

LEGAL NOTICES

In The Court Of Common Pleas Of Pike County Commonwealth Of Pennsylvania

ESTATE NOTICES

Notice is hereby given that, in the Estate of the decedents set forth below, the Register of Wills, has granted letters testamentary or of administration to the persons named. All persons having claims or demands against said Estates are requested to present the same without delay and all persons indebted to said Estates are requested to make immediate payment to the executors or administrators or their attorneys named below.

ESTATE NOTICE

Notice is hereby given that Letters of Administration have been granted in the ESTATE OF CHESTER J. PUCO, late of Dingman Township, Pike County, Pennsylvania. All persons indebted to the Estate are requested to make payment, and those having claims are to present same, without delay, to the Administrator, Patricia A. Yodice, c/o Eric L. Hamill, Esquire, Attorney for the Estate, 501 Broad Street, Suite 3, Milford, PA 18337.
Eric L. Hamill, Esquire
09/28/12 • 10/05/12 • 10/12/12

LETTERS TESTAMENTARY

Estate of Helene W. Smith, late of 105 Rose Lane, Matamoras, PA 18336.

Letters Testamentary on the above estate have been granted

to the undersigned. All persons indebted to the said estate are requested to make payment, and those having claims to present the same without delay to: Linda S. Timm of 105 Rose Lane, Matamoras, PA 18336 or Helene J. Shippen of Cambridge Avenue, Fair Haven, NJ 07704 or to their attorney, Douglas J. Jacobs, Esq., 515 Broad Street, Milford, PA 18337.

09/28/12 • 10/05/12 • 10/12/12

EXECUTRIX'S NOTICE

ESTATE OF Reuben R. Shiffler late of Greentown, Pike County, Pennsylvania, deceased.

Letters Testamentary on the above estate having been granted to the undersigned, all persons indebted to said estate are requested to make payment and those having claims to present same, without delay to

Cynthia LaBar
1519 Brushy Mtn Rd.
E. Stroudsburg, PA 18302
Executrix

09/28/12 • 10/05/12 • 10/12/12

SHERIFF SALES

Individual Sheriff Sales can be cancelled for a variety of reasons. The notices enclosed were accurate as of the publish date. Sheriff Sale notices are posted on the public bulletin board of the Sheriff's office in Milford, located at 500 Broad Street.

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
66-2010r SUR JUDGEMENT
NO. 66-2010 AT THE
SUIT OF JP Morgan Chase
Bank, NA s/i/i to Washington
Mutual Bank, FA vs Miroslaw
Pucilowski and Edyta
Pucilowska DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or
piece of land SITUATE in the
Township of Lehman, County of
Pike and State of Pennsylvania,
bounded and described as
follows, to wit:

BEGINNING at a point on
the Northeasterly line of Wood
Thrush Circle, a common
corner of Lot No. 389 and Lot
No. 390, as shown on a plan
titled 'Subdivision of Lands
of Benjamin Foster, Lehman
Township, Pike County, Section
One', prepared by Edward C.

Hess Associates, October 17,
1969, and recorded in Plat Book
Volume 7, Page 155, October
17, 1969, on file in the Office of
the Recorder of Deeds, Milford,
Pennsylvania; thence by Lot No.
390 North 7 degrees 21 minutes
32 seconds East 200.00 feet to
a point; thence by Lot No. 317
South 82 degrees 38 minutes
28 seconds East 80.00 feet to a
point; thence by Lot No. 388
South 7 degrees 21 minutes 32
seconds West 200.00 feet to a
point on the Northwesterly side
of Wood Thrush Circle; thence
along the Northeasterly line of
Wood Thrush Circle North 82
degrees 38 minutes 28 seconds
West 80.00 feet to the place of
beginning.

CONTAINING 16,000 square
feet, more or less.

UNDER AND SUBJECT
to restrictions, covenants,
conditions, etc., as set forth
of record in Monroe County
Courthouse.

TITLE TO SAID PREMISES
VESTED IN Miroslaw
Pucilowski and Edyta
Pucilowska, h/w, by Deed
from Jean Ruth Ryan, widow,
dated 01/06/2006, recorded
01/24/2006 in Book 2156, Page
489.

PROPERTY: 389
WOODTHRUSH CIRCLE,
BUSHKILL, PA 18324

PARCEL: 183.03-04-74

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Miroslaw Pucilowski and Edyta Pucilowska DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$60,833.99, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Miroslaw Pucilowski and Edyta Pucilowska DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$60,833.99 PLUS COSTS AND INTEREST AS

AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmeig
1617 JFK Blvd., Ste. 1400
One Penn Center Plaza
Philadelphia, PA 19103
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 73-2010r SUR JUDGEMENT NO. 73-2010 AT THE SUIT OF Bank of America, NA, successor by Merger to BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing, LP vs James Larosa a/k/a James La Rosa and Stephanie Larosa a/k/a Stefanie La Rosa DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY October 17, 2012 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN lot or parcel of land situate in Lackawaxen Township, Pike County, Pennsylvania, being:

Lot No. 483, Section 8, on a subdivision plan of development (consisting of 17 sections) entitled FALLIING WATERS AT MASTHOPE, prepared by Edward C. Hess Associates, Inc., and recorded in the Recorder's Office in and for Pike County, at Milford, Pennsylvania, in Plat Book Vol. 16 pages 18-34 inclusive.

CONTAINING 22,129 square feet, more or less.

BEING Lot No. 483 on the above mentioned plan, prepared by Edward C. Hess, Associates, Inc.

TOGETHER WITH all rights of way and UNDER AND SUBJECT to all covenants, reservations, restrictions, and conditions as of record.

BEING KNOWN AS 106 COTTONTAIL COURT, LACKAWAXAN PA 18435

TAX PARCEL NO:
05-0-070857

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO James Larosa a/k/a James La Rosa and Stephanie Larosa a/k/a Stefanie La Rosa DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR

EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$157,889.89, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF James Larosa a/k/a James La Rosa and Stephanie Larosa a/k/a Stefanie La Rosa DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$157,889.89 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, PA 19106-1532
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 92-2010r SUR JUDGEMENT NO. 92-2010 AT THE SUIT OF Bank of America, NA successor by Merger to BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing, LP vs Tracey A. D' Ambola and William G. Kopcso DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY October 17, 2012 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND SITUATE, LYING AND BEING IN THE TOWNSHIP OF DINGMAN, COUNTY OF PIKE, COMMONWEALTH OF PENNSILVANIA, MORE PARTICULARLY DESCRIBED AS:

LOT NO. 10, BLOCK 4, SECTION NO. 10, GOLD KEY ESTATES, SUBDIVISION, RECORDED IN THE OFFICE OF THE

RECORDER OF DEEDS OF PIKE COUNTY IN PLAT BOOK 6, PAGE 9.

BEING THE SAME PREMISES AS CONVEYED IN DEED FROM WILLIAM KOPCSO RECORDED 2/02/07 IN DOCUMENT NUMBER 200700001976, BOOK 2217, PAGE 1481 IN SAID COUNTY AND STATE.

Tax Id: 123.03-01-18

BEING KNOWN AS: 105 Indian Pipe Terrace, Milford, PA 18337

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Tracey A. D' Ambola and William G. Kopcso DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$189,360.76, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT

A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Tracey A. D' Ambola and William G. Kopcso DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$189,360.76 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 184-2010r SUR JUDGEMENT NO. 184-2010 AT THE SUIT OF Wells Fargo Bank, NA vs Charles Irby, JR. DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA

18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN PIECE, PARCEL AND TRACT OF LAND SITUATE, LYING AND BEING IN THE TOWNSHIP OF LEHMAN, COUNTY OF PIKE, AND COMMONWEALTH OF PENNSYLVANIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT:

LOT NO. 63, PHASE III OF THE GLEN AT TAMIMENT SUBDIVISION, AS SHOWN ON THOSE CERTAIN PLANS TITLED 'FINAL PLAN, PHASE III, THE GLEN AT TAMIMENT', SHEET 1 OF 12 AND SHEET 2 OF 12 DATED DECEMBER 30, 1987 AND REVISED APRIL 5, 1988, AND RECORDED ON JANUARY 10, 1989, IN PIKE COUNTY MAP BOOK 26 AT PAGES 125 AND 126, IN THE TOWNSHIP OF LEHMAN, COUNTY OF PIKE AND COMMONWEALTH OF PENNSYLVANIA.

TITLE TO SAID PREMISES VESTED IN Charles Irby, Jr., by Deed from Charles Irby, Jr. and Cherlene Johnson, J/T/R/S,

dated 07/17/2008, recorded
09/03/2008 in Book 2287, Page
2366.

PROPERTY: 63 GALION
DRIVE, A/K/A 604 GALION
DRIVE, TAMIMENT, PA
18371

PARCEL: 187.02-01-34

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Charles Irby, JR.
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$318,706.96,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Charles
Irby, JR. DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$318,706.96 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmieg
1617 JFK Blvd, Ste. 1400
One Penn Center Plaza
Philadelphia, PA 19103
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE
October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
185-2012r SUR JUDGEMENT
NO. 185-2012 AT THE SUIT
OF JPMorgan Chase Bank,
National Association, successor
in interest by purchase from
the Federal Deposit Insurance
Corporation as receiver of
Washington Mutual Bank
f/k/a Washington Mutual
Bank, FA vs Donald G.
Mitrano DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA

18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION FOR
ADVERTISING

By virtue of a Writ of Execution
No. 185-2012-CIVIL

JPMORGAN CHASE BANK,
NATIONAL ASSOCIATION,
SUCCESSOR IN
INTEREST BY PURCHASE
FROM THE FEDERAL
DEPOSIT INSURANCE
CORPORATION
AS RECEIVER OF
WASHINGTON
MUTUAL BANK F/K/A
WASHINGTON MUTUAL
BANK, FA.

vs.

DONALD G. MITRANO

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

1305 SKYVIEW, A/K/A LOT
1305 LAKESIDE DRIVE,
GREENTOWN, PA 18426
Parcel No.: 129.01-02-59.002-
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment amount: \$191,627.16

Attorneys for Plaintiff:
Phelan Hallinan & Schmieg, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Donald G. Mitrano
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$191,627.16,
PLUS COSTS & INTEREST,
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Donald G.
Mitrano DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$191,627.16 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmieg
1 Penn Center Plaza
1617 JFK Blvd., Ste.. 1400
Philadelphia, PA 19103
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
198-2012r SUR JUDGEMENT
NO. 198-2012 AT THE
SUIT OF The Bank of New
York Mellon fka The Bank of
New York as Trustee for the
Certificiateholders CWAL T,
Inc. Alternative Loan Trust
2005-80CB Mortgage-Pass
vs Michail Portnoy a/k/a
Mikhail Portnoy and Nelli
Portnoy DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN
lot, parcel or piece of land
situate in the Township of

Lehman, County of Pike, and
Commonwealth of Pennsylvania,
being Lot No. 1580, Section 7,
Saw Creek Estates, as shown
on a plan of lots recorded in the
Office of the Recorder of Deeds,
in and for the County of Pike, in
Plot Book Volume/Page 212/20.

