLESTON**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
BRADLEY J. OSBORNE,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8818 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot situate in the Township of Tobyhanna, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 3, Section A, as shown on "Plotting of Stillwater Lake Estates, Inc., Coolbaugh and Tobyhanna Townships, Monroe County, Pennsylvania, made by Leo A. Achterman, Jr." and recorded in Monroe County, Pennsylvania, in Plot Book No. 8, Page 121.**

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

**TAX Id No. 19/4a/1/60  
PIN No. 19-6345-01-35-9011**

**BEING the same premises which Phyllis Langella, widow, by Deed dated July 24, 1998 and recorded July 28, 1998 in the Monroe County Recorder of Deeds Office in Deed Book 2051, page 2412, granted and conveyed unto James J. Gargiulo and Linda E. Gargiulo, husband and wife.**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JAMES J. GARGIULO AND  
LINDA E. GARGIULO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
BRADLEY J. OSBORNE,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4336 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Polk**, County of Monroe and Commonwealth of Pennsylvania, being Lot 1, Meadow View, as shown on a Plan of Lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe at Stroudsburg, Pennsylvania in Plot Book Volume 66, Page 38.

Under and Subject to any and all reservations, restrictions, conditions, covenants, etc. as appear of record Being Known As 156 Heiney Lane, Kunkletown, PA 18058

TAX ID: 13/5/1/19  
PIN: 13621700927638

BEING the same premises which Antonio Figueredo by Deed dated January 18, 2007 and recorded January 22, 2007 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2294 Page 3639, granted and conveyed unto Antonio A. Figueredo.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ANTONIO FIGUEREDO  
ANTONIO A. FIGUEREDO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ANDREW J. MARLEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10762 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land, situated in the **Township of Middle Smithfield**, County of Monroe and Commonwealth of Pennsylvania, being known as Lot Number 61, as shown on "Plotting of Wilderness Acres", Middle Smithfield Township, Monroe County, Pennsylvania made by Guyton Kempter & Associates, Inc. and recorded in Monroe County, Pennsylvania in Plot Book No. 20, page 17 and revised in Plot 37, page 87.

PARCEL ID: 9/14E/1/51  
PIN NO. 09731504726576

**TITLE TO SAID PREMISES IS VESTED IN Banks E. Wyatt, Jr. and Marie Wyatt, his wife, by deed from Anthony L. Hernandez and Sagrario J. Hernandez, husband and wife, dated January 17, 2008, recorded March 4, 2008 in the Monroe County Clerk's/Register's Office in Deed Book 2328, page 4623.**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
BANKS E. WYATT, JR.  
MARIE WYATT**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
EMMANUEL J. ARGENTIERI,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3707 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on



THURSDAY, DEC 3, 2015  
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN property situated in the County of Monroe, and the Commonwealth of Pennsylvania, being described as follows:  
ALL THAT CERTAIN lot, parcel or piece of land in **Stroudsburg Borough**, County of Monroe and Commonwealth of Pennsylvania, being Lot 13, Phase 1, on a Map entitled, "Final Plan Dewberry Park, Section 2" as recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 68, page 182.  
Tax Id No. 18/92021  
Pin No. 18730009069463

BEING the same premises which Jane Roman and Dave Westres, a/k/a Dave Arkel Westres, by Deed dated December 2, 2011 and recorded January '12, 2012 in the Monroe County Recorder of Deeds Office in Deed Book 2396, page 6911, granted and conveyed unto Jane Roman and Dave Arkel Westres.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**DAVE ARKEL WESTRES AND JANE ROMAN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
BRADLEY J. OSBORNE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8604 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

THURSDAY, DEC 3, 2015  
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Jackson**, County of Monroe, and Commonwealth of Pennsylvania, being Lot 606, Section 1, The Woods at Mountain Spring Lake, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 61, page 293.

BEING known and numbered as 114 Witch Hazel Way a/k/a 606 Witch Hazel Way, Stroudsburg, PA 18360 BEING the same premises which Joseph Mackey and Sandra Mackey, h/w, by Deed dated July 23, 2004 and recorded August 6, 2004 in and fr Monroe County, Pennsylvania, in Deed Book Volume 2198, Page 5798, granted and conveyed unto John Westerholm and Michele M. Westerholm, h/w, as tenants by the entireties.

TAX CODE: 08/87174  
PIN NO: 08635100763652

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MICHELE M. WESTERHOLM A/K/A MICHAEL M. WESTERHOLM**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
DENISE CARLON,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5089 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

THURSDAY, DEC 3, 2015  
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Chestnut Hill**, County of Monroe and Commonwealth of Pennsylvania, being Lot 22, Pocono Vacation Lands, as shown on a plan of lots recorded in the office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 16, page 99.

UNDER AND SUBJECT to all conditions, covenants ad restrictions as of record.

