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Reporter of Decisions of the Court of
Common Pleas and Editor-in-Chief

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Neither *The Luzerne Legal Register* nor the printer
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Notice to the Family Law Bar:

Effective **May 15, 2021**, all family court motions that were previously e-mailed to Nancy Biscontini and/or Sharon Mudlock shall be sent to:

familycourtmotions@luzernecounty.org.

Counsel and self-represented litigants must scan and e-mail a filed copy of the motion including the proposed order to the Court for consideration.

Any questions should be directed to **Family Court Administrator Kim Valatka at (570) 825-1655**.

May 7—June 25

Notice is hereby given to all persons concerned that accountants in the following estates have filed their accounts in the Office of the Register of Wills and Clerk of the Orphans' Court of Luzerne County and unless objections are filed thereto, said accounts will be audited and confirmed by the Orphans' Court Division of the Court of Common Pleas of Luzerne County at 9:30 A.M. on June 1, 2021, in Courtroom C, Third Floor, Penn Place, 20 North Pennsylvania Avenue, Wilkes-Barre, PA.

NO.	NAME OF ESTATE	ACCOUNTANT	FIDUCIARY CAPACITY
1.	Philip Edward Lonergan	John Brian Lonergan Margueritte L. Steinberg Erin L. Murray	Administrator Administratrix Administratrix
2.	Theresa M. Kuharcik	Kristine M. Perry	Executrix

The Luzerne County Orphans' Court, located at Penn Place, 20 North Pennsylvania Avenue, Wilkes-Barre, PA is a facility accessible to persons with disabilities. Please notify a member of the staff of the Honorable Richard M. Hughes, III, Judge at (570) 408-8190, if special accommodations are required.

NOTICE

It is strongly recommended that all attorneys having a matter on an Audit List of the Orphans' Court be present at the call of the Audit List. Any attorney seeking to be excused from attending the call of the Audit List must contact the staff in Judge Hughes' Chambers in advance of the call date in order to obtain permission from the Judge to be absent.

Apr. 30; May 7

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DECEDENTS' ESTATES

Notice is hereby given that letters testamentary or of administration have been granted in the following estates. All persons indebted to said estates are required to make payment and those having claims or demands to present the same without delay to the administrators or executors named or their attorneys

FIRST PUBLICATION

ESTATE OF FRANK JOSEPH ARDOLINE a/k/a Frank J. Ardoline, late of Pittston (died December 19, 1999), Joseph J. Ardoline, Administrator; Saporito, Falcone & Watt, 490 North Main St., Pittston, PA 18640

ESTATE OF YENDY O. YNFANTE BAEZ, late of Hazleton (died April 27, 2020), Elizabeth Encarnacion Baez, Administratrix; Saporito, Falcone & Watt, 490 North Main St., Pittston, PA 18640

ESTATE OF DOLORES M. BALOGA, late of Wilkes-Barre (died April 10, 2021), Vincent Baloga, Executor; Donald G. Karpowich, Esquire, 85 Drasher Rd., Drums, PA 18222

ESTATE OF GEORGE S. BENKO, late of Hazle Twp. (died August 18, 2020), Christopher Benko, Executor; Hourigan, Kluger & Quinn, PC, 600 Third Avenue, Kingston, PA 18704

ESTATE OF AGUSTINA FELICIANO a/k/a Agustina Reyes Espinal, late of Wilkes-Barre (died May 31, 2020), Esther Maria Gonzalez, Administratrix; Rebecca Torres, Esquire, 423 N. 7th St., Allentown, PA 18102

ESTATE OF JAMES T. HOLTON, late of Dallas Twp. (died March 24, 2021), Carol A. Holton, Executrix; Chad J. Sweigart, Esquire, Elliott

Greenleaf & Dean, 15 Public Square, Suite 310, Wilkes-Barre, PA 18701

ESTATE OF LAWRENCE B. KALAC, late of Luzerne (died February 16, 2021), Michael Kalac, Executor; Michael J. Bendick, Esquire, P.O. Box 1733, Shavertown, PA 18708

ESTATE OF DENNIS E. KIJEK, late of Rice Twp. (died March 13, 2021), Ann M. Kijek, Administratrix; John P. Rodgers, Esquire, 1170 Hwy. 315, Suite 1, Plains, PA 18702

ESTATE OF KENNETH G. KIRK a/k/a Kenneth Kirk, late of Dallas (died March 27, 2021), Patricia Edward Kirk, Executrix; Hourigan, Kluger & Quinn, PC, 600 Third Avenue, Kingston, PA 18704

ESTATE OF DELORES KOCHER, late of Kingston (died November 12, 2020), Patricia L. Lauer, Executrix; Kevin M. Walsh, Esquire, 279-299 Pierce St., Kingston, PA 18704

ESTATE OF HILDEGARD KOCHER, late of Kingston Twp. (died March 17, 2021), Michael Brennan, Executor; John J. Gill, Jr., Esquire, Gallagher, Brennan & Gill, 220 Pierce St., Kingston, PA 18704-4641

ESTATE OF STERLING GREGORY LAMOREUX, II, late of Dallas Twp. (died February 9, 2021), Mary Lamoreux, Administratrix; Jessica L. Pleskach, Esquire, 1170 Hwy. 315, Suite 1, Plains, PA 18702

ESTATE OF MICHAEL A. MLAKER, late of Duryea (died September 27, 2020), Theresa George, Administratrix; Mark J. Conway, Esquire, 502 South Blakely St., Dunmore, PA 18512

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ESTATE OF ALLEN R. SCHELLER, Late of Dallas (died April 8, 2020), Angela L. Miller, Administratrix; Barry A. Lewis, Esquire, Hummel, Lewis & Smith, LLP, 3 East Fifth St., Bloomsburg, PA 17815

September 2, 2011), Deborah T. Kile, Administratrix; Kreisher, Marshall & Associates, LLC, 401 S. Market St., Bloomsburg, PA 17815

ESTATE OF BRUCE F. SLOCUM, Late of Dallas (died April 5, 2021), Brett B. Slocum, Executor; Thomas P. Brennan, Esquire, Gallagher, Brennan & Gill, 220 Pierce St., Kingston, PA 18704-4641

ESTATE OF LYNDA DAVIS a/k/a Lynda L. Davis, late of Pittston (died November 27, 2020), Tami Mirigliani, Executrix; Christine M. Trottni, Esquire, 49 South Main St., Suite 105, Pittston, PA 18640

ESTATE OF JAMES A. STEWART, JR., late of Rice Twp. (died February 24, 2021), James A. Stewart, Sr., Administrator; James A. Schneider, Esquire and William J. Schneider, Esquire, 439 West Broad St., Hazleton, PA 18201-6106

ESTATE OF JAMES M. DISABELLA a/k/a James Mauro Disabella, Sr., late of Hazleton (died November 17, 2007), Joseph J. Disabella, Sr., Executor; Joseph R. Baranko, Jr., Esquire, The Slusser Law Firm, 1620 N. Church St., Suite 1, Hazleton, PA 18202

ESTATE OF CLEMENT WASMANSKI, late of Plains Twp. (died May 11, 2020), Gloria Ray, Administratrix; Robert V. Davison, Esquire, New Bridge Center, 480 Pierce St., Suite 216, Kingston, PA 18704

ESTATE OF RITA J. DUNCAN, late of Ashley (died March 8, 2021), Charlene Thomas, Executrix; Maureen K. Collins, Esquire, Mahler Law Firm, LLC, 1043 Wyoming Ave., 1st Fl., Forty Fort, PA 18704

