

## LACKAWANNA JURIST

### ESTATE

**ESTATE OF ROBERT F. BANNON**, deceased, late of Olyphant, Lackawanna County, Pennsylvania. Notice is hereby given that Letters of Administration have been granted in the above Estate. All persons indebted to said Estate are required to make payment and those having claims or demands are to be present the same day without delay to: Karen Caswell, 210 Edgar Street, Olyphant, PA 18447 or Joseph D. Silvaggio, Esq., Willman & Silvaggio LLP, 5500 Corporate Drive, Suite 150, Pittsburgh, PA 15237.

**ESTATE OF JOSEPH L. BRADY, JR.**, late of Springbrook Twp, Lackawanna County, PA (died March 15, 2023). Letters of Administration having been granted, all persons having claims or demands against estate of decedent shall make them known and present them, and all persons indebted to said decedent shall make payment thereof without delay to Kathleen A. Brady, 1044 Beech Street, PO Box 316, Moscow, PA 18444, Administrator of the Estate, or to Jane M. Carlonas, Esquire, Oliver, Price & Rhodes LLP, 1212 S. Abington Road, Clarks Summit, PA 18411.

Notice is hereby given that Letters of Administration have been granted to Annmarie Fernandez, Administratrix of the **ESTATE OF MARIE T. BARRON, A/K/A MARIE BARRON**, late of the Borough of Throop, Lackawanna County, Pennsylvania. Date of Death: January 19, 2025. Creditors are to present claims and debtors are to make payments to Annmarie Fernandez, Estate Administratrix or to P. Timothy Kelly, Esquire, Attorney for the Estate, 240 Penn Avenue, Suite 202, Scranton, PA 18503. P. Timothy Kelly, Esquire, Attorney for the Estate

**ESTATE OF DIANE M COGLISER** late of Scranton, Lackawanna County, PA (February 23, 2025). Letters Testamentary granted to CHRISTINE HERNE; all persons indebted thereto shall make payment and all creditors shall present their claims without delay to her c/o Paul Keeler, Esq., 415 S. State St., Clarks Summit, PA 18411.

**ESTATE OF MARY ANN DUCHNIK** (died January 30, 2025) formerly of Scott Township, Pennsylvania. All persons indebted to the estate shall make payment and those having claims or demands are to present same without delay to the Executrix, Kathleen A. Horan, or Richard A. Fanucci, Attorney for the Estate, 1711 Main Street, Blakely, PA 18447. RICHARD A. FANUCCI, ESQ.

**ESTATE OF CURTIS MALCOM ELDER**, late of Mayfield, PA (died 02/09/2025), Kendra L. Lynn, Executrix, c/o Michael F. Bailey, Esquire, 4099 Birney Avenue, Moosic, PA 18507.

**ESTATE OF KAREN JUNE ELDER**, late of Mayfield, PA (died 12/22/2021), Kendra L. Lynn, Administrator, c/o Michael F. Bailey, Esquire, 4099 Birney Avenue, Moosic, PA 18507.

**RE: ESTATE OF GLENN J. GRESS**, late of Waverly Township, Pennsylvania (died February 13, 2025). Notice is hereby given that Letters Testamentary for the Estate of Glenn J. Gress have been issued to Natalie H. Gress, Executrix of the Estate. All those having claims or demands against the Estate or indebtedness owed to the Estate shall present claims or remit payment without delay to the Executrix at 120 Miller Road, Waverly Township, PA 18411 or to Robert T. Kelly, Jr., Myers, Brier & Kelly, LLP, Attorney for the Estate, 425 Biden Street, Suite 200, Scranton, PA 18503

**RE: ESTATE OF ROSE M. GRESS**, late of Waverly Township, Pennsylvania (died January 27, 2025). Notice is hereby given that Letters Testamentary for the Estate of Rose M. Gress have been issued to Keith S. Gress, Executor of the Estate. All those having claims or demands against the Estate or indebtedness owed to the Estate shall present claims or remit payment without delay to the Executor at 316 Carbondale Road, Waverly Township, PA 18411 or to Robert T. Kelly, Jr., Myers, Brier & Kelly, LLP, Attorney for the Estate, 425 Biden Street, Suite 200, Scranton, PA 18503.

