

LEGAL NOTICES

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

ESTATE NOTICES

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

ESTATE NOTICE

Estate of Brian Jablonski, late of Dingmans Ferry, Pike County, Pennsylvania.

Letters of Administration on the above estate having been granted to Joanne Jablonski, all persons indebted to the said estate are requested to make payment, and those having claims to present the same without delay to her attorney, Joseph Kosierowski, Ridley, Chuff, Kosierowski & Scanlon, P.C., 400 Broad Street, Milford, PA 18337.

01/02/15 · 01/09/15 · **01/16/15**

PUBLIC NOTICE ESTATE NOTICE

Estate of CAROL D. MILLER, a/k/a CAROL D. KIRCHNER, a/k/a CAROL D. STRYS, late of the Township of Blooming Grove, County of Pike Commonwealth of Pennsylvania, Deceased

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

Jerome Rosalia, Executor
2442 Hemlock Farms
Hawley, PA 18428

OR TO:

CRAMER, SWETZ,
McMANUS &
JORDAN, P.C.

Attorneys at Law

By: Jeffrey L. Wright,
Esquire

711 Sarah Street
Stroudsburg, PA 18360

01/16/15 · 01/23/15 · 01/30/15

CIVIL ACTION LAW COURT OF COMMON PLEAS PIKE COUNTY

Number 367-2014

U.S. Bank National

Association as Trustee for the
Certificateholders of CitiGroup
Mortgage Loan Trust Inc.

Asset-Backed Pass-Through
Certificates Series 2007-AMC1
v.

Kenneth Carter, Known
Surviving Heir of Kenneth
Carter, a/k/a Kenneth H. Carter,
Deceased Mortgagor and Real
Owner, Unknown Surviving
Heirs of Kenneth Carter, a/k/a
Kenneth H. Carter, Deceased
Mortgagor and Real Owner,
and Michael Carter, Known
Surviving Heir of Kenneth
Carter, a/k/a Kenneth H. Carter,
Deceased Mortgagor and Real
Owner

NOTICE OF SHERIFF'S
SALE OF REAL PROPERTY
TO: Unknown Surviving
Heirs of Kenneth Carter, a/k/a
Kenneth H. Carter, Deceased
Mortgagor and Real Owner

Your house (real estate)
at 1373 St. Andrew Drive,
Bushkill, Pennsylvania 18324 is
scheduled to be sold at Sheriff's
Sale on February 18, 2015 at
11:00 a.m. in the Pike County
Administration Building,
506 Broad Street, Milford,
Pennsylvania to enforce the
court judgment of \$200,853.34
obtained by U.S. Bank National
Association as Trustee for the
Certificateholders of CitiGroup
Mortgage Loan Trust Inc.
Asset-Backed Pass-Through
Certificates Series 2007-AMC1
against you.

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

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

1. The sale will be canceled
if you pay to U.S. Bank National
Association as Trustee for the
Certificateholders of CitiGroup
Mortgage Loan Trust Inc.
Asset-Backed Pass-Through
Certificates Series
2007-AMC1 the back payments,
late charges, costs, and reasonable
attorney's fees due. To find
out how much you must pay, you
may call McCabe, Weisberg and
Conway, P.C., Esquire at (215)
790-1010.

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

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

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

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

2. You may be able to
petition the Court to set aside
the sale if the bid price was

grossly inadequate compared to the value of your property.

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

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

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

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

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

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO

NOT HAVE A LAWYER,
GO TO OR TELEPHONE
THE OFFICE SET FORTH
BELOW. THIS OFFICE
CAN PROVIDE YOU WITH
INFORMATION ABOUT
HIRING A LAWYER.
IF YOU CANNOT AFFORD
TO HIRE A LAWYER, THIS
OFFICE MAY BE ABLE
TO PROVIDE YOU WITH
INFORMATION ABOUT
AGENCIES THAT MAY
OFFER LEGAL SERVICES
TO ELIGIBLE PERSONS AT
A REDUCED FEE OR NO
FEE.
LAWYER REFERRAL
SERVICE
ASSOCIATION DE
LICENCIADOS
Commissioners Office
Pike County Administration
Building
506 Broad Street
Milford, Pennsylvania 18337
(570) 296-7613
McCABE, WEISBERG &
CONWAY, P.C.
Attorneys for Plaintiff
123 S. Broad St., Ste. 1400,
Phila., PA 19109, 215-790-1010

