

**PUBLIC NOTICE  
CERTIFICATE OF  
ORGANIZATION**

NOTICE IS HEREBY GIVEN that a Certificate of Organization has been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, on March 15, 2015, for the purpose of obtaining a Certificate of Organization for a proposed Limited Liability Company. The name of the Limited Liability Company is **Eastern Backflow & Drain Cleaning, LLC.**  
PR - April 10

**PUBLIC NOTICE  
CIVIL ACTION LAW  
COURT OF COMMON PLEAS  
MONROE COUNTY  
Number 10694 cv 13**

Green Tree Servicing LLC

v.  
John M. O'Connor, Jr., known surviving heir of John Malachi O'Connor, deceased mortgagor and real owner, All unknown surviving heirs of John Malachi O'Connor, deceased mortgagor and real owner, and Katie McNamara, a/k/a Katie O'Connor, known surviving heir of John Malachi O'Connor, deceased mortgagor and real owner

**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

TO: Katie McNamara, a/k/a Katie O'Connor, known surviving heir of John Malachi O'Connor, deceased mortgagor and real owner

Your house (real estate) at 609 Buttercup Lane, Tobyhanna, Pennsylvania 18466 is scheduled to be sold at Sheriff's Sale on July 30, 2015 at 10:00 a.m. in the Monroe County Courthouse, Stroudsburg, Pennsylvania to enforce the court judgment of \$70,308.20 obtained by Green Tree Servicing LLC 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 Green Tree Servicing LLC 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**

Monroe County Bar Association  
Find a Lawyer Program  
913 Main Street

P.O. Box 786  
Stroudsburg, PA 18360  
(570) 424-7288

**McCABE, WEISBERG & CONWAY, P.C.**

Attorneys for Plaintiff  
123 S. Broad St., Suite 1400  
Philadelphia, PA 19109  
215-790-1010

PR - April 10

**PUBLIC NOTICE  
CIVIL ACTION LAW  
COURT OF COMMON PLEAS  
MONROE COUNTY  
Number 12008CV2009**

The Bank Of New York Mellon fka The Bank Of New York, As Trustee For The Certificateholders Cwabs, Inc.,

Asset-Backed Certificates, Series 2006-21

v.

Munyaradzi M. Prickisie

**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

TO: **Munyaradzi M. Prickisie**

Your house (real estate) at 2-2 Wilbur Bloom Boulevard aka 201 Wilbur Bloom Boulevard, East Stroudsburg, Pennsylvania 18301 is scheduled to be sold at Sheriff's Sale on May 28, 2015 at 10:00 a.m. in the Monroe County Courthouse, Stroudsburg, Pennsylvania to enforce the court judgment of \$223,680.63 obtained by The Bank Of New York Mellon fka The Bank Of New York, As Trustee For The Certificateholders Cwabs, Inc., Asset-Backed Certificates, Series 2006-21 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 The Bank Of New York Mellon fka The Bank Of New York, As Trustee For The Certificateholders Cwabs, Inc., Asset-Backed Certificates, Series 2006-21 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**

**Monroe County Bar Association**

**Find a Lawyer Program  
913 Main Street  
P.O. Box 786**

**Stroudsburg, PA 18360  
(570) 424-7288**

**McCABE, WEISBERG & CONWAY, P.C.**

*Attorneys for Plaintiff*  
**123 S. Broad St., Suite 1400  
Philadelphia, PA 19109  
215-790-1010**

PR - April 10

**PUBLIC NOTICE  
CIVIL ACTION LAW  
COURT OF COMMON PLEAS  
MONROE COUNTY  
Number 1702-CV-2014**

Green Tree Servicing LLC

**v.  
Eric Del Villar, a/k/a Eric DelVillar  
NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

**TO: Eric Del Villar, a/k/a Eric DelVillar**

Your house (real estate) at 2812 Emerald Lakes, Long Pond, Pennsylvania 18334 is scheduled to be sold at Sheriff's Sale on September 24, 2015 at 10:00

a.m. in the Monroe County Courthouse, Stroudsburg, Pennsylvania to enforce the court judgment of \$317,731.79 obtained by Green Tree Servicing LLC 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 Green Tree Servicing LLC 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  
Monroe County Bar Association Find a Lawyer Program**

**913 Main Street  
P.O. Box 786**

**Stroudsburg, PA 18360**

(570) 424-7288  
**McCABE, WEISBERG & CONWAY, P.C.**  
 Attorneys for Plaintiff  
 123 S. Broad St., Suite 1400  
 Philadelphia, PA 19109  
 215-790-1010

PR - April 10

**PUBLIC NOTICE  
 CIVIL ACTION LAW  
 COURT OF COMMON PLEAS  
 MONROE COUNTY  
 Number 2013-09874**

HSBC Mortgage Services

v.

Desiree Robertson and Philbert Robertson  
**NOTICE OF SHERIFF'S SALE  
 OF REAL PROPERTY**

TO: Philbert Robertson

Your house (real estate) at 2005 Meadow Court,  
 East Stroudsburg, Pennsylvania 18301 is scheduled to

be sold at Sheriff's Sale on August 27, 2015 at 10:00  
 a.m. in the Monroe County Courthouse, Stroudsburg,  
 Pennsylvania to enforce the court judgment of  
 \$374,926.47 obtained by HSBC Mortgage Services  
 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 HSBC Mortgage Services 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**

Monroe County Bar Association

Find a Lawyer Program

913 Main Street

P.O. Box 786

Stroudsburg, PA 18360

(570) 424-7288

**McCABE, WEISBERG & CONWAY, P.C.**

Attorneys for Plaintiff

123 S. Broad St., Suite 1400

Philadelphia, PA 19109

215-790-1010

PR - April 10

**PUBLIC NOTICE  
 CIVIL ACTION LAW  
 COURT OF COMMON PLEAS  
 MONROE COUNTY  
 Number 4332-CV-2014**

HSBC Bank USA, N.A.

v.

Wayne Cox

**NOTICE OF SHERIFF'S SALE OF REAL PROPERTY**

TO: Wayne Cox

Your house (real estate) at Lot 2414 Section VI Pocomo Farms East a/k/a 2414 Warwick Circle n/k/a 2319 Warwick Circle, Tobyhanna, Pennsylvania 18466 is scheduled to be sold at Sheriff's Sale on October 29, 2015 at 10:00 a.m. in the Monroe County Courthouse, Stroudsburg, Pennsylvania to enforce the court judgment of \$258,211.28 obtained by HSBC Bank USA, N.A. 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 HSBC Bank USA, N.A. 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  
 Monroe County Bar Association  
 Find a Lawyer Program  
 913 Main Street  
 P.O. Box 786  
 Stroudsburg, PA 18360  
 (570) 424-7288  
 McCABE, WEISBERG & CONWAY, P.C.  
 Attorneys for Plaintiff  
 123 S. Broad St., Suite 1400  
 Philadelphia, PA 19109  
 215-790-1010**

PR - April 10

**PUBLIC NOTICE  
 CIVIL ACTION LAW  
 COURT OF COMMON PLEAS  
 MONROE COUNTY  
 Number 6814 CV 2014**

The Bank of New York Mellon f/k/a The Bank Of New York, as Trustee for the Certificateholders of the CWABS,

Inc., Asset-Backed Certificates, Series 2005-13 v.

Felicitas B. Ezell and Rosemarie Sacramento  
**NOTICE OF SHERIFF'S SALE  
 OF REAL PROPERTY**

**TO: Rosemarie Sacramento**  
 Your house (real estate) at 742 Horseshoe Drive, East Stroudsburg, Pennsylvania 18301 is scheduled to be sold at Sheriff's Sale on September 24, 2015 at 10:00 a.m. in the Monroe County Courthouse, Stroudsburg, Pennsylvania to enforce the court judgment of \$478,704.07 obtained by The Bank Of New York Mellon f/k/a The Bank Of New York, as Trustee for the Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2005-13 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 The Bank Of New York Mellon f/k/a The Bank Of New York, as Trustee for the Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2005-13 the back payments, late charges, costs, and reasonable attor-

ney'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  
 Monroe County Bar Association  
 Find a Lawyer Program  
 913 Main Street  
 P.O. Box 786  
 Stroudsburg, PA 18360  
 (570) 424-7288  
 McCABE, WEISBERG & CONWAY, P.C.  
 Attorneys for Plaintiff  
 123 S. Broad St., Suite 1400  
 Philadelphia, PA 19109  
 215-790-1010**

PR - April 10

**PUBLIC NOTICE  
CIVIL ACTION LAW  
COURT OF COMMON PLEAS  
MONROE COUNTY**

**Number 9109- CV- 2009**

Deutsche Bank National Trust Company, as Trustee on Behalf of the Harbor View Mortgage Trust 2006-9 Trust Fund

v.

Kenneth Williams, Richard A. Simpson Jr., Known Surviving Heir of Cheryl Simpson, Deceased Mortgagor and Real Owner, John J. Pitt Jr., Known Surviving Heir of Cheryl Simpson, Deceased Mortgagor and Real Owner, Shaniece M. Simpson, Known Surviving Heir of Cheryl Simpson, Deceased Mortgagor and Real Owner, Unknown Surviving Heirs of Cheryl Simpson, Deceased Mortgagor and Real Owner, and Cheryl Simpson

**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

**TO: John J. Pitt Jr., Known Surviving Heir of Cheryl Simpson, Deceased Mortgagor and Real Owner**

Your house (real estate) at 222 Terrace Drive, Saylorsburg, Pennsylvania 18353 is scheduled to be sold at Sheriff's Sale on June 25, 2015 at 10:00 a.m. in the Monroe County Courthouse, Stroudsburg, Pennsylvania to enforce the court judgment of \$435,324.28 obtained by Deutsche Bank National Trust Company, as Trustee on Behalf of the Harbor View Mortgage Trust 2006-9 Trust Fund 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 Deutsche Bank National Trust Company, as Trustee on Behalf of the Harbor View Mortgage Trust 2006-9 Trust Fund 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  
Monroe County Bar Association**

Find a Lawyer Program  
913 Main Street  
P.O. Box 786

Stroudsburg, PA 18360  
(570) 424-7288

**McCABE, WEISBERG & CONWAY, P.C.**

Attorneys for Plaintiff

123 S. Broad St., Suite 1400

Philadelphia, PA 19109

215-790-1010

PR - April 10

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
MONROE COUNTY**

**No.: 9772 CV 13**

**NOTICE OF SHERIFF'S SALE OF  
REAL PROPERTY PURSUANT**

**TO P.A.R.C.P.3129**

**MILSTEAD & ASSOCIATES, LLC**

BY: Robert W. Williams, Esquire

ID No. 315501

1 E. Stow Road  
Marlton, NJ 08053

(856) 482-1400

Attorney for Plaintiff

File Number: 75.27931

CitiMortgage, Inc.

Plaintiff,

vs.

**John M. Zschoche**

**Marlene S. Chucky**

**a/k/a Marlene S. Zschoche**

Defendants

**TAKE NOTICE:**

Your house (real estate) at 124 Little Fawn Crescent, Pocono Pines, PA 18350, is scheduled to be sold at sheriff's sale on July 30, 2015 at 10:00 am in the Monroe County Courthouse, Stroudsburg, PA 18360 to enforce the Court Judgment of \$160,453.67 obtained by CitiMortgage, Inc.

**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 cancelled if you pay to Milstead & Associates LLC, Attorney for Plaintiff, back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call 856-482-1400.

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 notice on following page 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 bid price by calling Milstead & Associates at 856-482-1400.

2. You may be able to petition the Court to set aside the Sale if the bid price was grossly inadequate compared to the market 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 Milstead and Associates at 856-482-1400.

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 house. A Schedule of distribution of the money bid for your house will be filed by the Sheriff on a date specified by the Sheriff not later than thirty days after 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 distribution is wrong) are filed with the Sheriff within ten (10) days after.

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

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

Find a Lawyer Program  
 Monroe County Bar Association  
 913 Main Street  
 Stroudsburg, PA 18360  
 570-424-7288

PR - April 10

**PUBLIC NOTICE  
 DISSOLUTION**

NOTICE IS HEREBY GIVEN to all persons interested or who may be affected by the dissolution of **Times Three Inc.**, a business corporation, that it has filed with the Department of State, Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, on or about March 26, 2015, Articles of Dissolution to dissolve the aforesaid corporation by the shareholders, and that the Board of Directors are now engaged in winding up and settling the affairs of said corporation so that its corporation existence shall be ended by the issuance of a Certificate of Dissolution by the Department of State, Commonwealth of Pennsylvania, in compliance with the requirements of 15 Pa.C.S. § 1905 or 5905.

