

LEGAL NOTICES

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

ESTATE NOTICES

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

NOTICE

THE ESTATE OF MARY ELLEN KEVEANEY, deceased, late of Milford Borough, Pike County, Pennsylvania.

LETTERS

TESTAMENTARY in the above named estate having been granted on July 5, 2013, all persons and/or entities indebted to the estate are requested to make immediate payment, and all those having claims against the estate are directed to present the same without delay to the undersigned or their attorney within four months from the date of this notice. Direct all payments or claims to:
GALASSO, KIMLER & MUIR, P.C.
308 W. HARFORD STREET
MILFORD, PA 18337
04/25/14 • 05/02/14 • **05/09/14**

ADMINISTRATRIX'S NOTICE

ESTATE OF Brian McKinney late of Dingmans Ferry Pike County, Pennsylvania, deceased.

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

Rosemary McKinney
103 Alder St

Dingmans Ferry, PA 18328
Administratrix

05/02/14 • **05/09/14** • 05/16/14

EXECUTRIX NOTICE

ESTATE OF ELAINE M. HARKINS, late of Porter Township, Pike County, Pennsylvania, deceased.

Letters testamentary on the above estate having been granted to the undersigned, all persons indebted to the said estate are requested to make payment and those having claims to present same, without delay to **CHRISTINE HARKINS,** of 1977 Hemlock Farms, Hawley, PA 18428, or to his attorneys, **KLEMEYER, FARLEY & BERNATHY, LLC,** 2523 Route 6, Suite 1, Hawley, PA 18428.

05/02/14 • **05/09/14** • 05/16/14

**LETTERS
TESTAMENTARY**

Notice is hereby given that Letters Testamentary have been granted on the Estate of Rita Masten a/k/a Rita Weber Masten by the Register of Wills of Pike County, PA to Vincent C. Masten. All persons having claims against the estate are requested to present them in writing and all persons indebted to the estate, to make payment to the Executor. Frances Gruber, Esq., 214 Ninth Street, Honesdale, PA 18431, Attorney for the Estate.

05/02/14 • 05/09/14 • 05/16/14

EXECUTRIX NOTICE

Estate of John Gilbert Bond, deceased, late of 129 Willow Dell Dr., Dingmans Ferry, PA 18328.

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

Laila E. Morris
26 Center St.
Butler, NJ 07405
Executrix

05/09/14 • 05/16/14 • 05/23/14

**IN THE COURT OF
COMMON PLEAS
COUNTY OF PIKE
COMMONWEALTH OF
PENNSYLVANIA
GERARD F. RACK
KATHLEEN M. RACK
164 Eastwood Drive**

Greentown, PA 18426

Plaintiff

Vs.

**TANGLWOOD LAKES,
INC**, their heirs, successors,
assigns, Executors,
administrators, and all persons
claiming by, through or under
them
Defendants

**ACTION TO QUIET TITLE
578-Civil-2014**

NOTICE TO DEFEND

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 days after this complaint and notice are served, by entering personally or by an attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned the 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 plaintiff. **YOU MAY LOSE MONEY OR PROPERTY OR OTHER RIGHTS IMPORTANT TO YOU.**

**YOU SHOULD TAKE THIS
PAPER TO YOUR LAWYER
AT ONCE. IF YOU DO
NOT HAVE A LAWYER OR
CANNOT AFFORD ONE,
GO TO OR TELEPHONE
THE OFFICE SET FORTH**

**BELOW TO FIND OUT
WHERE YOU CAN GET
LEGAL HELP.**

**PA LAWYER REFERRAL
SERVICE**

100 SOUTH STREET
P.O. BOX 186
HARRISBURG, PA 17108
(800) 692-7375 (PA residents)
(717) 238-6715

Legal Services of Northeastern
Pennsylvania
729 Monroe Street
Stroudsburg, PA 18360-2116-29
(570) 424-5338

Leatrice A. Anderson, Esquire
Attorney I.D. #88401
Law Office John F. Spall
2753 Route 6
Hawley, PA 18428
(570) 226-6229

.....
**COMPLAINT IN QUIET
TITLE**
.....

AND NOW, comes the
Plaintiffs, GERARD F. RACK
and KATHLEEN M. RACK,
by and through their Attorneys,
**Spall, Rydzewski, Anderson,
Lalley & Tunis P.C., by
Leatrice A. Anderson, Esquire,**
and files the following Action
to Quiet Title, whereof the
following is a true and correct
statement, to wit:

1. That the Plaintiffs, GERARD F. RACK and KATHLEEN M. RACK with a principal address of 164 Eastwood drive, Greentown, PA 18426.
2. The Defendant, Tanglwood Lakes, Inc. a Pennsylvania

Corporation, with a last known registered address with the State of Pennsylvania of 1 Valley Forge Plaza, Valley Forge, PA 19487.

3. The property equitably owned by Plaintiff and the subject of the described as follows:

ALL THAT CERTAIN lot or parcel of land situate in the Township of Palmyra, County of Pike and Commonwealth of Pennsylvania, Being Lot 252, Map 4, as shown on a map or plan of Tanglwood Lakes on file in the Recorder of Deeds Office at Milford, Pike County, Pennsylvania, in Plat Book Volume N/G Page N/G.

Parcel identified as Map No. 087.01-04-01. Plaintiff's deed recorded in Record Book 2391 page 1844.

4. The Defendants are prior owners of the property. Defendant's deed from their prior ownership is recorded in Deed Book 208 page 862 and the parcel is a part thereof.

5. The Defendants failed to make the required property tax payments and the property was exposed for tax sale May 9, 2012 and purchased by the Plaintiff.

6. Defendants' whereabouts are unknown and all notices sent to them have been returned unsigned or unclaimed.

7. The Plaintiff now seeks to extinguish any and all alleged right, title or interest that the Defendant, or his heirs, executors, administrators, successors or assigns and all persons claiming by, through or under him, shall hold, own or

claim.

WHEREFORE, the Plaintiff prays this Honorable Court to enter:

(a) An Order barring forever the right of the Defendant and his successors, heirs and assigns from asserting any right, title or interest in and to premises; and

(b) An Order decreeing the Plaintiff is the owner in fee simple free of any encumbrances of Defendant of the premises herein described.

By:

s/Leatrice A. Anderson,
Esquire
LD. # 88401
Attorney for Plaintiff
2573 Route 6
Hawley, PA 18428
(570) 226-6229

**NONPROFIT
CORPORATION NOTICE**

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed and approved by the Department of State, Commonwealth of Pennsylvania, on April 16, 2014, in accordance with the provisions of the General Associations Act of 1988, for the incorporation of CenterPoint Community Church, Inc., the purposes of which are to do any and all acts and things and to exercise any and all powers which it may now or hereafter be lawful for the corporation to do or exercise under and pursuant to the laws of the Commonwealth of Pennsylvania for the purpose

of accomplishing any of the purposes of the corporation.

The corporation does not contemplate pecuniary gain or profit, incidental or otherwise.