UNDER AND SUBJECT to
all conditions, covenants and
restrictions as of record.

TITLE TO SAID PREMISES
VESTED IN Mikhail Portnoy
and Nelli Portnoy, husband and
wife, as tenants by the entireties,
by Deed from Robert F. Condon
and Yelena Condon, husband
and wife, dated 11/30/2005,
recorded 12/28/2005 in Book
2151, Page 2160, Instrument #
20050025145.

PROPERTY: 1580 BANBURY
DRIVE, A/K/A 582 SAW
CREEK ESTATES,
BUSHKILL, PA 18324

PARCEL: 196.02-05-83 -

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Michail Portnoy a/k/a Mikhail
Portnoy and Nelli Portnoy
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$221,202.60,

PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Michail
Portnoy a/k/a Mikhail
Portnoy and Nelli Portnoy
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$221,202.60 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmeig
1 Penn Ctr Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE
October 17, 2012
BY VIRTUE OF WRIT
OF EXECUTION ISSUED

OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
253-2012r SUR JUDGEMENT
NO. 253-2012 AT THE SUIT
OF Green Tree Servicing,
LLC vs Anthony Nail and Joan
Marie O'Donnell aka Joan M.
O'Donnell DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

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

BEING known as Lot 1633, in
the Section J, Pocono Mountain
Woodland lakes, as recorded in
the Recorder's Office of Pike
County, Pennsylvania in Plat
Book Volume 12, page 33.

TAX PARCEL #:111-03-03-38

TAX CONTROL
#:03-0-021091

BEING KNOWN AS: 151
Hawthorne Drive, Milford, PA
18337

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Anthony Nail and Joan Marie O'Donnell aka Joan M. O'Donnell DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$307,582.30, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

COLLECT \$307,582.30 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
710 Market Street
Philadelphia, PA 19106-1532
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 271-2012r SUR JUDGEMENT NO. 271-2012 AT THE SUIT OF US Bank National Association, as Trustee for Citigroup Mortgage Loan Trust, Inc. 2006-HE2, Asset-Backed Pass-Through Certificates, Series 2006-HE2 vs Bruce Buchanan DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY October 17, 2012 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN lot, piece or parcel of land, situate,

lying and being in the Township of Lackawaxen, County of Pike and Commonwealth of Pennsylvania, more particularly described as follows:

LOT NUMBER 53 in the subdivision of Hemlock Coves Division, Section VI, recorded in the Office of the Recorder of Deeds of Pike County in Plat Book Volume 8 at Page 36 on July 16, 1970.

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

TITLE TO SAID PREMISES VESTED IN Bruce Buchanan and Judy Buchanan, h/w, by Deed from Frank Torossian and Flora Torossian, h/w, dated 11/09/2005, recorded 11/18/2005 in Book 2145, Page 126.

By virtue of the death of Judy Buchanan on 01/11/2010, Bruce Buchanan became sole owner of the property, as surviving tenant by the entireties.

PROPERTY: 112 HEMLOCK POINT COURT, HAWLEY, PA 18428-4015

PARCEL: 012.04-01-23

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

THE COMMONWEALTH OF PENNSYLVANIA
TO Bruce Buchanan
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$323,253.16,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Bruce
Buchanan DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$323,253.16 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmieg

1617 JFK Blvd., Ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
291-2012r SUR JUDGEMENT
NO. 291-2012 AT THE SUIT
OF Suntrust Mortgage, Inc.
vs Scott W. McKean a/k/a
Scott McKean and Kristina
McKean DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

**SHORT DESCRIPTION FOR
ADVERTISING**

By virtue of a Writ of Execution
No. 291-2012

SUNTRUST MORTGAGE,
INC.

vs.

SCOTT W. MCKEAN A/K/A
SCOTT MCKEAN
KRISTINA MCKEAN

owner(s) of property situate
in the TOWNSHIP OF

DINGMAN, Pike County,
Pennsylvania, being

110 INDIAN RUN COURT,
A/K/A 110 INDIAN RUN
ROAD, MILFORD, PA
18337-9701 Parcel No.:
134.02-02-56-
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment amount: \$157,539.03

Attorneys for Plaintiff:
Phelan Hallinan & Schmieg, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Scott W. McKean a/k/a Scott
McKean and Kristina McKean
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$157,539.03,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE

FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Scott
W. McKean a/k/a Scott
McKean and Kristina McKean
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$157,539.03 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmieg
1 Penn Center Plaza
1617 JFK Blvd., Ste.. 1400
Philadelphia, PA 19103
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
339-2012r SUR JUDGEMENT
NO. 339-2012 AT THE
SUIT OF HSBC Bank USA,
National Association as Trustee
for the Pooling and Servicing
Agreement Dated as of April 1,
2007 SG Mortgage Securities
Trust 2007-NC1 Asset Backed
Certificates, Series 2007-NC1

vs Kurt Andrews and Lashon
M. Andrews DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

EXHIBIT "A"

ALL THAT CERTAIN
LOT OR LOTS, PARCEL
OR PIECE OF GROUND
SITUATE IN THE
TOWNSHIP OF LEHMAN,
COUNTY OF PIKE, AND
COMMONWEALTH OF
PENNSYLVANIA, BEING
LOT 6, PHASE 2, SECTION
1, OF THE GLEN AT
TAMIMENT SUBDIVISION,
AS SET FORTH ON
CERTAIN PLAT MAPS
PREPARED BY R.K.R.
HESS ASSOCIATES, AND
ENTITLED "SECTION I
– FINAL PLAN, PHASE
II, THE GLEN AT
TAMIMENT", RECORDED
IN THE OFFICE OF THE
RECORDER OF DEEDS IN
AND FOR THE COUNTY
OF PIKE, RECORDED ON
FEBRUARY 19, 1988, IN
PLAT BOOK VOLUME 25,
PAGE 132.

FOR INFORMATIONAL
PURPOSES ONLY: THE

APN IS SHOWN BY THE COUNTY ASSESSOR AS 06-0-105286; SOURCE OF TITLE IS BOOK 2060, PAGE 1788 (RECORDED 07/29/04)

BEING KNOWN AS: 6
Hobbit Drive, Tamiment, PA
18371

PROPERTY ID NO.:
06-0-105286

TITLE TO SAID PREMISES IS VESTED IN Lashon M. Andrews, a married woman BY DEED FROM Kurt Andrews and Lashon M. Andrews, husband and wife DATED 10/17/2008 RECORDED 11/17/2008 IN DEED BOOK 2294 PAGE 119.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Kurt Andrews and Lashon M. Andrews DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$298,832.65, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Kurt Andrews and Lashon M. Andrews DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$298,832.65 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Udren Law Offices
111 Woodcrest Road, Ste. 200
Cherry Hill, NJ 08003-3620
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE
October 17, 2012

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 346-2012r SUR JUDGEMENT NO. 346-2012 AT THE SUIT OF Wells Fargo Bank, NA vs Paul J. Medina and Tira M. Medina DEFENDANTS, I WILL EXPOSE TO

SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION FOR
ADVERTISING

By virtue of a Writ of Execution
No. 346-2012 CIVIL

WELLS FARGO BANK, N.A.
vs.

PAUL J. MEDINA
TIRA M. MEDINA

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

LOT 329 SEC 1 POCONO
RANCLANDS, A/K/A
148 BADGER DRIVE,
BUSHKILL, PA 18324
Parcel No.: 183.03-04-48
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment amount: \$235,176.76

Attorneys for Plaintiff:
Phelan Hallinan & Schmieg, LLP

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

THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Paul J. Medina and Tira M.
Medina DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$235,176.76,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Paul J.
Medina and Tira M. Medina
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$235,176.76 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,

PENNSYLVANIA
Phelan, Hallinan & Schmieg
1 Penn Center Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE
October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
348-2012r SUR JUDGEMENT
NO. 348-2012 AT THE SUIT
OF Wells Fargo Bank, NA vs
Jason Wyatt DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

All that certain lot, parcel
or piece of ground situate in
the Township of Dingman,
County of Pike and State
of Pennsylvania, being Lot
No. 1001, Section E, Sheet
1, as shown on map entitled
Subdivision of Section E,
Pocono Mountain Woodland
Lakes Corp., on file in the
Recorder's Office at Milford,
Pennsylvania in Plot Book No.

11, Page 43.

TITLE TO SAID PREMISES
VESTED IN Jason H. Wyatt,
by Deed from Cheryl A. Buxton,
a single woman and Janet A.
Delvecchio, a single woman,
dated 07/30/2007, recorded
08/06/2007 in Book 2244, Page
687.

PROPERTY: 112
WINTERBERRY DRIVE,
MILFORD, PA 18337-7300

PARCEL: 111.03-04-35

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Jason Wyatt DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$300,171.29,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED

BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Jason Wyatt DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$300,171.29 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmieg
1617 JFK Blvd, Ste. 1400
One Penn Center Plaza
Philadelphia, PA 19103
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO412-2012r SUR JUDGEMENT NO. 412-2012 AT THE SUIT OF Citimortgage, Inc. vs Faith Baumann and George Baumann DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA

18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN LOT, PARCEL OR PIECE OF GROUND SITUATE IN THE TOWNSHIP OF DELAWARE, COUNTY OF PIKE AND STATE OF PENNSYLVANIA, BEING LOT 461, SECTION 3, AS SHOWN ON MAP ENTITLED SUBDIVISION OF SECTION 3, POCONO MOUNTAIN LAKE FOREST CORPORATION ON FILE IN THE RECORDER'S OFFICE AT MILFORD, PENNSYLVANIA, IN PLAT BOOK 9 PAGE 226.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Faith Baumann and George Baumann DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$266,269.60, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES

UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Faith
Baumann and George Baumann
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$266,269.60 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Richard M. Squire & Associates
1 Jenkintown Station, Ste. 104
115 West Avenue
Jenkintown, PA 19046
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE
October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
413-2012r SUR JUDGEMENT
NO.413-2012 AT THE SUIT

OF Wells Fargo Bank, NA vs
Sergio Degennaro a/k/a Sergio
K. Degennaro and Vincent
J. Dejennaro a/k/a Vincent J.
Degennaro DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

**SHORT DESCRIPTION FOR
ADVERTISING**

By virtue of a Writ of Execution
No. 413-2012

WELLS FARGO BANK, N.A.
vs.
SERGIO DEGENNARO
A/K/A SERGIO K.
DEGENNARO
VINCENT J. DEJENNARO
A/K/A VINCENT J.
DEGENNARO

owner(s) of property situate
in the TOWNSHIP OF
LACKAWAXEN, Pike County,
Pennsylvania, being

255 OAK HILL ROAD,
HAWLEY, PA 18428
Parcel No.: 009.03-03-73-
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment amount: \$182,555.94

Attorneys for Plaintiff:
Phelan Hallinan & Schmieg, LLP
THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Sergio Degennaro
a/k/a Sergio K. Degennaro
and Vincent J. Dejennaro
a/k/a Vincent J. Degennaro
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$182,555.94,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

Degennaro a/k/a Sergio K.
Degennaro and Vincent J.
Dejennaro a/k/a Vincent J.
Degennaro DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$182,555.94 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmeig
1 Penn Center Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE
October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
423-2012r SUR JUDGEMENT
NO. 423-2012 AT THE SUIT
OF Federal National Mortgage
Association vs Rukaiyah
Joseph DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

Legal Description

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

LOT NUMBER 146, Stage VIII, Pine Ridge, as shown on the Plan of Pine Ridge, Inc., Stage VIII. Recorded in the Office of the Recorder of Deeds of Pike County in Plat Book Vol. 10, Page 27 on June 20, 1973.