ESTATE OF JOHN WATRO, late of Hazleton (died August 11, 2020), Linda Kitlinski, Administratrix; Donald G. Karpowich, Esquire, 85 Drasher Rd., Drums, PA 18222

ESTATE OF MARY M. FERRY, late of Freeland (died January 12, 2021), Susan M. Ferry and Marybeth Ferry, Executrices; James V. Senape, Jr., Esquire, Catherine A. McGovern, Esquire and Michael B. Senape, Esquire, Senape & Associates, 612-614 Main Street, P.O. Box 179, Freeland, PA 18224-0179

ESTATE OF WILLIAM P. WILSON, late of Luzerne (died November 6, 2020), Christopher A. Ciprich, Executor; Thomas R. Daniels, Esquire, 34 East Tioga St., Tunkhannock, PA 18657

ESTATE OF DANIEL W. FETCH a/k/a Daniel W. Fetch, Sr., late of Wilkes-Barre (died April 3, 2021), Paula A. Brown and Mark D. Fetch, Co-Executors; Patrick J. Aregood, Esquire, 1218 South Main St., Hanover Twp., PA 18706

SECOND PUBLICATION

ESTATE OF THERESA CHUPKA, late of Hanover Twp. (died January 26, 2021), Marian Beierle, Administratrix; Michael J. Kizis, Esquire, 61 N. Washington St., Wilkes-Barre, PA 18701

ESTATE OF ANNA C. GEARY a/k/a Anna Catherine Geary, late of Plains Twp. (died February 28, 2021), Lucille M. Harrison, Executrix; Hourigan, Kluger & Quinn, PC, 600 Third Avenue, Kingston, PA 18704

ESTATE OF STEPHEN A. CHYKO, late of Black Creek Twp. (died

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- ESTATE OF JUDITH M. GREGG, late of Dallas Twp. (died March 21, 2021), Rebecca L. Goetchius, Executrix; Patrick J. Aregood, Esquire, 1218 South Main St., Hanover Twp., PA 18706
- ESTATE OF MARYALYCE HODAKOWSKI, late of Wilkes-Barre (died October 12, 2020), Morgan Meadows, Executrix; Rosenn, Jenkins & Greenwald, LLP, 15 South Franklin St., Wilkes-Barre, PA 18711-0075
- ESTATE OF GOUVERNEUR IAN HOEPPNER a/k/a Gouverneur I. Hoepner, late of Swoyersville (died March 26, 2021), Kevin Hoepner, Administrator; Donald P. Roberts, Esquire, Burke Vullo Reilly Roberts, 1460 Wyoming Ave., Forty Fort, PA 18704
- ESTATE OF JOHN HOOK, late of Nanticoke (died February 19, 2021), Donna Marie Wehr, Executrix; Richard C. Shiptoski, Esquire, 1217 Wyoming Ave., Forty Fort, PA 18704
- ESTATE OF ROBERT H. JOHNSTON a/k/a Robert Johnston, late of Wyoming (died March 24, 2021), Linda May Pocceschi, Executrix; Ralph J. Johnston, Jr., Esquire, Johnston and Johnston Law Office, 250 Pierce St., Suite 303, Kingston, PA 18704
- ESTATE OF JEAN H. JOLLEY, late of Pringle (died February 1, 2021), Brian Jolley, Executor; John J. Gill, Jr., Esquire, Gallagher, Brennan & Gill, 220 Pierce Street, Kingston, PA 18704-4655
- ESTATE OF GLENN JONES, late of Wilkes-Barre (died March 14, 2021), Deborah Volpe, Executrix; Bregman & Lantz, LLC, 1205 Wyoming Ave., Forty Fort, PA 18704
- ESTATE OF RITA E. MESHKO, late of Wilkes-Barre (died February 18, 2021), Michael Meshko, Executor; Robert T. Panowicz, Esquire, 8 West Market St., Suite 1100, Wilkes-Barre, PA 18701
- ESTATE OF DOROTHY M. MONDOCK a/k/a Dorothy Mondock, late of Butler Twp. (died November 28, 2020), Carol Mathe, Executrix; Charles A. DeCosmo, Esquire, Skokoski & DeCosmo, P.C., 165 Susquehanna Blvd., West Hazleton, PA 18202
- ESTATE OF MARILYN MORIO a/k/a Marilyn A. Morio, late of Benton (died March 5, 2021), Leonard Gawelko, Executor; John P. Rodgers, Esquire, 1170 Hwy. 315, Suite 1, Plains, PA 18702
- ESTATE OF JOAN W. MULLANEY, late of Dallas Twp. (died March 21, 2021), Thomas P. Brennan, Executor; Thomas P. Brennan, Esquire, Gallagher, Brennan & Gill, 220 Pierce St., Kingston, PA 18704-4641
- ESTATE OF MILTON ANTONIO ORTIZ, late of West Hazleton (died November 14, 2020), Yajaira Ortiz, Administratrix; Tullio DeLuca, Esquire, 381 N. 9th Avenue, Scranton, PA 18504
- ESTATE OF BEATRICE PECK, late of Drums (died December 9, 2020), Diane Madl, Executrix; Patrick J. Aregood, Esquire, 1218 South Main St., Hanover Twp., PA 18706
- ESTATE OF ANTHONY POLLICK, late of Plymouth Twp. (died January 3, 2021), Carl J. Pollick, Executor; Brian C. Corcoran, Esquire, 400 Third Ave., Suite 202, Kingston, PA 18704
- ESTATE OF ANNA L. REVITT a/k/a Anna Revitt, late of Larksville (died March 17, 2021), Janice

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Smith, Executrix; Patrick J. Aregood, Esquire, 1218 South Main St., Hanover Twp., PA 18706

ESTATE OF DENIS G. SAUL, late of Wright Twp. (died December 22, 2020), Angela M. Saul, Administratrix; Edward P. McNelis, Esquire, 19 East Broad Street, Hazleton, PA 18201

ESTATE OF JOAN FAYE SCAVONE, late of Wilkes-Barre (died October 30, 2020), Megan Nargoski, 55 Richmond Ave., Wilkes-Barre, PA 18702, Executrix

ESTATE OF RONALD G. SHADIE, late of Swoyersville (died December 25, 2020), Barbara Shadie, Executrix; Michael J. Bendick, Esquire, P.O. Box 1733, Shavertown, PA 18708

ESTATE OF MARK SIEGEL a/k/a Mark W. Siegel, late of Dorrance Twp. (died October 28, 2020), Craig Siegel, Administrator; Joseph R. Baranko, Jr., Esquire, The Slusser Law Firm, 1620 N. Church St., Suite 1, Hazleton, PA 18202

ESTATE OF PATRICK J. SOLANO, late of Pittston Twp. (died January 23, 2021), Mary Patricia Augello, Executrix; Louis S. Sciandra, Esquire, Sciandra Law Office, P.C., 159 South Main St., Pittston, PA 18640

ESTATE OF PATRICIA TOBIAS a/k/a Patricia A. Tobias, late of Hazleton (died January 21, 2021), Christopher Tobias, Executor; Thomas J. Sharkey, Esquire, 982 North Sherman Ct., Hazleton, PA 18201

ESTATE OF ROBERT H. WILLIAMS, late of Dallas (died February 14, 2020), Debra J. Dymond, Executrix; Michael J. Bendick, Esquire, P.O. Box 1733, Shavertown, PA 18708

THIRD PUBLICATION

ESTATE OF DAVID R. AHLBRANDT, late of Freeland (died January 20, 2021), Keith Ahlbrandt, Administrator; Donald G. Karpowich, Esquire, 85 Drasher Rd., Drums, PA 18222