NICHOLAS A. BARNA,
ESQ
831 Court Street
Honesdale, PA 18431

SHERIFF SALES

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

SHERIFF SALE

May 21, 2014

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 Certificateholders CWALT, Inc. alternative Loan Trust 2005-80CB vs Mortgage-Pass Through Certificates, Series 2005-80CB vs Michail Portnoy aka 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
May 21, 2014 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 198-2012

THE BANK OF NEW
YORK MELLON FKA THE
BANK OF NEW YORK
AS TRUSTEE FOR THE
CERTIFICATEHOLDERS
CWALT, INC.
ALTERNATIVE LOAN
TRUST 2005-80CB
MORTGAGE-PASS
THROUGH
CERTIFICATES, SERIES
2005-80CB

v.

MICHAIL PORTNOY
A/K/A MIKHAIL PORTNOY
NELLI PORTNOY

owner(s) of property situate
in the TOWNSHIP OF
LEHMAN, PIKE County,
Pennsylvania, being
1580 BANBURY DRIVE
A/K/A 582 SAW CREEK
ESTATES, BUSHKILL, PA
18324

Parcel No. 196.02-05-83 -
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$221,202.69
Attorneys for Plaintiff
Phelan Hallinan, LLP

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

OF PENNSYLVANIA TO
Michail Portnoy aka Mikhail
Portnoy and Nelli Portnoy
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$221,202.69,
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 aka Mikhail
Portnoy and Nelli Portnoy
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$221,202.69 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA

Phelan & Hallinan
1 Penn Center @ Suburban
Station
1617 JFK Blvd., Ste 1400
Philadelphia, PA 19103-9897
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
241-2011r SUR JUDGEMENT
NO. 241-2011 AT THE SUIT
OF Deutsche Bank National
Trust Company as Trustee
for the Certificateholders of
The Morgan Stanley Abs vs
Robert A. Myers and Sharon
L. Myers DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
May 21, 2014 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,
bounded and described as follows
to wit:
LOT 1250, Section F, as shown
on map or plat of Pocono

Mountain Woodland Lakes on
file in the Recorder of Deeds
Office at Milford, Pike County.
Pennsylvania in Plat Book
Volume 12, Page 2.

THIS conveyance is subject
to easements, restrictions,
covenants, and conditions of
record, including matters shown
on recorded plats.

TOGETHER with all and
singular, the rights, members,
hereditaments and appurtenances
to the said premises belonging
or in anywise incident or
appertaining.

TO HAVE AND TO HOLD
all and singular the premises
before mentioned unto the said
Grantees, their heirs and assigns
forever

Being known as: 104
CORNFLOWER
LANE, MILFORD,
PENNSYLVANIA 18337.

Title to said premises is vested in
Robert A. Myers and Sharon L.
Myers by deed from Robert A.
Myers and Sharon
L. Myers dated October 22,
2004 and recorded November
22, 2004 in Deed Book 2081,
Page 955.

TAX I.D. #: 03-0-060179

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Robert A. Myers and Sharon
L. Myers DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL

PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$202,614.86, 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 Robert A. Myers and Sharon L. Myers DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$202,614.86 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street,
Ste. 1400
Philadelphia, PA 19109
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 284-2011r JUDGEMENT NO. 284-2011 AT THE SUIT OF U.S. Bank, NA, as trustee for Citigroup Mortgage Loan Trust Inc. vs Robert H. Conklin and Karey L. Conklin DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY May 21, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 284-2011 U.S. BANK, N.A., AS TRUSTEE FOR CITIGROUP MORTGAGE LOAN TRUST INC.

v.

ROBERT H. CONKLIN
KAREY L. CONKLIN
owner(s) of property situate in LEHMAN TOWNSHIP, PIKE County, Pennsylvania, being
4597 PINE RIDGE DRIVE WEST A/K/A 8-120 PINE RIDGE DRIVE WEST A/K/A 1266 PINE RIDGE,

BUSHKILL, PA 18324
Parcel No. 188.04-04-16.001
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$196,171.11
Attorneys for Plaintiff
Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Robert H. Conklin and Karey
L. Conklin DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY EXECUTION
UPON A JUDGMENT
ON THE AMOUNT OF
\$196,171.11, PLUS COSTS
& INTEREST. THE SALE
MADE SUBJECT TO ALL
PAST DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

IN EXECUTION AS THE
PROPERTY OF Robert H.
Conklin and Karey L. Conklin
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$196,171.11 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1 Penn Center @ Suburban
Station
1617 JFK Blvd., Ste 1400
Philadelphia, PA 19103-9897
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
383-2013r SUR JUDGEMENT
NO. 383-2013 AT THE SUIT
OF Wells Fargo Bank, NA vs
Jorge M. Oliveira and Maria
F. Oliveira DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
May 21, 2014 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT PROPERTY

DESCRIPTION
BY VIRTUE OF A WRIT OF
EXECUTION TO CASE NO.
383-2013-Civil

ISSUED TO PLAINTIFF:
WELLS FARGO BANK, N.A.
PROPERTY BEING
KNOWN AS:

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

BEING Lot 720, Section 2,
Conashaugh Lakes, as shown on
a plan of Lots recorded in the
Office of Recorder of Deeds in
and for the County of Pike, in
Plot Book Volume 7, Page 33.

BEING the same premises
which Brendan J. Matthews and
Robin P Matthews, husband and
wife, by Deed dated September
2, 2004 and recorded November
17, 2004 in the Office of the
Recorder of Deeds for Pike
County in Deed Book Volume
2080, Page 1691, granted
and conveyed unto Quantum
Relocation Services, Inc., in fee.
BEING KNOWN AS: 133
Sandy Pine Trail Milford, PA
18337

IMPROVEMENTS

THEREON CONSIST OF:

Residential Dwelling
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Jorge M.
Oliveira and Maria F. Oliveira
PIN NUMBER, WHICH IS
THE ASSESSMENT OR
PARCEL NO., MAP, BLOCK
AND LOT): 121.04-03-37

ATTORNEY ON WRIT:
MARTHA E. VON
ROSENSTIEL, P.C.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Jorge M. Oliveira
and Maria F. Oliveira
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$212,026.29,
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 Jorge M.
Oliveira and Maria F. Oliveira
DEFENDANTS, OWNERS

REPUTED OWNERS TO COLLECT \$212,026.29 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA

Martha E. Von Rosenstiel
649 South Avenue, Ste. 7
Secane, PA 19018

04/25/14 · 05/02/14 · 05/09/14

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 507-2012r SUR JUDGEMENT NO. 507-2012 AT THE SUIT OF Wells Fargo Bank, NA s/b/m Wells Fargo Home Mortgage, Inc. vs Richard M. Toma aka Richard Toma aka Richard Mark Toma and Donna Toma DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY May 21, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 507-2012 CIVIL WELLS FARGO BANK,

N.A., S/B/M WELLS FARGO HOME MORTGAGE, INC.

v.