PR - April 10

**PUBLIC NOTICE  
 ESTATE NOTICE**

Estate Notice is Hereby Given that Letters Testamentary have been granted in the Estate of **Thomas J. Riley**, late of Coolbaugh Township, Pennsylvania, Monroe County, who died July 2, 2014. All persons indebted to said Estate are requested to make payment and those having claims to present the same, without

delay, to the Executrix, Sharon Hahn, 1230 Monroe Ave., Scranton, PA; and her attorneys,

Mey & Sulla, LLP  
 318 Penn Avenue, 2nd floor  
 Scranton, PA 18503  
 Justin J. Sulla, Esquire

PR - April 10, April 17, April 24

**PUBLIC NOTICE  
 ESTATE NOTICE**

ESTATE OF **ANGELINA L. ALESSI**, Late of Effort, PA, (died June 17, 2014)

Letters Testamentary having been granted to Donna Marie Walsh. All persons having claims against the Estate or indebted to the Estate shall make payment or present claims to

Andrew J. Katsock III, Esquire,  
 Attorney for the Estate  
 15 Sunrise Drive  
 Wilkes-Barre, PA 18705

PR - April 10, April 17, April 24

**PUBLIC NOTICE  
 ESTATE NOTICE**

ESTATE OF **ANNA S. HEATH**, late of 144 Denise Lane, East Stroudsburg, Pennsylvania 18302, deceased.

NOTICE is hereby given the Certificate of Grant of Letters of Administration in the above named estate have been granted to the undersigned. All persons indebted to the said estate are requested to make immediate payment, and those having claims or demands to present the same without delay to:

Colleen Mancuso, Esquire  
**MANCUSO & MANCUSO, P.C.**  
 808 Monroe St.  
 Stroudsburg, PA 18360  
 (570) 476-1099

Cindy Morris, Administratrix  
 c/o Colleen Mancuso, Esquire  
**MANCUSO & MANCUSO, P.C.**  
 808 Monroe St.  
 Stroudsburg, PA 18360  
 PR - April 10, 17, 24

**PUBLIC NOTICE  
 ESTATE NOTICE**

ESTATE OF **BETTY F. MORGAN**, late of Hamilton, Monroe County, PA, 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 Monroe 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.

Kay Detrick Owen, Executor  
 700 Ridge Road  
 Templeton, PA 16259  
 Debra Esposito, Executor  
 3496 Drifting Drive  
 Hellertown, PA 18055

Kathleen E. Walters, Esq.  
 26 North Sixth Street  
 Stroudsburg, PA 18360

PR - March 27, April 3, 10

**PUBLIC NOTICE  
 ESTATE NOTICE**

ESTATE of **Virginia Meister**, a/k/a **Virginia P. Meister**, late of the town of Cresco, (died October 29, 2014).

Christopher C. Meister, Executor  
 c/o

Koff, Mangan, Vullo & Gartley, P.C.  
 179 S. Wyoming Ave.  
 Kingston, PA 18704

PR - March 27, April 3, April 10

**PUBLIC NOTICE  
ESTATE NOTICE**

**ESTATE OF CHARLES F. BOSCH**, late of 200 Clearview Road, Long Pond, Monroe County, 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 months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-Third Judicial District, a particular statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to claimant.

Patricia C. Kostick, Executrix  
200 Clearview Road  
Long Pond, PA 18334

Lori J. Cerato, Esq.  
729 Sarah Street  
Stroudsburg, PA 18360  
570-424-3506  
PR - March 27, April 3, 10

**PUBLIC NOTICE  
ESTATE NOTICE**

**ESTATE OF DARWIN WILLIAM EVANS, a/k/a DARWIN W. EVANS**, of Stroud Township, Monroe County, Pennsylvania.

LETTERS OF ADMINISTRATION in the above-named Estate have been granted to the undersigned, filed at No. 4515-0145, all persons indebted to the estate are directed to make immediate payment and those having claims are directed to present the same without delay to the undersigned within four (4) months from the date hereof and to file with the Clerk of Courts of Common Pleas of the Forty-Third Judicial District, Orphan's Court Division, Monroe County, Pennsylvania, a particular statement of claim duly verified by an Affidavit setting forth an address within the county where notice may be given to Claimant.

Brian W. Evans, Administrator for Estate  
Robert M. Maskrey Jr., Esquire  
27 North Sixth St.  
Stroudsburg, PA 18360  
Attorney for Estate

PR - April 10, April 17, April 24

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of Edward D. Frick, a/k/a Edward Dinsmore Frick, a/k/a Ned Frick**, late of the Township of Stroud, County of Monroe, 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 her attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe 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.

Janet Fisher, Executrix  
1430 N. 27th St.  
Allentown, PA 18104

OR TO:

CRAMER, SWETZ, McMANUS & JORDAN, P.C.  
Attorneys at Law  
By: Jeffrey L. Wright, Esquire, Executor  
711 Sarah Street  
Stroudsburg, PA 18360

PR - April 3, April 10, April 17

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of Florence G. Miller, a/k/a Florence Gemble Miller**, late of the Township of Stroud, County of Monroe, 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 her attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe 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 the claimant.

Amy K. Rosenthal, Executrix  
322 Shawnee Valley Drive, apt. 101  
East Stroudsburg, PA 18302  
OR TO:

CRAMER, SWETZ & McMANUS, P.C.  
Attorneys at Law  
By: Jeffrey L. Wright, Esquire  
711 Sarah Street  
Stroudsburg, PA 18360

PR - April 3, April 10, April 17

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of FRANCIS T. MACK a/k/a FRANK MACK a/k/a FRANK T. MACK a/k/a FRANK THEODORE MACK**, late of Coolbaugh Township, Monroe County, Pennsylvania, deceased.

Letters of 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 to her attorney, within four months from the date hereof; and to file with the Clerk of the Court of Common Pleas, Monroe County Branch, Orphans' Court Division, a particular statement of claim duly verified by affidavit, setting forth an address within the County where notice may be given to claimant.

DIANE L. WALTERS, Executrix  
116 North 6th Avenue  
Royersford, PA 19468

STEPHEN W. HOGAN, Executor  
1744 Baghurst Drive  
Harleysville, PA 19438

Gretchen Marsh Weitzmann, Esq.  
WEITZMANN, WEITZMANN & HUFFMAN, LLC  
Attorneys-at-Law  
700 Monroe Street  
Stroudsburg, PA 18360

PR - April 10, April 17, April 24

**PUBLIC NOTICE  
ESTATE NOTICE**

**Estate of GERALDINE HOUCK**, deceased, late of the Township of Stroud, Monroe County, Pennsylvania. Letters Testamentary have been granted to the undersigned, who request all persons having claims or demands against the Estate of the decedent to make known the same, and all persons indebted to the Decedent to make payments without delay to:

Harry Houck, Ececutor  
C/O Brett J. Riegel, Esquire  
Anders, Riegel & Masington LLC  
18 North 8th St.  
Stroudsburg, PA 18360  
(570) 424-1117

PR - March 27, April 3, 10

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **GINGER ALLAM**, late of the Borough of Stroudsburg, Monroe County, Commonwealth of Pennsylvania, deceased.

Letters of Administration 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/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

Ellen Martin, Executrix  
112 Lee Avenue  
Stroudsburg, PA 18360  
or  
Jeffrey J. Kash, Executor  
820 Ann Street  
Stroudsburg, PA 18360

or to:

Brandie J. Belanger, Esq.  
Kash & Fedrigo Attorneys at Law  
820 Ann Street  
Stroudsburg, PA 18360  
570-420-1004

PR - April 10, April 17, April 24

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **HAROLD F. COPEMAN**, late of 3344 Mountain Laurel Drive, East Stroudsburg, Monroe County, 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 months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-third Judicial District, a particular statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to claimant.

DEAN J. COPEMAN, EXECUTOR  
3344 Mountain Laurel Drive  
East Stroudsburg, PA 18301

Lori J. Cerato, Esq.  
729 Sarah Street  
Stroudsburg, PA 18360  
570-424-3506

PR - April 3, April 10, April 17

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Jeffrey Reed Mullen**, late of Tobyhanna, Coolbaugh Township, Monroe County, Pennsylvania. Letters of Administration 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 Monroe County, Orphan's 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.

Thomas B. Mullen Jr., Administrator  
400 Merry Hill Road  
Cresco, PA 18326

MICHELLE F. FARLEY, ESQ.  
P.O. Box 222  
Cresco, PA 18326

PR - April 3, April 10, April 17

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **JOHN A. PAOLELLA**, Deceased December 30, 2014, of Chestnuthill Township, Monroe County 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 their attorney and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe County Branch, 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.

Executor:  
Tina Romanelli  
c/o David A. Martino, Esquire  
Route 209, P.O. Box 420  
Brodheads ville, PA 18322

Law Office of  
David A. Martino, Esquire  
PA Route 209, P.O. Box 420  
Brodheads ville PA 18322

PR - March 27, April 3, April 10

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **JOHN JACOB BERGEN** a/k/a **JOHN J. BERGEN**, late of Chestnuthill Township, Monroe County, Pennsylvania.

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 her attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe 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.

Executor:  
Laurie J. Wright  
918 N. Washington Avenue  
Green Brook, NJ 08812

Elizabeth M. Field, Esquire  
Powlette & Field, LLC  
508 Park Avenue  
Stroudsburg, PA 18360

PR - March 27, April 3, April 10

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **JOHN KOOP MEIXELL**, a/k/a John K. Meixell, a/k/a John Meixell, late of 380 Greentree Drive, Apt. C4, East Stroudsburg, Monroe County, 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 her attorney within four (4) months from the date hereof and to file with the clerk of the Court of Common Pleas of Monroe 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.

Sandra Rader, Executrix  
c/o Todd R. Williams, Esquire  
712 Monroe Street  
Stroudsburg, PA 18360

Newman, Williams, Mishkin,  
Corveleyn, Wolfe & Fareri, P.C.  
By: Todd R. Williams, Esq.  
712 Monroe Street  
Stroudsburg, PA 18360-0511

PR - March 27, April 3, April 10



**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of Julia E. Park a/a Julia McConnell Park, Deceased. Late of Barrett Twp., Monroe County, PA. D.O.D. 2/28/15. Letters Testamentary on the above Estate have been granted to the undersigned, who request all persons having claims or demands against the estate of the decedent to make known the same and all persons indebted to the decedent to make payment without delay to Susan Mills a/k/a Susan P. Mills, Nancy J. Park & The Glenmede Trust Company, N.A., Executors, Attn: Isabel M. Albuquerque, 1650 Market St., Ste. 1200, Phila., PA 19103-7391. Or to their Atty.: Frederick LaValley, Morgan Lewis & Bockius LLP, 1701 Market St., Phila., PA 19103-2921.  
PR - March 27, April 3, 10

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of LEO J. HALSTEAD  
Late of TOBYHANNA TOWNSHIP, Monroe County, deceased

LETTERS OF ADMINISTRATION 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 her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, 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.

CAROLE J. HALSTEAD  
c/o

Thomas F. Dirvonas Law Office  
11 N 8th St.  
Stroudsburg, PA 18360  
PR - April 3, April 10, April 17

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of LUANN LIPKA, late of Bartonsville, Monroe County, Pennsylvania, deceased.

Letters of Administration 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 months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, 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.

Michael Scott Lipka, Administrator  
128 Fairground Circle, Apt. 501  
Stroudsburg, PA 18360

Barbara O'Neill Reinhart, Esq.  
BENSINGER AND WEEKES, LLC  
529 Sarah St.  
Stroudsburg, PA 18360

PR - April 10, April 17, April 24

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of Raymond J. Sabbatino, Deceased. Late of Stroudsburg Borough, Monroe County, PA. D.O.D. 8/21/14. Letters Testamentary on the above Estate have been granted to the undersigned, who request all persons having claims or demands against the estate of the decedent to make known the same and all persons indebted to the decedent to make payment without delay to Carmine J. Feola, Sr., Executor, 70 Gateway Dr., Staten Island, NY 10304. Or to his Atty.: Tatyana V. Gleyzer, Peter L. Klenk & Assoc., 1701 Walnut St., 6th Fl., Philadelphia, PA 19103.  
PR - April 10, April 17, April 24

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF REMMINGTON JAMES FICKENS-HIGGINS, late of Coolbaugh Township, Monroe County, Commonwealth of Pennsylvania, deceased.

Letters of Administration 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 her attorney, within four (4) months from the date hereof, and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by affidavit, setting forth an address within the County where notice may be given to claimant.

Louise Fickens  
P.O. Box 118  
Pocono Summit, PA 18346  
Or to her attorney:

John L. Dewitsky, Jr., Esq.  
41 North Seventh Street  
Stroudsburg, PA 18360

PR - April 3, April 10, April 17

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF SELMA LYNETTE WASHINGTON, a/k/a SELMA L. WASHINGTON, late of Stroudsburg, Monroe County, Pennsylvania, deceased.

WHEREAS, Letters of Administration in the above-named Estate have been granted to NATHANIEL R. WASHINGTON. All persons indebted to the said Estate are requested to make immediate payment and those having claims or demands to present them without delay to:

Nathaniel R. Washington, Administrator  
112 Homegren Drive  
Stroudsburg, PA 18360

GEORGE W. WESTERVELT JR.

706 Monroe Street  
P.O. Box 549  
Stroudsburg, PA 18360

PR - March 27, April 3, 10

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF SHIRLEY ELAINE KLINGEL a/k/a SHIRLEY E. KLINGEL, Deceased August 8, 2015, of Stroudsburg, Monroe County. 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 their attorney and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe County Branch, 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.