Notice is hereby given that Letters of Administration have been granted to P. Timothy Kelly, Executor of the **ESTATE OF ALICE E. McANDREW, A/K/A ALICE McANDREW**, Deceased, late of the Borough of Archbald, Lackawanna County, Pennsylvania. Date of death: December 31, 2024. Creditors are to present claims and debtors are to make payments to P. Timothy Kelly, Executor or to P. Timothy Kelly, Esquire, Attorney for the Estate, 240 Penn Avenue, Suite 202, Scranton, PA 18503. P. Timothy Kelly, Esquire, Attorney for the Estate

**ESTATE OF TERRY M. MICCICHE**, late of the City of Scranton died 12/3/24. Letters of Testamentary granted to Nancy Ann Cortese and Donna Marie Salva, Sean Gallagher Attorney for the Estate, 416 Jefferson Avenue, Scranton, PA 18510. Notice is hereby given that Letters of Testamentary have been granted. All persons indebted to the said estate are required to make payment, and those having claims or demands are to present the same without delay to the Executors name.

**ESTATE OF ELEANOR MUNLEY, AKA ELEANOR ROSE MUNLEY**, ESTATE NUMBER 35-2025-167, DECEASED, LATE OF ARCHBALD, PA LACKAWANNA COUNTY, PA; DIED JANUARY 6, 2025. NOTICE IS HEREBY GIVEN THAT LETTERS OF TESTAMENTARY HAVE BEEN GRANTED IN THE ABOVE ESTATE. ALL PERSONS INDEBTED TO SAID ESTATE ARE REQUIRED TO MAKE PAYMENTS, AND THOSE HAVING CLAIMS OR DEMANDS ARE TO PRESENT THE SAME WITHOUT DELAY TO KATHLEEN KANZLEITER, 1635 SONRISA, LOS ALAMOS, NM 87544.

Letters Testamentary have been granted in the **ESTATE OF BEVERLY PENCEK A/K/A BEVERLY ANN PENCEK A/K/A BEVERLY A. PENCEK**, late of the City of Scranton, County of Lackawanna, to Jennifer Kamla, Executrix. All persons having claims against the estate are requested to present them in writing and all persons indebted to the estate are to make payment to the estate in care of Bruce S. Zero, Esquire, Powell Zero Mundy, 527 Linden Street, Scranton, PA 18503.

**ESTATE OF PATRICIA JOANN SABIA, AKA PATRICIA J. SABIA**, ESTATE NUMBER 35-2025-230, DECEASED LATE OF THROOP, PA, LACKAWANNA COUNTY, PA: DIED DECEMBER 11, 2024. NOTICE IS HEREBY GIVEN THAT LETTERS OF ADMINISTRATION HAVE BEEN GRANTED IN THE ABOVE ESTATE. ALL PERSONS INDEBTED TO SAID ESTATE ARE REQUIRED TO MAKE PAYMENTS, AND THOSE HAVING CLAIMS OR DEMANDS ARE TO PRESENT THE SAME WITHOUT DELAY TO GERALD L. SABIA, 136 BOULEVARD AVE., THROOP, PA 18512-3307.

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NOTICE IS HEREBY GIVEN THAT Letters Testamentary have been granted in the **ESTATE OF WILLIAM P. WALSH, SR.**, Deceased, late of 2301 Cedar Avenue, City of Scranton, Pennsylvania, 18505 (died August 30, 2024), and all persons indebted to said estate are requested to make payment, and those having claims to present the sum without delay, to JUDITH A. REESEY, Executrix, c/o PAUL G. BATYKO, III, ESQUIRE, MINORA KROWIAK MUNLEY BATYKO, 700 Vine Street, 18510, Attorney for the Estate.