RICHARD M. TOMA A/K/A
RICHARD TOMA A/K/A
RICHARD MARK TOMA
DONNA TOMA

owner(s) of property situate in DINGMAN TOWNSHIP, PIKE County, Pennsylvania, being

184 LAKEWOOD DRIVE,
MILFORD, PA 18337-7727

Parcel No. 136.01-01-35

(Acreage or street address)

Improvements thereon:

RESIDENTIAL DWELLING

Judgment Amount: \$91,891.48

Attorneys for Plaintiff

Phelan Hallinan, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Richard M. Toma aka Richard Toma aka Richard Mark Toma and Donna Toma DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$91,891.48, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES

AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Richard M. Toma aka Richard Toma aka Richard Mark Toma and Donna Toma DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$91,891.48 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1 Penn Center @ Suburban
Station
1617 JFK Blvd., Ste 1400
Philadelphia, PA 19103-9897
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 614-2012 SUR JUDGEMENT NO. 614-2012 AT THE SUIT OF The Bank of New

York Mellon fka The Bank of New York, as Trustee for the Certificateholders of CWALT, Inc. Alternative Loan Trust 2006-OC7, Mortgage Pass-Through Certificates, Series 2006-OC7 vs William Barrett DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY May 21, 2014 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 Lackawaxen, County of Pike and State of Pennsylvania, more particularly described as follows: Lot Number 34 in the Subdivision of Cherry Shores Division Section IV, recorded in the Office of the Recorder of Deeds of Pike County in Plat Book Volume 7 at page 172 on November 6, 1969. UNDER AND SUBJECT, nevertheless, to the covenants and restrictions recording in Deed Book 225, at page 443, and following on July 10, 1969, which recorded covenants, easements and restrictions are hereby incorporated herein and made a part hereof which the Grantees by acceptance of this deed agree to observe and perform.

AND ALSO excepting and reserving unto Grantor, its successors and assigns, all rights, to oil, gases and minerals upon or under said land without, however, reserving unto Grantor any rights in the surface of the above described lots for purpose of exploration or extraction. TOGETHER with the right use to the private roadways as shown on said recorded plat for purposes of ingress, egress and regress in common with the grantor, its successors and assigns and other purchasers or real property from the Grantor, its successors and assigns. The granting of this right by the Grantor to the Grantee does not constitute a dedication of such private roadways to the public, and is subject to the reservations, covenants, restrictions, easements and conditions as set forth in said recorded declaration thereof. Grantor, however, reserved the right to at anytime make any dedication of such roadway or any portion thereof to the public.
TAX PARCEL #
012-02-04-08-001
BEING KNOWN AS: 34 Fawn Lake Drive, Lackawaxen, PA 18428

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

REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$159,952.68, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF William Barrett DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$159,952.68 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, PA 19106-1532
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE
May 21, 2014

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 699-2013r SUR JUDGEMENT NO. 699-2013 AT THE SUIT OF Wells Fargo Bank, NA vs Heather Banghart and John Wright DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY May 21, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT PROPERTY DESCRIPTION BY VIRTUE OF A WRIT OF EXECUTION TO CASE NO. 2013-00699 ISSUED TO PLAINTIFF: WELLS FARGO BANK, N.A. PROPERTY BEING KNOWN AS:
ALL THAT CERTAIN lot, piece or parcel of land situate, lying and being in the Township of Dingman, County of Pike and State of Pennsylvania, more particularly described as Lot No. 13, Block 14, Section No. 2, Gold Key Estate, as shown on plat or map of Gold Key Estate Subdivision recorded in the Office of the Recorder of Deeds of Pike County in Plat Book 6, Page 8.

158 Cottonwood Court a/k/a 2402 Gold Key Estates, Milford, PA 18337
IMPROVEMENTS THEREON CONSIST OF: Residential Dwelling SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Heather Banghart and John Wright PIN NUMBER, WHICH IS THE ASSESSMENT OR PARCEL NO., MAP, BLOCK AND LOT): 122-04-05-45
ATTORNEY ON WRIT: MARTHA E. VON ROSENSTIEL, P.C.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Heather Banghart and John Wright DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$266,749.54, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Heather
Banghart and John Wright
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$266,749.54 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Martha E. Von Rosenstiel, PC
649 South Avenue, Ste. 7
Secane, PA 19018
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
832-2013r SUR JUDGEMENT
NO. 832-2013 AT THE SUIT
OF Green Tree Servicing,
LLC vs John Francis and Maria
Francis DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD

STREET, MILFORD, PA
18337 ON WEDNESDAY
May 21, 2014 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

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

v.
JOHN FRANCIS MARIA
FRANCIS
Defendant(s)
COURT OF COMMON
PLEAS CIVIL DIVISION
Pike County
MORTGAGE
FORECLOSURE
NO. 832-2013

SHORT DESCRIPTION FOR
ADVERTISING
ALL THAT CERTAIN LOT
OF LAND SITUATE IN
LEHMAN TOWNSHIP,
PIKE COUNTY,
PENNSYLVANIA:
BEING KNOWN AS 1119
Saw Creek Estates, (Lehman
Township), Bushkill, PA 18324
PARCEL NUMBER:
196.01-01-65
IMPROVEMENTS:
Residential Property
UDREN LAW OFFICES, P.C.

Attorney for Plaintiff
Amanda Rauer 307028

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO John Francis and Maria Francis DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$148,081.72, 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 Francis and Maria Francis DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$148,081.72 PLUS

COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Udren Law Offices
111 Woodcrest Road, Ste. 200
Cherry Hill, NJ 08003-3620
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 888-2010r SUR JUDGEMENT NO. 888-2010 AT THE SUIT OF U.S. Bank National Association, as Trustee, on behalf of the certificate holders of HarborView Mortgage Loan Trust Series 2006-4, Mortgage pass-Through Certificates, Series 2006 vs Ekaterina Alkvist DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY May 21, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION
ALL THAT CERTAIN lot, parcel and tract of land situate, lying and being in the Township

of Dingman, County of Pike and Commonwealth of Pennsylvania as follows:

BEING known as Lot Number 6 Section No. 3, Meadow View Acres, more particularly described on a plat entitled, "Meadow View Acres, Section 3, owned and developed by Cecilia Piff, Dingman Township, Pike County, PA., Victor E. Orben, Registered Surveyor, June 30, 1987, Revision A January 20, 1988, Lots 1 and 6; Revision B 4/13/88; Revision C 11/7/88; DWG. NO. R.87-83-C, Sheet 1 of 3" said Plat being filed in the Pike County Recorder of Deeds Office in Milford, Pennsylvania, on December 16, 1988 in Plat Book Volume 26, at Page 108. TOGETHER WITH unto the Grantees herein, their heirs and assigns, all rights, rights of way and privileges and under and subject to all conditions, restrictions, reservations, covenants, easements and exceptions as set forth in the foregoing recited deed. Reference may be had to said deed or the record 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 unto the Grantees herein, their heirs and assigns, all rights, liberties and privileges and UNDER AND SUBJECT to all Easements, Restrictions, Conditions and Covenants set forth in Prior Deeds.