**PIKE COUNTY
COURT OF COMMON
PLEAS**

Number: 528-2014-CV
Notice of Action in Ejectment
Action
M&T BANK, Plaintiff v.
Brian Muth and Marna Muth,
Defendants
TO: . Premises subject to
ejectment: 163 Clifton Drive,
Bushkill, Pennsylvania 183244
f/k/a 58 Clifton Drive, Bushkill,

Pennsylvania 18324. NOTICE: If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the Plaintiff. You may lose money or property or other rights important to you. You should take this notice to your lawyer at once. If you do not have a lawyer, go to or telephone the office set forth below. This office can provide you with information about hiring a lawyer. If you cannot afford to hire a lawyer, this office may be able to provide you with information about agencies that may offer legal services to eligible persons at a reduced fee or no fee. Commissioners Office, Pike County Administration Building, 506 Broad Street, Milford, Pennsylvania 18337, (570) 296-7613. McCabe, Weisberg & Conway, P.C., Attorneys for Plaintiff, 123 S. Broad St., Ste. 1400, Phila., PA 19109, 215-790-1010

**IN THE COURT OF
COMMON PLEAS OF PIKE
COUNTY, PENNSYLVANIA
CIVIL ACTION**

KEITH W. RASER,
Plaintiff,

vs.

SPELMAN & LENIHAN
ASSOCIATES, and its heirs,
executors, administrators,

devises, or assigns, and all other persons claiming any right, title or interest in or to the herein described real property other than Plaintiff, whose identity or identities is unknown,
Defendant.

No. 992 - 2014 -Civil
ACTION TO QUIET TITLE
TAX SALE

NOTICE

You have been sued in Court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this complaint and notice are served, by entering into a written appearance personally or by attorney and filing in writing with the Court your defenses or objection 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 OR CANNOT
AFFORD ONE, GO TO OR
TELEPHONE THE OFFICE
SET FORTH BELOW TO
FIND OUT WHERE YOU
CAN GET LEGAL HELP.**

**PIKE COUNTY
COMMISSIONER'S OFFICE
506 BROAD STREET**

MILFORD,
PENNSYLVANIA 18337
TELEPHONE NUMBER
(570) 296-7613

ALL THAT CERTAIN lot
or parcel of land situate in the
Township of Shohola, County
of Pike, and Commonwealth of
Pennsylvania, BEING LOT 16,
PHASE 3, as shown on a map
or plan of SYMPHONY WEST
on file in the Recorder of Deeds
Office at Milford, Pike County,
Pennsylvania, in Plat Book
Volume 41, Page 51.

PIN: 078.04-01-06.019

Galasso & Kimler, P.C.
Attorneys for Plaintiff
308 W. Harford Street
Milford, Pennsylvania 18337
570-296-2363

**PUBLIC NOTICE
NOTICE OF
INCORPORATION
NOTICE IS HEREBY**

given that Articles of
Incorporation were filed with
the Department of State of the
Commonwealth of Pennsylvania
at Harrisburg, Pennsylvania
on August 31, 2007 for the

purpose of incorporating a
nonprofit corporation under
the Pennsylvania Nonprofit
Corporation Law of 1988.

The name of the corporation
is Hemlock Farms Conservancy.
The Corporation is organized for
the purpose of maintaining the
forested rural environment that is
Hemlock Farms, to recognize the
conservation of natural resources,
and for all other lawful purposes.

Gregory D. Malaksa, Esq.
Young & Haros, LLC
802 Main Street
Stroudsburg, PA 18360

**ARTICLES OF
INCORPORATION
NOTICE IS HEREBY**

GIVEN that Articles of
Incorporation for Bagel
Barn, Inc. were filed with the
Department of State of the
Commonwealth of Pennsylvania
on 10/30/2014 in accordance
with the provisions of the
Business Corporation Law
of December 21, 1988, P.L.
1444, No. 177, as amended and
supplemented.