Premises being: 162 Leisure Lane, Effort, PA 18330  
TAX ID: 02/11/27  
PIN: 02623802560419

BEING the same premises which Brian C. Snyder and Lisa Snyder, husband and wife by Deed dated May 30, 2003 and recorded June 5, 2003 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2155 Page 6418, granted and conveyed unto Brian C. Snyder.

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:  
BRIAN C. SNYDER  
LISA MARIE SNYDER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**ANDREW J. MARLEY,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 868 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land situated in the **Township of Stroud**, County of Monroe, and Commonwealth of Pennsylvania, being Lot 47, Section C, Penn Estates, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 32, Page 105, 107, 109, 111 and 113.

**UNDER AND SUBJECT** to all conditions, covenants and restrictions as of record.

Tax Id No. 17/15D/1/64  
Pin # 17639201264369

**BEING** the same premises which Joseph Kozlowski and Candy Kerchner, husband and wife, by Deed dated May 15, 2003 and recorded May 22, 2003 in the Monroe County Recorder of Deeds Office in Deed Book 2154, page 1808, granted and conveyed unto Gerald F. papa and Leona Papa, husband and wife.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**GERALD F. PAPA  
LEONA PAPA A/K/A  
LEONA J. PAPA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale on-

ly." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**BRADLEY J. OSBORNE,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9409 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot/lots, parcel or piece of ground situated in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, being Lot No. 2 and Lot No. 3 Section K, as shown on map of a Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 24, Pages 1, 3 and 5.

Lot 2: Parcel No. 03/9E/1/4, Pin Number 03-6358-07-79-1930  
Lot 3: Parcel No. 03/9E/1/5, Pin Number 03-6358-07-79-1986

Being Known As: 1002 Knollwood Drive, Tobyhanna, Coolbaugh Township, Monroe County, PA 18466  
Title to said premises is vested in Zdzislaw Henk and Bozena Henk, husband and wife, by deed from Wieslaw Golaszewski and Ewa Golaszewski, husband and wife dated July 6, 2006 and recorded July 11, 2006 in Deed Book 2273, Page 9705.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ZDZISLAW HENK  
BOZENA HENK**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

TERRENCE J. MCCABE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10520 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

The land referred to in this policy is situated in the State of Pennsylvania, County of Monroe, City of Mount Pocono, and described as follows:

**ALL THAT CERTAIN** property situated in the **Township of Coolbaugh**, in the County of Monroe, Commonwealth of Pennsylvania, and being described as follows: 03/5B/1/58. Being more fully described in a deed dated 01/21/05 and recorded 01/24/05. Among the land records of the country and state set forth above, in deed volume 2214 and page 2674.

**BEING THE SAME PREMISES WHICH** Russel E. Eilber by Deed dated 01/21/2005 and recorded 01/24/2005 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2214, Page 2674, granted and conveyed unto Margot Eilber.

Improvements: Residential property  
Tax Code No. 03/5B/1/58  
Pin #03635503331375

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
MARGOT EILBER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
DANIEL C. FANASELLE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 11447 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** piece or lot of land situate in the **Township of Hamilton**, County of Monroe and State of Pennsylvania, being Lot No. 204, Phase 1, on a Map of Keller's Woods, as recorded in the Office of the Recording of Deeds in and for the County of Monroe, in Plot Book Volume 69, Page 191 and re-recorded in Plot Book Volume 70, Page 243.

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

TAX ID No. 07/90609  
PIN No. 07627900536082

**BEING** the same premises which Walter V. Price and B. Teresa Price his wife, by Deed dated October 1, 20090 and recorded October 2, 2009 in the Monroe County Recorder of Deeds Office in Deed Book 2360, page 6867, granted and conveyed unto David Ciccimarra and Victoria Ciccimarra, his wife.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**DAVID CICCIMARRA  
VICTORIA CICCIMARRA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
BRADLEY J. OSBORNE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8239 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Coolbaugh, County of Monroe, and Commonwealth of Pennsylvania, being Lot 355, Section H, A Pocono Country Place, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 19, Pages 21, 23 & 25.**

**TITLE TO SAID PREMISES VESTED IN Dionne Green, by Deed from Federal National Mortgage Association, aka Fannie Mae, a corporation organized under an Act of Congress and existing pursuant to the Federal National Mortgage Association Charter Act, dated 03/29/2007, recorded 03/30/2007 in Book 2300, Page 7295.**

**TAX CODE: 03/8E/1/237**

**TAX PIN: 03634812956357**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**EMMANUEL AUGUSTUS**

**DIONNE WASHINGTON A/K/A**

**DIONNE GREEN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin**  
 Sheriff of Monroe County  
 Pennsylvania  
**PAUL CRESSMAN,**  
 ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 11382 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of ground situated in the Township of Coolbaugh, County of Monroe, State of Pennsylvania, more particularly described as Lot 823, Section K Ext., Tax Code 03/9F/1/15, as shown on a map or plan of A Pocono Country Place recorded in the Office of the Recorder of Deeds in and for Monroe County, in Plat Book Volume 24, at page 51, 53 & 55.**

**BEING the same premises that Steven D. Gladstone**

from Deed dated April 17, 1998 and recorded April 20, 1998, granted and conveyed unto Bento L. Nimmo and Patricia Yates-Nimmo, husband and wife, in Book 2047, page 2237, as Instrument No. 199811629.