Being known as: 101

MEADOW NEW
CIRCLE, MILFORD,
PENNSYLVANIA 18337.

Title to said premises is vested in Ekaterina Alkivist by deed from Nicolino Sergio and Elizabeth Sergio, his wife, dated February 24, 2006 and recorded March 3, 2006 in Deed Book 2161, Page 2695.

TAX I.D. #: 03-0-110207

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Ekaterina Alkivist DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$459,113.39, 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 Ekaterina Alkvist DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$459,113.39 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg Conway
123 South Broad Street
Philadelphia, PA 19109
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1045-2013r SUR JUDGEMENT NO. 1045-2013 AT THE SUIT OF Susquehanna Bank, successor to Community Banks, NA vs Dellas Siregar-Santiago, Johnny R. Santiago and Mirzakti R. Siregar DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY May 21, 2014 at 11:00 AM PREVAILING TIME IN THE

AFORENOON OF SAID DATE:

DESCRIPTION

ALL THAT CERTAIN lot or piece of land situate in the Township of Lehman, County of Pike and Commonwealth of Pennsylvania, bounded and described as follows, to wit: Lot No. 3402, Section No. 36, 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 32, Pages 186-189.

BEING the same premises which Listi H. Siregar, by indenture bearing date the 25th day of April, 1996, and being recorded at Milford in the Office for the Recording of Deeds, in and for the County of Pike on the 26th day of April, 1996, in Record Book Volume 1192, Page 208, granted and conveyed unto Listi H. Siregar and Dellas Siregar-Santiago, in fee; and Listi H. Siregar and Dellas Siregar-Santiago and Johnny Santiago transferred said premises to Dellas Siregar-Santiago and Johnny Santiago, her husband and Mirazakti Siregar by Indenture dated June 13, 1997, TOGETHER with all rights and privileges and UNDER AND SUBJECT to the covenants, exceptions, conditions, reservations and restrictions as of record. Said Deed was recorded on June

18, 1997 in the Pike County Recorder of Deeds Office in Deed Book 1371, Page 171. The Property is known as 204 Kirkham Road, Bushkill, Pike County, Pennsylvania, formerly known as Lot 3402 Kirkham Road, Bushkill, Pike County, Pennsylvania, also formerly known as Lot 3402, Section 36, Saw Creek Estates, Pike County, Pennsylvania.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Dellas Siregar-Santiago, Johnny R. Santiago and Mirzakti R. Siregar DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$173,398.27, 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 Dellas Siregar-Santiago, Johnny R. Santiago and Mirzakti R. Siregar DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$173,398.27 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McNerney Page Vanderlin &
Hall
433 Market Street
Williamsport, PA 17701
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1055-2012r SUR JUDGEMENT NO. 1055-2012 AT THE SUIT OF Wells Fargo Bank, NA vs Kristopher S. Young and Kimberly J. Young DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA

18337 ON WEDNESDAY
May 21, 2014 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

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

BEING LOT 9, SECTION
1, ENTITLED 'COUNTRY
CLUB WOODS, C.H.L.M,
MILFORD, PA., DINGMAN
TOWNSHIP, PIKE
COUNTY, PA SCALE 1
INCH = 100 FEET, MAY
25, 1973, EDWARD C.
HESS ASSOCIATES, INC.,
AND RECORDED IN THE
RECORDER OF DEEDS
OFFICE OF PIKE COUNTY,
PENNSYLVANIA, IN PLAT
BOOK 10, AT PAGE 160.
PARCEL No. 125.00-01-056
BEING known and numbered
as 110 Pleasant Lane, Milford,
PA, 18337-9561.

BEING the same premises
which Bank of New York, as
Trustee for the Certificateholders
of CWABS 2004-01 by
Countrywide Home Loans, Inc.,
its Attorney In Fact by Power
of Attorney recorded 6/11/2002
Bk 1930 Pg 2053 Instrument
#200200008839, by Deed dated

November 2, 2007 and recorded
November 7, 2007 in and for
Pike County, Pennsylvania,
in Deed Book Volume 2256,
Page 51, granted and conveyed
unto Kristopher S. Young and
Kimberly J. Young, husband and
wife, as tenants by the entireties

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Kristopher S. Young
and Kimberly J. Young
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$200,460.40,
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 Kristopher S.
Young and Kimberly J. Young
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$200,460.40 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Zucker, Goldberg & Ackerman
200 Sheffield Street, Ste. 101
Mountainside, NJ 07092
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1120-2012r SUR
JUDGEMENT NO. 1120-2012
AT THE SUIT OF PHH
Mortgage Corporation vs Joann
Greco and Joseph Greco, SR aka
Joseph Greco DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
May 21, 2014 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 1120-2012
PHH MORTGAGE
CORPORATION

v.

JOANN GRECO JOSEPH
GRECO, SR A/K/A JOSEPH
GRECO

owner(s) of property situate
in LEHMAN TOWNSHIP,
PIKE County, Pennsylvania,
being
892 DECKER ROAD, A/K/A
6229 DECKER ROAD,
BUSHKILL, PA 18324
Parcel No. 192.04-05-16
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$152,604.31
Attorneys for Plaintiff
Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Joann Greco and Joseph
Greco, SR aka Joseph Greco
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$152,604.31,
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 Joann Greco and Joseph Greco, SR aka Joseph Greco DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$152,604.31 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., Ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1144-2013r SUR JUDGEMENT NO. 1144-2013 AT THE SUIT OF HSBC Bank, USA, NA as Indenture

Trustee for the registered Noteholders of Renaissance Home Equity Loan Trust 2007-2 by its Servicer Ocwen Loan Servicing LLC vs Michael J. Manella DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY May 21, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THOSE CERTAIN pieces, parcels and tracts of land situate, lying and being in the Township of Delaware, Pike County, Pennsylvania described as Follows, to wit:

Parcel 1:
Lot 127, Section 1 on map entitled Subdivision of Section 1, Pocono Mountain Lake Forest Corporation of file in the recorder of deeds office, Pike County, Pennsylvania, in Plat Book No. 9, Page 170.

Parcel 2:
Lot 128, Section 1 on map entitled Subdivision of Section 1, Pocono Mountain Lake Forest Corporation of file in the Recorder of Deeds Office, Pike County, Pennsylvania, in plat book no. 9, page 170.