**ESTATE OF JOHN F. WALTER, SR.**, late of Peckville, Lackawanna County, PA (died October 29, 2023), Letters of Administration were granted to John Walter, III. Creditors present claims and debtors make payment to the Administrator or to Kim A. Giombetti, Esq., The GAR Building, 305 Linden Street, Scranton, PA 18503, Attorney for the Estate.

**ESTATE OF HELEN S. WELLER**, late of Olyphant, Lackawanna County, Pennsylvania (died January 8, 2025). Letters Testamentary having been granted, all persons having claims or demands against the Estate of decedent shall make them known and present them, and all persons indebted to said decedent shall make payment thereof without to James Eakle, Executor c/o Lawrence A.J. Spegar, Esquire, 24 Hill Street, Jessup, PA 18434.

**ESTATE OF LOUIS W. WELTZ, AKA LOUIS W. WELTZ, JR.**, ESTATE NUMBER 35-2025-139, DECEASED, LATE OF TAYLOR, PA, LACKAWANNA COUNTY, PA; DIED AUGUST 20, 2024. NOTICE IS HEREBY GIVEN THAT LETTERS OF TESTAMENTARY HAVE BEEN GRANTED IN THE ABOVE ESTATE. ALL PERSONS INDEBTED TO SAID ESTATE ARE REQUIRED O MAKE PAYMENTS, AND THOSE HAVING CLAIMS OR DEMANDS ARE TO PRESENT THE SAME WITHOUT DELAY TO JANETTE GALLAGHER, 201 SIBLEY AVE, TAYLOR, PA 18517.

### Second Notice

NOTICE IS HEREBY GIVEN that Letters Testamentary in the **ESTATE OF ELAINE M. ALTMILLER**, late of Elmhurst Township, Lackawanna County, Pennsylvania, have been granted to the undersigned. All persons indebted to said estate are required to make immediate payment and those having claims shall present them for settlement to: DAVID ALTMILLER, EXECUTOR, KEVIN R. GREBAS, Esquire, COLBERT & GREBAS, P.C., 210 Montage Mountain Road – Suite A, Moosic, PA 18507, Date of Death: October 19, 2024  
EXECUTRIX NOTICE – **ESTATE OF BRADLEY CHARLES BREUTSCH a/k/a BRADLEY C. BREUTSCH a/k/a BRADLEY BREUTSCH**, late of Madison Township, Lackawanna County, PA. Any person or persons having claim against or indebted to estate present same to Executrix: Theresa Marie Breutsch, 300 Brook Street, Moscow, PA 18444; Attorney for ESTATE: Nicholas A. Barna, Esq. 207 Tenth Street, Honesdale, PA 18431.

**ESTATE OF RITA T. D'ANGELO**, DECEASED, late of 4 LESLIE DR., SCRANTON, PA 18505, (Died JANUARY 12, 2025) THERESA SCOPELLITI, and LISA GUSE, Co-Executrices; Dante A. Cancelli, Suite 260, 125 N. Washington Ave., Scranton, Pennsylvania 18503, Attorney. DANTE A. CANCELLI, ESQUIRE

**ESTATE OF HELEN ANN EVANS**, late of the Scranton, Pennsylvania (died December 04, 2023). Notice is hereby given that Letters of Administration on the above Estate have been granted to Matthew Loftus, of Scranton, PA. All persons indebted to the said estate are required to make payment and those having claims to present the same without delay to the Personal Representative named herein, or to Patrick N. Coleman, Esquire, Tellie & Coleman, P.C., 310 East Drinker Street, Dunmore, PA 18512.