Being known as: 146 DEPUY CIRCLE, BUSHKILL, PENNSYLVANIA 18324.

Title to said premises is vested in Rukaiyah Joseph by deed from dated July 12, 2006 and recorded July 13, 2006 in Deed Book 2184, Page 1192.

TAX I.D. #: 060037693

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Rukaiyah Joseph DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$190,402.43, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST

DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Rukaiyah Joseph DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$190,402.43 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street,
Ste. 2080
Philadelphia, PA 19109
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE
October 17, 2012
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 470-2009r SUR JUDGEMENT

NO. 470-2009 AT THE
SUIT OF JPMorgan Chase
Bank, National Association,
Successor by merger to Chase
Home Finance, LLC vs Gordon
Wills DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

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

LOT Number 14, Stage VII,
Pine Ridge, as shown on Plat
of Pine Ridge, Inc., Stage VII,
recorded in the Office of the
Recorder of Deeds of Pike
County in Plat Book Volume 10,
Page 26 on June 20th, 1973.

TOGETHER with unto the
grantee herein, its successors
and assigns, all rights, liberties
and privileges, and Under and
Subject to all Restrictions and
Reservations set forth in the
chain of title.

TITLE TO SAID PREMISES
VESTED IN Gordon Wills, as

a single man or woman, by Deed
from Romec, Inc., a corporation
duly organized and existing
under the laws of the State of
Pennsylvania, dated 05/03/2003,
recorded 10/02/2003 in Book
2009, Page 2621

PROPERTY: LOT 14
STAGE 7, STEELE CIRCLE,
BUSHKILL, PA 18324

PARCEL: 188.04-02-42

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Gordon Wills
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$223,953.18,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Gordon Wills DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$223,953.18 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmeig
1 Penn Ctr Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
09/21/12 • 09/28/12 • **10/05/12**

**SHERIFF SALE
October 17, 2012**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 504-2012r SUR JUDGEMENT NO. 504-2012 AT THE SUIT OF JPMorgan Chase Bank, National Association vs Joseph Freda and Amy Freda DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY October 17, 2012 at 11:00 AM PREVAILING TIME IN THE

AFORENOON OF SAID DATE:

LEGAL DESCRIPTION
ALL THAT CERTAIN lot, piece or parcel of land, situate, lying and being in the Township of Lehman, County of Pike and State of Pennsylvania, more particularly described as follows:

Lot Number 32, Stage Five, Pine Ridge, as shown on Plat of Pine Ridge, Inc., Stage Five, recorded in the Office of the Recorder of Deeds of Pike County in Plat Book Vol. 9 at Page 219 on July 21, 1972.

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

TITLE TO SAID PREMISES VESTED IN Joseph Freda and Amy Freda, h/w, by Deed from Tibor Varga and Judith L. Varga, h/w, dated 09/16/2008, recorded 10/03/2008 in Book 2290, Page 1798.

PROPERTY: LOT 32 SEC 5 PINE RIDGE, AKA 1815 PINE RIDGE, AKA 2105 DOGWOOD CIRCLE, BUSHKILL, PA 18324

PARCEL: 194.01-01-28

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

THE COMMONWEALTH OF PENNSYLVANIA TO Joseph Freda and Amy Freda DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$227,866.89, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Joseph Freda and Amy Freda DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$227,866.89 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmeig

1 Penn Ctr Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 513-2012r SUR JUDGEMENT NO. 513-2012 AT THE SUIT OF Bank of America, NA vs Yury Zhuk DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY October 17, 2012 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

Legal Description

ALL THAT CERTAIN lot or piece of ground situate, lying and being in the Township of Lehman in the County of Pike and Commonwealth of Pennsylvania, were particularly described as follows:

BEING lot or lots no. 1785 Section No. 5 as is more particularly set forth on the Plot Map of Lehman-Pike Development Corporation, Saw Creek Estates, as same duly recorded in the Office for the

Recording of Deeds, Milford,
Pike County, Pennsylvania in
Plot Book Volume 24, Page 50.

Being known as: 1785
MANCHESTER
DRIVE, BUSHKILL,
PENNSYLVANIA 18324.

Title to said premises is vested
in Yury Zhuk by deed from
RICHARD MUMMENDEY
AND CAROL
MUMMENDEY, HIS WIFE,
dated July 21, 2006 and recorded
August 3, 2006 in Deed
Instrument # 200600013825.

TAX I.D. #: 06-0-102542

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Yury Zhuk DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$239,128.43,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF

DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Yury Zhuk
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$239,128.43 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street,
Ste. 2080
Philadelphia, PA 19109
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE
October 17, 2012
BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
541-2012r SUR JUDGEMENT
NO. 541-2012 AT THE SUIT
OF Bank of America, NA
successor by merger to BAC
Home Loans Servicing, LP
fka Countrywide Home Loans
Servicing, LP vs Kimberly
A. Thurman and Duncan
Eyre DEFENDANTS,
I WILL EXPOSE TO

SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN lot,
parcel or piece of land situate in
the township of Lehman, county
of Pike, and commonwealth of
Pennsylvania, being lot 83, phase
III, the Glen at Tamiment, as
shown on a plan of lots recorded
in the office of the recorder of
deeds in and for the county of
Pike, in plot book volume 26,
pages 125 and 126.

UNDER AND SUBJECT to
all conditions, covenants and
restrictions as of record.

TITLE TO SAID PREMISES
VESTED IN Kimberly A.
Thurman and Duncan Eyre, by
Deed from Jeanette Inguagiato,
single, dated 10/10/2003,
recorded 10/22/2003 in Book
2013, Page 1437.

PROPERTY: 278 THE
GLEN, A/K/A 3083 WOODY
END WAY, TAMIMENT, PA
18371

PARCEL: 187.02-01-55

THE SALE IS MADE BY

VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Kimberly A. Thurman
and Duncan Eyre
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$176,044.97,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Kimberly
A. Thurman and Duncan Eyre
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$176,044.97 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmeig
1617 JFK Blvd., Ste. 1400
One Penn Center Plaza
Philadelphia, PA 19103
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE
October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
551-2012r SUR JUDGEMENT
NO. 551-2012 AT THE SUIT
OF Bank of America, NA,
s/b/m to BAC Home Loans
Servicing, LP f/k/a Countrywide
Home Loans Servicing, LP
vs Donato B. Samucci, As
Executor of the Estate of
Colleen P. Mussolino a/k/a
Colleen P. Sambucci-Mussolino,
deceased DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUIL-DING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

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

Lot/Lots No. 142, Section 2E,
as shown on map of Pocono
Mountain Lake Estates, Inc.,
on file in the Recorder's Office
at Milford, Pennsylvania,
in Plot Book No. 8, page
208. Description in Deed
Book Volume 250, page 548,
incorrectly cited Plot Book No.
8, Page 207, should be Plot Book
No. 8, Page 208.

TAX PARCEL #:189-02-01-76

BEING KNOWN AS: 142
Chipmunk Road, Bushkill, PA
18324

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Donato B. Samucci, As Executor
of the Estate of Colleen P.
Mussolino a/k/a Colleen P.
Sambucci-Mussolino, deceased
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$185,371.41,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT

A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Donato B. Samucci, As Executor of the Estate of Colleen P. Mussolino a/k/a Colleen P. Sambucci-Mussolino, deceased DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$185,371.41 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, PA 19106-1532
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE
October 17, 2012

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 552-2012r SUR JUDGEMENT NO. 552-2012 AT THE SUIT OF The Bank of New York Mellon fka The Bank of New York as Trustee for the Benefit of the Certificateholders

of The CWABS, Inc., Asset-Backed Certificates, Series 2004-BC5 vs Anthony Palma DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY October 17, 2012 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

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

BEING Lots No. 14 ABCD, Block W-403, as set forth on a Plan of Lots – Wild Acres, Section 4, Delaware Township, Pike County, Pennsylvania, dated February 1968, by John D. Aichert, Monroe Engineering, Inc., Stroudsburg, Pennsylvania and filed in the Office of Recorder of Deeds in and for Pike County, Pennsylvania in Plat Book 6, at page 132, on March 21, 1968.

TOGETHER with unto the Grantees, their heirs and assigns all of the rights, rights-of-way and privileges and Under and Subject to all condition, covenants, restrictions and reservations as set forth Deed

Book Volume 686 at page 113. Reference may be had to said deeds or the records thereof for any and all purposes in connection with this conveyance with the same force and effect as if the same were more fully and at large set forth herein.

TOGETHER WITH all and singular land, improvements, ways, streets, driveways, alleys, passages, waters, water courses, liberties, privileges, rights, hereditaments and appurtenances whatsoever thereunto belonging, or in any way appertaining, and the reversions and remainders, rents, issued and profits thereof, and all the estate, right, title, interest, property claim and demand whatsoever of the said Grantors in law, equity, or otherwise of the Grantors in law, equity, or otherwise howsoever, of, in, and to the same and every part thereof.

TO HAVE TO HOLD the said premises, hereditaments and premises hereby granted, or mentioned and intended as to be, with the appurtenances, unto the said Grantees and the survivor of them, and the heirs and assigns of such survivor, to and for the only proper use and behoove of said Grantees and the survivor of them and their heirs and assigns of such survivor forever.

CONTROL #: 02-0-028462
MAP/PLATE NUMBER:
169.03-02-72

BEING KNOWN AS: 179

Wild Acres Drive, Dingmans Ferry, PA 18328

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Anthony Palma DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$91,370.24, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Anthony Palma DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$91,370.24 PLUS COSTS

AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
710 Market Street
Philadelphia, PA 19106-1532
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
554-2012r SUR JUDGEMENT
NO. 554-2012 AT THE
SUIT OF Bank of America,
NA successor by Merger to
BAC Home Loans Servicing,
LP f/k/a Countrywide Home
Loans Servicing, LP vs
John Foppiano and Maria
Foppiano DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION FOR
ADVERTISING

By virtue of a Writ of Execution
No. 554-2012

BANK OF AMERICA, N.A.
SUCCESSOR BY MERGER
TO BAC HOME LOANS
SERVICING, L.P. F/K/A
COUNTRYWIDE HOME
LOANS SERVICING, L.P.
vs.
JOHN FOPPIANO
MARIA FOPPIANO

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

9 CARDINAL DRIVE,
A/K/A 9 CARDINAL LANE,
BUSHKILL, PA 18324
Parcel No.: 189.01-03-75
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment amount: \$137,252.96

Attorneys for Plaintiff:
Phelan Hallinan & Schmieg, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
John Foppiano and Maria
Foppiano DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$137,252.96,
PLUS COSTS & INTEREST.

THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF John
Foppiano and Maria Foppiano
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$137,252.96 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan, Hallinan & Schmieg
1 Penn Center Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE
October 17, 2012
BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON

PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO555-2012r
SUR JUDGEMENT NO.
555-2012 AT THE SUIT OF
First Horizon Home Loans, a
division of First Tennessee Bank
National Association vs Marie
F. Gorecki DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN
LOT, PIECE OR PARCEL
OF LAND SITUATE,
LYING AND BEING
IN THE TOWNSHIP
OF DELAWARE,
COUNTY OF PIKE AND
COMMONWEALTH OF
PENNSYLVANIA, MORE
FULLY DESCRIBED AS
FOLLOWS, TO WIT:

BEING LOT # 162,
SECTION B, AS SHOWN
ON A SURVEY ENTITLED
'MAP SHOWING SECTION
B OF MARCEL LAKE, INC.,
DELAWARE TOWNSHIP,
PIKE COUNTY,
COMMONWEALTH OF
PENNSYLVANIA, SCALE
1 INCH = 100 FEET,

SURVEYED MAY 1962 BY HARRY E. SCHOENGAL, R.S., RECORDED IN PIKE COUNTY PLAT BOOK 3, PAGE 213 ON SEPTEMBER 19,1962.

BEING THE SAME PROPERTY CONVEYED TO THE GRANTOR BY DEED DATED OCTOBER 17, 1997 AND RECORDED NOVEMBER 3, 1997 IN PIKE COUNTY RECORDER OF DEEDS DEED BOOK 1432, PAGE 198.

THIS CONVEYANCE IS MADE SUBJECT TO ALL RESTRICTIONS, EASEMENTS, RIGHTS OF WAY, COVENANTS AND CONDITIONS CONTAINED IN THE DEEDS FORMING THE CHAIN OF TITLE TO THIS PROPERTY.

UNDER AND SUBJECT TO ANY AND ALL EXCEPTIONS, RESTRICTIONS, COVENANTS, EASEMENTS, RIGHTS-OF-WAY, AND AGREEMENTS AS HERETOFORE CONTAINED IN THE PRIOR CHAIN OF TITLE.

TITLE TO SAID PREMISES VESTED IN Marie F. Gorecki, an unmarried woman, by Deed from Marie F. Gorecki, Individually and surviving spouse of Robert J. Gorecki,

Deceased (May 5, 2006), dated 08/05/2008, recorded 08/18/2008 in Book 2286, Page 1664.
PROPERTY: 135 HICKORY ROAD, DINGMANS FERRY, PA 18328-3102

PARCEL: 148.04-08-47

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Marie F. Gorecki DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$146,711.63, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Marie F.
Gorecki DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$146,711.63 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmeig
1617 JFK Blvd., Ste. 1400
One Penn Center Plaza
Philadelphia, PA 19103
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO572-2011r SUR
JUDGEMENT NO. 572-2011
AT THE SUIT OF PNC
Bank, National Association vs
Allen A. Dzierzek and Sue Ann
Dzierzek DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ATTORNEY FOR
PLAINTIFF
UDREN LAW OFFICES, P.C.
WOODCREST
CORPORATE CENTER
111 WOODCREST ROAD,
SUITE 200
CHERRY HILL, NJ
08003-3620
856-669-5400
pleadings@udren.com

PNC Bank, National
Association
Plaintiff
v.

ALLEN A. DZIERZEK
SUE ANN DZIERZEK
Defendant(s)

COURT OF COMMON
PLEAS CIVIL DIVISION
Pike County

MORTGAGE
FORECLOSURE

NO. 572-2011

SHORT DESCRIPTION FOR
ADVERTISING

ALL THAT CERTAIN
LOT OF LAND SITUATE
IN TOWNSHIP OF
SHOHOLA, PIKE COUNTY,
PENNSYLVANIA.

BEING KNOWN AS 124
White Spruce Drive, Shohola,
PA 18458

PARCEL NUMBER:
049.02-01-09

IMPROVEMENTS:

Residential Property

UDREN LAW OFFICES, P.C.
S/
Attorney for Plaintiff
HARRY B. REESE,
ESQUIRE
PA ID 310501

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Allen A. Dzierzek
and Sue Ann Dzierzek
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$108,466.60,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Allen A.
Dzierzek and Sue Ann Dzierzek
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$108,466.60 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Udren Law Offices
111 Woodcrest Road, Ste. 200
Cherry Hill, NJ 08003-3620
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
573-2012r SUR JUDGEMENT
NO. 573-2012 AT THE
SUIT OF The Bank of New
York Mellon fka The Bank
of New York, as Trustee
for the Certificateholders
of the CWABS, Inc.,
Asset-Backed Certificates,
Series 2004-7 vs Jason
Mcdonald DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE

AFORENOON OF SAID
DATE:

THE LAND REFERRED TO
IN THIS COMMITMENT IS
DESCRIBED AS FOLLOWS:

ALL THAT CERTAIN
PIECE, PARCEL, AND
TRACT OF LAND
SITUATE, LYING AND
BEING IN THE TOWNSHIP
OF DELAWARE, COUNTY
OF PIKE AND STATE
OF PENNSYLVANIA,
MORE PARTICULARLY
DESCRIBED AS FOLLOWS:
TO WIT:

LOT 12ABCD, BLOCK
6-17, AS SET FORTH
ON A PLAN OF LOTS-
BIRCHWOOD LAKES,
SECTION 3, DELAWARE
TOWNSHIP, PIKE
COUNTY, PENNSYLVANIA,
DATED MARCH 1963
BY JOHN B. AICHER,
MONROE ENGINEERING
INC., STROUDSBURG,
PENNSYLVANIA AND
FILED IN THE OFFICE
FOR THE RECORDING OF
DEEDS IN AND FOR THE
COUNTY OF PIKE, STATE
OF PENNSYLVANIA IN
PLAN BOOK 3, PAGE 239
ON MARCH 27, 1963.

Being known as: 144
HEMLOCK DRIVE,
DINGMANS FERRY,
PENNSYLVANIA 18328.

Title to said premises is vested in
by deed from Richard A. Ridner

dated July 27, 2004 and recorded
July 27, 2004 in Deed Book
2060, Page 90.

TAX I.D. #: 02-0-030245

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Jason Mcdonald
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$97,780.86,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

OWNERS REPUTED
OWNERS TO COLLECT
\$97,780.86 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street,
Ste. 2080
Philadelphiala, PA 19109
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE

October 17, 2012

BY VIRTUE OF
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO595-2012r
SUR JUDGEMENT NO.
595-2012 AT THE SUIT
OF Bank of America, NA
vs Gina Wilson and Gary
Wilson DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN piece,
parcel and tract of land situate,

lying and being in the Township
of Dingman, County of Pike and
Commonwealth of Pennsylvania,
more particularly described as
follows to wit:

BEING Tract No. 5503, Section
XVIII, Conashaugh Lakes, as
shown on a plat or map recorded
in the Office of the Recorder of
Deeds of Pike County in Plat
Book Volume 18 at Page 141.

The foregoing premises being
conveyed together with and
subject to certain Covenants,
Conditions, Restrictions,
Reservations and Easements of
record as set forth in a certain
deed from Bald Hill, Inc. to
Mehdi Kashizadeh and Javaher
Kashizadeh dated September 7,
1980 and recorded in the office
of the Recorder of Deeds, Pike
County, Pennsylvania in Deed
Book Volume 741 at Page 1 and
as set forth on the map or plan
recorded in Plat Book Volume
18 at Page 141.

TITLE TO SAID PREMISES
VESTED IN Gary Wilson
and Gina Wilson, husband
and wife, as tenants by the
entirety, by Deed from Milford
West Development, LLC, a
Pennsylvania limited liability
company, dated 08/27/2007,
recorded 8/27/2007 in Book
2247, Page 510, Instrument #
200700013429.

PROPERTY: 178
PHILWOOD LANE,
MILFORD, PA 18337-9758

PARCEL: 121.04-02-11-

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Gina Wilson and Gary Wilson DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$407,606.39, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Gina Wilson and Gary Wilson DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 407,606.39 PLUS COSTS AND INTEREST AS

AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmieg
1617 JFK Blvd, Ste. 1400
Pne Penn Center Plaza
Philadelphia, PA 19103
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 628-2012r SUR JUDGEMENT NO. 628-2012 AT THE SUIT OF U.S. Bank National Association as Trustee for Ramp 2006RS6 vs Dawn Celona DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY October 17, 2012 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION

All that certain parcel of land situate in the Township of Milford, County of Pike and State of Pennsylvania, more particularly described as follows:

Beginning at an iron rod in the Northeastly right of way line of U.S. Route #6, said point being the westernmost corner of the lands of James Benson; thence North 33 degrees 20 minutes West 150 feet to an iron pipe set in the right of way of U.S. Route #6; thence cutting through an eight inch white oak tree, North 37 degrees 30 minutes East 202.0 feet to an iron pipe set; thence South 42 degrees 30 minutes East 146.5 feet to an iron pipe in the line of James Benson, South 37 degrees 30 minutes West 236.7 feet to the point and place of beginning.

TITLE TO SAID PREMISES VESTED IN Dawn Celona, by Deed from Michael Celona and Dawn Celona, dated 08/07/2006, recorded 09/19/2006 in Book 2195, Page 1345.

PROPERTY: 129 ROUTE 6, MILFORD, PA 18337-9532

PARCEL: 112.00-01-05-

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Dawn Celona DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$194,932.08,

PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Dawn Celona DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$194,932.08 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmeig
1 Penn Ctr Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE
October 17, 2012
BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,

PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 687-2012r SUR
JUDGEMENT NO. 687-2012
AT THE SUIT OF GMAC
Mortgage, LLC vs John A.
Hayes DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

DOCKET NO: 687-2012
CIVIL

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

TAX PARCEL NO:
193.04-02-41

PROPERTY ADDRESS 144
Cramer Road
Bushkill, PA 18324

IMPROVEMENTS: a
Residential Dwelling

SOLD AS THE PROPERTY
OF: John A. Hayes

ATTORNEY'S NAME: Patrick
J. Wesner, Esquire

SHERIFF'S NAME: Phil Bueki

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO John A. Hayes
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$152,002.28,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF John A. Hayes
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$152,002.28 PLUS
COSTS AND INTEREST AS

AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA

Milstead & Assoc.

220 Lake Drive East, Ste. 301

Cherry Hill, NJ 08002

09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 710-2012r SUR

JUDGEMENT NO. 710-2012

AT THE SUIT OF Freedom

Mortgage Corporation vs

Lisa Frindt and C. Jeffrey

Frindt DEFENDANTS,

I WILL EXPOSE TO

SALE OF PUBLIC

VENDUE OR OUTCRY

IN THE PIKE COUNTY

ADMINISTRATION

BUILDING, 506 BROAD

STREET, MILFORD, PA

18337 ON WEDNESDAY

October 17, 2012 at 11:00 AM

PREVAILING TIME IN THE

AFORENOON OF SAID

DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN
LOT, PIECE OR PARCEL
OF LAND, WITH THE
BUILDINGS AND
IMPROVEMENTS
THEREON ERECTED,
SITUATE, LYING

AND BEING IN THE
BLOOMING GROVE
TOWNSHIP, COUNTY OF
PIKE, COMMONWEALTH
OF PENNSYLVANIA.