The above described premises being known as lot 127-a section 1, Pocono Mountain Lake Forest, as shown on the Lot Improvement Map or Plan

entitled: Lot Improvement
Pocono Mt. Lake Forest Section
1. Delaware Township, Pike
County, PA, dated March 31,
1997, Scale 1, = 30' Drawing
No. Ee-1870 by Victor E.
Orban professional land
surveyor, Milford, PA recorded
in the office of the Recorder of
Deeds in and for Pike County,
Pennsylvania, in Plat Book
Volume 34 Page 151.
BEING KNOWN AS 115
Fox Road Dingmans Ferry,
PA 18328 aka 12697 Pocono
Mountain, Lake Forest, PA
18328
MAP NUMBER 161.01-01-67
BEING THE SAME
PREMISES which Thomas E.
Bartsch and Janet M. Bartsch, by
Deed Date August 29, 2003 and
recorded September 3, 2003 in
Book 2004 Page 54 in the Office
for the Recording of Deeds of
Pike County conveyed unto
Michael J. Manella, single.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Michael J. Manella
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$242,883.81,
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 Michael J.
Manella DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$242,883.81 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Stern & Eisenberg
1581 Main Street, Ste. 200
Warrington, PA 18976
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE
May 21, 2014
BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1210-2013r SUR
JUDGEMENT NO.1201-2013

AT THE SUIT OF Bank of America, NA successor by merger with BAC Home Loan Servicing, LP fka Countrywide Home Loans Servicing, LP vs Eon J. Savory and Christine S. Emerson DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY May 21, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION
DOCKET NO: Civil-121
0-2013
ALL THAT CERTAIN lot or piece of ground situate in Lehman Township, County of Pike, and Commonwealth of Pennsylvania
TAX PARCEL NO:
192-04-02-01
CONTROL NO: 06-0-066797
PROPERTY ADDRESS 553 Durham Road Bushkill, PA 18324
IMPROVEMENTS: a Residential Dwelling
SOLD AS THE PROPERTY OF: Eon J. Savory Christine S. Emerson
ATTORNEY'S NAME: Robert W. Williams, Esquire
SHERIFF'S NAME: Phil Bueki

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

THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Eon J. Savory and Christine S. Emerson DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$309,815.77, 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 Eon J. Savory and Christine S. Emerson DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$309,815.77 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,

PENNSYLVANIA
Milstead & Assoc.
220 Lake Drive East, Ste. 301
Cherry Hill, NJ 08002
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1346-2013r SUR
JUDGEMENT NO.1346-2013
AT THE SUIT OF Branch
Banking and Trust Company
vs Christine Patterson and
John Palmer DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
May 21, 2014 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 and State of Pennsylvania,
more particularly described
as Lot 36, Block V, Hemlock
Farms Community, Stage
LXXXIII, as shown on plat of
Hemlock Farms Community,
Elm Ridge, Stage LXXXIII,
recorded in the Office of the
Recorder of Deeds, Pike County,

in Plat Book 8, Page 145, on the
18th day of March, 1971.

TOGETHER with all rights,
liabilities and privileges and
UNDER AND SUBJECT
to all covenants, conditions,
restrictions, reservations and
exceptions as more fully set forth
in the chain of title including
Deed Book Volume 380,
Page 53, and on the recorded
subdivision plans.

EXCEPTING AND
RESERVING unto Home
Smith International Limited,
(Inc.), its successors and assigns,
the oils, minerals and gases
therein, which reservation
does not include the right of
entry upon the premises for
the purpose of removing the
aforementioned oils, minerals
and gases.

BEING the premises which
Adolf Lemp and Elvira Lemp
by deed dated June 29, 2002 and
recorded on July 1, 2002 with
the Office of the Recorder of
Deeds of Pike County in Deed
Book 1933, page 753, granted
and conveyed unto John Palmer
and Christine Patterson.

Being Commonly Known As:
1770 Hemlock Farms, Hawley,
PA 18428 a/k/a 1770 Hemlock
Farms, Lords Valley, PA 18428.
Map #107.03-03-49
Control No. 034319
Improvements: Residential
Dwelling

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

OF PENNSYLVANIA TO Christine Patterson and John Palmer DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$285,470.20, 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 Christine Patterson and John Palmer DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$285,470.20 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Lauren Berschler Karl, Esq.

9800B McKnight Road, Ste. 230
Pittsburgh, PA 15237
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1373-2013r SUR JUDGEMENT NO. 1373-2013 AT THE SUIT OF Everbank vs Cindy Ann Brown aka Cindy A. Brown DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY May 21, 2014 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. 363, Section No.2, as shown on map of Pocono Mountain Lake Estates, Inc., on file in the Recorder's Office at Milford, Pennsylvania in Plot Book No. 7, Page 159.

BEING the same premises which Scott P. Kirk and Joyce A. Kirk, husband and wife, by Deed dated June 29, 2007 and recorded in the Pike County

Recorder of Deeds Office on July 6, 2007 in Deed Book 2239, Page 2560, granted and conveyed unto Cindy Ann Brown.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Cindy Ann Brown aka Cindy A. Brown DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$203,328.23, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$203,328.23 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Shapiro & DeNardo
3600 Horizon Drive, Ste. 150
King of Prussia, PA 19406
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1417-2013r SUR JUDGEMENT NO. 1417-2013 AT THE SUIT OF JPMorgan Chase Bank, National Association vs Timothy Cronin and Lynn Cronin DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY May 21, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 1417-2013-CV JPMORGAN CHASE BANK,

NATIONAL ASSOCIATION
v.
TIMOTHY CRONIN LYNN
CRONIN

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

684 HAMPSTEAD ROAD,
BUSHKILL, PA 18324-0000

Parcel No. 192.04-01-93

(Acreage or street address)

Improvements thereon:

RESIDENTIAL DWELLING

Judgment Amount: \$97,340.49

Attorneys for Plaintiff

Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Timothy Cronin and Lynn
Cronin DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$97,340.49,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Timothy
Cronin and Lynn Cronin
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$97,340.49 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., Ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1473-2013r SUR
JUDGEMENT NO. 1473-2014
AT THE SUIT OF U.S. Bank
National Association, as Trustee
for the Pennsylvania Housing
Finance Agency vs Theodore
Blair, Jr
DEFENDANTS, I WILL
EXPOSE TO SALE
OF PUBLIC VENDUE

OR OUTCRY IN
THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
May 21, 2014 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT LEGAL FOR
ADVERTISING:
ALL THAT CERTAIN
parcel and tract of land situate,
and being in the Township
of Dingman, Pike County,
Pennsylvania, being Lot No.
637, Section No. B, map entitled
Subdivision of Section B,
Pocono Mountain Woodland
Lakes Corp., Pike County
Plot Book No. 10, Page 190,
and having thereon erected a
dwelling house known as: 127
APPLE DRIVE, MILFORD,
PA 18337.
MAP # 110.04-03-32
CONTROL # 03-0-060757
Reference Pike County Record
Book 2171, Page 1284.
TO BE SOLD AS
THE PROPERTY OF
THEODORE BLAIR, JR.
UNDER PIKE COUNTY
JUDGMENT NO.
1473-2013-CIVIL

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Theodore Blair, Jr
DEFENDANTS, OWNER,

OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$244,212.38,
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 Theodore
Blair, Jr DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$244,212.38 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Purcell Krug & Haller
1718 N. Front Street
Harrisburg, PA 17102
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1565-2013r SUR
JUDGEMENT NO. 1565-2013
AT THE SUIT OF PNC
Bank, National Association vs
Vergena Ward aka Vergena
J. Ward DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
May 21, 2014 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