ESTATE OF MARION A. BAER a/k/a Marion Anna Baer, late of Salem Twp. (died March 29, 2021), Joyce I. Remaley, Executrix; Stephen B. Killian, Esquire, 575 Pierce St., Suite 303, Kingston, PA 18704

ESTATE OF HARRIET ANN BILLMAN a/k/a Harriet Billman, late of Hazle Twp. (died January 19, 2021), Aimee-Marie Odorizzi and Kara Lynn Odorizzi, Co-Executrices; Frank J. Skokoski, Esquire, Skokoski & DeCosmo, P.C., 165 Susquehanna Blvd., West Hazleton, PA 18202

ESTATE OF JOSEPHINE A. BOYKO, late of Bear Creek Twp. (died March 10, 2021), Joseph E. Baranowski, Executor; Fendler & Associates, P.C., The Park Bldg., 400 Third Ave., Suite 309, Kingston, PA 18704

ESTATE OF ANNE R. BRETZ, late of Kingston (died February 9, 2021), Donna J. Stine Personal Representative; Nicholas D. Lutz, Esquire, Law of Offices Lutz & Petty, LLC, 120 W. Front St., Berwick, PA 18603

ESTATE OF ANNA M. DEITRICH, late of Freeland (died December 28, 2020), Samuel T. Drozic, Personal Representative; R. Nicholas Nanovic, Esquire, Gross McGinley, LLP, 33 South 7th St., P.O. Box 4060, Allentown, PA 18105-4060

ESTATE OF JANICE FONTANA a/k/a Janice A. Fontana a/k/a Janice Ann Fontana, late of Hazleton (died January 24, 2021), Patrice Saullo and Denise I. Rogan, Co-

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Administratrices; Joseph D. Ustynoski, Esquire, Ustynoski & Marusak, LLC, 101 West Broad St., Suite 205, Hazleton, PA 18201

Administratrix; Thomas J. Mosca, Esquire, 900 Rutter Ave., Suite 24, Forty Fort, PA 18704

ESTATE OF MARY LOUISE GOYNE, late of Exeter (died December 31, 2020), Brian J. Goyne, Executor; Lewis W. Wetzel, Esquire, 900 Rutter Ave., Box 24, Forty Fort, PA 18704

ESTATE OF HARRY SALAVANTIS, late of Kingston Twp. (died March 26, 2021), Ambia Salavantis, Executrix; John P. Rodgers, Esquire, 1170 Hwy. 315, Suite 1, Plains, PA 18702

ESTATE OF LORRAINE S. KLINGER, late of Butler Twp. (died January 17, 2021), Donald C. Klinger, Jr., Executor; Jordan H. Pecile, Esquire, 1201A N. Church St., Suite 220, Hazle Township, PA 18202

ESTATE OF JANICE SARNAK, late of Harding (died October 24, 2020), William Sarnak, Executor; Kevin R. Grebas, Esquire, Colbert & Grebas, PC, 210 Montage Mountain Rd., Suite A, Moosic, PA 18507

ESTATE OF ELIZABETH LONGO, late of Pittston Twp. (died January 26, 2021), Joseph Longo, Administrator; Raymond A. Hassey, Esquire, 304 Wilkes-Barre Twp. Blvd., Wilkes-Barre, PA 18702

ESTATE OF MARY ANN SHUMOSKI, late of Wilkes-Barre Twp. (died September 29, 2020), Patricia Shumoski, Administratrix; Carl N. Frank, Esquire, Farrell & Frank, 8 West Market St., Suite 1110, Wilkes-Barre, PA 18701-1801

ESTATE OF DOROTHY PALERMO a/k/a Dorothy M. Palermo, late of West Pittston (died February 28, 2021), Louis Palermo, Jr. and Linda Salerno, Co-Executors; Gene M. Molino, Esquire, Skibitsky & Molino, 457 North Main St., Suite 101, Pittston, PA 18640

ESTATE OF JOSEPH P. SLAVOSKI, late of Larksville (died December 25, 2020), Donna Brozusky, Executrix; John J. Terrana, Esquire, 400 Third Ave., Suite 216, Kingston, PA 18704

ESTATE OF PETER FRANK PURIFICATO a/k/a Peter F. Purificato, late of Hanover Twp. (died March 20, 2021), Jo Ann Gallo, Executrix; Frank J. Aritz, Esquire, 23 West Walnut St., Kingston, PA 18704

ESTATE OF JOHN G. SMACHER, late of Wilkes-Barre (died January 12, 2021), Jason Lukachinsky and Jared Lukachinsky, Administrators; Bregman & Lantz, LLC, 1205 Wyoming Ave., Forty Fort, PA 18704

ESTATE OF MARGARET LOUISE REISINGER, late of Wilkes-Barre (died April 29, 2020), Matthew Iskra, Executor; Jonathan A. Spohrer, Esquire, 279 Pierce St., Kingston, PA 18704

ESTATE OF DELILAH GRAHAM SMITH, late of Wilkes-Barre (died February 8, 2021), Rodney Smith, Administrator; Hourigan, Kluger & Quinn, PC, 600 Third Avenue, Kingston, PA 18704

ESTATE OF PAUL MICHAEL ROSE, JR., late of Hunlock Creek (died April 24, 2020), Margaret Rose,

ESTATE OF CONSTANCE IRENE SZUSTAK, late of Wilkes-Barre Twp. (died March 17, 2021), Karen Bedrin, 255 Deer Run Dr., Mountain Top, PA 18707, Executrix

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ESTATE OF HENRY M. THIELE a/k/a Henry Malcolm Thiele, late of Forty Fort (died September 17, 2020), Catherine Marie Morris, Executrix; Andrew J. Katsock, Esquire, 15 Sunrise Dr., Wilkes-Barre, PA 18705

ESTATE OF MARIE T. YORI a/k/a Marie Yori, late of Drums (died February 2, 2021), Richard Yori, Administrator; Joseph R. Ferdinand, Esquire, Gillespie, Miscavige & Ferdinand, LLC, 3 E. Butler Dr., Suite 102, Drums, PA 18222

ESTATE OF BARBARA YUDISKY, late of Larksville (died October 1, 2020), Melissa Hook, Executrix; Alexander B. Russin, Esquire, 340 Market St., Kingston, PA 18704

you act within ten (10) days of the date of this notice, a judgment may be entered against you without a hearing and you may lose money, property or other important rights.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

North Penn Legal Services
(570) 299-4100
ROBERT J. MURPHY,
ESQUIRE
(570) 343-7444

May 7

NOTICE

NOTICE IS HEREBY GIVEN of the administration of the Ruth L. Duda Revocable Trust Agreement and the Stanley J. Duda Revocable Trust Agreement. All persons indebted to the trust are requested to make payment and those having claims or demands are to present the same without delay to the Trustee as follows:

Lillian E. Duda
1101 Washington Avenue
514
Philadelphia, PA 19147
Apr. 23, 30; May 7

IMPORTANT NOTICE

To: Eliz. Sink a/k/a Eliz. Horder, Donald Sink and Sarah Siegfried, their heirs, assigns or successors

You are in default because you have failed to take action required of you in this case. Unless

NOTICE

NOTICE IS HEREBY GIVEN that the Municipal Authority of Hazle Township with its principal and registered office at 79 Harleigh Boulevard, Hazle Township, Luzerne County, Pennsylvania 18202, a body politic and corporate, incorporated, composed, formed, organized and existing under the Municipality Authorities Act of 1945 of the Commonwealth of Pennsylvania, as amended, 53 P.S. §§301 et seq., as amended, intends to file with the Secretary of the Commonwealth of Pennsylvania on May 3, 2021 its Articles of Amendment, that is, amendments to its Articles of Incorporation as embodied in said Articles of Amendment, in accordance with and under the provisions of said Municipal Authorities Act of