NOTICE IS HEREBY GIVEN that Letters Testamentary have been granted to Katie Casey and Christopher Fotta, Co-Executors of the **ESTATE OF RAYMOND FOTTA**, late of Scranton, Lackawanna County, Pennsylvania, who died on January 20, 2025. All persons indebted to said Estate are required to make payment and those having claims to present the same without delay to one of the Co-Executors or to Joseph O. Haggerty, Jr. of Haggerty Hinton & Cosgrove LLP, 1401 Monroe Avenue, Suite 2, Dunmore, PA 18509

**ESTATE OF MARGARET ELAINE MARTIN A/K/A ELAINE MARTIN**, late of Scranton, County of Pennsylvania, and State of Pennsylvania, deceased, who died on the 29<sup>th</sup> day of October, 2024. Letters of Administration having been granted to File No. 35-25-00096, all persons having claims or demands against the estate of the decedent shall make payment thereof without delay to Jeremy Hull, 3277 Cedar Avenue, Scranton, PA 18505, or to Mattes & Mattes, P.C., 201 West Main Street, P.O. Box 222, Dalton, PA 18414.

**ESTATE OF SALLY ANN ROESCH, A/K/A SALLY ROESCH**, DECEASED, LATE OF SCRANTON, PENNSYLVANIA (DIED JULY 17, 2024). All persons indebted to said Estate are required to make payment, and those having claims or demands to present the same, without delay, to Jason Ogden and Samantha Ogden, Co-Administrators, c/o Anthony Joseph F. Gaughan, 1107 Oram Street, Scranton, PA 18504. LAW OFFICE OF JOSEPH F. GAUGHAN, P.C., JOSEPH F. GAUGHAN, ESQUIRE, ATTORNEY FOR THE ESTATE

**ESTATE OF PAUL E. SHERLOCK**, late of Township of South Abington, Pennsylvania, (died February 4, 2025). Letters Testamentary on the above estate having been granted, all persons having claims and demands against the estate of the above decedent shall make them known and present them; all of the persons indebted to the said decedent shall make payment thereof without delay to Eugene D. Smith, 631 Ashurst Road, Havertown, PA 19083 or Patrick J. Lavelle, Esquire, 715 North State Street, Clarks Summit, PA 18411. PATRICK J. LAVELLE, ESQUIRE, ATTORNEY FOR THE ESTATE

**ESTATE OF ANTONIA A. STEFAN**, DECEASED, LATE OF OLD FORGE, PENNSYLVANIA (DIED MAY 1, 2018). All persons indebted to said Estate are required to make payment, and those having claims or demands to present the same, without delay, to Elaine Soltysik Graf, Executrix, c/o Attorney Joseph F. Gaughan, 1107 Oram Street, Scranton, PA 18504. LAW OFFICE OF JOSEPH F. GAUGHAN, P.C., JOSEPH F. GAUGHAN, ESQUIRE, ATTORNEY FOR THE ESTATE

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**GEORGE E. WELLER**, deceased, late of Madison Twp., PA (died June 29, 2023). Letters Testamentary having been granted, all persons having claims or demands against the estate of the decedent shall make them known and present them, and all persons indebted to the decedent shall make payment thereof to Beverly Keller, Executrix, or to Raymond W. Ferrario, Attorney for the Estate, Suite 528, Scranton Life Building, 538 Biden Street, Scranton, PA 18503-1816. **RAYMOND W. FERRARIO, P.C.**

### Third Notice

**ESTATE OF LESTER CHAPMAN, JR.**, late of the Borough of Throop, Lackawanna County, Pennsylvania 18512, who died on March 9, 2023. Letters Testamentary have been granted to Tracy Bradshaw and Christopher Chapman as Co-Executors. All persons indebted to the Estate are required to make payment and those having claims or demands to present the same without delay to John J. Warring, Attorney for the Estate, c/o The Warring Law Firm, 345 Wyoming Avenue, Scranton, Pennsylvania 18503.