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

v.
VERGENA WARD A/K/A
VERGENA J. WARD
Defendant(s)
COURT OF COMMON

PLEAS CIVIL DIVISION
Pike County
MORTGAGE
FORECLOSURE
NO. 1565-2013
SHORT DESCRIPTION FOR
ADVERTISING
ALL THAT CERTAIN LOT
OF LAND SITUATE IN
LEHMAN TOWNSHIP,
PIKE COUNTY,
PENNSYLVANIA:
BEING KNOWN AS 3046
East Brentwood Drive, (Lehman
Township), Bushkill, PA 18324
PARCEL NUMBER:
06-0-105370
IMPROVEMENTS:
Residential Property
UDREN LAW OFFICES,
P.C.
Attorney for Plaintiff
David Neeren, Esquire
PA ID 204252

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Vergena Ward aka Vergena
J. Ward DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$95,464.86,
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 Vergena Ward aka Vergena J. Ward DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$95,464.86 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Udren Law Offices
111 Woodcrest Road, Ste. 200
Cherry Hill, NJ 08003-3620
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1568-2013r SUR JUDGEMENT NO. 1568-2013 AT THE SUIT OF Ocwen Loan Servicing, LLC vs Andrea

L. Deckert and Eugene J. Deckert, JR aka Eugene J. Deckert DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY May 21, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 1568-2013-CV OCWEN LOAN SERVICING, LLC

v.

ANDREA L. DECKERT
EUGENE J. DECKERT,
JR A/K/A EUGENE J.
DECKERT

owner(s) of property situate in DELAWARE TOWNSHIP, PIKE County, Pennsylvania, being 89 BOX R ROUTE 739 A/K/A, 1510 ROUTE 739, DINGMANS FERRY, PA 18328-3401

Parcel No. 136.00-02-12-
(Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$73,310.53
Attorneys for Plaintiff
Phelan Hallinan, LLP

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

OF PENNSYLVANIA
TO Andrea L. Deckert
and Eugene J. Deckert,
JR aka Eugene J. Deckert
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$73,310.53,
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 Andrea L.
Deckert and Eugene J. Deckert,
JR aka Eugene J. Deckert
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$ Andrea L.
Deckert and Eugene J. Deckert,
JR aka Eugene J. Deckert PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., Ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1570-2009r SUR
JUDGEMENT NO. 1570-2009
AT THE SUIT OF One
West Bank FSB vs Nelson
Velez DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
May 21, 2014 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION
ALL THAT CERTAIN, parcel,
piece and tract of land situate,
lying and being in the Township
of Dingman, County of Pike
and State of Pennsylvania,
known and designated as Lot
No. 2 on a certain map entitled
Laurel Hills, as prepared by
Harry F. Schoenagel, R.S. dated
September 5, 1972 and recorded

in the Office of Recorder of Deeds, in and for Pike County, Pennsylvania in Plat Book No. 10 at page 41.

Being known as: 127 SYLVAN DRIVE, MILFORD, PENNSYLVANIA 18337.

Title to said premises is vested in Nelson Velez by deed from John E. Errico and Christine V. Mielnicki, dated January 17, 2004 and recorded January 20, 2004 in Deed Book 2028, Page 179.

TAX I.D. #: 110-02-01-01.001

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Nelson Velez DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$286,135.49, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Nelson Velez DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$286,135.49 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street,
Ste. 1400
Philadelphia, PA 19109
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1575-2013r SUR JUDGEMENT NO. 1575-2013 AT THE SUIT OF Federal National Mortgage Association vs Evan K. Steinert and Kinberly A. Steinert DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY

May 21, 2014 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION
ALL THAT CERTAIN

plot, piece or parcel of land,
situate and being in Dingman
Township, County of Pike
County, Commonwealth of
Pennsylvania, bounded and
described as follows:

Lot No. 1025, Section No.
E, POCONO Mountain
Woodland Lakes, as shown in
Plat Book No. 11, Page No.43,
filed in the Pike County Clerks
Office on June 6, 1974.

TOGETHER with all right,
rights of way and privileges, and
UNDER AND SUBJECT to
all the covenants, conditions,
reservations, restrictions,
easements and exceptions as set
forth in Deed Hook 365, page
250 and Deed Book 465, page
230.

Being known as: 181
CHÖKEBERRY
DRIVE, MILFORD,
PENNSYLVANIA 18337.

Title to said premises is vested in
Evan K. Steinert and Kimberly
A. Steinert by deed from Eugene
M. Robinson and Eileen J.
Robinson, as Trustees of the
Robinson Family, Trust, As
Tenant by the Entirety dated
March 22, 2002 and recorded
March 25, 2002 in Deed Book
1920, Page 1355.

TAX I.D. #: 111.03-04-58

THE SALE IS MADE BY
VIRTUE OF A WRIT OF

EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Evan K. Steinert
and Kinberly A. Steinert
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$156,855.17,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Evan K.
Steinert and Kinberly A. Steinert
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$156,855.17 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF

PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street, Ste.
1400
Philadelphia, PA 19109
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1637-2013r SUR
JUDGEMENT NO. 1637-2013
AT THE SUIT OF JPMorgan
Chase Bank, NA s/b/m Chase
Home Finance, LLC vs Alvaro
Montoya and Lina M. Montoya
DEFENDANTS, I WILL
EXPOSE TO SALE
OF PUBLIC VENDUE
OR OUTCRY IN
THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
May 21, 2014 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 1637-2013
JPMORGAN CHASE BANK,
N.A. S/B/M CHASE HOME
FINANCE, LLC
v.
ALVARO MONTOYA LINA
M. MONTOYA
owner(s) of property situate

in LEHMAN TOWNSHIP,
PIKE County, Pennsylvania,
being
1504 PINE RIDGE,
BUSHKILL, PA 18324-9702
Parcel No. 188.02-02-46
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$265,489.35
Attorneys for Plaintiff
Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Alvaro Montoya
and Lina M. Montoya
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$265,489.35,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Alvaro Montoya and Lina M. Montoya DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$465,489.35 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., Ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1665-2013r SUR JUDGEMENT NO. 1665-2013 AT THE SUIT OF Green Tree Servicing, LLC vs Jorge ChaCha and Jorge O. Gallego DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY May 21, 2014 at 11:00 AM

PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND SITUATE IN THE TOWNSHIP OF DINGMAN, COUNTY OF PIKE, AND COMMONWEALTH OF PENNSYLVANIA, BEING: LOT 990, SECTION E, POCONO MOUNTAIN WOODLAND LAKES, 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 VOLUME 11, PAGE 43. PARCEL NUMBER: 111.03-04-24, 03-0-020285. BEING KNOWN AS: 146 Winterberry 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 Jorge ChaCha and Jorge O. Gallego DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$412,659.19, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT

REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Jorge
ChaCha and Jorge O. Gallego
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$412,659.19 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market St.
Philadelphia, PA 19106-1532
04/25/14 · 05/02/14 · 05/09/14

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1675-2013r
SUR JUDGEMENT NO.