**Tax Code: 03/9G/1/15**

**Pin No. 03635916937062**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**BENTO NIMMO A/K/A**

**BENTO L. NIMMO**

**PATRICIA NIMMO A/K/A**

**PATRICIA YATES-NIMMO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin**  
 Sheriff of Monroe County  
 Pennsylvania  
**PAUL J. FANELLI,**  
 ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9822 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN tract or parcel of land situate in the Township of Middle Smithfield, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:**

**BEING Lot No. 15 on a plan of lots entitled Final Plan, Bushkill Run, as prepared by Robert E. Felker, Inc., dated November 30, 1988, and last revised January 19, 1989, and filed in the Office of the Recorder of Deeds in and for the County of Monroe on January 27, 1989, in Plot Book Volume 61, at Page 38.**

**TITLE TO SAID PREMISES VESTED IN Augustyn Madej and Stanislawa Madej, h/w, by Deed from Lynda Spooner, unmarried, dated 07/29/2005, recorded 08/02/2005 in Book 2234, Page 7046, Instrument Number 200533844.**

**TAX CODE: 09/85978**

**TAX PIN: 09732600150705**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**STANISLAWA MADEJ**

**AUGUSTYN MADEJ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to

collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JONATHAN LOBB,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4887 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel of land situate in **Stroud Township**, Monroe County, Pennsylvania, being Lot No. 103, as shown on plan entitled "Final Plan, Hunter's Run, Section 1, February 1, 1988", prepared by Achterman Associates and recorded in the Office for the Recording of Deeds, etc., at Stroudsburg, Pa., in and for the County of Monroe, in Plot Book Volume 60, Page 400.

**BEING** the same premises which Timothy R. Primrose, Sr. and Christina C. Primrose, husband and wife, by their deed dated December 20, 1996, and recorded in the Office for the Recording of Deeds in and for the County of Monroe, at Stroudsburg, Pennsylvania in Record Book Volume 2032 page 2245, granted and conveyed unto Timothy Harrison and Mona Lisa Harrison, husband and wife.

**TAX PARCEL NO.:** 17/116123  
**PIN NO.:** 17-6391-00-77-9670

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MONA LISA HARRISON**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance there-

with will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JAMES V. FARERI,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4336 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Tunkhannock**, County of Monroe, and Commonwealth of Pennsylvania, being Lot 2313, Section B-IV, Emerald Lakes, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 14, Page 83.

Being known and numbered as 1139 Clover Road, f/k/a 2313s Clover Road, Long Pond, PA 18334.

Being the same premises which Marshall A. Lewis, by deed dated March 21, 2007 and recorded April 3, 2007 in and for Monroe County, Pennsylvania, in Deed Book Volume 2301, Page 1462, granted and conveyed unto David Joseph Cichocki and Joy Lynn Cichocki, as tenants by the entirety.

**TAX CODE:** 20/1B/1/17  
**PIN NO:** 20634301393753

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**DAVID JOSEPH CICHOCKI  
JOY LYNN CICHOCKI**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JAIME R. ACKERMAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2108 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot or lots, parcel or piece of ground situate in the **Township of Pocono**, Monroe County, Commonwealth of Pennsylvania being Lot or Lots No. 36, Section G, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, in Stroudsburg, Monroe County, Pennsylvania, in Plot Book Volume 36 page(s) 119, 121, 123 and 124.

**BEING THE SAME PREMISES** which FPB Real Estate Corp., by deed dated 12/06/2002 and recorded 02/05/2003 in Book 2144 Page 1660 conveyed to Eliezer Candelario and Migdalia Jacobs, his wife.  
Pine #: 12639201090114  
Tax Code #: 12/117332

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ELIEZER CANDELARIO  
MIGDALIA JACOBS  
MORTGAGOR(S) AND  
RECORD OWNER(S)**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
CRISTINA LYNN CONNOR,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8245 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in **Chestnuthill Township**, in the County of Monroe, State of PA bounded and described as follows:

All That Certain lot or parcel of land situate in the Township of Chestnuthill, County of Monroe and commonwealth of Pennsylvania, being Lot No. 70, of the Birches as shown on a plan of lots filed in the Office of the Recorder of Deeds in and for the County of Monroe in Plot Book Volume 31, Page 125.

**TITLE TO SAID PREMISES VESTED** IN Michael Benvenuto & Phyllis Benvenuto, h/w, by Deed from The June Corporation & KAL-TAC Inc., dated 02/06/1999, recorded 02/23/1999 in Deed Book 2060, page 1739.