Executor:  
John P. Klingel  
c/o David A. Martino, Esquire  
Route 209, P.O. Box 420  
Brodheads ville, PA 18322

Law Office of  
David A. Martino, Esquire  
PA Route 209, P.O. Box 420  
Brodheads ville PA 18322

PR - March 27, April 3, April 10

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **SIMONE E. P. NORTHRUP**, Deceased February 23, 2015, of Kunkletown, Monroe County. 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 their attorney and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe County Branch, 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.

Executrix:  
Nancy M. Murawski  
c/o David A. Martino, Esquire  
Route 209, P.O. Box 420  
Brodheadsville, PA 18322

Law Office of  
David A. Martino, Esquire  
PA Route 209, P.O. Box 420  
Brodheadsville PA 18322

PR - March 27, April 3, April 10

**PUBLIC NOTICE  
ESTATE NOTICE**

Letters of Administration have been granted on the Estate of **Arthur E. Ackerman**, Deceased, late of Monroe County, who died on March 10, 2015, to **Gregory Ackerman**, Administrator. **Connie J. Merwine, Esquire**, 501 New Brodheadsville Blvd. N, Brodheadsville, PA 18322 is counsel. All persons having claims against the estate are requested to present them in writing within four months and all persons indebted to the estate to make payment to it in care of the attorney noted.

Connie J. Merwine, Esquire  
501 New Brodheadsville Blvd. N.  
Brodheadsville, PA 18322

PR - April 10, April 17, April 24

**PUBLIC NOTICE  
ESTATE NOTICE**

Letters of Administration have been granted on the Estate of **Janice A. Diedrick**, Deceased, late of Monroe County, who died on Jan. 28, 2015, to **Amanda Diedrick**, Executrix. **Connie J. Merwine, Esquire**, 501 New Brodheadsville Blvd. N, Brodheadsville, PA 18322 is counsel. All persons having claims against the estate are requested to present them in writing within four months and all persons indebted to the estate to make payment to it in care of the attorney noted.

Connie J. Merwine, Esquire  
501 New Brodheadsville Blvd. N.  
Brodheadsville, PA 18322

PR - April 3, April 10, April 17

**PUBLIC NOTICE  
ESTATE NOTICE**

LETTERS TESTAMENTARY have been granted to **Jane E. Menendez**, Executrix, of the Estate of **Angel Menendez**, deceased, who died on Nov. 5, 2014. **George Royle, Attorney**, P.O. Box 536, Merchants Plaza, Tannersville, PA 18372-0536 is counsel. All persons having claims against the estate are requested to present them in writing within four (4) months from the date hereof and all persons indebted to the estate are requested to make payment to it in care of the Attorney noted above.

Jane E. Menendez, Executrix

George Royle, Esquire  
P.O. Box 536, Merchants Plaza  
Tannersville, PA 18372-0536

PR - April 10, April 17, April 24

**PUBLIC NOTICE  
ESTATE NOTICE**

Letters Testamentary on the ESTATE OF **LEO S. REBAR a/k/a LEO REBAR**, deceased, have been granted to **Barbara J. Gearhart**. All persons indebted to the said estate are requested to make immediate payment, and those having claims are directed to present the same in writing without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, 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.

Barbara J. Gearhart, Testatrix  
One Towpath Village Apartments  
Deer Run Drive  
Hackettstown, NJ 07840

Joseph S. Wiesmeth, Attorney at Law, PC  
919 Main Street  
Stroudsburg, PA 18360

PR - April 3, April 10, April 17

**PUBLIC NOTICE  
ESTATE NOTICE**

Notice is hereby given that in the estate of decedent set forth below the Register of Wills has granted Letters of Testamentary to **John Molnar, Esquire**. Persons having claims or demands against said estate are requested to make known the same, and all persons indebted to said estate are requested to make payment without delay to the Executor or the attorney named below.

**HALL, Marguerite**, deceased, late of the Township of Eldred, Monroe County, PA.

Executor:  
John Molnar, Esquire  
c/o The Molnar Law Offices  
Wind Gap Professional Center  
6697 Sullivan Trail  
Wind Gap, PA 18091

Attorney:  
John Molnar, Esquire  
The Molnar Law Offices  
Wind Gap Professional Center  
6697 Sullivan Trail  
Wind Gap, PA 18091

PR - April 3, April 10, April 17

**PUBLIC NOTICE  
FICTITIOUS NAME**

NOTICE IS HEREBY GIVEN that **Stride Rite Children's Group, LLC** of Middlesex County, Massachusetts, has filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania as of March 16, 2015, an application for a certificate to do business under the assumed or fictitious name of **Stride Rite Saucony Keds Sperry Top-Sider**, said business to be carried on at 1000 Premium Outlets Drive, Tannersville, PA 18372.

PR - April 10

**PUBLIC NOTICE  
INCORPORATION NOTICE**

Nonprofit Business Corporation

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with and approved by the Department of State of the Commonwealth of Pennsylvania at Harrisburg, PA on March 3, 2015 for the purpose of obtaining a Certificate of Incorporation for a nonprofit business corporation organized under the Nonprofit Business Corporation Law of 1988, as amended. The name of the corporation is **By Divine Purpose Christian Center**.

PR - April 10

**PUBLIC NOTICE  
In the Court  
of Common Pleas  
Monroe County  
Civil Action - Law  
No. 2015-CV-1341**

**Notice of Petition for  
Appointment of Receiver**

Revere Finance, LLC, Plaintiff vs. Pocono Springs Company et al, Mortgagor and Real Owner, Defendant

To: **Pocono Springs Company**, whose last known address is 1545 Industrial Park Drive, Mount Pocono, Pennsylvania 18344. This firm is a debt collector and we are attempting to collect a debt owed to our client. Any information obtained from you will be used for the purpose of collecting the debt. You are hereby notified that Plaintiff, Revere Finance, LLC, has filed a Petition for Appointment of Receiver endorsed with a notice to defend against you in the Court of Common Pleas of Monroe County, Pennsylvania, docketed to No. 2015-CV-1341, wherein Plaintiff seeks to have a Receiver appointed to sell the properties secured by the mortgage located at 1545 Industrial Park Drive, Mount Pocono, Pennsylvania and Bear Creek Boulevard, Bear Creek Township, Pennsylvania, whereupon your secured creditors will receive the proceeds therefrom. **Notice:** You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after the Petition and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you. **YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER. IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.** Monroe County Bar Association, 913 Main St., Stroudsburg, PA 18360; (570) 424-7288.

Jill M. Spott, Atty. for Plaintiff  
Sheils Law Associates, P.C.  
108 N. Abington Road  
Clarks Summit, PA 18411  
(570) 587-2600

P - April 1; R - April 10

**PUBLIC NOTICE  
IN THE COURT  
OF COMMON PLEAS OF  
MONROE COUNTY, PA  
CIVIL ACTION - LAW  
NO.: 2011-03719  
NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE**

Deutsche Bank National Trust Company, as trustee for the Encore Credit Receivables Trust 2005-4  
Plaintiff

vs.

Katelyn Losquadro and Michael Losquadro as heirs of the Estate of Audrey Losquadro; Unknown Heirs and Administrators of the Estate of Audrey Losquadro  
Defendant(s)

TO: **Unknown Heirs and Administrators of the Estate of Audrey Losquadro**

PRESENTLY OR FORMERLY of 5 Sunset Circle, Kresgeville, PA 18333. A lawsuit has been filed against you in mortgage foreclosure and against your real estate at 5 Sunset Circle, Kresgeville, PA 18333

because you have failed to make the regular monthly payments on your mortgage loan and the loan is in default. The lawsuit is an attempt to collect a debt from you owed to the plaintiff, Deutsche Bank National Trust Company, as trustee for the Encore Credit Receivables Trust 2005-4. A detailed notice to you of your rights under the Fair Debt Collection Practices Act (15 U.S.C. §1692, et. seq.) is included in the Complaint filed in the lawsuit. The lawsuit is filed in the Monroe County Court of Common Pleas, at the above term and number.

A copy of the Complaint filed in the lawsuit will be sent to you upon request to the Attorney for the Plaintiff, Scott A. Dietterick, Esquire, P.O. Box 1024, Mountaintop, NJ 07092. Phone (908) 233-8500.

**IF YOU WISH TO DEFEND, YOU MUST ENTER A WRITTEN APPEARANCE PERSONALLY OR BY AN ATTORNEY AND FILE YOUR DEFENSES OR OBJECTIONS IN WRITING WITH THE COURT. YOU ARE WARNED THAT IF YOU FAIL TO DO SO THE CASE MAY PROCEED WITHOUT YOU AND A JUDGMENT MAY BE ENTERED AGAINST YOU WITHOUT FURTHER NOTICE FOR 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 LAWYER OR CANNOT AFFORD ONE GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUR WHERE YOU CAN GET LEGAL HELP.**

**NOTICE TO DEFEND**  
Monroe County Bar Association  
Find a Lawyer Program  
913 Main Street  
Stroudsburg, PA 18360  
Phone (570) 424-7288  
**LAWYER REFERRAL**  
Monroe County Bar Association  
913 Main Street  
Stroudsburg, PA 18360  
Phone (570) 424-7288

PR - April 10

**PUBLIC NOTICE  
NAME CHANGE**

AND NOW, this 16th day of March 2015, upon consideration of the attached Petition for Change of Name and upon motion of Petitioner, **Dezyree Rice**, IT IS ORDERED that a hearing on the Petition for Change of Name to **Dezyree Rice-Miller** is scheduled for the 4th day of May 2015 at 9:15 a.m. in Courtroom No. 6, Monroe County Courthouse, Stroudsburg, PA 18360.

PR - April 10

**PUBLIC NOTICE  
NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
IN THE COURT  
OF COMMON PLEAS  
OF MONROE COUNTY, PA  
CIVIL ACTION - LAW  
COURT OF COMMON PLEAS  
CIVIL DIVISION  
MONROE COUNTY  
No. 653-CV-2015**

WELLS FARGO BANK, N.A.

Plaintiff

vs.

IRENE HODDE LIVING TRUST DATED AUGUST 26, 2011

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER IRENE C. HODDE A/K/A IRENE HODDE, DECEASED  
Defendants

**NOTICE**

TO **UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER IRENE C. HODDE A/K/A**

**IRENE HODDE, DECEASED**

You are hereby notified that on January 28, 2015, Plaintiff, WELLS FARGO BANK, N.A., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of MONROE County Pennsylvania, docketed to No. 653-CV-2015. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 7066 BUCK RUN ROAD, A/K/A 156 BULL RUN, LONG POND, PA 18334 whereupon your property would be sold by the Sheriff of MONROE County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

**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.**

Find a Lawyer Program:  
 Monroe County Bar Association  
 913 Main Street  
 P.O. Box 786  
 Stroudsburg, PA 18360  
 Telephone (570) 424-7288  
 Fax (570) 424-8234

PR - April 10

**PUBLIC NOTICE  
 NOTICE OF ACTION  
 IN MORTGAGE FORECLOSURE  
 IN THE COURT  
 OF COMMON PLEAS  
 OF MONROE COUNTY, PA  
 CIVIL ACTION - LAW  
 COURT OF COMMON PLEAS  
 CIVIL DIVISION  
 MONROE COUNTY  
 No. 8695-CV-2014**

**BANK OF AMERICA, N.A. SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, L.P. F/K/A COUNTRYWIDE HOME LOANS SERVICING, L.P**  
 Plaintiff

vs.  
**JAY G. JAINAUTH  
 DEVIKA B. JAINAUTH**  
 Defendants

**NOTICE**

**To JAY G. JAINAUTH and DEVIKA B. JAINAUTH**  
 You are hereby notified that on October 21, 2014, Plaintiff, BANK OF AMERICA, N.A. SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, L.P. F/K/A COUNTRYWIDE HOME LOANS SERVICING, L.P., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of MONROE County Pennsylvania, docketed to No. 8695-CV-2014. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 214 PINE CREEK ESTATES, A/K/A 289 ESTATE DRIVE, EAST STROUDSBURG, PA 18301 whereupon your property would be sold by the Sheriff of MONROE County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date

of this publication or a Judgment will be entered against you.

**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.**

Find a Lawyer Program:  
 Monroe County Bar Association  
 913 Main Street  
 P.O. Box 786  
 Stroudsburg, PA 18360  
 Telephone (570) 424-7288  
 Fax (570) 424-8234

PR - April 10

**PUBLIC NOTICE  
 NOTICE OF ACTION  
 IN MORTGAGE FORECLOSURE  
 IN THE COURT  
 OF COMMON PLEAS  
 OF MONROE COUNTY, PA  
 CIVIL ACTION - LAW  
 COURT OF COMMON PLEAS  
 CIVIL DIVISION  
 MONROE COUNTY  
 No. 11051 CV 2014**

**WELLS FARGO FINANCIAL PENNSYLVANIA, INC.**  
 Plaintiff

vs.  
**DENISE SMITH  
 A/K/A DENISE P. SMITH**  
 Defendant

**NOTICE**

**To DENISE SMITH A/K/A DENISE P. SMITH**

You are hereby notified that on December 30, 2014, Plaintiff, WELLS FARGO FINANCIAL PENNSYLVANIA, INC., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of MONROE County Pennsylvania, docketed to No. 11051 CV 2014. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 9008 IDLEWILD DRIVE, TOBYHANNA, PA 18466-3801 whereupon your property would be sold by the Sheriff of MONROE County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

**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.

Find a Lawyer Program:  
 Monroe County Bar Association  
 913 Main Street  
 P.O. Box 786  
 Stroudsburg, PA 18360  
 Telephone (570) 424-7288  
 Fax (570) 424-8234

PR - April 10

**PUBLIC NOTICE  
 NOTICE OF ACTION IN  
 MORTGAGE FORECLOSURE  
 IN THE COURT  
 OF COMMON PLEAS  
 OF MONROE COUNTY, PA  
 CIVIL ACTION - LAW  
 COURT OF COMMON PLEAS  
 CIVIL DIVISION  
 MONROE COUNTY  
 No. 10754 CV 2014**

WELLS FARGO BANK, N.A.