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1945 of the Commonwealth of Pennsylvania, as amended, and particularly in accordance with that section thereof entitled Amendment of Articles, 1945, May 2, P.L. 382, §3.2, added 1949, April 24, P.L. 761, §2. Amended 1952, Jan. 21, P.L. (1951) 2188, §3; 1937, July 10, P.L. 683, §2; 53 P.S. 305, as amended, and which Articles of Amendment and the actual amendments embodied therein are as follows:

The amendments embodied in said Articles of Amendment and proposed and adopted by said Municipal Authority of Hazle Township through its governing board pursuant to its Resolution of April 22, 2021 and all approved and adopted by the Township of Hazle, the municipality which incorporated, composed, formed and organized said Municipal Authority of Hazle Township through its governing body its Board of Supervisors, pursuant to its Resolution of April 23, 2021 are as follows:

A. The term of existence of said Municipal Authority of Hazle Township shall be and is hereby increased to a date fifty (50) years hence from the date of approval by the Secretary of the Commonwealth of said Articles of Amendment.

B. The location of the principal and registered office of said Municipal Authority of Hazle Township shall be and is hereby changed to and established as 79 Harleigh Boulevard, Hazle Township, Luzerne County, Pennsylvania 18202.

Municipal Authority of
Hazle Township
79 Harleigh Boulevard
Hazle Township, PA
18202

May 7

LEGAL NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed and approved by the Department of State of the Commonwealth of Pennsylvania, on April 7, 2021, pursuant to the provisions of the Business Corporation Law of 1988. The name of the corporation is:

VARIEDADES Y
DECORACIONES
CARMEN INC.

Lorine Angelo Ogurkis,
Esquire
Ogurkis Law, LLC
21 N. Locust Street
Hazleton, PA 18201
Ph.: (570) 459-1700

May 7

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE

COURT OF COMMON PLEAS
LUZERNE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW

NO. 202006502

LAKEVIEW LOAN
SERVICING, LLC

Plaintiff

v.

MARY THERESA O'BRIEN
a/k/a MARY THERESA
PEPERNO, IN HER CAPACITY
AS HEIR OF WALTER O'HAIRE
a/k/a WALTER J. O'HAIRE,

THE LUZERNE LEGAL REGISTER

DECEASED, ANN O'HAIRE, IN
HER CAPACITY AS HEIR
WALTER O'HAIRE a/k/a
WALTER J. O'HAIRE,
DECEASED, JOSEPH O'HAIRE,
IN HIS CAPACITY AS HEIR
WALTER O'HAIRE a/k/a
WALTER J. O'HAIRE,
DECEASED, UNKNOWN
HEIRS, SUCCESSORS,
ASSIGNS, AND ALL PERSONS,
FIRMS, OR ASSOCIATIONS
CLAIMING RIGHT, TITLE OR
INTEREST FROM OR UNDER
WALTER O'HAIRE
a/k/a WALTER J.
O'HAIRE, DECEASED

Defendants

COMPLAINT IN MORTGAGE
FORECLOSURE

To: UNKNOWN HEIRS, SUCCESSIONS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER WALTER O'HAIRE a/k/a WALTER J. O'HAIRE, DECEASED Defendant(s), RR 1, BOX 243K, DYMOND RD. a/k/a 445 DYMOND HOLLOW ROAD, FALLS, PA 18615

You are hereby notified that Plaintiff, LAKEVIEW LOAN SERVICING, LLC, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of LUZERNE County, PA docketed to No. 202006502, seeking to foreclose the mortgage secured on your property located, RR 1, BOX 243K DYMOND RD. a/k/a 445 DYMOND HOLLOW ROAD, FALLS, PA 18615.

NOTICE

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

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

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

North Penn Legal Services

33 N. Main Street

Suite 200

Pittston, PA 18640

(570) 299-4100

Servicios Legales de

North Penn, Inc.

33 la Calle Main del Norte

Oficina 200

Pittston, PA 18640

(570) 299-4100

THE LUZERNE LEGAL REGISTER

JENINE DAVEY, ESQUIRE
ID No. 87077
ROBERTSON, ANSCHUTZ,
SCHNEID, CRANE &
PARTNERS, PLLC
Attorneys for Plaintiff
133 Gaither Drive
Suite F
Mt. Laurel, NJ 08054
(855) 225-6906

known address is RD 4, Box
386 a/k/a 41 Gashi Road,
Pittston, PA 18643

THIS FIRM IS A DEBT COLLECTOR AND WE ARE ATTEMPTING TO COLLECT A DEBT OWED TO OUR CLIENT. ANY INFORMATION OBTAINED FROM YOU WILL BE USED FOR THE PURPOSE OF COLLECTING THE DEBT.

May 7

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE

IN THE COURT OF COMMON
PLEAS, LUZERNE COUNTY
CIVIL ACTION—LAW

Term No. 201915411

THE BANK OF NEW YORK
MELLON (f/k/a THE BANK OF
NEW YORK), SUCCESSOR TO
JPMORGAN CHASE BANK,
N.A., IN TRUST FOR
REGISTERED HOLDERS OF
BEAR STEARNS ASSET
BACKED SECURITIES 2006-2,
ASSET-BACKED
CERTIFICATES,
SERIES 2006-2

Plaintiff

vs.

The Unknown Heirs of Dolores
M. Gashi, Deceased, Mortgagor
and Real Owner
Defendants

ACTION OF MORTGAGE
FORECLOSURE

To: The Unknown Heirs of Dolores
M. Gashi, Deceased, MORTGAGOR AND REAL OWNER, DEFENDANTS whose last

You are hereby notified that Plaintiff THE BANK OF NEW YORK MELLON (f/k/a THE BANK OF NEW YORK), SUCCESSOR TO JPMORGAN CHASE BANK, N.A., IN TRUST FOR REGISTERED HOLDERS OF BEAR STEARNS ASSET BACKED SECURITIES 2006-2, ASSET-BACKED CERTIFICATES, SERIES 2006-2, has filed a Mortgage Foreclosure Complaint endorsed with a notice to defend against you in the Court of Common Pleas of Luzerne County, Pennsylvania, docketed to No. 201915411 wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, RD 4, Box 386 a/k/a 41 Gashi Road, Pittston, PA 18643 whereupon your property will be sold by the Sheriff of Luzerne County.

NOTICE

You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after the Complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You

THE LUZERNE LEGAL REGISTER

are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claim in the Complaint or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you.

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

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

North Penn Legal Services, Inc.
33 N. Main St.
Ste. 200
Pittston, PA 18640
(570) 299-4100
(855) 236-6405

Servicios Legales de
North Penn, Inc.
33 la Calle Main del Norte
Oficina 200
Pittston, PA 18640
(570) 299-4100
(855) 236-6405

- or -

101 W. Broad St.
Ste. 713
Hazleton, PA 18201
(570) 455-9512
(877) 953-4250

101 la Calle Broad del Oeste
Oficina 713
Hazleton, PA 18201
(570) 455-9512
(877) 515-7628
MICHAEL T. McKEEVER,
ESQUIRE
KML LAW GROUP, P.C.
Attys. for Plaintiff
BNY Independence Center
701 Market Street
Suite 5000
Philadelphia, PA 19106-
1532
(215) 627-1322

May 7

IMPORTANT NOTICE

IN THE COURT OF COMMON
PLEAS OF WYOMING COUNTY,
PENNSYLVANIA
ORPHANS' COURT DIVISION

TO: Unknown Father of G.T.B.