TAX CODE: 2/6A/1/71

TAX PIN: 02634104708632

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MICHAEL BENVENUTO  
PHYLLIS BENVENUTO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PETER WAPNER,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7088 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Tobyhanna**, County of Monroe and Commonwealth of Pennsylvania, designated as Lot 5561, Section CIIIB, according to plan of Emerald Lakes, recorded in the office for the recording of Deeds, etc., in and for the county of Monroe, at Stroudsburg, PA in Plot Book Volume 17, Page 111.

Being Known As: 5561 Overland Drive, Long Pond, P. A 18346

TAX CODE: 19/31/2/168

PIN NO.: 19634404738359



TITLE TO SAID PREMISES IS VESTED IN Brian Steidl and Lisa J. Steidl by deed from Patricia A. Stephens dated 08/15/1996 recorded 08/21/1996 in Deed Book 2028 Page 3646.

Having been erected thereon a single family dwelling. **SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: BRIAN STEIDL LISA J. STEIDL**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
DAVID NEEREN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7339 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land, situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being known as Lot 6119, Section N, on a map of Pocono Farms recorded in the Office of the Recorder of Deeds, in and for Monroe County in Plot Book Volume 16, Page 115.

**BEING THE SAME PREMISES** which Russell Royce and Elizabeth A. Royce, his wife, by Deed dated 07/26/2007 and recorded 08/07/2007 in Book 2312 Page 8745 conveyed to Russell Royce and Elizabeth A. Royce, husband and wife.

**AND THE SAID Russell Royce** departed this life on 08/12/2013, vesting title solely in Elizabeth A. Royce, as surviving tenant, at the date of his death.

Pin #: 03635602574246

Tax Code #: 03/7J/122

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ELIZABETH A. ROYCE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii)

must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
CRISTINA LYNN CONNOR,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5754 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THE FOLLOWING** lot situate in the **Township of Middle Smithfield**, County of Monroe and State of Pennsylvania marked and designated as Lot Number 69, as shown on the "Plotting of Wilderness Acres," Middle Smithfield Township, Monroe County, Pennsylvania, made by Guyton Kempter and Associates, Inc., and recorded in Monroe County, Pennsylvania, in Plot Book No. 20, page 17.

**BEING THE SAME PREMISES** which one Stop Realty, Inc., a Corporation Existing under the Laws of the State of PA, by deed dated 02/02/2004 and recorded 02/04/2004 in Book 2181 Page 1574 conveyed to Gaetano M. Perrusio and Veronica Perrusio, husband and wife.

Pin #: 09731504944335

Tax Code #: 09/14E/1/6

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**VERONICA PERRUSIO  
GAETANO M. PERRUSIO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin

Sheriff of Monroe County  
 Pennsylvania  
**VICTORIA W. CHEN,**  
 ESQUIRE

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10496 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on  
**THURSDAY, DEC 3, 2015**  
**AT 10:00 A.M.**

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10666 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or parcel of land situate in the **Borough of East Stroudsburg**, Monroe County, Pennsylvania, being Townhouse Building C, Unit No. 4, as more particularly shown on the plot of lands of East-Way Development Co., Inc., known as East-Way Garden Community and recorded in the Office of the Recorder of Deeds in Monroe County, at Stroudsburg, Pennsylvania, on a map recorded in Plot Book Volume 57, Page 18.

**TITLE TO SAID PREMISES VESTED** by Special Warranty Deed, dated 10/01/2003, given by Loretta Lorie Lishman n/b/m Loretta Lorie Lehman and Robert S. Lehman, Sr., husband and wife to Stephanie Heimbach, a married individual and recorded 10/7/2003 in Book 2169 Page 9311 Instrument #200350160.

**TAX CODE:** 5-5/2/16/2/31

**TAX PIN:** 05730112862096C4

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**STEPHANIE HEIMBACH**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**PAUL CRESSMAN,**  
 ESQUIRE

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of ground situate in the Township of Middle Smithfield, County of Monroe and State of Pennsylvania, being Lot 31, Section 2, as set forth on the Final Subdivision Plan for Knoll Acres at Wooddale, Section 2, being recorded at Stroudsburg in the office for the Recording of Deeds, in and for the County of Monroe in Plot Book 76, Pages 172, 173, 174, 175 and 176.

**TITLE TO SAID PREMISES VESTED** in Edwin Zayas and Santana Zayas, h/w, by Deed from LTS Development, LLC, sbm to LTS Development, Inc., dated 08/03/2005, recorded 09/06/2005 in Book 2238, Page 7752.