Plaintiff

vs.

**PAUL R. DERISI A/K/A PAUL R. DE RISI  
 CLAIRE CARNAVALE A/K/A CLAIRE DERISI**

Defendants

**NOTICE**

To **CLAIRE CARNAVALE A/K/A CLAIRE DERISI**

You are hereby notified that on December 17, 2014, Plaintiff, WELLS FARGO BANK, N.A., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of MONROE County Pennsylvania, docketed to No. 10754 CV 2014. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 204 AZALEA ROAD, BRODHEADSVILLE, PA 18322-7702 whereupon your property would be sold by the Sheriff of MONROE County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

**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.

Lawyer Referral Service:  
 Monroe County Bar Association  
 913 Main Street  
 P.O. Box 786  
 Stroudsburg, PA 18360  
 Telephone (570) 424-7288  
 Fax (570) 424-8234

PR - April 10

**PUBLIC NOTICE  
 NOTICE OF SHERIFF'S SALE  
 IN THE COURT  
 OF COMMON PLEAS  
 OF MONROE COUNTY, PA  
 NO. 3358-CV-2014**

NATIONSTAR MORTGAGE LLC

v.

CONSTANTIN MITOI

**NOTICE TO: CONSTANTIN MITOI  
 NOTICE OF SHERIFF'S SALE  
 OF REAL PROPERTY**

Being Premises: 7622 SAWMILL ROAD, TOBYHANNA, PA 18466-3550

Being in COOLBAUGH TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,  
 TAX CODE: 03/8D/1/378

TAX PIN: 03-6358-10-26-5944

Improvements consist of residential property.

Sold as the property of CONSTANTIN MITOI

Your house (real estate) at 7622 SAWMILL ROAD, TOBYHANNA, PA 18466-3550 is scheduled to be sold at the Sheriff's Sale on 8/27/2015 at 10:00 AM, at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115, to enforce the Court Judgment of \$77,500.55 obtained by, NATIONSTAR MORTGAGE LLC (the mortgagee), against the above premises.

PHELAN HALLINAN DIAMOND & JONES, LLP

Attorney for Plaintiff

PR - April 10

**PUBLIC NOTICE  
 NOTICE OF SHERIFF'S SALE  
 IN THE COURT  
 OF COMMON PLEAS  
 OF MONROE COUNTY, PA  
 NO. 5605-CV-2013**

BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP v.

RYAN P. VENEDAM, IN HIS CAPACITY AS HEIR OF ROBERT J. VENEDAM, DECEASED, KIMBERLY VENEDAM, IN HER CAPACITY AS HEIR OF ROBERT J. VENEDAM, DECEASED and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ROBERT J. VENEDAM, DECEASED

NOTICE TO: UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ROBERT J. VENEDAM, DECEASED, RYAN P. VENEDAM, in his capacity as Heir of ROBERT J. VENEDAM, Deceased and KIMBERLY VENEDAM, in her capacity as Heir of ROBERT J. VENEDAM, Deceased

**NOTICE OF SHERIFF'S SALE  
 OF REAL PROPERTY**

Being Premises: 2142 LAKESIDE DRIVE A/K/A 631 LAKESIDE DRIVE # A, TOBYHANNA, PA 18466-9792

Being in COOLBAUGH TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,  
 TAX CODE: 03/10/1/41

TAX PIN: 03-6347-02-59-0530

Improvements consist of residential property.

Sold as the property of RYAN P. VENEDAM, IN HIS CAPACITY AS HEIR OF ROBERT J. VENEDAM, DECEASED, KIMBERLY VENEDAM, IN HER CAPACITY AS HEIR OF ROBERT J. VENEDAM, DECEASED and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ROBERT J. VENEDAM, DECEASED

Your house (real estate) at 2142 LAKESIDE DRIVE A/K/A 631 LAKESIDE DRIVE # A, TOBYHANNA, PA 18466-9792 is scheduled to be sold at the Sheriff's Sale on 6/25/2015 at 10:00 AM, at the MONROE

County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115, to enforce the Court Judgment of \$127,607.89 obtained by, BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP F/K/A COUNTRY-WIDE HOME LOANS SERVICING, LP (the mortgagee), against the above premises.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorney for Plaintiff

PR - April 10

**PUBLIC NOTICE  
NOTICE OF SHERIFF'S SALE  
IN THE COURT  
OF COMMON PLEAS  
OF MONROE COUNTY, PA  
NO. 7613-CV-2013**

CITIFINANCIAL SERVICES, INC.

v.

MELODY L. BOFFA

a/k/a MELODY L. GRIFFITH

NOTICE TO: MELODY L. BOFFA a/k/a MELODY L. GRIFFITH

**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

Being Premises: 1668 A KUNKLETOWN A/K/A 728 DOTTERS CORNER ROAD, KRESGEVILLE, PA 18333

Being in POLK TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,

TAX CODE: 13/10C/3/15

TAX PIN: 13-6219-02-78-0449

Improvements consist of residential property.

Sold as the property of MELODY L. BOFFA A/K/A MELODY L. GRIFFITH

Your house (real estate) at 1668 A KUNKLETOWN A/K/A 728 DOTTERS CORNER ROAD, KRESGEVILLE, PA 18333 is scheduled to be sold at the Sheriff's Sale on 6/25/2015 at 10:00 AM, at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115, to enforce the Court Judgment of \$101,517.68 obtained by, CITIFINANCIAL SERVICES, INC. (the mortgagee), against the above premises.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorney for Plaintiff

PR - April 10

**PUBLIC NOTICE  
NOTICE OF SHERIFF'S SALE  
IN THE COURT  
OF COMMON PLEAS  
OF MONROE COUNTY, PA  
NO. 7850-CV-2013**

BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP Vs.

GIZELLE M. RODRIGUEZ and TERRANCE R. HENDERSON

NOTICE TO: GIZELLE M. RODRIGUEZ and TERRANCE R. HENDERSON

**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

Being Premises: 268 SANDLEWOOD DRIVE, A/K/A 164 SANDELWOOD DRIVE, EAST STROUDSBURG, PA 18301

Being in STROUD TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,

TAX CODE: 17/15E/1/268,

TAX PIN: 17-6382-02-96-4487

Improvements consist of residential property.

Sold as the property of GIZELLE M. RODRIGUEZ and TERRANCE R. HENDERSON

Your house (real estate) at 268 SANDLEWOOD DRIVE, A/K/A 164 SANDELWOOD DRIVE, EAST STROUDSBURG, PA 18301 is scheduled to be sold at the Sheriff's Sale on 06/25/2015 at 10:00 AM, at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115, to enforce the Court Judgment of \$186,322.86 obtained by, BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO

BAC HOME LOANS SERVICING, LP F/K/A COUNTRY-WIDE HOME LOANS SERVICING, LP (the mortgagee), against the above premises.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorney for Plaintiff

PR - April 10

**PUBLIC NOTICE  
NOTICE OF SHERIFF'S SALE  
IN THE COURT  
OF COMMON PLEAS  
OF MONROE COUNTY, PA  
NO. 9167-CV-09**

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, S/B/M CHASE HOME FINANCE, LLC

Vs.

GIOVANNI MONTEFORTE and THE UNITED STATES OF AMERICA C/O THE UNITED STATES ATTORNEY FOR THE MIDDLE DISTRICT OF PA

NOTICE TO: GIOVANNI MONTEFORTE  
**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

Being Premises: 301 OUTLOOK COURT, MARSHALLS CREEK, PA 18335

Being in MIDDLE SMITHFIELD TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania, TAX CODE: 09/97265

TAX PIN: 09-7324-04-90-2327

Improvements consist of residential property.

Sold as the property of GIOVANNI MONTEFORTE and THE UNITED STATES OF AMERICA C/O THE UNITED STATES ATTORNEY FOR THE MIDDLE DISTRICT OF PA

Your house (real estate) at 301 OUTLOOK COURT, MARSHALLS CREEK, PA 18335 is scheduled to be sold at the Sheriff's Sale on 07/30/2015 at 10:00 AM, at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115, to enforce the Court Judgment of \$293,926.13 obtained by, JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, S/B/M CHASE HOME FINANCE, LLC (the mortgagee), against the above premises.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorney for Plaintiff

PR - April 10

**PUBLIC NOTICE  
SERVICE OF DECLARATORY  
JUDGMENT COMPLAINT  
BY PUBLICATION  
No. 7194 CV 2014**

Safe Auto Insurance Company

vs.

Nicole E. Michaels, Kurt Rawling and Bono Pizza

TO: NICOLE E. MICHAELS

You are hereby notified that Plaintiff, Safe Auto Insurance Company, has filed a Declaratory Judgment Complaint in Civil Action No. 7194 CV 2014 in the Court of Common Pleas of Monroe County, PA. This action is a declaratory judgment action to determine whether Safe Auto Insurance Company's denial of liability coverage and a defense to Nicole Michaels was appropriate. You have been named as Defendant in the declaratory judgment action.

The Court has ordered that service of this Declaratory Judgment Complaint be made upon you by publication.

**NOTICE**

You have been sued in Court. 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 judgment may be entered against you without further notice for the relief requested by the Petitioners. 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 HELP.

Monroe County Bar Association  
Find a Lawyer Program  
913 Main St.  
Stroudsburg, PA 18360  
570-424-7288

PA Lawyer Referral Service  
P.O. Box 186  
100 South St.  
Harrisburg, PA 17108  
PA Residents: 800-692-7375  
Out-of-State Residents: 717-238-6715  
PR - April 10

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1336 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH  
PARCEL #1**

ALL THAT CERTAIN that certain lot, parcel or piece of land, situated in the **Borough of Delaware Water Gap**, County of Monroe, and Commonwealth of Pennsylvania bounded and described as follows, to wit:

BEGINNING at an iron on the easterly line of Main Street, L.F. 166, said iron being the most southerly corner of lands of Guy Schultz; thence along said lands of Guy Schultz, the following three courses and distances: 1) N 30 degrees 58 minutes 30 seconds E 245.51 feet to an iron; 2) N 74 degrees 20 minutes 34 seconds W 47.11 feet to an iron; 3) S 32 degrees 54 minutes 40 seconds W 20.00 feet to an iron, the most easterly corner of lands of Richard Kennedy; thence along said lands of Richard Kennedy and lands of Puttichanda Madappa, N 56 degrees 58 minutes 52 seconds W 149.94 feet to an iron, a corner of lands of Instrument Specialties Co., Inc., the following three courses and distances: 1) N 28 degrees 43 minutes 41 seconds E 226.33 feet to an iron; 2) N 75 degrees 20 minutes 20 seconds E 178.00 feet to an iron 3) S 4 degrees 20 minutes 20 seconds W 398.00 feet to an iron; thence continuing along said lands of Instrument Specialties Co., Inc. and along lands of the Monroe County Industrial Development Authority, N 56 degrees 50 minutes 20 seconds E 80.12 feet to an iron, the northwesterly corner of remaining lands of the Robert Stetler Estate; thence along said remaining lands of the Robert Stetler Estate, S 11 degrees 28 minutes 19 seconds E (passing an iron at 121.89 feet) 141.89 feet to a point on the northerly line of Oak Street, S 10 degrees 27 minutes 14 seconds E 16.99 feet to a point in Oak Street; thence in and along Oak Street, S 79 degrees 32 minutes 46 seconds W 139.85 feet to a point on the easterly line of Mains Street, LR 166; thence along said easterly line of Main Street, N 55 degrees 35 minutes 19 seconds W 46.70 feet to the place of BEGINNING. CONTAINING 2.355 acres more or less.