BEGINNING AT A
POINT KNOWN AND
DESIGNATED AS LOT
NUMBER 110, MAP 1 OF
PLAN OF LOTS PREPARED
FOR TANGLEWOOD
LAKES, INC., BY HENRY
F. SCHOENAGEL,
REGISTERED SURVEYOR,
DATED FEBRUARY 24, 1971
AND RECORDED IN PIKE
COUNTY PLAT BOOK 8 AT
PAGE 165.

TITLE TO SAID PREMISES
VESTED IN C. JEFFREY
FRINDT AND LISA
FRINDT, H/W, BY DEED
FROM C. JEFFREY FRINDT,
A MARRIED INDIVIDUAL,
DATED 10/04/2005,
RECORDED 11/04/2005 IN
BOOK 2142, PAGE 1821.

PROPERTY: 110 SOUTH
PAPER BIRCH, AKA 165
PAPER BIRCH SOUTH,
TAFTON, PA 18464

PARCEL: 056.02-02-76.003

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Lisa Frindt and C. Jeffrey Frindt
DEFENDANTS, OWNER,
OR REPUTED OWNERS

OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$120,395.27,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS
THE PROPERTY OF Lisa
Frindt and C. Jeffrey Frindt
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$120,395.27 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmeig
1 Penn Ctr Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 977-2012r
SUR JUDGEMENT NO.
977-2012 AT THE SUIT OF
OneWest Bank, FSB vs Gene
L. Werner DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ATTORNEY FOR
PLAINTIFF
UDREN LAW OFFICES, P.C.
WOODCREST
CORPORATE CENTER
111 WOODCREST ROA ,
SUITE 200
CHERRY HILL, NJ
08003-3620
856-669-5400
pleadings@udren.com

OneWest Bank, FSB
Plaintiff
v.
GENE L. WERNER
Defendant(s)

COURT OF COMMON
PLEAS CIVIL DIVISION,

Pike County

MORTGAGE
FORECLOSURE
NO. 977-2012

SHORT DESCRIPTION FOR
ADVERTISING

ALL THAT CERTAIN
LOT OF LAND SITUATE
IN TOWNSHIP OF
GREENE, PIKE COUNTY,
PENNSYLVANIA:

BEING KNOWN AS 1057
Route 390 a/k/a Lot 16A Route
390, (Township of Greene)
Greentown, PA 18426

PARCEL NUMBER:
04-0-014870 Map No.
116.04-03-81

IMPROVEMENTS:
Residential Property

UDREN LAW OFFICES, P.C.
S/
Attorney for Plaintiff
KASSIA FIALKOFF,
ESQUIRE
PA ID 310530

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Gene L. Werner
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A

JUDGMENT ON THE
AMOUNT OF \$125,233.16,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Gene L.
Werner DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$125,233.16 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Udren Law Offices
111 Woodcrest Road, Ste. 200
Cherry Hill, NJ 08003-3620
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE
October 17, 2012
BY VIRTUE OF WRIT
OF EXECUTION

ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO1004-2012r SUR JUDGEMENT NO. 1004-2012 AT THE SUIT OF OneWest Bank, FSB vs Alison Fitzpatrick and Gary Fitzpatrick DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY October 17, 2012 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ATTORNEY FOR PLAINTIFF
UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD,
SUITE 200
CHERRY HILL, NJ
08003-3620
856-669-5400
pleadings@udren.com

OneWest Bank, FSB
Plaintiff

v
ALISON FITZPATRICK
GARY FITZPATRICK
Defendant(s)

COURT OF COMMON PLEAS CIVIL DIVISION
Pike County

MORTGAGE
FORECLOSURE

NO. 1004-2012
SHORT DESCRIPTION FOR
ADVERTISING

ALL THAT CERTAIN LOT OF LAND SITUATE IN TOWNSHIP OF LEHMAN, PIKE COUNTY, PENNSYLVANIA:

BEING KNOWN AS Lot 41 Mountain Shadows n/k/a 136 Mount Shadows Drive, Dingmans Ferry, PA 18328

PARCEL NUMBER:
183.00-01-26

IMPROVEMENTS:
Residential Property

UDREN LAW OFFICES, P.C.
S/
Attorney for Plaintiff

AGNES MOMBRUN,
ESQUIRE
PA ID 309356

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Alison Fitzpatrick and Gary Fitzpatrick DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE

AMOUNT OF \$274,816.20,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Alison
Fitzpatrick and Gary Fitzpatrick
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$274,816.20 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Udren Law Offices
111 Woodcrest Road, Ste. 200
Cherry Hill, NJ 08003-3620
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE
October 17, 2012
BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE

COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1035-2009r
SUR JUDGEMENT NO.
1035-2009 AT THE SUIT OF
Deutsche Bank National Trust
Company, as Trustee for J.P.
Morgan Mortgage Acquisition
Trust 2007-CH5, asset backed
Pass-Through Certificates,
Series 2007-CH 5 vs Thomas
F. Gallagher DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION FOR
ADVERTISING

By virtue of a Writ of Execution
No. 1035-2009-CIVIL

DEUTSCHE BANK
NATIONAL TRUST
COMPANY, AS
TRUSTEE FOR J.P.
MORGAN MORTGAGE
ACQUISITION TRUST
2007-CH5, ASSET BACKED
PASS-THROUGH
CERTIFICATES, SERIES
2007-CH5

vs.
THOMAS F. GALLAGHER

owner(s) of property situate

in the TOWNSHIP OF
DINGMAN, Pike County,
Pennsylvania, being

2056 GOLD KEY ESTATES,
A/K/A 118 RIDGE DRIVE,
MILFORD, PA 18337
Parcel No.: 110.03-01-27
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment amount: \$91,108.09

Attorneys for Plaintiff:
Phelan Hallinan & Schmieg, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Thomas F. Gallagher
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$91,108.09,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF

ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Thomas F.
Gallagher DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$91,108.09 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmieg
1 Penn Center Plaza
1617 JFK Blvd., Ste.. 1400
Philadelphia, PA 19103
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE
October 17, 2012
BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1065-2010r
SUR JUDGEMENT NO.
1065-2010 AT THE SUIT
OF Bank of America, NA,
successor by Merger to BAC
Home Loans Servicing, LP
f/k/a Countrywide Home
Loans Servicing, LP vs Keith
O. Smith DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC

VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ALL THAT CERTAIN lot
or parcel of land situate in the
Township of Lehman, County
of Pike and Commonwealth of
Pennsylvania, BEING LOT
NO. 34, SECTION 6, as shown
on a map or plan of Pine Ridge
on file in the Recorder of Deeds
Office at Milford, Pike County,
Pennsylvania, in Plat Book
Volume 10, Page 74.

Parcel# 06-0-0.38455

Property address: Lot 34 Section
6, Murphy Circle, Bushkill, PA
18324

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Keith O. Smith
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$175,009.46,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST

DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.
NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Keith O.
Smith DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$175,009.46 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, PA 19106-1532
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE
October 17, 2012
BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO1068-2011r
SUR JUDGEMENT NO.

1068-2011 AT THE SUIT
OF WITH Oakmont Mortgage
Pool 285, LP vs Eleanor M.
Klinke DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

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

LOT 2ABC, BLOCL B-17,
as set forth on a plan of Lots
- BIRCHWOOD LAKES,
SECTION 3, Delaware
Township, Pike County,
Pennsylvania, dated march 1963
by John B. Aicher, Monroe
Engineering, Inc., Stroudsburg,
Pennsylvania and filed in the
Office for the Recording of
Deeds in and for Pike County,
Pennsylvania, in Plat Book 3,
Page 239 on March 27, 1963.

BEING known as 173 Outer
Drive Birchwood Lakes,
Dingmans Ferry, PA 18328.

BEING Parcel No. 2-0-032379.

BEING the same premises
which Paul Matarazzo and Lisa
Matarazzo, husband and wife,
granted and conveyed unto
Eleanor M. Klinke by Deed
dated December 1, 2004 and
recorded on December 6, 2004
in the Office of the Recorder
of Deeds of Pike County,
Pennsylvania in Book20831,
page 1237.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH OF
PENNSYLVANIA
TO Eleanor M. Klinke
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$108,425.30,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Eleanor M. Klinke DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$108,425.30 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Richard M. Squire & Associates
1 Jenkintown Station, Ste. 104
115 West Avenue Jenkintown,
PA 19046
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE
October 17, 2012

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1163-2012r SUR JUDGEMENT NO. 1163-2012 AT THE SUIT OF Bank of America, NA vs Tessa McDonald and Walter McDonald DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY October 17, 2012 at 11:00 AM PREVAILING TIME IN THE

AFORENOON OF SAID DATE:

ATTORNEY FOR
PLAINTIFF
UDREN LAW OFFICES, P.C.
111 WOODCREST ROAD,
SUITE 200
CHERRY HILL, NJ
08003-3620
856-669-5400
pleadings@udren.com

Bank of America, N.A.
Plaintiff

v.
TESHA MCDONALD
WALTER MCDONALD
Defendants

COURT OF COMMON
PLEASE CIVIL DIVISION
Pike County

MORTGAGE
FORECLOSURE

NO. 1163-2012-CV

SHORT DESCRIPTION FOR
ADVERTISING

ALL THAT CERTAIN
LOT OF LAND SITUATE
IN TOWNSHIP OF
LEHMAN, PIKE COUNTY,
PENNSYLVANIA:

BEING KNOWN AS 688
Pocono Ranchlands, Bushkill,
PA 18324

PARCEL NUMBER:
06-0-076514

IMPROVEMENTS:

Residential Property

UDREN LAW OFFICES, P.C.
S/
Attorney for Plaintiff
Elana B. Fleninger, Esq.
PA ID: 209197

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Tesha McDonald and Walter McDonald DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$295,670.47, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

IN EXECUTION AS THE PROPERTY OF Tesha McDonald and Walter McDonald DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$295,670.47 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Udren Law Offices
111 Woodcrest Road, Ste. 200
Cherry Hill, NJ 08003-3620
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE
October 17, 2012

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1188-2011r SUR JUDGEMENT NO. 1188-2011 AT THE SUIT OF Bank of America, NA s/b/m Fleet National Bank vs Vincent A. Adamo and Carolyn M. Adamo DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY October 17, 2012 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

All that certain lot/lots, parcel or piece of ground situate in the Township of Delaware, County of Pike and State of Pennsylvania, being Lot/Lots No. 532, Section 5 as shown on a map entitled subdivision of Section 5, Pocono Mountain Lake Forest Corporation, on file in the Recorder's Office at Milford, Pennsylvania in Plot Book No. 9, page 228.