A Petition has been filed asking the Court of Common Pleas of Wyoming County, Pennsylvania to terminate and end all rights you have to your child, G.T.B., born on March 13, 2014 at GWV Hospital to Heidi Marie Brown. The Court has set a hearing via ZOOM to consider terminating your rights to your child on June 8, 2021 at 1:00 p.m. at the Wyoming County Courthouse, Courtroom 2, One Courthouse Square, Tunkhannock, Pennsylvania 18657. If you do not appear at this hearing, the Court may decide that you are not interested in retaining your rights to your child and your failure to appear may affect the Court's decision on whether to end your rights to your child. You are warned that should you fail

THE LUZERNE LEGAL REGISTER

to appear at the hearing, it will still go on without you and your rights to your child may be terminated by the Court without your being present which means that you will lose all rights to custody, visitation, decision making and communication with your child. If termination is granted you will receive no notice of future legal proceedings concerning your child. You have a right to be represented at the hearing by a lawyer. This also serves as notice required by Act 101 of 2010 that an important option may be available to you. Act 101 allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent, and/or a birth relative of the child. All parties must agree to this voluntary agreement. The agreement must be signed and approved by the Court prior to finalization of the adoption to be legally binding. Individuals who have the option to enter into an agreement must be aware that the development of this agreement is an option, not a right, and that not all individuals who receive formal notification automatically come to an agreement or have the agreement approved by the Court.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Northern Pennsylvania Legal Services, Inc.

33 North Main Street
Suite 200
Pittston, PA 18640
(570) 299-4100
or toll-free
(855) 236-6405

If you have contacted Northern Pennsylvania Legal Services, Inc. and still have not been able to obtain a lawyer, you can still appear at the hearing to request the appointment of a lawyer. If you are indigent, the Court will appoint a lawyer to represent you.

May 7

NOTICE

NOTICE IS HEREBY GIVEN that the shareholders and directors of Hunter Highway, Inc., a Pennsylvania Corporation, with last registered corporate office at 30 Lauren Lane, Lattimer Mines, Hazle Township, Pennsylvania, and with last principal place of business at 75 Kiwanis Boulevard, West Hazleton, Pennsylvania have approved a proposal that the corporation voluntarily dissolve, and that the Board of Directors is now engaged in winding up and settling the affairs of the corporation under the provisions of Section 1975 of the Pennsylvania Business Corporation Law of 1988, as amended.

RICHARD J. MARUSAK,
ESQUIRE
USTYNOSKI AND
MARUSAK, LLC

101 West Broad Street
Suite 205
Hazleton, PA 18201

May 7

THE LUZERNE LEGAL REGISTER

NOTICE

COURT OF COMMON PLEAS
OF LUZERNE COUNTY
ORPHANS' COURT DIVISION

No. 4018-1069

THOMAS A. GREINER
Plaintiff

v.

NICOLE C. TATTERSALL
Defendant

TO: Nicole C. Tattersall

You are hereby notified that, Thomas A. Greiner filed a Petition to Open Estate in the Court of Common Pleas, Orphans' Court Division, to No. 4018-1069. The Court has granted Plaintiff to serve you by publication.

At a Status Conference, Counsel for Plaintiff made an oral motion to settle the Estate of Gloria Greiner pursuant to the provisions of 3102 of the Probate Estate and Fiduciary Codes as to the transfer of the real estate owned by Decedent situate in the Town of Littleton, County of Aroostook, State of Maine. Said real estate is the subject of a real estate installment sales agreement between Gloria Greiner and Thomas A. Greiner and Lori R. Greiner, dated November 5, 2012.

On March 29, 2021, the Court issued a Rule to Show Cause upon Defendant and any other parties in interest to the Estate of Gloria Greiner to show cause why the real estate located at 309 Ross Ridge Road, Littleton, Maine should not be ordered to be

transferred to Thomas A. Greiner and Lori R. Greiner consistent with the terms of the real estate installment agreement and, further, why the Order should not permit Thomas A. Greiner to sign all documentation necessary to transfer said real property to be heard on April 22, 2021.

The Hearing scheduled for April 22, 2021, has been continued to July 2, 2021, at 11:00 a.m., in Courtroom C, Third Floor, Penn Place Building, 20 North Pennsylvania Avenue, Wilkes-Barre, Pennsylvania. You are warned that if you fail to appear at the scheduled Hearing, the Hearing will go on without you.

RUTH SLAMON BORLAND,
ESQUIRE
BORLAND &
BORLAND, L.L.P.
69 Public Square
11th Floor
Wilkes-Barre, PA 18701
(570) 822-3311

May 7

NOTICE

NOTICE IS GIVEN that on April 22, 2021, a Petition for Name Change was filed by Renée L. Danko in the Luzerne County Court of Common Pleas, to Docket No. 4277 of 2021, requesting that the Court enter an Order changing the name of her son, Clark L. Keefer to Clark L. Danko.

The Court has scheduled a hearing on the Petition for June 21, 2021 at 9:30 a.m. at the Luzerne County Courthouse, 200

THE LUZERNE LEGAL REGISTER

North River Street, Wilkes-Barre, Pennsylvania, when and where persons interested may appear and show cause, if any, why the relief sought in said Petition should not be granted.

MICHAEL BELTRAMI,
ESQUIRE
477 South Church Street
Hazleton, PA 18201

May 7

NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania for:

YOUNGS APOTHECARY INC in accordance with the provisions of Chapter 29 of the Pennsylvania Business Corporation Law of 1988 as a corporation.

Youngs Apothecary Inc will be doing business under the fictitious name:

TUNKHANNOCK
COMPOUNDING CENTER
230 W. Tioga St., Ste. 3, Tunkhannock, PA 18657.

May 7

NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation (for profit) for:

PRECISION REMOTE
PHARMACY SERVICES, P.C.
were filed with the Department of State of the Commonwealth of

Pennsylvania pursuant to the provisions of the Pennsylvania Business Corporation Law of 1988 on March 31, 2021.

HOEGEN &
ASSOCIATES, P.C.
Attorneys

152 South Franklin Street
Wilkes-Barre, PA 18701

May 7

NOTICE

NOTICE that Articles of Incorporation, Nonprofit, were filed for:

EXETER EVENTS, INC.
on April 22, 2021 with PA Corporation Bureau. The principal address is: 1101 Wyoming Avenue, Exeter, PA 18643.

RAYMOND A. HASSEY,
ESQUIRE
(570) 825-8855

May 7

NOTICE

NOTICE IS HEREBY GIVEN that:

CIGAR HUB, INC.
has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988.

Rosenn, Jenkins & Greenwald, L.L.P.

Cross Creek Pointe
1065 Highway 315
Suite 200
Wilkes-Barre, PA 18702

May 7



Luzerne County, Pennsylvania

Sheriff's Department

SALE DATE:

FRIDAY – JUNE 4, 2021

EDITOR'S NOTE:

The following Geographical Index of Municipalities for the Sheriff Sale Property Listings included in this Volume is merely an Editor's Note for readers. It is not part of the official sale listing received by *The Luzerne Legal Register* from the Sheriff's Department.

Please note that the Sheriff's Department sometimes removes properties from the official listing prior to publication of the issue. So, if a Property Sale Number is listed in this unofficial index but is not in the official body, it has been removed by the Sheriff's Department.