**PARCEL #2**

ALL THOSE CERTAIN lots or pieces of land situate in the **Borough of Delaware Water Gap**, County of Monroe, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

TRACT NO. 1: BEGINNING at a post on the North side of Oak Street, a corner also of land now known as the

Cherry Valley Hotel property; thence, along the North side of Oak Street, North eighty-seven and one-half degrees East two hundred eighty-four feet to a post, a corner of land formerly of Luke Staples, now Ora Lambert; thence by land of said Ora Lambert, North two and one-half degrees West two hundred ten feet, more or less, to a post in Cherry Creek; thence by the several courses of Cherry Creek as the same flowed in 1814, to a post, the most Northerly corner of a lot of land known as Lot No. 11 on Plan of Lands of Thomas Armat, conveyed by Gustavus G. Logan and Anna A. Logan, his wife, to Simon C. Houser (the following courses and distances being the meanders thereof: South sixty-five and one-half degrees West two hundred sixty-seven and three-tenths feet, North thirteen degrees East three hundred ninety-eight feet to a stake; South eighty-four degrees West one hundred seventy-eight feet to a stake; and South thirty-six and three-fourths degrees West two hundred twenty-one and eight-tenths feet); thence, by Lot Nos. 1, 2, 3 and 4 on said Plan, South forty-nine and one-fourth degrees East one hundred fifty-eight and nine-tenths feet to a post; thence, by Lot Nos. 5 and 6 on said Plan, North eighty-seven and one-half degrees East sixty feet to post; thence, still by said Lot No. 6 now known as the Cherry Valley Hotel property, South two and one-half degrees East two hundred feet to the place of BEGINNING.

BEING the same premises which Kenneth Austin and Nancy Gilliland Austin, by their Deed dated June 20, 2004 and recorded in the Office for the Recording of Deeds of Monroe County, Pennsylvania on October 1, 2004 in Record Book Volume 2203, page 7310 granted and conveyed unto Kenneth Austin.

Tax Parcel No.: 04/2/1/15

PIN No.: 04-7310-02-98-3961

Tax Parcel No.: 04/2/1/16

PIN No.: 04-7310-02-98-6999

Tax Parcel No.: 04/2/1/16-1

PIN No.: 04-7310-02-99-4136

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**KENNETH AUSTIN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JAMES V. FARERI,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6124 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or piece of land situate in the Township of Middle Smithfield, County of Monroe, and Commonwealth of Pennsylvania, bounded and described as follows:

**BEGINNING** at a point in the old Howeytown Road, said pointy being distant eight and fifty-one one-hundredths feet on a course of South thirty-seven degrees fifty-four minutes East from the most westerly corner of a three and six-tenths acre tract of land of Bradford Dennis; **THENCE** running fro said beginning point in and along the center of said Howeytown Road by said lands of Bradford Dennis South thirty-seven degrees fifty-four minutes East one hundred seventy-five and seventy-seven one-hundredths feet to a point in said Howeytown Road; thence leaving said road by other lands now or formerly of Russell E. Hablin and others, of which this lot was formerly a part South fifty-seven degrees twenty-eight minutes West (at sixteen and fifty-seven one-hundredths feet passing over a pipe) six hundred eighty feet to a pipe; thence by other lands of Russell E. Hamblin and others, of which this lot was formerly a part North thirty-two degrees thirty-two minutes West one hundred seventy-five feet to a pipe; thence by the same North fifty-seven degrees twenty-eight minutes East (at 118.66 feet passing over a pipe, at 343.66 feet passing over a pipe 775.09 feet passing over a pipe) five hundred ninety-one and sixty-six one-hundredths feet to the place of **BEGINNING**. **CONTAINING** 2.41 acres, more or less.

**EXCEPTING AND RESERVING** that portion of the above-described lot that lies within the limits of the above-mentioned Howeytown Road. Said Howeytown Road has a total width of thirty-three feet.

**THERE** is also granted to the Grantee, her heirs and assigns, a right-of-way for roadway purposes over and across said Howeytown Road leading from the lot herein described over other lands of Russell E. Hamblin and others, to Pennsylvania State Highway No. 402, leading fro Resica Falls to Porters Lake.

**UNDER AND SUBJECT** to all restrictions and conditions as set forth in the chain of title.

**TITLE TO SAID PREMISES VESTED** in Denise L. Clouse, married, by Deed from Denise L. Clouse and Victor H. Clouse, Jr., h/w, dated 08/18/2011, recorded 08/19/2011 in Book 2390, Page 4928.

**TAX CODE:** 09/5/1/4-9

**TAX PIN:** 09733603449462

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**VICTOR H. CLOUSE, JR**

**DENISE L. CLOUSE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale on-

ly." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOHN MICHAEL KOLESNIK,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4455 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** interest in land situate in Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 4 of Unit No. 1, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. the said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village Stage 1, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).

**BEING THE SAME** premises by which William W. Stutzman by deed dated March 3, 1999 and recorded on July 21, 1999 in Record Book Volume 2066 at Page 7539 granted and conveyed unto Dawn Horn. Being part of Parcel No. 16/2/1/1-7-1C and Pin No. 16732102679297B1C

**ALL THAT CERTAIN** interest in land situate in Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 30 of Unit No. 3, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. the said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).

**BEING THE SAME** premises by which William W. Stutzman, by deed dated March 3, 1999 and recorded on July 21, 1999 in Record Book Volume 2066 at Page 7543 granted and conveyed unto Dawn Horn. Being part of Parcel No. 16/2/1/1-7-1C and Pin No.



16732102679297B1C

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:****DAWN HORN****TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7571 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THE FOLLOWING lot, parcel, or piece of land situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 917, Section 1 of Pocono Farms East as shown on a plan of lots recorded in the Office of the Recorder of Deeds in Plot Book No. 16, Page 49.

Together with all and singular the building(s), improvements and gas, water, sewer and other utility easements, and privileges, hereditaments and appurtenances thereunto belonging or in any wise appertaining thereto and the reversions and remainders, rents, issues, and profits thereof, and all the Estate, right, title, interest, property, claim and demand whatsoever. Of it, the said Grantors, their Heirs, Administrators, Executors, Successors and Assigns, either in Law or Equity, of, in and to the same thereunto belonging or in any wise appertaining thereto.

BEING known as 917 Lamont Way n/k/a 333 Lamont Way, Tobyhanna, PA 18466

PARCEL No. 03/4B/1/67

PIN No. 03635704907127

BEING the same premises which Ed Wood and Albert Chiaravalle by his Power of Attorney Edward Wood, by Indenture dated November 15, 2004 and recorded November 22, 2004 in the Office of the Recorder of Deeds in and for the County of Monroe in Record Book 2208, page 4932, granted and conveyed unto Carmen P. Roman and Walter Roman. The said Carmen P. Roman died on July 9, 2006, thereby vesting complete title to the within described premises in Walter Roman, the surviving Grantee.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:****WALTER ROMAN****TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL J. FANELLI,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5033 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THAT CERTAIN interest in land situate in Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 14 of Unit No. 25, of Phase IIIA, River Village, Stage I, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. The said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage I, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).

BEING THE SAME premises which Gunter-Hayes & Associates, LLC, by deed dated January 4, 2007 and recorded on January 12, 2007 in Record Book Volume 2293 at Page 6705 granted and conveyed unto Carlin A. Valentin, Luzz Calderon, and Ancizar Valencia.

BEING PART OF PARCEL NO. 16/2/11-7-7C and PIN NO. 16732102773585B7C

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:****CARLIN A. VALENTIN****LUZZ CALDERON****AND****ANCIZAR VALENCIA****TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to

collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5031 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** interest in land situate in **Smithfield township** Monroe County, Pennsylvania, known as Interval No. 13 of Unit No. 19, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. the said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).

**BEING THE SAME** premises United Penn Bank, successor by merger to Security Bank and Trust Company, Trustee, by deed dated July 14, 1989 and recorded on July 10, 1990 in Record Book Volume 1742 at Page 1292 granted and conveyed unto Willis Stowe and Dorothy Stowe.

Being part of parcel No. 16/2/1/1-7-5C and Pin No. 16732102772483B5C

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**WILLIS STOWE AND DOROTHY STOWE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale on-

ly." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4248 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 43 of Unit No. RV31, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. the said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).

**BEING THE SAME** premises which Mellon Bank N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated May 22, 1996 and recorded on August 20, 1996 in Record Book Volume 2028 at Page 3569 granted and conveyed unto James E. Kirkland and Ethel L. Kirkland.

Being part of Parcel No. 16/2/1/1-7-8C and Pin No. 16732102774622B8C

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JAMES E. KIRKLAND  
 ETHEL L. KIRKLAND**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from

the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JEFFREY A. DURNEY,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4260 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 24 of Unit No. R34, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. the said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).

**BEING THE SAME** premises which Mellon Bank, N.A., successor to Security Bank and Trust Company, Trustee, by deed dated November 1, 1985 and recorded on January 17, 1986 in Record Book Volume 1476 at Page 391 granted and conveyed unto Shirley M. Kelley and Raymond F. Kelly, Jr. Being part of Parcel No. 16/2/1/1-7-9C and Pin No.16732102774679B9C

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**SHIRLEY M. KELLY AND  
 RAYMOND F. KELLY JR**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania

**JEFFREY A. DURNEY,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4268 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 13 of Unit No. RV17, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255, the said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).

**BEING THE SAME** premises which United Penn Bank, successor by merger to Security Bank and Trust Company, Trustee, by deed dated April 13, 1989 and recorded on October 27, 1989 in Record Book Volume 1707 at Page 1781 granted and conveyed unto Phillip J. Ferrante and Agnieszka K. Ferrante. Being part of Parcel No. 16/2/1/1-7-5C and Pin No. 16732102772483B5C

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**PHILLIP J. FERRANTE AND  
 AGNIESZKA K. FERRANTE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JEFFREY A. DURNEY,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4261 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 9 of Unit No. R35, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. The said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive). **BEING THE SAME** premises which Mellon Bank, N.A., P.O.A. for Continental Bank, Successor Trustee to United Penn Bank, successor by merger to Security Bank and Trust Company, Trustee, by deed dated October 2, 1992 and recorded on April 28, 1993 in Record Book Volume 1803 at Page 1368 granted and conveyed unto Robert J. Weir. **BEING PART OF PARCEL NO. 16/2/1/1-7-9C and PIN NO. 16732102774679B9C**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ROBERT J. WEIR**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5001 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 23 of Unit No. RV9, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. The said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds in Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive). **BEING THE SAME** premises which Security Bank and Trust Company, Trustee, by deed dated April 17, 1980 and recorded on September 27, 1984 in Record Book Volume 1400 at Page 274 granted and conveyed unto Anthony M. Trigiani and Theresa B. Trigiani. **BEING PART OF PARCEL NO. 16/2/1/1-7-3c and PIN NO. 16732102771336B3C**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ANTHONY TRIGIANI AND**

**THERESA TRIGIANI**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**JEFFREY A. DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4631 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 37 of Unit No. 7, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. the said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).

**BEING THE SAME** premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated May 14, 1998 and recorded on July 22, 1998 in Record Book Volume 2051 at Page 0447 granted and conveyed unto Ruby Renay McClain.

Being part of Parcel No. 16/2/1/1-7-2C and Pin No. 16732102770373B2C

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**RUBY RENAY MCCLAIN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5045 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 38 of Unit No. R5, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. the said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).

**BEING THE SAME** premises which Larry D. Jahnke and Veronica H. Jahnke by deed dated January 11, 2010 and recorded on January 25, 2010 in Record Book Volume 2365 at Page 9115 granted and conveyed unto Yvonne M. Trent-Hunter.

Being part of Parcel No. 16/2/1/1-7-2C and Pin No. 16732102770373B2C

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**YVONNE M. TRENT-HUNTER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8882 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 23 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 41, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 19778 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME** premises which Mark Steven Anderson and Teresa Thompson Anderson, his wife, by deed dated April 17, 2008 and recorded on April 24, 2008 in Record Book Volume 2332 at Page 717 granted and conveyed unto Alicia Ricks and Ashley T. Singleton.

Being part of Parcel No. 16/2/1/1-12 and Pin No. 16732102561273

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ALICIA RICKS AND  
ASHLEY T. SINGLETON**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4657 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** interest in land situate in **Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 4 of Unit No. R35, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. the said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).**

**BEING THE SAME** premises which Raymond Vanasse and Barbara Vanasse by deed dated November 17, 2009 and recorded on November 25, 2009 in Record Book Volume 2363 at Page 1985 granted and conveyed unto Cleotha L. Redmond.

Being part of Parcel No. 16/2/1/1-7-9C and Pin No. 16732102774679B9C

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
CLEOETHA L. REDMOND**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8904 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 45 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 66, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated December 3, 2003 and recorded on January 15, 2004 in Record Book Volume 2179 at Page 4935 granted and conveyed unto James C. Rawlins and Kathleen Rawlins, his wife. Being part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JAMES C. RAWLINS AND  
KATHLEEN RAWLINS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4628 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THAT CERTAIN interest in land situate in Smithfield township, Monroe County, Pennsylvania, known as Interval No. 43 of Unit No. R28, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. the said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).

**BEING THE SAME** premises which Security Bank and Trust Company, Trustee, by deed dated April 9, 1985 and recorded on May 17, 1985 in Record Book Volume 1445 at Page 1220 granted and conveyed unto Helen B. McCreary.

Being part of Parcel No. 16/2/1/1-7-7C and Pin No. 16732102773585B7C

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**HELEN B. MCCREARY**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4470 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 30 of Unit No. RV18, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. The said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).

**BEING THE SAME** premises which Stephen S. Wing and Gunvor L. Wing by deed dated January 27, 1996 and recorded on February 14, 1996 in Record Book Volume 2022 at Page 3305 granted and conveyed unto Glester S. Hinds.