BEING the same premises which Stephanie Pagano, by Deed dated 3/17/1997 recorded 3/19/1997, in the Office for the Recorder of Deeds in and for Pike County, in Deed Book Volume 1328, Page 218, conveyed unto Vincent A. Adamo and Carolyn M. Adamo.

Tax Parcel: 02-0-031359

BEING known as 133 Weasal Road, Dingmans Ferry, PA 18328, f/k/a 12651 Pocono Mountain Lake Forest, Dingmans Ferry, PA 18328

IMPROVEMENTS:
Residential property.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Vincent A. Adamo and Carolyn M. Adamo DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR

EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$105,020.95, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Vincent A. Adamo and Carolyn M. Adamo DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$105,020.95 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Gregory Javardian, Esq.
1310 Industrial Blvd.
1st Floor, Ste. 101
Southampton, PA 18966
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE
October 17, 2012

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1267-2010r SUR JUDGEMENT NO. 1267-2010 AT THE SUIT OF JPMorgan Chase Bank, National Association, s/b/m to Chase Home Finance, LLC vs James C. Conrow and Yvonne M. Duco a/k/a Yvonne Duco DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY October 17, 2012 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN piece, parcel and tract of land situate, lying and being in the Township of Dingman, County of Pike and Commonwealth of Pennsylvania, more particularly described as LOT NUMBER 11, SECTION NUMBER 24, of SUNRISE LAKE as shown on the plat or map of Sunrise Lake or Sunnylands, Inc. subdivision, recorded in the office of the Recorder of Deeds of Pike County in PLAT BOOK VOLUME 39 AT PAGE 202.

UNDER AND SUBJECT TO the Property Reservations, Covenants, Restrictions, Easements and Conditions as more fully set forth in Pike County Deed Book 2237, Pages 2046-2048.

TITLE TO SAID PREMISES VESTED IN James C. Conrow and Yvonne Duco, his wife, as tenants by the entireties, by Deed from Sunnylands, Inc., a corporation organized and existing under and by virtue of the laws of the Commonwealth of Pennsylvania, dated 05/01/2007, recorded 06/21/2007 in Book 2237, Page 2046.

PROPERTY: 200 OVERLOOK DRIVE, DINGMANS FERRY, PA 18328, A/K/A 3884 SUNRISE LAKE, MILFORD, PA 18337

PARCEL: 108.00-04-18

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO James C. Conrow and Yvonne M. Duco a/k/a Yvonne Duco DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$231,618.66, PLUS COSTS & INTEREST. THE SALE MADE

SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF James C.
Conrow and Yvonne M.
Duco a/k/a Yvonne Duco
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$231,618.66 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan, Hallinan & Schmieg
1 Penn Center Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,

PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO1386-2011r SUR
JUDGEMENT NO. 1386-2011
AT THE SUIT OF Wells Fargo
Bank, NA vs The Unknown
Heirs and Administrators
of the Estate of Mark
Lewandowski DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN LOT,
PIECE OR PARCEL, OF
LAND SITUATED IN THE
TOWNSHIP OF GREENE,
PIKE COUNTY AND
COMMONWEALTH OF
PENNSYLVANIA, MARKED
AND DESIGNATED AS
FOLLOWS:

LOT NO. 134, SECTION A,
AS SHOWN ON MAP OF
"THE ESCAPE", MADE
BY WILLIAM E. SACRA
AND ASSOCIATES
AND RECORDED IN
THE OFFICE OF THE
RECORDER FOR PIKE
COUNTY, PENNSYLVANIA,
IN PLAT BOOK NO. 11,
PAGE 45, EXCEPT AS TO
THE RIGHTS OF THIRD

PARTIES, IF ANY, AS TO OIL, MINERAL AND GAS RIGHTS AS TO WHICH IT HEREBY QUIT CLAIMS ALL RIGHT, TITLE, AND INTEREST TO THE PARTY OF THE SECOND PART, ITS HEIRS AND ASSIGNS.

TAX CODE 04-0-014349

PIN# 085-03-01-56

BEING KNOWN AND NUMBERED AS 134 GRANITE DRIVE, GREENTOWN, PA, 18426.

BEING THE SAME PREMISES WHICH JOAN E. BAYLIS, NOW BY MARRIAGE JOAN E. BAUER, BY DEED DATED JUNE 24, 2005 AND RECORDED JULY 5, 2005 IN AND FOR PIKE COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 2119, PAGE 877, GRANTED AND CONVEYED UNTO MARK LEWANDOWSKI

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO The Unknown Heirs and Administrators of the Estate of Mark Lewandowski DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A

JUDGMENT ON THE AMOUNT OF \$87,764.64, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF The Unknown Heirs and Administrators of the Estate of Mark Lewandowski DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$87,764.64 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Zucker Goldberg & Ackerman
200 Sheffield Street, Ste. 101
Mountainside, NJ 07092
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE
October 17, 2012
BY VIRTUE OF WRIT

OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1550-2010r SUR
JUDGEMENT NO. 1550-2010
AT THE SUIT OF Wells Fargo
Bank, NA vs Jason C. Rodriguez
and Heather J. Arquitt
Rodriguez DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

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

BEING more particularly
described as Lot No. 8, Section
Number 9, of Sunrise Lake,
as shown on the map of said
section recorded in the Office of
the Recorder of Deeds of Pike
County in Plat Book 21, Page 9,
Slide 73.

TITLE TO SAID PREMISES
VESTED IN Jason C.
Rodriguez and Heather J.

Arquitt Rodriguez, his wife, by
Deed from William Hertling
and Milagros Hertling, his wife,
dated 04/09/2001, recorded
04/10/2001 in Book 1879, Page
2081.

PROPERTY: 116 SOUTH
SHORE DRIVE, MILFORD,
PA 18337

PARCEL: 122.02-07-04.008

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Jason C. Rodriguez and
Heather J. Arquitt Rodriguez
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$175,868.52,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Jason C. Rodriguez and Heather J. Arquitt Rodriguez DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$175,868.52 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan, Hallinan & Schmieg
1 Penn Center Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE
October 17, 2012

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1672-2009r SUR JUDGEMENT NO. 1672-2009 AT THE SUIT OF Wells Fargo Bank, NA as trustee for Option One Mortgage Loan Trust 2007-2 Asset-Backed Certificate vs Philip Polizzotto and Estelle Polizzotto aka Estelle T. Polizzotto DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION

BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY October 17, 2012 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN piece, parcel and lot of land situate, lying and being in the Township of Shohola, County of Pike and Commonwealth of Pennsylvania, more particularly described as Lot 6 in the Chestnut Hill Section of East Cove Woods as recorded on a map recorded in the Recorders Office in and for Pike County at Milford, Pennsylvania in Plat Book Volume 15, Page 24.

Being known as: 110 CHESTNUT HILL ROAD, SHOHOLA, PENNSYLVANIA 18458.

Title to said premises is vested in Philip Polizzotto and Estelle Polizzotto aka Estelle T Polizzotto by deed from Universal Development Corporation dated March 31, 1999 and recorded April 8, 1999 in Deed Book 1734, Page 145.

TAX I.D. #: 120.11-0269

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Philip Polizzotto and Estelle Polizzotto

aka Estelle T. Polizzotto
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$323,652.21,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Philip
Polizzotto and Estelle Polizzotto
aka Estelle T. Polizzotto
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$323,652.21 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
mccabe weisberg & conway
123 S. Broad Street, ste 2080

Philadelphia, PA 19109
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1673-2011r
SUR JUDGEMENT NO.
1673-2011 AT THE SUIT
OF Wells Fargo Bank,
NA, successor by merger to
Wachovia Bank, NA vs Phillip
Monti, JR DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN
LOT, PIECE OR PARCEL
OF LAND, SITUATE,
LYING AND BEING
IN THE TOWNSHIP
OF BLOOMING
GROVE, COUNTY
OF PIKE AND STATE
OF PENNSYLVANIA,
MORE PARTICULARLY
DESCRIBED AS LOT 54,
BLOCK XXVII, HEMLOCK

FARMS COMMUNITY,
STAGE LXXIX, AS SHOWN
ON PLAT OF HEMLOCK
FARMS COMMUNITY,
MAPLE RIDGE, STATE
LXXIX, RECORDED IN
THE OFFICE OF THE
RECORDER OF DEEDS,
PIKE COUNTY, IN PLAT
BOOK 9, PAGE 18, ON THE
13TH DAY OF AUGUST,
1971.

PARCEL NO. 01-0-034032

BEING KNOWN AND
NUMBERED AS 804
STETSON COURT, LORDS
VALLEY, PA, 18428.

BEING THE SAME
PREMISES WHICH
CAROL D. MILLER, A
SINGLE WOMAN, BY
DEED DATED JANUARY
31, 2011 AND RECORDED
FEBRUARY 16, 2011 IN
AND FOR PIKE COUNTY,
PENNSYLVANIA, IN DEED
BOOK VOLUME 2357,
PAGE 1498, GRANTED
AND CONVEYED UNTO
PHILIP MONTI, JR, A
MARRIED MAN

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Phillip Monti, JR
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR

EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$399,680.84,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Phillip
Monti, JR DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$399,680.84 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Zucker Goldberg & Ackerman
200 Sheffield Street, Ste. 101
Mountainside, NJ 07092
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE
October 17, 2012
BY VIRTUE OF WRIT

OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1683-2009r SUR
JUDGEMENT NO. 1683-2009
AT THE SUIT OF Arch
Bay Holdings, LLC-Series
2012C vs Daniel L. Baker and
Kimberly Brockmann a/k/a K.
Brockmann DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

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

TRACT NO. 4410, Section
XVI, Conashaugh Lakes as
shown on Plat or Map recorded
in the Office of the Recorder of
Deeds of Pike County in Plat
Book 16, Page 54.

Parcel# 121.03-01-13

Property address: 118 Middleton
Road, Milford, PA 18337

THE SALE IS MADE BY

VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Daniel L. Baker and Kimberly
Brockmann a/k/a K. Brockmann
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$150,466.03,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Daniel
L. Baker and Kimberly
Brockmann a/k/a K. Brockmann
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$150,466.03 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group, PC
701 Market Street
Philadelphia, PA 19106-1532
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO1726-2011r SUR
JUDGEMENT NO. 1726-2011
AT THE SUIT OF Wells
Fargo Bank, NA vs Lindsay
Ketterer Gates aka Lindsay
K Rais DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

ALL THOSE CERTAIN
pieces, parcels or lots of land
situate in the Borough of
Milford, County of Pike and
State of Pennsylvania, bounded
and described as follows:

BEGINNING at an iron

pin corner, said point the
right-of-way intersection of
Seventh Street and Ann Street,
being the most northerly corner
of said Lot 1, thence from said
point of beginning running along
Ann Street, North 42 degrees
30 minutes West 90.00 feet to
an iron pin; thence leaving Ann
Street and a long Lot 2, South
47 degrees 30 minutes West
120.00 feet to an iron pin; thence
leavings Lot 2 and along tax lot
3, South 42 degrees 30 minutes
East 90.00 feet to an iron pin;
thence leaving tax lot 3 and
along Seventh Street North 47
degrees 30 minutes East 120.00
feet to an iron pin and place
of BEGINNING. LOT 1,
CONTAINING 0.248 acres.