**TAX CODE:** 09/97704

**TAX PIN:** 09-7314-00-38-2189

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**EDWIN ZAYAS  
 SANTINA ZAYAS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**ADAM H. DAVIS,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9170 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on  
**THURSDAY, DEC 3, 2015**  
**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER**

ER IS HIGHER BY CASHIERS CHECK OR CASH  
ALL THOSE CERTAIN lots, parcels or pieces of land situate in the Township of Middle Smithfield, County of Monroe, and Commonwealth of Pennsylvania, being Lots Nos. 2 & 4, Block No. 4, Unit No. 8, Monroe Lake Shores, as shown on a plan of lots recorded in the Office of the Recorder of Deeds, in and for the County of Monroe, in Plot Book Volume 59, Page 196, erroneously cited as Plot Book No. 136, page 244, in previous deed.

TITLE TO SAID PREMISES VESTED IN Samuel Varano and Diane M. Varano, h/w, by Deed from Daniel P. Cappa, a married man, dated 01/29/2008, recorded 02/01/2008 in Book 2326, Page 4155.

TAX CODE: 09/14D/8-4/2

TAX PIN: 09-7325-03-33-6315

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**SAMUEL VARANO**

**DIANE M. VARANO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9494 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot/lots, parcel or place of ground situate in the Township of Coolbaugh, County of Monroe and state of Pennsylvania, being lot no. 223, section H, as shown on map of a Pocono Country Place on file in the plot book no. 19 at page(s) no. 21, 23 and 25.

Premises being: H 223 Natures Drive n/k/a 8245 Natures Drive, Tobyhanna, PA 18466

TAX ID: 03/8E/1/54

PIN: 03635809056551

BEING the same premises which Mistico Albert Atteniese, Barbara A. Atteniese, husband/wife, by Deed dated September 25, 2001 and recorded October 16, 2001 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2106 Page 6336, grant-

ed and conveyed unto Richard A. Stoute.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**RICHARD A. STOUTE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
WILLIAM E. MILLER,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1438 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** land and premises situate in the Township of Coolbaugh, County of Monroe and the State of Pennsylvania, bounded and described as follows:

**ALL THE FOLLOWING** lot situate in the Township of Coolbaugh, County of Monroe, and Commonwealth of Pennsylvania, being known a Lot No. 205, Section S - 2, of Pocono Farms as shown on a plan of lots recorded in the Office of the Recorder of Deeds of Monroe County, in Plot Book Volume 48, page 63.

TITLE TO SAID PREMISES VESTED IN Sondra I. North, by Deed from Precision Home Builders, Inc., dated 01/31/2005, recorded 02/09/2005 in Deed Book 2216, page 301.

TAX CODE: 03/71/4/16

TAX PIN: 03635704616841

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**SONDRA I. NORTH**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5500 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the Township of Middle Smithfield, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 727, Section 7, Winona Lakes, as shown on a plan of lots recorded in the office of the Recorder of Deeds, in and for the County of Monroe, in Plot Book Volume/Page 16/87.

**BEING THE SAME PREMISES** which Homecomings Financial Network, Inc. by its Attorney-in-Fact, Litton Loan Servicing LP, by deed dated 10/18/2005 and recorded 11/8/2005 Document #200552286 conveyed to Pamela F. Rizzi.

Pin #: 09734401060210

Tax Code #: 9/6C/1/44

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**PAMELA F. RIZZI**

**MORTGAGOR(S) AND**

**RECORD OWNER(S)**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
CRYSTAL ESPANZAL,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5287 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of ground situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, being Lot No. 684, Section G, as shown on map of A Pocono Country Place, on file in the Recorder of Deeds Office at Stroudsburg, Pennsylvania in Plat Book 19, at Pages 11, 17 and 19.

**TITLE TO SAID PREMISES IS VESTED IN Bruno Neri**, by Deed from Federal National Mortgage Association, aka, Fannie Mae, a corporation organized under an Act of Congress and existing pursuant to the Federal National Mortgage Association Charter Act, dated 06/03/2005, recorded 06/21/2005 in Book 2229, page 7160.

TAX CODE: 03/8D/1/78

TAX PIN: 03635813147471

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**BRUNO NERI**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JONATHAN LOBB,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 316 CIVIL 2015, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER**

ER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, known as Estate Lot #726, located on Farm Court as shown on final plans Phase 11, Blue Mountain Lake, a Planned Unit Development and filed of Record in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Plat Book 73, page 228 and 229.

TITLE TO SAID PREMISES VESTED IN Guillaume N. Loka & Elise B. Hyacinthe, by Deed from The Mountain Lake Reserve, L.P., dated 09/15/2004, recorded 09/22/2004 in Deed Book 2202, Page 6838.

TAX CODE: 16/96228

TAX PIN: 16730304617244

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**GUILLAUME N. LOKA  
ELISE B. HYACINTHE A/K/A  
ELISE HYACINTHE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4032 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THE FOLLOWING lot situate in the Township of Tunkhannock, County of Monroe and State of Pennsylvania, marked and designated as Lot Number 113 Section 8, as shown on 'Plotting of Sierra View', Tunkhannock Township, Monroe County, Pennsylvania, made by VEP & Associates, Inc., and recorded in Monroe County, Pennsylvania, in Plot Book Volume No. 36 at Page No. 57.