Being part of Parcel No. 16/2/1/1-7-5C and Pin No. 16732102772483B5C

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
GLESTER S. HINDS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8731 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**AN UNDIVIDED (1/52) co-tenancy interest** being designated as Time Period(s) 23 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the **Township of Smithfield**, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 37, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which United Penn Bank, Successor by Merger to Security Bank and Trust Company, Trustee, by deed dated September 30, 1987 and recorded on November 19, 1987 in Record Book Volume 1590 at Page 1033 granted and conveyed unto James W. Hall and Dorothy E. Hall. Being part of parcel No. 16/2/1/1-12 and Pin No. 16732102561273

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JAMES W. HALL  
DOROTHY E. HALL**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17



**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8709 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 12 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 74, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which United Penn Bank, Successor by Merger to Security Bank and Trust Company, Trustee, by deed dated March 18, 1987 and recorded on May 22, 1987 in Record Book Volume 1554 at Page 1700 granted and conveyed unto Brian Gude and Claire Gude.

Being part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
BRIAN GUDE  
CLAIRE GUDE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4257 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THAT CERTAIN interest in land situate in Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 38 of Unit No. R4, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed Book Volume 939, at Page 255. The said Unit is more particularly shown and described on the Declaration Plan(S) for Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).

**BEING THE SAME** premises which Nolan H. Ballard and Lydia F. Ballard, by deed dated September 19, 1994 and recorded on November 4, 1994 in Record Book Volume 1979 at Page 1447 granted and conveyed unto Lydia F. Ballard.

Being part of Parcel No. 16/2/1/1-7-1C and Pin No. 16732102679297B1C

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
LYDIA F. BALLARD**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9291 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

An undivided (1/52) co-tenancy interest being designated as Time Period(s) 46 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 164, on a certain "Declaration Plan Phase IIB of Stage I", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated January 26, 2001 and recorded on February 22, 2001 in Record Book Volume 2091 at Page 5988 granted and conveyed unto Salim V. Yazigi and Lina E. Yazigi.

BEING PART OF PARCEL NO. 16/2/1/1-11 and PIN NO. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**SALIM V. YAZIGI  
LINA E. YAZIGI**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9237 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 20 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. '55, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Gunter-Hayes & Associates, LLC, by deed dated March 27, 2009 and recorded on April 28, 2009 in Record Book Volume 2352 at Page 3614 granted and conveyed unto Kens Romeus and Yasmine Romeus.

Being part of Parcel No. 16/2/1/1-8 and Pin No. 16732102562122

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**KENS ROMEUS AND  
YASMINE ROMEUS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8914 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (2.52) co-tenancy interest being designated as Time Period(s) 5 and 6 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 167, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which Rhoda A. Antolino, by deed dated April 10, 2003 and recorded on April 14, 2003 in Record Book Volume 2150 at Page 1981 granted and conveyed unto Lisa Marie Poley ad Anthony B. Becica.**

**Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**LISA MARIE POLEY AND  
ANTHONY B. BECICA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY DURNEY,  
ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Bary J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17**

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8727 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 2 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 112, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to, Security Bank and Trust Company, Trustee, by deed dated December 18, 1997 and recorded on February 27, 1998 in Record Book Volume 2045 at Page 3821 granted and conveyed unto Janice S. Harris.**

**Being part of Parcel No. 16/2/1/1-10 and Pin No. 16732101450770**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JANICE S. HARRIS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Bary J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17**

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4471 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 17 of Unit No. RV18, of Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, as said unit and interval are described in a certain Declaration, duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 939, at Page 255. The said Unit is more particularly shown and described on the Declaration Plan(s) for Phase IIIA, River Village, Stage 1, Shawnee Village Planned Residential Development, filed in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Plot Book Volume 42, at page 3 et seq. (for Units R-1 through R-16 inclusive) and Plot Book Volume 42, at Page 69, et seq. (for units R-17 through R-36, inclusive).

**BEING THE SAME** premises which John Clough, by deed dated May 5, 2006 and recorded on September 1, 2006 in Record Book Volume 2279 at Page 4901 granted and conveyed unto Kathleen Harley.

Being part of Parcel No. 16/2/1/1-7-5C and Pin No. 16732102772483B5C

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**KATHLEEN HARLEY**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Bary J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8719 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**AN UNDIVIDED (1/52) co-tenancy interest** being designated as Time Period(s) 47 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the **Township of Smithfield**, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 77, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Gunter-Hayes & Associates, LLC, Successor Trustee, by deed dated January 28, 2010 and recorded on march 3, 2010 in Record Book Volume 2367 at Page 4259 granted and conveyed unto Gerardo A. Guerra and Alicia Guerra. Being part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**GERARDO A. GUERRA  
ALICIA GUERRA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Bary J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8894 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 20 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No 59, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which Security Bank and Trust company, Trustee, by deed dated June 21, 1985 and recorded on July 19, 1985 in Record Book Volume 1452 at Page 889 granted and conveyed unto Paul F. Ferguson and Edchen E. Ferguson.**

**Being part of Parcel No. 16/2/1/1-8 and Pin No. 16732102562122**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**PAUL F. FERGUSON  
EDCHEN E. FERGUSON**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8912 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 19 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 41, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which Gunter-Hayes & Associates, LLC, Successor Trustee, by deed dated May 1, 2007 and recorded on May 29, 2007 in Record Book Volume 2306 at Page 4835 granted and conveyed unto Theresa Falco and Michael Milani.**

**Being part of Parcel No. 16/2/1/1-12 and Pin No. 16732102561273**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**THERESA FALCO AND  
MICHAEL MILANI**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8477 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 46 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 139, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which Gunter-Hayes & Associates, LLC, Successor Trustee, by deed dated January 28, 2010 and recorded on March 5, 2010 in Record Book Volume 2367 at Page 5923 granted and conveyed unto Diego Daza and Luz Dary Lopez.**

**Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
DIEGO DAZA AND  
LUZ DARY LOPEZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8652 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 4 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 58, on a certain "Declaration Plan Phase IIB of Stage 1" of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which United Penn Bank, Successors by Merger to Security Bank and Trust Company, Trustee, by deed dated January 26, 1990 and recorded on February 26, 1990 in Record Book Volume 1724 at Page 642 granted and conveyed unto Nancy Louise Bachman.**

**Being part of Parcel No. 16/2/1/1-8 and Pin No. 16732102562122**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
NANCY LOUISE BACHMAN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY DURNEY,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8594 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 38 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 110, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which VI Network, Inc., by deed dated May 2, 2008 and recorded on May 16, 2008 in Record Book Volume 2333 at Page 6371 granted and conveyed unto Richard Argentieri and Rochelle L. Argentieri.

Being part of Parcel No. 16/2/1/1-10 and Pin No. 16732101450770

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**RICHARD ARGENTIERI AND  
ROCHELLE L. ARGENTIERI**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9052 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 33 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 50, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Russell H. Maclin and Edith P. Maclin, by deed dated May 19, 2000 and recorded on May 26, 2000 in Record Book Volume 2079 at Page 2346 granted and conveyed unto Russell Howard Maclin, Jr.

Being part of Parcel No. 16/2/1/1-8 and Pin No. 16732102562122

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**RUSSELL HOWARD MACLIN, JR.**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8501 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 44 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 144, on a certain "Declaration Plan Phase IIB of Stage 1" of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Reynaldo B. Dimapilis and Apolinaria B. Dimapilis, by deed dated September 18, 2002 and recorded on September 24, 2002 in Record Book Volume 2132 at Page 2480 granted and conveyed unto Robert B. Dimapilis.

Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ROBERT B. DIMAPILIS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8467 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 17 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 71, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1077 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

**BEING THE SAME** premises which Security Bank and Trust Company, Trustee, by deed dated December 10, 1985 and recorded on January 24, 1986 in Record Book Volume 1477 at Page 141 granted and conveyed unto Louise M. DeLeo.

Being part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**LOUISE M. DELEO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17



**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5289 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 35 in that certain piece of parcel of land, together with the message (and veranda, if any), situate in the Township of Smithfield, County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 49D on a certain "Declaration Plan-Phase 1 of Stage 1", of Fairway House Planned Residential Area, as duly filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on September 4, 1974, at Plot Book Volume 23, Page 99.**

**BEING THE SAME premises which Barbara Balaska, by deed dated September 4, 2001 and recorded on September 28, 2001 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2105, at Page 3127, granted and conveyed unto Janet Glover.**

**Being part of Parcel No. 16/4/1/48-49D and Pin No. 16732102886460B49D**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JANET GLOVER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8650 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 20 in that certain piece or parcel of land together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 70, on a certain "Declaration Plan Phase IIB of Stage 1", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, Page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.**

**BEING THE SAME premises which Vi Network, Inc., by deed dated February 19, 2009 and recorded on March 2, 2009 in Record Book Volume 2349 at Page 3533 granted and conveyed unto Fred Acker.**

**Being part of Parcel No. 16/2/1/1-9 and Pin No. 16732101467354**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
FRED ACKER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JEFFREY A. DURNEY,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9285 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

THURSDAY, APRIL 30, 2015

AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

An undivided (1/52) co-tenancy interest being designated as Time Period(s) 39 in that certain piece or parcel of land, together with the message (and veranda, if any) situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 51, on a certain "Declaration Plan Phase IIB of Stage I", of River Village House Planned Residential Area. Said Declaration Plan is duly filed in the Office for the Recording of Deeds etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, on August 1, 1977 at Plat Book Volume 33, page 67 for Plan Phase IIB of Stage 1, and on October 26, 1977 at Plat Book Volume 34, Page 73 for Plan Phase IIC of Stage 1.

BEING THE SAME premises which Hazel R. Dilger, by deed dated July 25, 2006 and recorded on July 31, 2006 in Record Book Volume 2275 at Page 7794 granted and conveyed unto Donna L. Tyler.

BEING PART OF PARCEL NO. 16/2/1/1-8 and PIN NO. 16732102562122

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**DONNA L. TYLER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JEFFREY DURNEY, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 745 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

THURSDAY, APRIL 30, 2015

AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THOSE TWO CERTAIN** tracts, pieces or parcels of land situate in the Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

TRACT No. 1

BEGINNING at an iron pipe distant two hundred ten and three-tenths feet on a course of North seventy-

nine degrees fifteen minutes West from the northwest corner of lands of the Estate of Porter Overfield and runs from thence by other lands of the grantors, of which this tract was formerly a part, South sixty-nine degrees forty minutes West three hundred seventy-four feet to an iron pipe; thence by the same North twenty degrees twenty minutes West one hundred eighty-eight and a quarter feet to an iron pipe; thence by the same North fifty-six degrees ten minutes East three hundred eighty-four and six-tenths feet to an iron pipe; thence by the same South twenty degrees twenty minutes East two hundred seventy-eight feet to the point and place of BEGINNING. CONTAINING two acres of land as surveyed by Wilson M. Hopkins, December 1940.

EXCEPTING and RESERVING such rights as were granted to the Metropolitan Edison Company by Anna Howey, recorded in Deed Book Vol. 129, page 338 and in Deed Book 130, page 546.

TOGETHER with a right-of-way sixteen and a half feet in width across other lands of the grantor from the public road to the tract above described, in the same location as now is use.

RESERVING right-of-way for pipe line across above lot to convey water from springs to buildings on land of Herbert Howey and Walton Howey, their heirs and assigns, and also reserving a like right-of-way for pipe line across the above lot to convey water from said springs to the property of Addie Gunsauls to the said Addie Gunsauls, his heirs and assigns, as the same is reserved in a deed to Herbert Howey and Walton Howey, together with the full right of ingress, egress and regress to the said Herbert Howey, Walton Howey and Addie Gunsauls, their respective heirs and assigns upon the premises herein conveyed for the full enjoyment of said privilege at all times forever hereafter.

TRACT No. 2

BEGINNING at a point distant two hundred ten and three-tenths feet on a course of North seventy-nine degrees fifteen minutes West from the northwest corner of land of the estate of Porter Overfield, the southeasterly corner of other lands of Cleveland Howey and wife North twenty degrees twenty minutes West two hundred seventy-eight feet to a point; thence by the same South fifty-six degrees ten minutes West three hundred eighty-four and six-tenths feet to a pipe; thence by lands of Harold J. Smith, of which this tract was formerly a part, North fifty-five degrees thirty-four minutes East (at three hundred eighty-one and five tenths feet passing a pipe and at four hundred thirty-one and sixty-five one hundredths feet passing a pipe) four hundred forty-three and eight-tenths feet to a point in the center line of the public road known as Lake View Drive; thence along the centerline of said public road and by lands of Edward Howey, South forty-eight degrees twenty-six minutes East one hundred seventy-six and three one hundredths feet to a point; thence along the same by lands of Harold J. Smith South fifty degrees six minutes East eighty-five and eight-tenths feet to a point; thence leaving said road and by lands of Harold J. Smith, of which this tract was formerly a part, South forty-eight degrees forty- three minutes West (at thirteen and sixteen one-hundredths feet passing a pipe) one hundred ninety-seven and sixty-six one hundredths feet to a pipe; thence by the same South seventy degrees twenty minutes West three hundred seventy-three feet to a pipe, the southwesterly corner of other lands of Cleveland Howey and wife; thence by lands of Cleveland Howey and wife, North sixty-nine degrees forty minutes East three hundred seventy-four feet to the place of BEGINNING. CONTAINING eighty-three one-hundredths (0.83) of an acre.