BEING shown as Lot 1 on
survey map for Ralph and Gail
Pica and Harold and Denise
Fey filed in the Office for the
Recording of Deeds, Pike
County, Pennsylvania in Plat
Book 27 page 118.

This conveyance is made subject
to Easements, Restrictions,
Covenants, and Conditions of
record, including matters shown
on recorded plats.

TITLE TO SAID PREMISES
VESTED IN Lindsay K. Rais,
by Deed from John J. Rais
and Lindsay K. Rais, his wife,
dated 06/22/2005, recorded
06/27/2005 in Book 2117, Page
2204.

PROPERTY: 298 SEVENTH
STREET, MILFORD, PA

18337-1409

PARCEL: 113.09-01-04-

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Lindsay Ketterer Gates aka Lindsay K. Rais DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$182,318.77, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

OWNERS REPUTED OWNERS TO COLLECT \$182,318.77 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmeig
1617 JFK Blvd., Ste. 1400
One Penn Center Plaza
Philadelphia, PA 19103
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1848-2011r SUR JUDGEMENT NO. 1848-2011 AT THE SUIT OF Wells Fargo Bank, NA vs Rodney Mann, Sr. DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY October 17, 2012 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN LOT OR LOTS, PARCEL OR PIECE OF GROUND,

SITUATE IN LEHMAN TOWNSHIP, PIKE COUNTY, PENNSYLVANIA, BEING LOT OR LOTS NO. 268, SECTION 21 AS IS MORE PARTICULARLY SET FORTH ON THE PLOT MAP OF LEHMAN-PIKE DEVELOPMENT CORPORATION, SAW CREEK ESTATES, AS SAME IS DULY RECORDED IN THE OFFICE FOR THE RECORDING OF DEEDS, MILFORD, PIKE COUNTY, PENNSYLVANIA IN PLOT BOOK VOLUME 14, PAGE 34.

MAP NO.: 192.02-01-20
CONTROL NO.: 06-0-061825

BEING KNOWN AND NUMBERED AS 268 DECKER ROAD, BUSHKILL A/K/A BUSKILL, PA, 18324.

BEING THE SAME PREMISES WHICH JAMES KILCOMMONS, KATHLEEN KILCOMMONS, NEIL CALLAGHAN AND MARY CALLAGHAN, BY DEED DATED DECEMBER 9, 2009 AND RECORDED DECEMBER 22, 2009 IN AND FOR PIKE COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 2326, PAGE 2457, GRANTED AND CONVEYED UNTO RODNEY MANN, SR., AS SOLE OWNER

THE SALE IS MADE BY

VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Rodney Mann, Sr. DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$138,254.10, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF. Rodney Mann, Sr. DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$128,254.10 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF

PIKE COUNTY,
PENNSYLVANIA
Zucker Goldberg & Ackerman
200 Sheffield Street, Ste. 101
Mountainside, NJ 07092
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE
October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1941-2011r
SUR JUDGEMENT NO.
1941-2011 AT THE SUIT OF
Citimortgage, Inc. vs Emmett
G. Barbero and Virginia
Barbero DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ALL THAT CERTAIN lot,
piece or parcel of land, situate,
lying and being in the Township
of Blooming Grove, County
of Pike, State of Pennsylvania,
more particularly described as
Lot 6, Block X, Hemlock Farms
Community, Stage XXXIX,
as shown on Plat of Hemlock
Farms Community, Laurel
Ridge, Stage XXXIX recorded
in the office of the Recorder of

Deeds of Pike County in Plat
Book 6, page 188, on the 10th
day of August, 1968.

TOGETHER WITH the right
to use the private roadways
as shown on said recorded
plat, together with such other
rights of way over other lands
of the Grantor, its successors
and assigns, as the Grantor,
its successors and assigns, may
designate from time to time,
for purposes of ingress, egress
and regress in common with
the Grantor, its successors and
assigns and other persons to
and from Pennsylvania Route
739 (Dingman Turnpike)
or Pennsylvania route 402,
excepting and reserving,
however, to the Grantor an
easement for the Grantor to
construct, repair, replace, operate
and maintain gas, sewer, water
and other utility lines. The
granting of this right by the
Grantor to the Grantee does not
constitute a dedication of such
private roadways to the public.
The Grantor hereby reserves the
right for itself, and its successors
and assigns, to change the
location of said rights of way
over lands of the Grantor, its
successors and assigns, at any
time, and from time to time, to
such other location or locations
as the Grantor or its successors
or assigns may determine in its
sole discretion.

TOGETHER WITH all
rights-of-way and UNDER
AND SUBJECT to all
conditions, restrictions,

reservations and the like as set forth in the above-referenced deed or the record thereof.

BEING THE SAME PREMISES which Rosemary D. Blackwell, by Deed dated 12/01/2004, recorded 12/06/2004, in the Office for the Recorder of Deeds in and for Pike County, in Deed Book Volume 2083, Page 1202, conveyed unto Emmett G. Barbero & Virginia S. Barbero, h/w.

BEING known as 120 Bluestone Drive, Hawley, PA 18428.

IMPROVEMENTS:
Residential property.

Tax Parcel: 107.03-08-64

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Emmett G. Barbero and Virginia Barbero DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$154,492.44, PLUS COSTS &, INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Emmett G. Barbero and Virginia Barbero DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$154,492.44 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Gregory Javardian 1310
Industrial Blvd
1st Floor, Ste. 101
Southampton, PA 18966
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE
October 17, 2012
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 2054-2009r SUR JUDGEMENT NO. 2054-2009 AT THE SUIT OF Bank of America NA as successor

by merger to BAC Home Loans Servicing, LP vs Ricky Demers DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY October 17, 2012 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN LOT OR PARCEL OF LAND SITUATE IN THE TOWNSHIP OF LACKAWAXEN, COUNTY OF PIKE AND COMMONWEALTH OF PENNSYLVANIA,

BEING LOT 391 SECTION 6 AS SHOWN ON A MAP OR PLAN OF FALLING WATERS AT MASTHOPE ON FILE IN THE RECORDER OF DEEDS OFFICE AT MILFORD, PIKE COUNTY, PENNSYLVANIA IN PLAT BOOK VOLUME 16 PAGE 18-34.

SUBJECT TO any Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record.

TITLE TO SAID PREMISES VESTED IN Ricky Demers,

a married man as his sole and separate property, by Deed from Victoria's Management Group, LLC, dated 03/21/2007, recorded 4/9/2007 in Book 2226 Page 215 Instrument # 200700005337.

PROPERTY: LOT 391 PEBBLE ROCK ROAD, LACKAWAXEN, PA 18435

PARCEL: 013.04-03-12

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Ricky Demers DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$52,121.29, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Ricky Demers DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$52,121.29 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan, Hallinan & Schmieg
1 Penn Center Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE
October 17, 2012

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 2076-2011r SUR JUDGEMENT NO. 2076-2011 AT THE SUIT OF HSBC Bank USA, National Association, as Trustee for Wells Fargo Home Equity Trust 2004 2 vs Scott C. Fullmer DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY

October 17, 2012 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:
LEGAL DESCRIPTION

ALL THAT CERTAIN LOT, PARCEL OR PIECE OF GROUND SITUATE IN THE TOWNSHIP OF LEHMAN, COUNTY OF PIKE AND STATE OF PENNSYLVANIA, BEING LOT 188, SECTION 3C.

BEGINNING AT A POINT ON THE EASTERLY LINE OF ROBIN COURT, A COMMON CORNER OF LOT 188 AND LOT 105 AS SHOWN ON A PLAN OF LOTS TITLE 'REVISION OF A PORTION OF SECTION 3, SECTION 3C, POCONO MOUNTAIN LAKE ESTATES, INC. DRAWN BY EDWARD C. HESS ASSOCIATES, INC. STROUDSBURG, P A., AND INTENDED TO BE RECORDED; THENCE LOT 105 SOUTH 69 DEGREES 25 MINUTES 08 SECONDS EAST 125.95 FEET TO A POINT; THENCE BY LOT 187, SOUTH 21 DEGREES 25 MINUTES 30 SECONDS EAST 150.27 FEET TO A POINT ON THE NORTHERLY LINE OF EAGLE PATH; THENCE ALONG THE NORTHERLY LINE OF EAGLE PATH ON A CURVE TO THE RIGHT HAVING A RADIUS OF 725.00 FEET, AS ARCH

LENGTH OF 109.39 FEET,
THE CHORD BEARING
AND DISTANCE BEING
SOUTH 72 DEGREES 53
MINUTES 52 SECONDS
WEST 109.29 FEET TO A
POINT; THENCE BY THE
SAME SOUTH 77 DEGREES
13 MINUTES 13 SECONDS
WEST 60.00 FEET TO A
POINT ON THE EASTERLY
LINE OF ROBIN COURT
NORTH 12 DEGREES 46
MINUTES 47 SECONDS
WEST 88.58 FEET TO A
POINT; THENCE BY THE
SAME ON A CURVE TO
THE RIGHT HAVING A
RADIUS OF 250.00 FEET,
AN ARC LENGTH OF
145.56 FEET, CHORD
BEARING AND DISTANCE
BEING NORTH 3 DEGREES
54 MINUTES 03 SECONDS
EAST 143.52 FEET TO THE
PLACE OF BEGINNING.

CONTAINING 29,195
SQUARE FEET MORE OR
LESS.

TAX PARCEL NO.
06-0-039150

TAX MAP NO. 182-03-01-52

BEING KNOWN AND
NUMBERED AS 3-188
EAGLE PATH, BUSHKILL,
PA, 18324.

BEING THE SAME
PREMISES WHICH
WILLIAM D. SIMMONS
AND THERESA SIMMONS,
HIS WIFE, BY DEED

DATED SEPTEMBER 29,
2001 AND RECORDED
OCTOBER 12, 2001 IN
AND FOR PIKE COUNTY,
PENNSYLVANIA, IN DEED
BOOK VOLUME 1900,
PAGE 2306, GRANTED
AND CONVEYED UNTO
SCOTT C. FULLMER

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Scott C. Fullmer
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$121,266.46,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Scott C.
Fullmer DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$121,266.46 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Zucker Goldberg & Ackerman
200 Sheffield Street, Ste. 101
Mountainside, NJ 07092
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 2112-2011r SUR
JUDGEMENT NO. 2112-2011
AT THE SUIT OF Wells Fargo
Bank, NA vs Brandon Clark and
Nicole Clark DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN
PIECE; PARCEL AND
TRACT OF LAND
LYING AND BEING
SITUATE IN THE
TOWNSHIP OF GREENE,
COUNTY OF PIKE AND
COMMONWEALTH OF
PENNSYLVANIA, BEING
MORE PARTICULARLY
DESCRIBED AS FOLLOWS,
TO WIT:

PARCEL A

LOT 8, SECTION E,
LAKE-IN-THE-CLOUDS,
AS SHOWN ON A MAP
OF LAKE-IN-THE
CLOUDS, INC., ET AL.,
MADE BY ROBERT E.
FELKER, REGISTERED
SURVEYOR, WHICH MAP
WAS RECORDED IN PIKE
COUNTY, PENNSYLVANIA
IN PLOT BOOK VOL. 8,
PAGE 113.