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Luzerne County Sheriff's Department

Sale Date: FRIDAY, JUNE 4, 2021

Municipality	Property Sale Listing Nos.
ASHLEY BORO	27
AVOCA BORO	
BEAR CREEK TWP	1
BLACK CREEK TWP	
BUCK TWP	
BUTLER TWP	9, 12, 14
CONYNGHAM BORO	
CONYNGHAM TWP	
COURTDALE BORO	
DALLAS BORO	
DALLAS TWP	23, 26
DORRANCE TWP	
DUPONT BORO	
DURYEA BORO	5
EDWARDSVILLE BORO	
EXETER BORO	
EXETER TWP	
FAIRVIEW TWP	

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Luzerne County Sheriff's Department - Sale Date: **JUNE 4, 2021**

FAIRMOUNT TWP	
FORTY FORT BORO	
FOSTER TWP	
FRANKLIN TWP.	
FREELAND BORO	
HANOVER TWP	25
HARVEY'S LAKE BORO	
HAZLE TWP	3, 6, 11, 24, 31
HAZLETON CITY	30
JACKSON TWP	
JENKINS TWP	
KINGSTON BORO	
KINGSTON TOWNSHIP	10, 19
LAFLIN BORO	
LAKE TWP	
LARKSVILLE BORO	
LEHMAN TWP	13, 21
LUZERNE BORO	

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Luzerne County Sheriff's Department - Sale Date: **JUNE 4, 2021**

NANTICOKE CITY	
NEWPORT TWP	15
PITTSTON CITY	16
PITTSTON TWP	4
PLAINS TWP	17
PLYMOUTH BORO	
PLYMOUTH TWP	
PRINGLE BORO	7
ROSS TWP	
SALEM TWP	
SHICKSHINNY BORO	
SLOCUM TWP	
SUGARLOAF TWP	20
SWOYERSVILLE BORO	
UNION TWP	
WARRIOR RUN BORO	
WEST HAZLETON BORO	
WEST PITTSTON BORO	
WHITE HAVEN BORO	22

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Luzerne County Sheriff's Department - Sale Date: **JUNE 4, 2021**

WILKES-BARRE CITY	2, 28
WILKES-BARRE TWP	29
WRIGHT TWP	
WYOMING BORO	
YATESVILLE BORO	

END of Listing.

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LUZERNE COUNTY SHERIFF'S SALES
SALE DATE: JUNE 4, 2021

By virtue of Writs of Execution issued out of the Court of Common Pleas of Luzerne County, directed to me, there will be exposed to public sale, by vendue or outcry to the highest and best bidders, for cash in the Courthouse, in the City of Wilkes-Barre, Luzerne County, Pennsylvania on June 4, 2021, at 10:30 A.M., in the forenoon of the said day, all rights, titles and interests of the Defendants to the following real estate to wit:

SHERIFF'S SALE NO. 2106-01

Case Number: 201913959

Quicken Loans, LLC f/k/a Quicken Loans Inc. vs. The Unknown Heirs of Jo Ann Aiton Deceased, Michelle A. Molina Solely in Her Capacity As Heir of Jo Ann Aiton Deceased and John A. O'Sullivan, III Solely in His Capacity As Heir of Jo Ann Aiton Deceased.

OWNER(S) of the property the Unknown Heirs of Jo Ann Aiton Deceased, Michelle A. Molina Solely in Her Capacity As Heir of Jo Ann Aiton Deceased and John A. O'Sullivan, III Solely in His Capacity As Heir of Jo Ann Aiton Deceased situate in Bear Creek Township, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: N12S2 B2 L11.

PROPERTY being known as: 5051 Azalea Trail, White Haven, PA 18661.

IMPROVEMENTS thereon: Residential Dwelling.

EVAN J. HARRA, ESQUIRE, Pa. ID 323309
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 2106-2

Case Number: 202001607

Plaintiff: UFCW Federal Credit Union vs. defendant: Jesus Alvira, Jr.

Owner(s) of the property situate in the City of Wilkes-Barre, Luzerne County.

Being parcel number and pin number: 73-H9SE4-013-014-000.

Property being known as: 106 Sambourne Street, Wilkes-Barre, PA 18701.

Improvements thereon: Residential Dwelling.

SHAPIRO & DeNARDO, LLC
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

SHERIFF'S SALE NO. 2106-3

Case Number: 2020-07219

Plaintiff Eagle Rock Resort Co. vs. Defendant: Jennifer Apan.

Owner of the property situate in the Township of Hazle, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: p/o 26-V5-00A-05C-001.

Property being known as: 0PV..3B46—A two-one hundred fifty sixth (2/156) interest in units 1301, 1303, and 1304 of the Pine Valley Townhomes in the Eagle Rock Resort in the Township of Hazle, County of Luzerne, Commonwealth of Pennsylvania.

Improvements thereon: Townhome.

DIRK BERGER, ESQUIRE

SHERIFF'S SALE NO. 2106-4

Case Number: 2016-3597

Plaintiff: 1900 Capital Trust II, by U.S. Bank Trust National Association, not in its individual capacity but solely as Certificate Trustee vs. Defendant: Antonello Boldrini.

Owner of the property situate in the Township of Pittston, Luzerne County, Pennsylvania.

Being parcel number and pin number: 51-E11S4-014-006-000.

Property being known as: 81 Frothingham Street, Pittston, PA 18640.

Improvements thereon: Residential Property.

JILL M. FEIN, ESQUIRE
HILL WALLACK LLP
777 Township Line Road, Suite 250
Yardley, PA 19067
(215) 579-7700

SHERIFF'S SALE NO. 2106-5

Case Number: 201908787

Nationstar Mortgage LLC d/b/a Mr. Cooper vs. Grace Brady, in Heir Capacity As Heir of John J. Tracy, Deceased, Rosalie Walters, in Heir Capacity As Heir of John J. Tracy, Deceased, Louise Tracy, in Heir Capacity As Heir of John

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J. Tracy, Deceased, Michael Tracy, in Heir Capacity As Heir of John J. Tracy, Deceased, Unknown Heirs, Successor, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under John J. Tracy, Deceased.

OWNER(S) of the Property Grace Brady, in Heir Capacity As Heir of John J. Tracy, Deceased, Rosalie Walters, in Heir Capacity As Heir of John J. Tracy, Deceased, Louise Tracy, in Heir Capacity As Heir of John J. Tracy, Deceased, Michael Tracy, in Heir Capacity As Heir of John J. Tracy, Deceased, Unknown Heirs, Successor, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under John J. Tracy, Deceased situate in Borough of Duryea, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: D12NW3 B11 L8.

PROPERTY being known as: 188 Cherry Street, Duryea, PA 18642.

IMPROVEMENTS thereon: residential dwelling.

EVAN J. HARRA, ESQUIRE, Pa. ID 323309
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 2106-6

Case Number: 201903234

Plaintiff: Nationstar Mortgage LLC d/b/a Mr. Cooper vs. defendant: Chris Cambridge, Administrator of the Estate of Maurice Cambridge, deceased.

Owner(s) of the property situate in the Hazle Township, Luzerne County.

Being parcel number and pin number: 26-S7S9-003-007-000.

Property being known as: 206 North Appian Way assessed as 206 Appian Way, Hazle Township, PA 18202.

Improvements thereon: Residential Dwelling.

LOGS LEGAL GROUP LLP
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

SHERIFF'S SALE NO. 2106-7

Case Number: 201912987

Pennymac Loan Services, LLC vs. Charles Chisarick a/k/a Charles R. Chisarick.

OWNER(S) of the property Charles Chisarick a/k/a Charles R. Chisarick situate in Borough of Pringle, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: G9S1 B7 L23.