NOTICE is hereby given that Letters of Administration have been granted in the **ESTATE OF CONSTANCE J. DORULA**, late of Moosic, Lackawanna County, who died January 3, 2025. All persons indebted to said Estate are requested to make payment and those having claims to present the same, without delay to the Administratrix, Joann Colianni and her Attorney. **DAVID CHERUNDOLO, ESQUIRE**, 410 JEFFERSON AVENUE, SCRANTON, PA 18510

**ESTATE OF GLORIA GERSHEY**, late of South Abington Township, Lackawanna County, PA (died January 24, 2025). Letters Testamentary granted to **JOSEPH A GERSHEY**; all persons indebted thereto shall make payment and all creditors shall present their claims without delay to him c/o Paul Keeler, Esq., 415 S. State St., Clarks Summit, PA 18411.

**ESTATE OF ROMAYNE P. KARDOS**, Deceased, File #35-25-00175, late of Old Forge, Lackawanna County, PA; (died 12/23/2024) Notice is hereby given that Letters Testamentary have been granted to John R. Kardos, Jr., Executor. All persons indebted to the Estate are required to make payment, and those having claims or demands are to present the same without delay to John R. Kardos, Jr., Esq., at 710 Fifth Ave., Ste. 2400, Pittsburgh, PA 15219.

**FLORENCE MARY KOVAL aka FLORENCE M KOVAL**, late of Clarks Summit, Lackawanna County, Pennsylvania, who died December 20, 2024, Letters Testamentary in the above Estate having been granted, all persons having claims or demands against the Estate of the decedent shall make them known, and present them, and all persons indebted to said decedent shall make payment thereof without delay to Michael Koval, Executor, c/o Attorney Scott Lynett, The Law Office of Scott Lynett, 310 Penn Avenue, Scranton, Pennsylvania 18503.

**ESTATE OF JOAN K. KRAFJACK, DECEASED**, late of 21 LAKESIDE COMMON, S. ABINGTON TWP., PA 18411, (Died NOVEMBER 9, 2024) **CHRISTINE BRAYER**, Executrix; Dante A. Cancelli, Esquire, Suite 260, 125 North Washington Ave., Scranton, Pennsylvania 18503, Attorney. **DANTE A. CANCELLI, ESQUIRE**

NOTICE IS HEREBY GIVEN that Letters of Administration have been granted to Michael Malloy, Administrator of the **ESTATE OF JANE MALLOY**, late of Scranton, Lackawanna County, Pennsylvania, to Estate No. 35-25-00168, date of death November 4, 2024. Creditors are to present claims and debtors are to make payments to Anne Marie Howells, Esquire (Attorney for the Estate), 307 West Market Street, Suite #1, Scranton, PA 18508-2783, (570) 344-1088.

**ESTATE OF ROBERT L. McDERMOTT** late of Dunmore, Lackawanna County, PA (died February 1, 2025). Letters of Administration having been granted, all persons having claims or demands against estate of decedent shall make them known and present them, and all persons indebted to said decedent shall make payment thereof without delay to George W. Phillips, Jr., 1277 Clay Avenue Dunmore, PA 18510, Administrator c.t.a. of the Estate, or to Jane M. Carlonas, Esquire, Oliver, Price & Rhodes LLP, 1212 S. Abington Road, Clarks Summit, PA 18411.

NOTICE IS HEREBY GIVEN that Letters Testamentary have been issued to Mary Kathryn Walsh, Executrix of the **ESTATE OF STEPHEN W. MULLEN a/k/a STEPHEN WILLIAM MULLEN**, Deceased, late of the City of Scranton, Lackawanna County, Pennsylvania, who died September 30, 2024. All persons indebted to said Estate are required to make payment, or those having claims or demands, to present the same without delay to the Executrix above named or her attorneys. **ROBERT E. MARSH, JR., ESQUIRE**, Marsh & Associates, LLC, 140 Maffet Street, Plains, Pennsylvania 18705, 1270-826-1810.