TITLE TO SAID PREMISES VESTED IN Kirkland G. Keating, married and Elijah Allen, single, as tenants in common, by Deed from Otto Hedemus, widower, dated 05/02/2002, recorded 05/09/2002 in Book 2121, Page 6042.

TAX CODE: 20/3A/2/2

TAX PIN: 20633101365649

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**KIRKLAND G. KEATING  
ELIJAH ALLEN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5953 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THAT CERTAIN lot situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 2, Section B, as shown on 'Plotting of Laurel View Village, Inc.', Coolbaugh Township, Monroe County, Pennsylvania, made by Charles Carey Kanavy, R.E., and recorded in Monroe County, Pennsylvania, in Plot Book No. 14, Page 121.

TITLE TO SAID PREMISES VESTED IN Domingo Nieves and Brenda L. Arocho, by Deed from Anthony J. Valenti and Catherine G. Valenti, h/w and Lucille A. Frazer, widow and Robert J. Zullo, dated 12/06/2001, recorded 12/12/2001 in Book 2110, Page 6239.

TAX CODE: 03/8A/1/54

TAX PIN: 03635702568332

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**BRENDA L. AROCHO  
DOMINGO NIEVES**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 PAUL CRESSMAN,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 531 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or lots, parcel or piece of ground situated in **Middle Smithfield Township**, Monroe County, Pennsylvania, being lot or lots 2290, Section No. 28 as is more particularly set forth on the Plot Map of Lehman-Pike Development Corporation, Saw Creek Estate, as same is duly recorded in the Office for the Recording of Deeds, Stroudsburg, Monroe County, Pennsylvania, in Plot Book Vol. 46, Page 77.

**TITLE TO SAID PREMISES VESTED** in Mark A. Romanowski by Deed dated 4/14/05 given by General Film Products Inc., a Corporation, in the Office for the Recording of Deeds, Stroudsburg, Monroe County, Pennsylvania, 4/20/05, in Book #2222, Page #6226

**TAX CODE: 09/5A/2/23  
 TAX PIN: 09734501164352**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MARK A. ROMANOWSKI**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 PAUL CRESSMAN,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2669 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THE FOLLOWING** lot situate in the Township of **Chestnuthill**, County of Monroe and State of Pennsylvania, marked and designated as Lot Number 102, Section 4, as shown on 'Plotting of Sierra View' Chestnuthill Township, Monroe County, Pennsylvania, made by VEP & Associates and recorded in Monroe County, Pennsylvania, in Plot Book Number 33, Page 37.

**TITLE TO SAID PREMISES VESTED** in Mark A. Parcel and Crystal L. Handelong, by Deed from Sandra A. Herman, unmarried, dated 06/19/2008, recorded 06/23/2008 in Book 2337, Page 3662.

**TAX CODE: 02/14E/1/114  
 TAX PIN: 02633002786730**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**CRYSTAL L. HANDELONG  
 MARK A. PARCELL**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 PAUL CRESSMAN,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7165 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER**



ER IS HIGHER BY CASHIERS CHECK OR CASH  
ALL THAT CERTAIN lot/lots, parcel or piece of ground situated in the Township of Coolbaugh , County of Monroe and State of Pennsylvania, being Lot No. 439, Section J, as shown on map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book 22 at Pages 11, 13, 15 and 17.

BEING THE SAME PREMISES which Ellen C. Weisvogel, by deed dated 06/03/2006 and recorded 07/10/2015 in Book 2273 Page 8085 conveyed to Kenneth C. Gearhart and Margaret R. Gearhart, husband and wife.

Pin #: 03635915525513

Tax Code #: 03/9C/1/298

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**KENNETH C. GEARHART  
MARGARET R. GEARHART**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MICHAEL MCKEEVER,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9786 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN piece, parcel or tract of land situate in the Borough of Mount Pocono , County of Monroe and State of Pennsylvania, known as Lot Number 3, on a Subdivision Plan of Section V, Pine Hill Estates, as recorded in the Office for the Recording of Deeds, &c., in and for the County of Monroe at Stroudsburg, Pennsylvania, in Map Book Volume 54, Page 3.

TITLE TO SAID PREMISES VESTED IN Darryl Behagen and Anissa Behagen h/w, by Deed from Kathleen Abela, a married woman, dated 06/22/2005, recorded 07/123/2005 in Book 2232, Page 1133.