EXCEPTING and RESERVING, however, out of and from the herein above described two tracts of land a certain 1.59 acre tract of land heretofore conveyed by Cleveland Howey and Bessie Katie Howey, his wife, by their deed dated 27 November 1963 and recorded

27 November 1963 in the Office for the Recording of Deeds in and for the County of Monroe at Stroudsburg, PA in Deed Book Vol. 314, page 100, to Rony Wicke, in fee.

EXCEPTING and RESERVING thereout unto the Grantors, their heirs and assigns, in common with the Grantee, his heirs ad assigns, the right of ingress, egress and regress to and over a certain driveway leading from the aforesaid 'Lakeview Drive' to other lands now or formerly of the grantors, their heirs and assigns, as is presently defined.

TOGETHER WITH AND SUBJECT to all of the rights, privileges, easements, conditions, reservations, covenants and restrictions of record and/or visible on the ground.

TITLE TO SAID PREMISES VESTED IN Pasqual C. Tonzola and Jill A. Tonzola, h/w, by Deed from Ernest George, dated 04/24/2003, recorded 05/09/2003 in Book 2152, page 9039.

TAX CODE: 09/7/1/82

TAX PIN: 09734403131091

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**PASQUAL C. TONZOLA**

**JILL A. TONZOLA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOHN MICHAEL KOLESNIK,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6045 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THOSE CERTAIN pieces or parcels of land situate in the Township of Stroud, County of Monroe, and State of Pennsylvania, bounded and described as follows, to wit:**

**NO. 1: BEGINNING** at an iron pipe at the intersection of the Easterly side of Appenzell Street with the northerly side of Braeside venue; thence, along the easterly side of said Appenzell Street north twenty four degrees west one hundred and thirty feet to an

iron pipe the southwesterly corner of Lot No. 53 on Map of land hereinafter referred to, thence, by Lot No. 53 on said Map, north sixty-six degrees east one hundred and thirty feet to an iron on the westerly side of a twelve foot alley; thence along the westerly side of said alley, south twenty four degrees east thirty three and eighty-tenths feet to an iron at the intersection of the westerly side of said alley with the northerly side of Braeside Avenue; thence, along the northerly side of said Braeside Avenue south twenty nine degrees and thirty minutes west one hundred sixty one and seventy four one-hundredths feet to the place of BEGINNING.

**BEING** Lots Nos. 50, 51 and 52 on Map known as Braeside on file in the Recorder's Office of Monroe County, Pennsylvania, in Map Book 1A, Page 93 &c.

**NO. 2: BEGINNING** at a small wild Cherry Tree, a corner to a lot sold and conveyed to Robert C. Brown, and in said deed said to be a small June Berry; thence, along the east line of a twelve foot alley, south thirty three and one-fourth degrees east one hundred twenty one and two-tenths feet to a corner; thence still by said alley, south twenty six and one-fourth degrees east one hundred twenty feet, more or less, to the line of the lot sold to Robert C. Brown; thence, by the same, north eighteen degrees east sixty feet, more or less, to a June Berry Tree, marked for a corner; thence still by Robert C. Brown, north forty two degrees fifteen minutes west two hundred six feet to the place of BEGINNING.

Title to said premises is vested in Ruth E. Getz-Scott by deed from Ruth E. Getz-Scott, widow dated March 20, 2008 and recorded April 3, 2008 in Deed Book 2330 Page 5933.

The said Ruth E. Getz-Scott died on July 29, 2012 thereby vesting title i Paul J. Getz known surviving heir of Ruth E. Getz- Scott deceased Mortgagor and Real Owner, unknown surviving heirs of Walter Getz, deceased heir of Ruth Getz-Scott Deborah R. Scott known surviving heir of Ruth E. Getz-Scott, deceased mortgagor and real owner, unknown surviving heirs of Ruth Getz, deceased mortgagor and real owner, Thomas C. Getz known surviving heir of Ruth E. Getz-Scott, deceased mortgagor and real owner, Robert W.S. Getz known surviving heir of Ruth E. Getz-Scott, deceased mortgage and real owner, Walter Getz known surviving heir of Ruth E. Getz-Scott, deceased mortgagor and real owner, Cheryl A. Getz knowing surviving heir of Walter Getz, deceased heir of Ruth Getz-Scott, Thomas C. Getz known surviving heir of Ruth E. Getz-Scott, deceased mortgagor and real owner, Robert W.S. Getz known surviving heir of Ruth E. Getz-Scott, deceased mortgagor and real owner, and Cheryl A. Getz knowing surviving heir of Walter Getz, deceased heir of Ruth E. Getz- Scott by operation of law.

Parcel No. 17/5/3/15

Pin No. 14430114449185

&

Parcel No. 17/5/3/16

Pin No. 17730115540218

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**PAUL J. GETZ KNOWN SURVIVING HEIR OF RUTH E. GETZ-SCOTT, DECEASED MORTGAGOR AND REAL OWNER, UNKNOWN SURVIVING HEIRS OF WALTER GETZ, DECEASED HEIR OF RUTH GETZ-SCOTT, DEBORAH R. SCOTT KNOWN SURVIVING HEIR OF RUTH E. GETZ-SCOTT, DECEASED MORTGAGOR AND REAL OWNER, UNKNOWN SURVIVING HEIRS OF RUTH GETZ, DECEASED MORTGAGOR AND REAL OWNER, THOMAS C. GETZ KNOWN SURVIVING HEIR OF RUTH E. GETZ-SCOTT, DECEASED MORTGAGOR AND REAL OWNER, ROBERT W.S. GETZ KNOWN SURVIVING HEIR OF RUTH E. GETZ-SCOTT, DECEASED MORTGAGE AND REAL OWNER, WALTER GETZ KNOWN SURVIVING HEIR OF RUTH E. GETZ-SCOTT, DECEASED MORTGAGOR AND REAL**

**OWNER, CHERYL A. GETZ KNOWNING SURVIVING HEIR OF WATER GETZ, DECEASED HEIR OF RUTH GETZ-SCOTT**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 MARC S. WEISBERG,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6952 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THOSE CERTAIN tracts, pieces or parcels of land, situate in the Township of Pocono, County of Monroe and State of Pennsylvania, bounded and described as follows:**

(1) **BEGINNING** at an old stone corner in line of lands of John Henry and late Morris Henry; thence, by land of the said John Henry, South seventy-seven and three-quarters degrees West 79.5 perches to a post; thence, by the same, North fifty-nine degrees West 32.8 perches to a point in a ditch; thence, by land of Samuel Henry, formerly parcel thereof, devised to him by the Will of James M. Henry, now deceased, the following courses and distances; North forty degrees East 12 perches to a stone; North forty-five degrees East 16 perches to a stone; North thirty-seven degrees East ten perches to a stone; North forty-two and one-half degrees East 54 perches to a stone in Butz Run; thence, down said Butz Run, still along the land of the said Samuel Henry, South seventy-seven degrees East 10.5 perches, South sixty-four degrees East 9.4 perches, South forty-six degrees East 16 perches South sixty-two degrees East 18 perches; thence, by land late of Morris Henry, South three degrees West 45.4 perches to the place of **BEGINNING**. **CONTAINING** 35 acres, 122 perches, more or less.

(2) **BEGINNING** at a corner in the middle of Butz Run in line of land of the Marcy Lumber Company; thence, along the said Marcy Lumber Company's land North three and one-half degrees East 14.7 perches to a point in the public road leading from the Brodhead's Creek Road, by the residence place of said Samuel

Henry to the Union Church; thence, along the middle of the said public road, North forty-five and three-fourths degrees West 8.5 perches, North twenty-six degrees West 11.4 perches; thence, North forty degrees West 24 perches; thence, North sixty degrees West 22.6 perches; thence, North eighty-seven degrees West 12.7 perches; thence South sixty-six and one-half degrees West 23.3 perches; thence, South forty-four and one-half degrees West 7.3 perches; thence, South sixty-two and one-fourth degrees West 18.8 perches; thence, diverging from the said public road by other land of the said Samuel Henry, of which this is a parcel, South forty-five and three-fourths degrees East 12.9 perches to a stone; thence, along the same, South forty-nine degrees West 25.9 perches to a post; thence, still along the same, South forty-two degrees West 21 perches to a post, South sixty-one and three-fourths degrees West 26.6 perches to a stone; thence, by land of John Henry, South fifty-eight and one-half degrees East 48.6 perches to a stone; thence, by land of John H. Henry, along a ditch, North forty and one-half degrees East 12 perches; thence, North forty-five and one-half degrees East 16 perches; thence, North thirty-seven and one-half degrees East ten perches; thence, North forty-three degrees East 54 perches to a point in the middle of said Butz Run; thence, down the middle of the said creek, the following courses and distances thereof; South seventy-six ad one-half degrees East 10.5 perches; thence South sixty-three and one-half degrees East 9.4 perches; thence, South forty-five and one-half degrees East 16 perches; thence, South sixty-one and one-half degrees East 18 perches to the place of **BEGINNING**. **CONTAINING** 38 acres, 54 perches.

**UNDER AND SUBJECT**, nevertheless, to a certain right-of-way granted by the said Walter J. Brodell and Frances S. Brodell, his wife, unto the Pennsylvania Power and Light Company dated August 10, 1949, and recorded in the Office of the Recorder of Deeds, as aforesaid, in Deed Book Vol. 173, page 142.

**TITLE TO SAID PREMISES VESTED** in Charles A. Poalillo, by Deed from Walter J. Brodell and Frances S. Brodell, his wife, dated 10/06/1972, recorded 10/06/1972 in Book 428, page 12.

**TAX CODE:** 12/4/1/1  
**TAX PIN:** 12639400013571  
**TAX CODE:** 12/4/1/1-1  
**TAX PIN:** 12639400028083  
**TAX CODE:** 12/4/1/1-2  
**TAX PIN:** 1263940011828

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**CHARLES A. POAILLO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JOHN MICHAEL KOLESIK,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9910 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or parcel of land, situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being Lot 3902, Section 7 as shown on map of A Pocono Farms East, on file in the Office of the Recorder of Deeds, in and for Monroe County, in Plot Book 17, page 123.

**BEGINNING** at a stone at the intersection of the original lines of the Franzona Murray Warranty (now or late Willard E. Dowling) Joseph Gralsburg Warranty (now or late Millard Price) and the George W. Murray Warranty (now or late of the Grantor herein); thence extending along the original line between the said George W. Murray Warranty, the Joseph Gralsburg Warranty aforesaid; the James Glentworth Warranty (now or late of Charles Tielenus Estate) and the Isaac Gibbons Warranty (now or late Charles Tielenus Estate) crossing the Devil's Hole Creek South forty-seven degrees West three thousand nine hundred forty-five feet to a fence post; thence extending along line of land now or late of Jonathan Coffman and crossing a private road leading from these premises to the road to Mount Pocono the five following courses and distances, viz: North forty-three degrees West four thousand two hundred fifty-two feet to another fence post; North forty-seven degrees East one hundred eighty-five feet to a red oak tree; North forty-two degrees fifty-five minutes West five hundred eighty-one feet to a stone; North forty-seven degrees fifteen minutes East one thousand six hundred eighty-seven and five-tenths feet to a fence post at the side of another private road leading from these premises to the road to Mount Pocono and North eighty-two degrees forty-five minutes West one thousand six hundred seventy-seven feet to a point; thence on a line extending approximately North forty-two degrees fifty minutes West fifteen hundred feet more or less to a point; thence extending along the original line of the Frederick W. Starman Warranty (now or late of John Luslie Estate and along the original line of the Henry Pratt Warranty (now or late of Willard E. Dowling) crossing the road to Mount Pocono North forty-seven degrees East twenty-three hundred fifty-six feet more or less to a fence post in said original line: thence extending South seventy degrees fifteen minutes East sixty-eight feet to a fence post; thence extending North forty-nine degrees thirty minutes East eight hundred forty-four feet to a fence post in the original line between the aforesaid Josiah Gibbs Warranty and the William Gibbs Warranty (now or late of the said Willard E. Dowling): thence along said original line and the original line between the aforesaid George W. Murray Warranty (now or late of the Grantor herein); the Josiah W. Gibbs Warranty (now or late of Patrick J. McGinty) and the aforesaid Franzona Murray Warranty (now or late of the aforesaid Willard E. Dowling) crossing Devil's Hole Creek aforesaid South forty-two degrees fifty minutes East seven thousand five hundred thirty-three feet to the first mentioned point and place of BEGINNING.

**BEING THE SAME PREMISES** which Coastal Environmental, Inc., a Pennsylvania Corporation by deed dat-

ed March 31, 2005 and recorded April 8, 2005 in the Recorder of Deeds Office in and for Monroe County in Deed Book 2221 Page 4456 granted and conveyed unto Maria Scott and Leon Jones, in fee.