1675-2013 AT THE SUIT
OF JPMorgan Chase Bank,
National Association successor
by merger to Chase Home
Finance LLC successor by
merger to Chase Manhattan
Mortgage Corporation vs Julio
Suarez DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
May 21, 2014 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

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

BEING shown and designated
as Lot No. 35A on a certain map
of lots entitled "Map Showing
Revision of Lots 33, 34 and 35,
Westcolang Country Club,
Lackawaxen Township, Pike
County, PA Scale 1" = 50"
dated January 1979, prepared by
Harry F. Schoenagel, R.S., and
recorded in the Recorder's Office
at Milford, Pennsylvania on May
12, 1980 in Plat Book 18, at
Page 117.

BEING the same premises
which Michael J. Gamba and
Lynne Atkinson, husband and
wife, by Deed dated October

08, 1999 and recorded in the Pike County Recorder of Deeds Office on November 15, 1999 in Deed Book 1821, Page 404, granted and conveyed unto Julio Suarez.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Julio Suarez DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$38,750.05, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$38,750.05 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Shapiro & DeNardo
3600 Horizon Drive, Ste. 150
King of Prussia, PA 19406
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1682-2013r SUR JUDGEMENT NO. 1682-2013 AT THE SUIT OF Wilmington Trust National Association, as Successor Trustee to Citibank, NA as Trustee for the Merrill Lynch Mortgage Investors Trust, Mortgage Loan Asset-Backed Certificates, Series 2007-HE2, by its servicer, Ocwen Loan Servicing LLC vs Gordon S. Wilson and The United States of America, Dept of Treasury Internal Revenue Service
DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA

18337 ON WEDNESDAY
May 21, 2014 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 Lot Number 17,
Block No. 8, Section No. 3, 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 7, Page 227.
Parcel #122.01-01-16
BEING THE SAME
PREMISES which Vannatta
Realty & Builders Inc., by Deed
Dated September 29, 2006 and
recorded October 2, 2006 in
Book 2197 Page 1853 in the
Office for the Recording of
Deeds of Pike County conveyed
unto Gordon S. Wilson, single.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Gordon S. Wilson
and The United States of
America, Dept of Treasury
Internal Revenue Service
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE

AMOUNT OF \$274,282.01,
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 S.
Wilson and The United States
of America, Dept of Treasury
Internal Revenue Service
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$274,282.01 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Stern & Eisenberg
1581 Main Street, Ste. 200
Warrington, PA 18976
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE
May 21, 2014
BY VIRTUE OF WRIT

OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1847-2012r
SUR JUDGEMENT NO.
1847-2012 AT THE SUIT
OF JPMorgan Chase Bank,
National Association vs
David Schramm and June
Schramm DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
May 21, 2014 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION
By virtue of a Writ of Execution
No. 1847-2012
JPMORGAN CHASE BANK,
NATIONAL ASSOCIATION
v.
DAVID SCHRAMM JUNE
SCHRAMM
owner(s) of property situate in
the DINGMAN TOWNSHIP,
PIKE County, Pennsylvania,
being
179 PRIVET LANE,
MILFORD, PA 18337-7544
Parcel No. 110.03-04-05 -
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$190,765.73
Attorneys for Plaintiff
Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
David Schramm and June
Schramm DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$190,765.73,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF David
Schramm and June Schramm
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$190,765.73 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., Ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 2810-2010r SUR
JUDGEMENT NO. 2810-2010
AT THE SUIT OF U.S.
Bank National Association,
As Trustee, For The Benefit of
Citigroup Mortgage Loan Trust
Inc. Asset-Backed pass-Through
Certificates Series 2007 vs
Diana Mari and United States
of America DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
May 21, 2014 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:
Lot No. 5, Section No. 22 , of
Sunrise Lake, as shown on the
plat of map of Sunrise Lake or
Sunnyland, Inc, subdivision,
recorded in the office of the
Recorder of Deeds of Pike
County in Plat Book Volume 37
at page 182.

Being known as: 3574
SUNRISE LAKE, MILFORD,
PENNSYLVANIA 18337.
Title to said premises is vested
in Diana Mari by deed from
Michael E. Buchell and Patsy
Buchell, Husband and Wife
dated July 17, 2003 and recorded
August 15, 2003 in Deed Book
2000, Page 1137.
TAX I.D. #: 109-00-01-30

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Diana Mari and
United States of America
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$385,349.77,
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 Diana Mari and United States of America DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$385,349.77 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street, Ste.
1400
Philadelphia, PA 19109
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 2811-2010r SUR JUDGEMENT NO. 2811-2010 AT THE SUIT OF US Bank National Association, as Trustee for SASCO Mortgage

Loan Trust 2005-WF2 vs Thomas G. Shrek and Jennifer D. Shrek DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY May 21, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE PRINCIPALLY IN THE LACKAWAXEN TOWNSHIP, PIKE COUNTY, PENNSYLVANIA, AND A SMALL PORTION THEREOF IN THE BOROUGH OF HAWLEY, WAYNE COUNTY, PENNSYLVANIA; BEGINNING AT A STAKE IN THE SOUTHERLY SIDE OF HUDSON STREET, IN THE SAID BOROUGH AT THE INTERSECTION OF HUDSON STREET AND LAUREL AVENUE, AS SHOWN BY MAP MADE BY EARNEST APPERT, C.E., DATED MAY 15, 1945; THENCE ALONG SOUTHERLY SIDE OF HUDSON STREET NORTH 66 DEGREES 40 MINUTES EAST; THIRTY-ONE AND EIGHT TENTHS FEET TO IRON PIN, BEING AN OLD

CORNER OF PROPERTY OF WHICH THIS IS A PART; THENCE ALONG SOUTHERLY SIDE OF PRIVATE ROAD LEADING TO "TUTHILL'S FARM" SOUTH 88 DEGREES 38 MINUTES EAST ONE HUNDRED THIRTY-FOUR AND SIX-TENTHS FEET TO STAKE; THENCE SOUTH 7 DEGREES 50 MINUTES EAST ALONG LANDS OF WILLIS TUTHILL ESTATE ONE HUNDRED SEVENTY-FIVE FEET TO STAKE; THENCE ALONG OTHER LANDS OF THE GRANTORS HEREIN SOUTH 82 DEGREES 10 MINUTES WEST ONE HUNDRED FIFTY FEET TO STAKE; THENCE BY SAME NORTH 12 DEGREES 3 MINUTES WEST ONE HUNDRED EIGHTY-EIGHT AND ONE-HALF FEET TO THE PLACE OF BEGINNING AND CONTAINING .0675 OF AN ACRE, MORE OR LESS, RESERVING A STRIP OF LAND TEN FEET IN WIDTH ALONG WESTERLY OF LAND ABOVE DESCRIBED TO BE USED AS A PRIVATE ROAD BY ALL OF THE PARTIES HERETO, THEIR HEIRS AND ASSIGNS. ALSO ALL THOSE TWO CERTAIN PARCELS OF LAND SITUATED AND LYING IN THE TOWNSHIP OF LACKAWAXEN, COUNTY