PROPERTY being known as: 87 Cooper Street, Pringle, PA 18704.

IMPROVEMENTS thereon: residential dwelling.

EVAN J. HARRA, ESQUIRE, Pa. ID 323309
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 2106-8

Case Number: 2020-08962

Nationstar Mortgage LLC d/b/a Champion Mortgage Company vs. THOMAS S. COMETA, ESQ, in his capacity as Executor of the Estate of CAROL SAWICKI.

Owner(s) of the property situate in WILKES-BARRE TOWNSHIP, Luzerne County, Pennsylvania.

Being Property being known as: 241 PROSPECT STREET, WILKES-BARRE TOWNSHIP, PA 18702.

Improvements thereon consist of RESIDENTIAL.

Parcel Number: 69-19SE2-001-005-000.

TITLE TO SAID PREMISES VESTED IN LEONARD J. SAWICKI SR. AND CAROL SAWICKI, HIS WIFE, BY DEED FROM JOSEPH STELMACK, EXECUTOR OF THE ESTATE OF SIMON STELMACK, DECEASED, DATED 08/15/1996, RECORDED 08/28/1996, IN BOOK 2573, PAGE 504.

PINCUS LAW GROUP, PLLC
Attorneys for Plaintiff

SHERIFF'S SALE NO. 2106-9

Case Number: 202002740

Plaintiff: American Advisors Group vs. defendant: Trudy Crozier.

Owner(s) of the property situate in the Township of Butler, Luzerne County.

Being parcel number and pin number: 06-Q8S11-004-005-000.

Property being known as: 155 Debbie Drive, Drums, PA 18222.

Improvements thereon: Residential Dwelling.

SHAPIRO & DeNARDO, LLC
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

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SHERIFF'S SALE NO. 2106-10

Case Number: 201710315

Atlantica, LLC vs. Jill DeAnthony & Jeffrey David DeAnthony.

OWNER(S) of the property Jill DeAnthony & Jeffrey David DeAnthony situate in Township of Kingston, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: E9S4 B9 L14.

PROPERTY being known as: 210 Greystone Drive f/k/a Lot 14 Windsor Farms, Greystone Drive, Shavertown, PA 18708.

IMPROVEMENTS thereon: residential dwelling.

EVAN J. HARRA, ESQUIRE, Pa. ID 323309

KML LAW GROUP, P.C.

Attorneys for Plaintiff

SHERIFF'S SALE NO. 2106-12

Case Number: 2018-11238

Plaintiff: PENNYMAC LOAN SERVICES, LLC vs. Defendant(s): Angel A. Galan a/k/a Angel Galan, United States of America.

Owner(s) of Property situate in: Butler Township, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: 06-Q8S10-005-013-000 / 6Q8S10 Block 5 Lot 13.

Property being known as: 121 Hells Kitchen Court, Drums, Pennsylvania 18222.

Improvements thereon: Residential property.

POWERS KIRN LLC

SHERIFF'S SALE NO. 2106-13

Case Number: 202002326

Quicken Loans, LLC f/k/a Quicken Loans Inc. vs. Hilbert Gavel.

OWNER(S) of the property Hilbert Gavel situate in Township of Lehman, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: G5S1 B13 L7 & G5S1 B13 L6.

PROPERTY being known as: 1848 State Route 29 Highway, Hunlock Creek, PA 18621.

IMPROVEMENTS thereon: residential dwelling.

EVAN J. HARRA, ESQUIRE, Pa. ID 323309

KML LAW GROUP, P.C.

Attorneys for Plaintiff

SHERIFF'S SALE NO. 2106-14

Case Number: 2020-09636

Fairway Consumer Discount Company v. John L. Grohol, III and Tracey L. Grohol, Husband and Wife.

Owners of the property situate in the Township of Butler, Luzerne County, Pennsylvania.

Being parcel number and pin number: S7 B00A L08A 007.

Property being known as: 208 Thomas Lane, Hazleton, Luzerne County, Pennsylvania 18202.

Improvements thereon: Single Family Residence.

ANDREW D. BIGDA, ESQUIRE

340 Market Street

Kingston, PA 18704

Telephone No. (570) 714-4001

SHERIFF'S SALE NO. 2106-15

Case Number: 201915377

Plaintiff Citizens Bank, N.A. f/k/a RBS Citizens, N.A. vs. defendant Bryan M. Gushock.

Owner of the property situate in the Township of Newport, Luzerne County, Pennsylvania.

Being parcel number and pin number 46-K6S1 -004-012-000 AND 46-K6S1 -004-12A-000.

Property being known as: 16-18 Arch Street, Glen Lyon, Pennsylvania 18617.

Improvements thereon: Residential Dwelling.

McCABE, WEISBERG & CONWAY, LLC

SHERIFF'S SALE NO. 2106-16

Case Number: 12774 of 2019

FNCB Bank, Plaintiff vs. James R. Horchos, Defendant.

All those certain pieces or parcels of land situate in the City of Pittston, County of Luzerne, and Commonwealth of Pennsylvania.

BEING PARCEL: 72-D11SE2-013-024-000 PLATE NO: 72-1-180-7.

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PROPERTY BEING KNOWN AS: 93 Union Street, Pittston, PA 18640.
IMPROVEMENTS THEREON: Residential dwelling/Single Family Dwelling.
\$111,704.66 plus attorney fees, interest and costs up through the date of distribution.

ANZALONE LAW OFFICES, LLC

SHERIFF'S SALE NO. 2106-17

Case Number: : 202004454

Wilmington Savings Fund Society, FSB, not in its individual capacity, but solely as trustee of CSMC 2019-RPL5 Trust vs. Stephen M. Kandrac, Jr. and Susan A. Kandrac, Owners of property situate in the Township of Plains, Luzerne County, Pennsylvania.

Being Plate No. G10NEI-9A-13 and Pin No. G10NEI-9A-13.

Property being known as 6 Riverview Drive, Plains a/k/a Wilkes-Barre, PA 18705.

Improvement thereon: Residential with buildings.

RICHARD M. SQUIRE & ASSOCIATES, LLC

SHERIFF'S SALE NO. 2106-19

Case Number: 2020000284

Plaintiff: Nationstar Mortgage LLC d/b/a Mr. Cooper vs. defendant: Megan Leonardo, Administratrix of the Estate of Robert K. Leonardo, deceased.

Owner(s) of the property situate in the Township of Kingston, Luzerne County.

Being parcel number and pin number: 35-F9S5 -003-007-000.

Property being known as: 243 Maple Street, Trucksville, PA 18708.

Improvements thereon: Residential Dwelling.

LOGS LEGAL GROUP LLP
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

SHERIFF'S SALE NO. 2106-20

Case Number: 202007142

Wells Fargo Bank, National Association, Not in Its Individual or Banking Capacity But Solely As Trustee on Behalf of the Lake Country Mortgage Loan Trust 2006-HE1 vs. Joan A. McCray a/k/a Joan Ann McCray.

OWNER(S) of the property Joan A. McCray a/k/a Joan Ann McCray situate in Township of Sugarloaf, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: T5S2 B1 L3.

PROPERTY being known as: 33 Weston Road a/k/a RR 2 Box 962, Sugarloaf, PA 18249.

IMPROVEMENTS thereon: residential dwelling.

EVAN J. HARRA, ESQUIRE, Pa. ID 323309
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 2106-21

Case Number: 2020-01089

Pingora Loan Servicing, LLC v. Mark R. Montgomery, Sr. and Donna Montgomery.

Owners of the property situate in the Township of Lehman, Luzerne County, Pennsylvania.