PARCEL B

LOT 9, SECTION E,
LAKE-IN-THE-CLOUDS,
AS SHOWN ON A MAP OF
LAKE-IN-THECLOUDS,
INC., ET AL., MADE BY
ROBERT E. FELKER,
REGISTERED SURVEYOR,
WHICH MAP WAS
RECORDED IN PIKE
COUNTY, PENNSYLVANIA
IN PLOT BOOK VOL. 8,
PAGE 113.

LOT 8E SHALL BE JOINED
TO AND BECOME AN
INSEPARABLE PART OF

LOT 9E, AND CANNOT BE SUBDIVIDED, CONVEYED OR SOLD SEPARATELY OR APART THEREFROM WITHOUT PRIOR TOWNSHIP APPROVAL. HENCEFORTH THE COMBINED LOT SHALL BE KNOWN AS LOT 8R.

PARCEL NOS. 04-0-061579 & 04-0-061581

BEING KNOWN AND NUMBERED AS 114 LAKEWOOD DRIVE, CANADENSIS, PA, 18325-4700.

BEING THE SAME PREMISES WHICH CAROLYN H. BERISH, WIDOW, BY DEED DATED MAY 19, 2006 AND RECORDED JULY 13, 2006 IN AND FOR PIKE COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 2184, PAGE 1107, INSTRUMENT # 2006000012400, GRANTED AND CONVEYED UNTO BRANDON CLARK AND NICOLE CLARK, HUSBAND AND WIFE

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Brandon Clark and Nicole Clark DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID

REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$154,567.42, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Brandon Clark and Nicole Clark DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$154,567.42 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Zucker Goldberg & Ackerman
LLC
200 Sheffield Street, Ste. 101
Mountainside, NJ 07092
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 2129-2011r SUR
JUDGEMENT NO. 2129-2011
AT THE SUIT OF Wells
Fargo Bank, NA vs Mario
D'Ottavio, Jr DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION FOR
ADVERTISING

By virtue of a Writ of Execution
No. 2129-2011

WELLS FARGO BANK, N.A.
vs.
MARIO D'OTTAVIO, JR

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

1174 SAW CREEK ESTATE,
A/K/A 2424 SMITHFIELD
ROAD, BUSHKILL, PA
18324- 9490 Parcel No.:
196.01-01-73
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment amount: \$211,731.39

Attorneys for Plaintiff:
Phelan Hallinan & Schmieg, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Mario D'Ottavio, Jr
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$211,713.39,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

IN EXECUTION AS THE PROPERTY OF Mario D'Ottavio, Jr DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$211,713.39 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmeig
1 Penn Ctr Plaza
1617 JFK Blvd., Ste. 1400
Philadelphia, PA 19103
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 2147-2010r SUR JUDGEMENT NO. 2147-2010 AT THE SUIT OF The Bank of New York Mellon Trust Company NA, fka The Bank of New York Trust Company, NA as successor in interest to JP Morgan Chase Bank, NA fka Bank One, NA as Trustee, for the holders of MASTR Alternative Loan Trust 2003-3 vs Kurt W. Lentz DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA

18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND SITUATE, LYING AND BEING IN THE TOWNSHIP OF GREENE, COUNTY OF PIKE AND COMMONWEALTH OF PENNSYLVANIA, AS LAID OUT AND PLOTTED UPON A CERTAIN "MAP OF RALPH CARLTON, GREENE Township., PIKE COUNTY, PA., SCALE 1" = 100', JUNE 18, 1984, HARRY F. SCHOENAGEL, P.L.S., GREENTOWN, PA, 18426, AND BEING PARTICULARLY "PARCEL C" ON SAID MAP. SAID MAP BEING FILED OF RECORD ON SEPTEMBER 4, 1984, IN PIKE COUNTY PLAT BOOK 23 AT PAGE 62.

EXCEPTING AND RESERVING THE RIGHT-OF-WAY OVER TOWNSHIP ROAD T-370 ALONG THE EASTERLY SIDE OF THE ABOVE DESCRIBED PREMISES.

TOGETHER WITH ALL RIGHTS AND PRIVILEGES AND UNDER AND SUBJECT TO THE COVENANTS,

EXCEPTIONS,
CONDITIONS,
RESERVATIONS AND
RESTRICTIONS AS OF
RECORD.

PARCEL NO. 04-0-013305

BEING KNOWN AND
NUMBERED AS RR 1 BOX
550, CANADENSIS, PA,
18325.

BEING THE SAME
PREMISES WHICH KURT
W. LENTZ, SINGLE AND
KAREN LENTZ N/B/M
KAREN CARLTON AND
GARY M. CARLTON, HER
HUSBAND, BY DEED
DATED FEBRUARY 4,
2000 AND RECORDED
FEBRUARY 11, 2000 IN
AND FOR PIKE COUNTY,
PENNSYLVANIA, IN DEED
BOOK VOLUME 1838,
PAGE 803, GRANTED AND
CONVEYED UNTO KURT
W. LENTZ.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Kurt W. Lentz
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$271,021.93,
PLUS COSTS & INTEREST.
THE SALE MADE

SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Kurt W.
Lentz DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$271,021.93 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Zucker Goldberg & Ackerman
200 Sheffield Street, Ste. 101
Mountainside, NJ 07092
09/21/12 • 09/28/12 • **10/05/12**

SHERIFF SALE
October 17, 2012
BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION

NO 2156-2011r SUR
JUDGEMENT NO. 2156-2011
AT THE SUIT OF The Bank
of New York Mellon Trust
Company, National Association
fka The Bank of New York Trust
Company, NA as successor to
JPMorgan Chase Bank NA as
trustee for RAMP 2003RS3 vs
James Fuenzalida and Fumiko
T. Fuenzalida DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION FOR
ADVERTISING

By virtue of a Writ of Execution
No. 2156-2011

THE BANK OF NEW
YORK MELLON TRUST
COMPANY, NATIONAL
ASSOCIATION FKA THE
BANK OF NEW YORK
TRUST COMPANY, N.A.
AS SUCCESSOR TO
JPMORGAN CHASE BANK
N.A. AS TRUSTEE FOR
RAMP 2003RS3
vs. JAMES FUENZALIDA
FUMIKO T. FUENZALIDA

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

189 BEAR DRIVE, A/K/A
1410 BEAR DRIVE,
BUSHKILL, PA 18324
Parcel No.: 182.01-02-12
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment amount: \$169,374.27

Attorneys for Plaintiff:
Phelan Hallinan & Schmieg, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO James Fuenzalida and
Fumiko T. Fuenzalida
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$169,374.27,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF James Fuenzalida and Fumiko T. Fuenzalida DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$169,374.27 PLUS COSTS AND INTEREST AS AFORESAID.

PHILJP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmeig
1617 JFK Blvd., Ste. 1400
One Penn Center Plaza
Philadelphia, PA 19103
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 2435-2009r SUR JUDGEMENT NO. 2435-2009 AT THE SUIT OF JPMorgan Chase Bank, National Association vs Raul James Aguilera and Laura Leigh Aguilera DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION

BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY October 17, 2012 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION FOR ADVERTISING

By virtue of a Writ of Execution No. 2435-2009-CIVIL

JPMORGAN CHASE BANK,
NATIONAL ASSOCIATION
vs.
RAUL JAMES AGUILERA
LAURA LEIGH AGUILERA

owner(s) of property situate in the TOWNSHIP OF BLOOMING GROVE, Pike County, Pennsylvania, being

813 EAST SPUR COURT,
AKA 2971 HEMLOCK FARMS, HAWLEY, PA 18428-9088
Parcel No.: 120.03-03-81
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING

Judgment amount: \$243,178.18

Attorneys for Plaintiff:
Phelan Hallinan & Schmiegl, LLP

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

TO Raul James Aguilera
and Laura Leigh Aguilera
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$243,178.18,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Raul James
Aguilera and Laura Leigh
Aguilera DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$243,178.18 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan Hallinan & Schmeig

1617 JFK Blvd., Ste. 1400
One Penn Center Plaza
Philadelphia, PA 19103
09/21/12 • 09/28/12 • 10/05/12

SHERIFF SALE

October 17, 2012

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO2685-2009r SUR
JUDGEMENT NO. 2685-2009
AT THE SUIT OF Bank
of America, NA successor by
merger to BAC Home Loans
Servicing, LP fka Countrywide
Home Loans Servicing, LP vs
Thomas J. Honor
and Lynn V. Honor
DEFENDANTS, I WILL
EXPOSE TO SALE
OF PUBLIC VENDUE
OR OUTCRY IN
THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
October 17, 2012 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ALL THAT CERTAIN
LOT, PARCEL OR PIECE
OF GROUND SITUATE
IN THE TOWNSHIP OF
LEHMAN, COUNTY OF
PIKE, AND STATE OF
PENNSYLVANIA, BEING
LOT NO. 249, SECTION NO.
1G.

BEGINNING AT A POINT

ON THE EASTERLY LINE OF PA. LEGISLATIVE ROUTE NO. 51001, A COMMON CORNER OF LOT NO. 249 AND LOT NO. 250 AS SHOWN ON A PLAN OF LOTS TITLED "REVISION OF A PORTION OF SECTION 1, SECTION 1G, POCONO MOUNTAIN LAKE ESTATES, INC." DRAWN BY EDWARD C. HESS ASSOCIATES, INC., STROUDSBURG, PA., AND INTENDED TO BE RECORDED; THENCE BY LOT NO. 250 SOUTH 63 DEGREES 35 MINUTES 23 SECONDS EAST 221.20 FEET TO A POINT; THENCE BY LOT NO. 272, BY LOT NO. 271 AND BY LOT NO. 268 SOUTH 23 DEGREES 53 MINUTES 14 SECONDS WEST 82.92 FEET TO A POINT, THENCE BY LOT 248 NORTH 67 DEGREES 57 MINUTES 14 SECONDS WEST 225.51 FEET TO A POINT ON THE EASTERLY LINE OF PA. LEGISLATIVE ROUTE NO. 51001; THENCE ALONG THE EASTERLY LINE OF PA. LEGISLATIVE ROUTE NO. 51001 NORTH 26 DEGREES 24 MINUTES 37 SECONDS EAST 100.00 FEET TO THE PLACE OF BEGINNING.

CONTAINING 20,405 SQUARE FEET MORE OR LESS.

TAX PARCEL NO:

06-0-038107

BEING KNOWN AS 249 MILFORD ROAD, BUSHKILL, PA 18324

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Thomas J. Honor and Lynn V. Honor DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$186,530.87, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

Honor and Lynn V. Honor
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$186,530.87 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, PA 19106-1532
09/21/12 • 09/28/12 • **10/05/12**