TAX CODE: 10/1/1/34-24

TAX PIN: 10-6356-20-82-6111

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:  
DARRYL BEHAGEN  
ANISSA BEHAGEN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL CRESSMAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8428 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN lot, piece or parcel of land situate in the Township of Pocono , County of Monroe and State of Pennsylvania, being Lot No. 8, Section 2, as shown on map entitled 'Final Plan, Section 2 Sunset Pocono', dated March 10, 1973, and recorded May 16, 1973, in the office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for County of Monroe, in Plot Book Volume 19, page 57.

TITLE TO SAID PREMISES VESTED IN Dayana C. Saavedra, a single person by Deed from Jerod C. Minich and Heidi L. Minich, his wife, dated 08/22/2011, recorded 08/31/2011 in Book 2390, Page 9017.

TAX CODE: 12/5B/2/25

TAX PIN: 12637404631835

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**DAYANA C. SAAVEDRA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file

in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**PETER WAPNER,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8249 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** piece, parcel of land situate in the Borough of Mount Pocono , County of Monroe and State of Pennsylvania, known as Lot #39, on a subdivision Plan of Section 3, Pine Hill Park, as recorded in the Office for the Recording of Deeds, in and for the County of Monroe, Stroudsburg, Pennsylvania, in Map Book Volume 28, pages 15-17.

**TITLE TO SAID PREMISES VESTED** IN John Pacheco & Cindy Santana, by Deed from Primacy Closing Corporation, dated 10/04/2005, recorded 03/22/2006 in Deed Book 2261, Page 6495.

**TAX CODE:** 10/2/2/41

**TAX PIN:** 10636505197964

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JOHN PACHECO  
 CINDY SANTANA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**ADAM H. DAVIS,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7055 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT PARCEL** of land in Twp of Stroud , Monroe county, state of Pennsylvania, as more fully described in deed book 2043, page 9435, ID # 17/90420, being known and designated as lot 331, phase 7, blue mountain lake subdivision, filed in plat book 67, page 71 metes and bounds property.

**TITLE TO SAID PREMISES VESTED** IN Cynthia Jones-Quartey and Joseph Nortey, w/h by Deed from Cynthia Jones Quartey and Joseph Nortey, w/h, dated 02/14/2003, recorded 07/08/2003 in Book 2159, page 1058.

**TAX CODE:** 17/90420

**TAX PIN:** 17-7303-04-60-0295

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**CYNTHIA JONES-QUARTEY  
 JOSEPH NORTEY**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**PAUL CRESSMAN,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9829 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land sit-

uate in Middle Smithfield Township, county of Monroe and commonwealth of Pennsylvania, being lot 32, section 4, Winona Lakes, as shown on a plan of lots recorded in the office of the recorder of deeds, in and for the county of Monroe, in plot book volume 16, pages 83.

TITLE TO SAID PREMISES VESTED IN John E. Green and Theresa F. Green, h/w, by Deed from Gregory Daniels and Susan Daniels, h/w, dated 03/11/2003, recorded 03/20/2003 in Book 2147, Page 9123.

TAX CODE: 09/6D/1/2

TAX PIN: 09-7334-02-57-8897

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JOHN E. GREEN**

**THERESA F. GREEN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JONATHAN LOBB,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6294 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL CERTAIN lot/lots, parcel or piece of ground situated in the Township of Coolbaugh, County of Monroe, and State of Pennsylvania, being Lot No. 156, Section J, as shown on map of A Pocono Country Place on file in the Recorder's Office in Stroudsburg, Pennsylvania in Plot Book No. 22, Pages 11, 13, 15 and 17.

TITLE TO SAID PREMISES VESTED IN Victor Gomez, by Deed from Stewardship Fund, LP, a Texas Limited Partnership, dated 08/05/2010, recorded 09/20/2010 in Book 2376, Page 620.

TAX CODE: 03/9B/1/177

TAX PIN: 03635919509578

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**VICTOR A. GOMEZ A/K/A**

**VICTOR GOMEZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to

collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JONATHAN LOBB,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1686 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Tobyhanna, County of Monroe and State of Pennsylvania, known as Lot 5486, Section C3B, according to plan of Emerald Lakes, on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book No. 17, Page 111.

TITLE TO SAID PREMISES VESTED IN Francis Corchado and Marisol Corchado, h/w, by Deed from Rain-tree Homes, Inc./, a Pennsylvania corporation, dated 06/22/1999, recorded 06/23/1999 in Book 2-65, Page 5212.