Being Luzerne County Tax Plate No. 40-92-2 / PIN: 40-F7S3-002-003-000, and Luzerne County Tax Plate No. 40-92-1-D1-1 / PIN: 40-F7S3-002-03A-000.

Property being known as: 4 Rodgers Lane, Dallas PA 18612.

TITLE TO SAID PREMISES IS VESTED IN Mark R. Montgomery Sr. and Donna Montgomery, as Tenants by the Entireties, by virtue of a Deed from Edmund Castellani and Janice Castellani, dated September 25, 1998, and recorded on September 29, 1998, by the Luzerne County Recorder of Deeds in Deed Book 2653, at Page 372, as Instrument No. 5229363.

Improvements thereon consist of: Residential Real Estate.

STERN & EISENBERG, PC
Attorneys for Plaintiff

SHERIFF'S SALE NO. 2106-22

Case Number: 2020-11561

Plaintiff: Citizens Savings Bank vs. Defendant(s): All Unknown Heirs, of Joel D. Price, deceased.

Owners of the property situate in the White Haven Borough, Luzerne County, Pennsylvania.

Being PIN number: Q11S6 B009 L005 and plate number.

Property being known as: 59 Holiday Drive, White Haven, Foster Township, Pennsylvania.

Improvements thereon: Residential Dwelling.

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TITLE TO SAID PREMISES IS VESTED IN Joel D. Price by Deed dated April 2, 2015, and recorded on April 9, 2015 in Luzerne County as Instrument No. 201516665 or Book No. 3015 at page 61103.

DAVID K. BROWN, ESQUIRE
KREDER BROOKS HAILSTONE LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 2106-23

Case Number: 2019-11608

Plaintiff Wilmington Savings Fund Society, FSB, as trustee of Finance of America Structured Securities Acquisitions Trust 2019-HB1 vs. defendant Erika Reilly Executrix of the Estate of Esther Sandra Struthers.

Owner of the property situate in the Dallas Township, Luzerne County, Pennsylvania.

Being parcel number and pin number 10C700A013000.

Property being known as: 634 Kunkle Road, Harveys Lake, Pennsylvania 18618.

Improvements thereon: Residential Dwelling.

McCABE, WEISBERG & CONWAY, LLC

SHERIFF'S SALE NO. 2106-24

Case Number: 2020-00165

Plaintiff Eagle Rock Resort Co. vs. Defendants: GILBERT G. RUBIO and MARIA A. RUBIO.

Owners of the property situate in the Township of Hazle, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: 26-U5S13-001-337-000.

Property being known as: Lot 337 of the TV Subdivision located in Eagle Rock Resort f/k/a Valley of Lakes Subdivision in the Township of Hazle, County of Luzerne, Commonwealth of Pennsylvania.

Improvements thereon: VACANT LAND.

DIRK BERGER, ESQUIRE

SHERIFF'S SALE NO. 2106-25

Case Number: 201904918

Plaintiff: U.S. Bank National Association as Legal Title Trustee for Truman 2016 SC6 Title Trust vs. Defendant: Frank Santey a/k/a Frank P. Santey a/k/a Frank Paul Santey III.

Owner of the property situate in the Hanover Township, County of Luzerne, Pennsylvania.

Being parcel and PIN number(s): Parcel ID: 25-I8NE2-015-027-000.

Property being known as: 371 First Street, Wilkes-Barre, PA 18706.

Improvements thereon: Residential Single Family Dwelling.

EMMANUEL J. ARGENTIERI, ESQ.
ROMANO, GARUBO & ARGENTIERI, LLC

SHERIFF'S SALE NO. 2106-26

Case Number: 2020-CV-10490

Plaintiff, The Fidelity Deposit and Discount Bank vs. Defendants, George R. Schall & Judith Schall.

Owners of the Property situate in the Township of Dallas, Luzerne County, PA.

Being parcel number and pin number: 10-E8S9-001-641-000.

Property being known as: 641 Meadows Lane, Newberry Estates, Dallas, PA 18612.

Improvements thereon: Condominium/Residential Dwelling.

ROCCO HAERTTER, ESQUIRE
Attorney for Plaintiff
400 Third Avenue, Suite 112
Kingston, PA 18704
(570) 208-2907

SHERIFF'S SALE NO. 2106-27

Case Number: 201908777

Plaintiff NewRez, LLC f/k/a New Penn Financial, LLC d/b/a Shellpoint Mortgage Servicing vs. Defendants Unknown Heirs of the Estate of Ernestine Schillings, Deceased.

Owner(s) of the property situate in the Borough of Ashley, Luzerne County, Pennsylvania.

Being parcel number and pin number 01-I9SE4 -021-01A-000.

Property being known as: 30 Brown Street, Ashley, PA 18706.

Improvements thereon: None.

HEATHER RILOFF, ESQUIRE
PINCUS LAW GROUP, PLLC
2929 Arch Street, Suite 1700
Philadelphia, PA 19104
Telephone: (484) 575-2201

THE LUZERNE LEGAL REGISTER

SHERIFF'S SALE NO. 2106-28

Case Number: 202002553

Plaintiff: Nationstar Mortgage LLC d/b/a Mr. Cooper vs. defendants: Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Linda Slater, deceased.

Owner(s) of the property situate in the City of Wilkes-Barre, Luzerne County.

Being parcel number and pin number: 73-19NE3-023-035-000.

Property being known as: 37 Murray Street, Wilkes-Barre, PA 18702.

Improvements thereon: Residential Dwelling.

LOGS LEGAL GROUP LLP
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

SHERIFF'S SALE NO. 2106-29

Case Number: 202011808

U.S. Bank National Association, not in its individual capacity but solely as trustee for the RMAC Trust, Series 2016-CTT vs. Samuel Soanes, Owner of property situate in the Township of Wilkes-Barre, Luzerne County, Pennsylvania.

Being Plate No. 73-19NE4 -027-027-000 and Pin No. 73-19NE4 -027-027-000.

Property being known as 280 Brown Street, Wilkes-Barre, PA 18702.

Improvement thereon: Residential with buildings.

RICHARD M. SQUIRE & ASSOCIATES, LLC

SHERIFF'S SALE NO. 2106-30

Case Number: 4488-2018

Plaintiff WELLS FARGO BANK, NA vs. Defendant(s) FRANKLIN TEJEDA.

Owner(s) of property situate in HAZLETON, Luzerne County, Pennsylvania.

Being parcel number and pin number 71-3-106-3; 71-T8SW34-012-004-000.

Property being known as 320 CHESTNUT STREET a/k/a 320 E. CHESTNUT STREET, HAZLETON, PA 18201.

Improvements thereon: Residential property.

POWERS KIRN, LLC

SHERIFF'S SALE NO. 2106-31

Case Number: 2018-08556

Plaintiff Eagle Rock Community Association, Inc. vs. Defendant: KI SOON YI.

Owner of the property situate in the Township of Hazle, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: p/o V5-00A-05C-001.

Property being known as: 0PV..5C12—A one-two hundred eighth (1/208) interest in units 1501, 1502, 1503, and 1504 of the Pine Valley Townhomes.

Improvements thereon: Townhome.

DIRK BERGER, ESQUIRE

NOTICE IS HEREBY GIVEN to all Claimants and Parties in Interest that the Sheriff will within thirty (30) days thereafter file a Schedule of Distribution in his office, where the same will be available for inspection and the distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

Sheriff of Luzerne County.

May 7, 14, 21



PERIODICAL PUBLICATION

* Dated Material. Do Not Delay. Please Deliver Before Monday, May 10, 2021