NOTICE IS HEREBY GIVEN that Letters of Administration have been granted in the **ESTATE OF CARRIE LYNN PREBICH AKA CARRIE GRAY PREBICH**, late of Carbondale, Lackawanna County, Pennsylvania (died October 3, 2021). All persons indebted to the Estate are requested to make payment, and those having claims or demands are to present same, without delay, to Administratrix, Bobby Joe Bendersky, or John J. Lawler, Jr., Attorney for the Estate, 25 North Main Street, Suite Two, Carbondale, Pennsylvania 18407. **JOHN J. LAWLER, JR., ESQUIRE**

**ESTATE OF MARY JACQUELINE PYLE**, Late of COVINGTON TOWNSHIP, Letters Testamentary on the above estate 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 payment, without delay, to Kelly A. Groves, 73 Storm Rd., Covington Township, PA 18444. Executrix, or her attorney, **JEFFREY K. LANDIS**, Esquire, **LANDIS, HUNSBERGER, GINGRICH & WEIK, LLP**, 114 East Broad Street, P.O. Box 64769, Souderton, Pennsylvania 18964.

**ESTATE OF KAY WHITE, A/K/A KAY Z. WHITE, A/K/A KAY ZEIDLER WHITE**, late of Dalton, Lackawanna County, Pennsylvania (died January 19, 2025). Letters Testamentary in the above estate having been granted, all persons having claims or demands against estate of decedent shall make them known and present them, and all persons indebted to said estate shall make payment thereof without delay to Laurie White Gumula, Executrix, or to James W. Reid, Esquire, or Joseph Fiorillo, Esquire, Oliver, Price & Rhodes, Attorneys for the Estate, 1212 South Abington Road, Clarks Summit, Pennsylvania 18411.

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### ARTICLES OF INCORPORATION

Articles of Incorporation-For Profit for **Recovery Room PA, P.C.**, were filed with the PA Department of State on **February 13, 2025**, under the provisions of the Business Corporation Law of 1988, as amended and supplemented.

RICHARD A. FANUCCI, ESQ.  
T-1 3/14/25

### ARTICLES OF INCORPORATION

NOTICE IS HEREBY GIVEN that PocketRN Care Group, Inc., a foreign professional corporation incorporated under the laws of California, with its principal office located at 617 W Olive Ave, Monrovia, CA 91016, has applied for a Statement of Registration to do business in Pennsylvania under the provisions of Chapter 4 of the Association Transactions Act. The commercial registered office provider in PA is c/o: Incorporating Services, Ltd., and shall be deemed for venue and official publication purposes to be located in Dauphin County. T-1 3/14/25

### NAME CHANGE

In the Court of Common Pleas, Lackawanna County, Pennsylvania, Civil Division: In Re: In the Matter of the Petition of David Kenneth Goicuria for Change of Name to David Vincent King. Notice is hereby given that on February 6<sup>th</sup>, 2025, the Petition for Change of Name was filed in the above Court, requesting an Order to change the Petitioner's name to David Vincent King. The Court was fixed the 24<sup>th</sup> day of April, 2025, at 1:30PM in Courtroom C at the Lackawanna County Government Center located at 123 Wyoming Avenue in Scranton, PA 18503 as the time and place for the hearing of said petition for name change, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted. T-1 3/14/25

### NOTICE

COURT OF COMMON PLEAS OF LACKAWANNA CO.  
COMMONWEALTH OF PENNSYLVANIA  
CASE NO. 108-CV-2025; COMPLAINT IN ACTION TO QUIET TITLE – ANDREW HICKEY AND TONI MARIE GEWRAGHTY-HICKEY, Plaintiffs vs. ROBERT D. WOODBURY OR THE HEIRS, UNKNOWN HEIRS, SUCCESSORS OR ASSIGNS OF ROBERT D. WOODBURY, DECEASED, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ROBERT D. WOODBURY, DECEASED, OWNER, REPUTED OWNER OR WHOEVER MAY BE THE OWNER, Defendants

TAKE NOTICE THAT Plaintiffs have filed a Complaint in Action to Quiet Title in the aforesaid Court against you in connection with the property described in Deed dated February 14, 1991, and recorded in Lackawanna County Record Book 1351 at Page 100. That Plaintiffs are the owners in fee of and in possession of certain real property located in Lackawanna County, Covington Township, Pennsylvania, more particularly describes as follows: Parcel Tax Map Number: 22002 090 770, Section S8 Lot Number 770 in Map Book No. 6A, Page 868 with an address of Hummingbird Lane S8-770 Covington Township, PA 18424.