OF PIKE AND STATE OF PENNSYLVANIA, AND A SMALL PART THEREOF IN THE BOROUGH OF HAWLEY, COUNTY OF WAYNE AND STATE OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:
FIRST PARCEL:
BEGINNING AT THE SOUTHEAST CORNER OF LAND NOW BELONGING TO CHARLES J. GARRITY, IT BEING A PIPE IN THE LINE OF TUTHILL ESTATES, THENCE ALONG TUTHILL ESTATE SOUTH 7 DEGREES 50 MINUTES EAST 280 FEET TO LOW WATER MARK OF THE LACKAWAXEN RIVER; THENCE UP ALONG LOW WATER MARK OF THE LACKAWAXEN RIVER ABOUT 130 FEET; THENCE NORTH 12 DEGREES 03 MINUTES WEST ABOUT 280 FEET TO PIPE FOR CORNER, IT BEING THE SOUTHEAST CORNER OF CHARLES J. GARRITY'S LAND; THENCE ALONG SAID LAND NORTH 82 DEGREES 10 MINUTES EAST 150 FEET TO PLACE OF BEGINNING. CONTAINING 0.9 ACRE, MORE OR LESS.
SECOND PARCEL:
BEGINNING AT A PIPE, THE SOUTHWEST CORNER OF CHARLES J. GARRITY'S LAND;

THENCE ALONG THE OTHER LAND OF EMMA C. BRIED AND MATILDA BRIED THE FOLLOWING TWO COURSES AND DISTANCES; SOUTH 82 DEGREES 10 MINUTES WEST 120 FEET TO PIPE FOR CORNER; THENCE NORTH 21 DEGREES 30 MINUTES WEST 132.5 FEET TO PIPE FOR CORNER IN SIDE OF HUDSON STREET; THENCE ALONG HUDSON STREET NORTH 58 DEGREES 10 MINUTES EAST 150 FEET TO STAKE, A CORNER OF LAND NOW BELONGING TO CHARLES J. GARRITY; THENCE ALONG SAID LAND SOUTH 12 DEGREES 03 MINUTES EAST 188.5 FEET TO PLACE OF BEGINNING. EXCEPTING AND RESERVING THEREOUT AND THEREFROM PROPERTY DESCRIBED IN PIKE COUNTY DEED BOOK 172 AT PAGE 149 AND WAYNE COUNTY DEED BOOK 216 AT PAGE 219. CONTAINING 0.48 ACRE, MORE OR LESS. IN ACCORDANCE WITH A SURVEY MADE SEPTEMBER 27, 1952 BY ERNEST APPERT, C.E. PARCEL No. 05-0-023524 TAX MAP No. 015.00-01-74 BEING known and numbered as 1002 Hudson Street, Hawley, PA, 18428.

BEING the same premises which WILLIAM JOSEPH BLAUVELT, by Deed dated June 26, 2002 and recorded July 17, 2002 in and for Pike County, Pennsylvania, in Deed Book Volume 1935, Page 704, granted and conveyed unto Thomas G. Shrek and Jennifer D. Shrek, his wife

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Thomas G. Shrek and Jennifer D. Shrek DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$215,231.01, 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 G. Shrek and Jennifer D. Shrek DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$215,231.01 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Zucker, Goldberg & Ackerman
200 Sheffield Street, STe. 101
Mountainside, NJ 07092
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE

May 21, 2014

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 2266-2012r SUR JUDGEMENT NO. 2266-2012 AT THE SUIT OF Citizens Bank of Pennsylvania vs Frank Giuffre DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY May 21, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN lot of land, together with the appurtenances thereto appertaining situate, lying and being in the Township of Westfall, County of Pike, State of Pennsylvania, more particularly bounded and described in accordance with subdivision plan entitled "Glass House Hill Estates" drawn by Victor E. Orban, Registered surveyor, which said subdivision plan has been approved by the appropriate municipal authorizes and is recorded in Pike County, Pennsylvania, in the Office of the Recorder of Deeds in and for said county in Map Book 21 at Page 83, as follows: BEGINNING at a point in the edge of Meadowbrook Road, which point is the common corner of Lots Nos. 35 and 36 on the above referred to subdivision plan; thence along the common boundary line of Lots Nos. 35 and 36, South 75° 35' 4" East, 428.814 feet to a point in line of land now or formerly of Shewchuk; thence along line of lands now or formerly of Shewchuk, South 60° 57' 7" West, 434 feet to a point at common corner of Lots Nos. 35 and 34; thence along common boundary line of Lots Nos. 35 and 34, North 32° 0' 45" West, 233.137 feet to a point in the edge of Meadowbrook Road; thence along the edge of Meadowbrook Road along a curve to the left, having a radius of 200 feet and an arc distance of 152.095 feet to the point and place of BEGINNING.

BEING known and numbered as Lot No. 35 on the above referred to Subdivision Plan.

BEING the same premises which Earl C. Edwards and Vivian Edwards, husband and wife, by Deed dated August 21, 1999 recorded August 23, 1999, in the Office for the Recorder of Deeds in and for Pike County, in Deed Book Volume 1803, Page 52, conveyed unto Frank Giuffre. BEING known as 108 Meadowbrook Road, Matamoras, PA 18336 TAX PARCEL: #13-0-110449 IMPROVEMENTS: Residential property.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Frank Giuffre DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$114,121.13, 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 Frank Giuffre DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$114,121.13 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Gregory Javardian, Esq.
1310 Industrial Blvd
1st Follr, Ste. 101
Southampton, PA 18966
04/25/14 · 05/02/14 · **05/09/14**

SHERIFF SALE
May 21, 2014
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 2737-2010r SUR JUDGEMENT NO. 2737-2010 AT THE SUIT OF Deutsche Dank National Trust Company, as Trustee for Morgan Stanley ADS Capital I Inc. Trust 2006-HE6 vs Karen M. Snyder DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY

IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
May 21, 2014 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 LEHMAN TOWNSHIP,
PIKE COUNTY,
PENNSYLVANIA, BEING
LOT NO. 111, SECTION
NO. 23 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 OF THE
RECORDING OF DEEDS,
MILFORD, PIKE COUNTY,
PENNSYLVANIA IN PLAT
BOOK VOLUME 13 PAGE
40.
PARCEL No. 06-0-037763
BEING known and numbered as
595 Saw Creek Estates, Bushkill,
PA, 18324.
BEING the same premises
which WILLIAM T.
FERGUSON AND
JOSEPHINE FERGUSON,
HIS WIFE, by Deed dated
August 1, 1992 and recorded
August 5, 1992 in and for Pike
County, Pennsylvania, in Deed
Book Volume 582, Page 285,
granted and conveyed unto

Karen M. Snyder

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Karen M. Snyder
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$112,379.71,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Karen M.
Snyder DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$112,379.71 PLUS COSTS
AND INTEREST AS

AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Zucker, Goldberg & Ackerman
200 Sheffield Street, Ste. 101
Mountainside, NJ 07092
04/25/14 · 05/02/14 · **05/09/14**