TAX CODE: 19/3I/2/92, 19634492756779

TAX PIN: 19-6344-02-75-6779

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**FRANCIS CORCHADO  
MARISOL CORCHADO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania  
 ADAM H. DAVIS,  
 ESQUIRE

**THURSDAY, DEC 3, 2015**  
**AT 10:00 A.M.**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7679 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**  
**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or piece of land situate in the township of Tunkhannock, county of Monroe and state of Pennsylvania, known as lot no. 2810, section BIV, as shown on plan of Emerald lakes, recorded in the office for the recording of deeds, etc., in and for the county of Monroe, in plot book volume 14, page 83.**

**TITLE TO SAID PREMISES VESTED IN Alen T. Winns, by Deed from Ruthlyn Lewis, dated 06/05/2008, recorded 06/11/2008 in Deed Book 2336, page 6691.**

**TAX CODE: 20/1B/148**  
**TAX PIN: 20634403419761**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ALEN WINNS A/K/A  
 ALEN T. WINNS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 ADAM H. DAVIS,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6676 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot situate in the development known as Mountain Top Estates, Middle Smithfield Township, Monroe County, Pennsylvania, designated as Lot No. 234, Section 1, as shown on the map of lands of Clinton R. Alden, Plot No. 1, recorded in the Office for the Recording of Deeds at Stroudsburg, Monroe County, Pennsylvania in Map Book 10, page 109.**

**TITLE TO SAID PREMISES VESTED IN Larry Lee Shay, by Deed from Lisa Ann Shay, dated 01/15/2001, recorded 02/22/2001 in Book 2091, Page 6186.**

**TAX CODE: 9/4A/1/163**  
**TAX PIN: 09734503103123**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 LARRY LEE SHAY**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 PAUL CRESSMAN,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1206 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**  
**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or parcel of land situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, known as Lot 5599, as shown on a subdivision map of Pocono Farms, Section S, as recorded in Plot Book Volume 14, Page 115.**

**TITLE TO SAID PREMISES VESTED IN Sondra I. North, by Deed from Precision Home Builders, Inc., dated 01/31/2005, recorded 02/07/2005 in Deed Book 2215, Page 6699.**

**TAX CODE: 03/7I/2/37**  
**TAX PIN: 03635704729557**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

SONDRA I. NORTH

NICOLE LABELLETTA,  
ESQUIRE

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ADAM H. DAVIS,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 512 CIVIL 2004, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

THURSDAY, DEC 3, 2015

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF

PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER

IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot of land situate in Township

of Chestnut Hill, Monroe County, Pennsylvania:

Being Known As 805 Westbrook Road, Effort, PA

18330

Parcel Number: 02/111221

Pin Number: 02632004947233

Improvements: Residential property

SEIZED AND TAKEN IN EXECUTION AS THE

PROPERTY OF:

HOWARD J. BOYLAN

MICHELLE L. BOYLAN A/K/A

MICHELLE BOYLAN

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4102 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

THURSDAY, DEC 3, 2015

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF

PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER

IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot of land situate in Township

of Stroud, Monroe County, Pennsylvania:

Being Known As 2112 A Ramagwa Ridge Drive,

Stroudsburg, PA 18360

Parcel Number: 17/11/4/1

Pin Number: 17639002563375

Improvements: Residential property

SEIZED AND TAKEN IN EXECUTION AS THE

PROPERTY OF:

CHARLES A. HENLEY

SHARON G. PELAGE

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

NICOLE B. LABELLETTA,

ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1423 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

THURSDAY, DEC 3, 2015

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF

PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER

IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot of land situate in Township

of Coolbaugh , Monroe County, Pennsylvania:  
 Being Known As 609 G. Leila Court n/k/a 7465 Lelia  
 Court, (Coolbaugh Township), Tobyhanna, PA 18466  
 Parcel Number: 03/8D/1/165  
 Pin Number: 03635813241758  
 Improvements: Residential property  
**SEIZED AND TAKEN IN EXECUTION AS THE  
 PROPERTY OF:**  
**BARBARA GUGLIELMO A/K/A**  
**BARBARA C. GUGLIELMO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**ELIZABETH L. WASSALL,**  
**ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9379 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot of land situate in Township of Stroud , Monroe County, Pennsylvania:**  
 Being Known As 904 Daffodil Drive a/k/a 741 Blue Mountain Lake, East Stroudsburg, PA 18301  
 Parcel Number: 17/97959  
 Pin Number: 17730303202454  
 Improvements: Residential property

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**EMMANUEL AUGUSTUS**  
**GRACE OMIUNU**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file

in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**SHERRI J. BRAUNSTEIN,**  
**ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10447 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot of land situate in Township of Hamilton , Monroe County, Pennsylvania:**  
 Being Known As 1117 Heritage Boulevard, Stroudsburg, PA 18360  
 Parcel Number: 07/91832  
 Pin Number: 07628800339647  
 Improvements: Residential property

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**EFIM KASPIEV**  
**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**J. ERIC KISHBAUGH,**  
**ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - Nov. 6, 13, 20



**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 554 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, DEC 3, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot of land situate in Township of Chestnuthill , Monroe County, Pennsylvania:**

Being Known As 1404 Johns Road, Effort, PA 18330

Parcel Number: 02/15/2/35 & 02/15/2/34

Pin Number: 02632002963430 & 02632002964433

Improvements: Residential property

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**LORRAINE G. DUTT**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania

NICOLE LABELLETTA,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - Nov. 6, 13, 20