If you wish to defend against the claims set forth, 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 defense 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.

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. North Penn Legal Services, 33 N. Main Street, Suite 220, Pittston, PA 18640, 570-299-4100

John J. Martin, Esquire  
1022 Court Street  
Honesdale, PA 18431  
Attorney for Plaintiff

**LACKAWANNA JURIST**

**Christopher Marinchak V. Charles L. Berry**

To: Charles L. Berry  
Heirs, Successors, Devisees, and Assigns

Notice is hereby given that Christopher Marinchak has filed an action in quiet title to Case No. 2025-CIVIL-166 in the Court of Common Pleas of Wyoming County, Pennsylvania. On February 26, 2025, the Court granted the Plaintiff leave of court to serve the Defendant by publication. In the Complaint, the Plaintiff alleges that he is the owner in fee simple absolute of the following described premises:

BEGINNING at an iron pin being the intersection of the southerly line of Main Drive and the easterly line of Drive "A" of Charles L. Berry's Plot of Lots; said point being located North two degrees (2°) fifty minutes (50') twenty seconds (20") West four hundred seventy-three and eighty-four hundredths feet (473.84') from the intersection of the northerly line of lands conveyed to Edward Munley in Wyoming County Deed Book 171, page 311 and the easterly line of Drive "A"; thence, from said point of beginning and along the southerly line of Main Drive, North eighty-six degrees (86°) twelve minutes (12') East one hundred feet (100') to an iron pin; thence, along the westerly line of Drive "B", South two degrees (2°) fifty minutes (50') twenty seconds (20") East, one hundred feet (100') to an iron pin; thence, along lands conveyed to Richard Pomicter in Wyoming County Deed Book 208, page 816, South eighty-six degrees (86°) twelve minutes (12') West, one hundred feet (100') to an iron pin; thence, along the easterly line of Drive "A", North two degrees (2°) fifty minutes (50') twenty seconds (20") West, one hundred feet (100') to the point of beginning for lands described herein.

CONTAINING an area of 9,998.6 square feet of land and being all of lots 23 and 24 of Block "A" of Charles L. Berry's Plot of Lots as recorded in the Wyoming County Recorder of Deeds Office.

Said parcel is more thoroughly described in Wyoming County Instrument Number 2017-2736, dated March 1<sup>st</sup>, 2013 and recorded on September 26<sup>th</sup>, 2017.

If you wish to defend this action, you must enter a written appearance personally or by an 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

**North Penn Legal Services (NPLS)**

114-2 Warren St.

Tunkhannock, PA 18657

(570) 299-4100

(Note: For the office designated by the Court, See Sch.R.C.P. 1018.1)

**“NOTICE TO LEGATEES”**

To all legatees, creditors and other persons interested. Notice is hereby given that the following Executors, Administrators, Trustees, and Guardians have filed their accounts with the Register of Wills and Clerk of Orphans’ Court, Division of the Court of Common Pleas.

The following accounts have been filed and may be examined in the Office of the Register of Wills and Clerk of Orphans’ Court. If you desire to object, the same may be accomplished by filing that objection in writing with the Clerk of Orphans’ Court **on or before Monday, the 7<sup>th</sup> day of April 2025**

The accounts will be filed by the clerk, with the Court for adjudication and confirmation on Tuesday, **the 8<sup>th</sup> day of April 2025**. Distribution may be ordered or authorized without further notice if no objections are filed prior to that date.

35 2022 1637  
Gary Onofrey  
Deceased

First and Final Account  
Michael Shiviets Executor  
W. Scott Lynett, Esquire