BEING TAX IS # 3/4B/2/3

BEING PIN # 03-6367-03-01-5869

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MARIA SCOTT AND**

**LEON JONES**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
STEPHEN M. HLADIK,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 12048 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** tract of land situate in the Township of Eldred, County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 48 on a plan of lots entitled Kindgwood Estates, bounded and described as follows:

**BEGINNING** at a point in Windsor Road at a corner common with Lot 47 and in line of lot 42; thence running along line of lot 47 by way of a wooden stake at the edge of Windsor Road south 74 degrees 4 minutes West 123.33 feet to a wooden stake at a corner common with lot 47 and in line of lot 51; thence turning and running along line of lots 51 and 52 north 15 degrees 56 minutes west 130.18 feet to a wooden stake at a corner common with lot 49 and in line of lot 52; thence turning and running along line of lot 49 north 74 degrees 4 minutes East 157.15 feet by way of a wooden stake at the edge of Windsor Road to a point in Windsor Road at a corner common to lot 49 and in line of lot 44; thence turning and running to Windsor Road along line of lots 44 and 43 south 56 degrees East 120.98 feet to a point in Windsor Road at a corner common with lots 42 and 43; thence turning and running in Windsor Road along line of lot 42 south 4 degrees 56 minutes East 123.55 feet to the place of BEGINNING.

CONTAINING 18, 193 square feet more or less.  
 UNDER AND SUBJECT to any restrictions as appear  
 in the chain of title.

ALSO ALL THAT CERTAIN tract of land situate in the  
 Township of Eldred, County of Monroe and Com-  
 monwealth of Pennsylvania, designated as Lot No. 49  
 on a plan of lots entitled Kingswood Estate, bounded  
 and described as follows:

BEGINNING at a point in Windsor Road at a corner  
 common with Lot 55 and in line of Lot 54; thence run-  
 ning along Windsor Road along line of lots 54, 46, 45  
 and 44 the following 4 courses and distances.

(1) North 74 degrees 4 minutes East 22.02 feet to a  
 point in the road at a corner common with Lots 54  
 and 46;

(2) South 60 degrees 40 minutes East 158.23 feet  
 along the line of lots 46 and 45 to corner common to  
 lot 45, a point in the road;

(3) South 47 degrees 8 minutes East 50.6 feet along  
 line of lot 45 to a point in the road at a corner com-  
 mon with lots 45 and 44;

(4) South 00 degrees 56 minutes East 2.9 feet along  
 line of lot 44 to a point in the road at a corner com-  
 mon to lot 48;

Thence turning and running along line of Lot 48 South  
 74 degrees 4 minutes West 157.15 feet by way of a  
 wooden stake at the edge of Winsor Road to a wood-  
 en stake at a corner common to Lot 45 and in line of  
 lot 52; thence turning and running along the line of Lot  
 52 and 53 North 15 degrees 56 minutes West 158.0  
 feet by way of a wooden stake at the edge of Windsor  
 Road to the place of BEGINNING.

CONTAINING 15,379 square feet more or less.

UNDER AND SUBJECT to any restrictions as appear  
 in the chain of title.

TITLE TO SAID PREMISES VESTED IN Adnan Kirgiz  
 from Diane C. Edelman and David L. Edelman, by  
 Deed, dated 09/24/2003 and recorded 09/25/2003 in  
 Book 2168 Page 5501.

TAX CODE: 06/10A/1/21

TAX PIN: 06622616929714

TAX CODE: 06/10A/1/67

TAX PIN: 06622616928853

SEIZED AND TAKEN IN EXECUTION AS THE  
 PROPERTY OF:  
 ADNAN KIRGIZ

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to  
 collect the most recent six months unpaid dues in ac-  
 cordance with their statutory lien under the Uniform  
 Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii)  
 must provide the Sheriff's Office at least two weeks  
 before the Sheriff's Sale with written notification of  
 the amount of the lien and state that "such amount is  
 for the past six months prior to the Sheriff's Sale on-  
 ly." Any sale which does not receive such notification  
 under a POA will not be collected at the time of Sher-  
 if's Sale."

A schedule of proposed distribution for the proceeds  
 received from the above captioned sale will be on file  
 in the Office of the Sheriff within thirty (30) days from  
 the date of the sale. Distribution in accordance there-  
 with will be made within ten (10) days thereafter un-  
 less exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JOHN MICHAEL KOLESNIK,  
 ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage  
 Foreclosure) issued out of the Court of Common  
 Pleas of Monroe County, Commonwealth of Pennsylv-  
 ania to 301 CIVIL 2014, I, Todd A. Martin, Sheriff of  
 Monroe County, Commonwealth of Pennsylvania will  
 expose the following described real estate to public  
 sale in the Monroe County Courthouse, Stroudsburg,  
 Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF  
 PURCHASE PRICE OR SHERIFF'S COST...WHICHEV-  
 ER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN tract or piece of land situated in  
 the Township of Polk, County of Monroe and State  
 of Pennsylvania, designated as Lot H-4 in a plan of  
 lots entitled Pleasant View Lake, bounded and descri-  
 bed as follows:

BEGINNING at a point in Ashley Court and corner  
 common to Lot H-3; thence running along Ashley  
 Court South eighty-six degrees fifty-five minutes East  
 (S 86 55 minutes E) seventy-five feet (75.0 feet) to a  
 corner common to Lot H-5; thence turning and run-  
 ning along line of Lot H-5 South three degrees five  
 minutes West (S 3 05 minutes W) two hundred  
 twenty-nine and twenty-five hundredths (229.25 feet)  
 to a point in a macadam road (TR-413); thence turn-  
 ing and running along said macadam road North  
 eighty-eight degrees twenty-five minutes West (N 88  
 25 minutes W) twenty-four and eighty-four hundredth  
 feet (24.84 feet) and South eighty-one degrees thirty-  
 one minutes West (S 81 31 minutes W) fifty-one and  
 twenty-five hundredths feet (51.25 feet) to a corner  
 common to Lot H-3; thence turning and running along  
 line of Lot H-3 North three degrees five minutes East  
 (N 3 05 minutes E) two hundred forty and two tenths  
 (240.2 feet) to the place of BEGINNING.

CONTAINING seventeen thousand five hundred fif-  
 teen square feet (17,515 sq. ft.).

UNDER AND SUBJECT to covenants, conditions and  
 restrictions as set forth in the chain of title.

**PARCEL II**

ALL THAT CERTAIN tract or piece of land situated in  
 the Township of Polk, County of Monroe and State  
 of Pennsylvania, designated as Lot H-3 in a plan of  
 lots entitled Pleasant View Lake, bounded and descri-  
 bed as follows:

BEGINNING at a point in Ashley Court and corner  
 common to Lot H-2; thence running along Ashley  
 Court South eighty-six degrees fifty-five minutes East  
 (S 86 55 minutes E) eighty-eight and seventy-three  
 hundredths feet (88.73 feet) to a corner common to  
 Lot H-4; thence turning and running along line of Lot  
 H-4 South three degrees five minutes West (S 3 05  
 minutes W) two hundred forty and two tenths feet  
 (240.2 feet) to a point in a macadam road (TR-413);  
 thence turning and running along said macadam road  
 South eighty-one degrees thirty-one minutes West (S  
 81 31 minutes W) ninety and fifty-four hundredths feet  
 (90.54 feet) to a corner common to Lot H-2; thence  
 turning and running along Ashley Court and line of Lot  
 H-2 North three degrees five minutes East (N 3 05 mi-  
 nutes E) two hundred fifty-eight and thirty-nine hun-  
 dredths feet (258.39 feet) to the place of BEGINNING.

CONTAINING twenty-two thousand one hundred  
 twenty square feet (22,120 sq. ft.).

UNDER AND SUBJECT to covenants, conditions and  
 restrictions as set forth in the chain of title.

BEING THE SAME PREMISES which Dennis C. Foster  
 and Constance G. Foster, his wife, by deed dated  
 07/24/2009 and recorded 07/27/2009 in Book 2357  
 Page 3211 conveyed to Patricia Ann Rehrig and Nor-  
 man E. Rehrig Jr., wife and husband.

Pin #: 13623803222470

Tax Code #: 13/2A/1/19  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
PATRICIA ANN REHRIG  
NORMAN E. REHRIG, JR.  
MORTGAGOR(S) AND  
RECORD OWNER(S)**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIFER FRECHIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Bary J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6772 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or piece of ground, with the buildings and improvements thereon erected, situate in the **Township of Middle Smithfield**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows:

**BEGINNING** at a spike in the centerline of Penna. Route #402 leading from Marshalls Creek to Porters Lake, said spike marking the southwest corner of land of William J.P. Davis, of which this tract was a part, thence along the centerline of said Route #402 North 46 degrees 07 minutes 10 seconds East 182.64 feet to a spike thence along land about to be conveyed by William J.P. Davis North 41 degrees 21 minutes 00 seconds West 352.21 feet to an iron pin; thence South 48 degrees 39 minutes 00 seconds West 60.00 feet to a point; thence North 41 degrees 21 minutes 00 seconds West 35.00 feet to a point; thence South 48 degrees 39 minutes 00 seconds West 77.50 feet to an iron pin; thence along Lot No. 201 of "Castle Rock" South 41 degrees 21 minutes 00 seconds East 191.70 feet to an iron pin; thence along same South 46 degrees 17 minutes 00 seconds West 45.00 feet to an iron pin; thence along Lot No. 200, South 41 degrees 21 minutes 00 seconds East 201.72 feet to the place of beginning. Containing 1.3922 acres.

Excepting and reserving the following parcel of land:

**ALL THAT CERTAIN**, lot piece or parcel of land situate in the **Township of Middle Smithfield**, County of Monroe, Commonwealth of Pennsylvania, shown as Lot Number 2 of the Klein Subdivision, drawing number 89C2072, as prepared by Joseph E. Policelli, Registered Surveyor, and recorded in the Office for the Recording of Deeds, in and for Monroe County, at Stroudsburg, PA, in Plan Book 63, page 170, bounded and described as follows:

**BEGINNING** at a point being the common corner of Castle Rock Acres lots 201, 202, 218 and land of Frederick J. Klein; thence along said Lot Number 201 South 41 degrees 21 minutes 00 seconds East 35.00 feet to a point; thence along land of Frederick J. Klein, grantor hereof, first above mentioned, North 48 degrees 39 minutes 00 seconds East 77.50 feet to a point; thence along Lot Number 1 about to be conveyed to Robert F. Link from William J.P. Davis North 41 degrees 21 minutes 00 seconds West 35.00 to a point on line of land of Robert F. Link, first above mentioned, grantee hereof, thence along land of Robert F. Link South 48 degrees 39 minutes 00 seconds West 77.50 feet to the place of beginning. Containing 2,712.50 square feet.

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

Being Known As: 39 Castle Rock Acres, East Stroudsburg, PA 18301  
TAX CODE: 09/10/1/16-54  
PIN NO.: 09732402985414

**TITLE TO SAID PREMISES IS VESTED** in Mary J. Thomas by deed from Mary J. Thomas, unmarried dated 8/25/2003 recorded 8/26/2003 in Deed Book 2164 Page 9839.

Having been erected thereon a single family dwelling.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
MARY J. THOMAS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ELIZABETH L. WASSALL,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Bary J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3734 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or piece of land situate in the Township of Pocono, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

Beginning at an iron pipe on the easterly side of the W.B. & E. Railroad (now abandoned), now lands of Daniel R. Wise et ux; thence along lands granted unto Lot No. 9, South 78 degrees 06 minutes 39 seconds East 1157.63 feet to an iron pipe in line of lands of Ruth W. Williams; thence along said lands of Williams and also along the easterly line of a 50.00 foot Right of Way, South 11 degrees 53 minutes 21 seconds West 190.00 feet to an iron pipe; thence along lands of Daniel R. Wise, et ux., of which this was formerly a part North 78 degrees 06 minutes 39 seconds West 1179.65 feet to an iron pipe on said easterly side of the abandoned Railroad; thence by the same North 18 degrees 30 minutes 00 seconds East 191.27 feet to the place of BEGINNING.

Containing 5.097 Acres.

Being Lot No. 10.

Under and subject to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited deed.

**ALSO GRANTING UNTO AND SUBJECT TO SEVERAL RIGHTS OF WAY.**

**EXCEPTING AND RESERVING** a right of way 50.00 feet in width situate on the easterly boundary of the lot herein conveyed which runs parallel and adjacent to the second mentioned course and distance of the above described tract.

**ALSO granting unto Randall P. Kadin, a right of way 50.00 feet in width along the extension of the above described right of way North 11 degrees 53 minutes 21 seconds East to L.R. 45024, also known as Sullivan Trail.**

**EXCEPTING AND RESERVING** Unto the Pennsylvania Power and Light Company a right of way 100 feet in width as more fully described in Deed Book 169, at Page 491.

**ALSO GRANTING** Unto Randall P. Kadin, the right of ingress and egress and regress along the over a right of way 50.00 feet in width parallel and adjacent to the easterly side of the above mentioned Pennsylvania Power and Light Company right of way.

**EXCEPTING AND RESERVING** unto the grantor hereof, the right of ingress, egress and regress over the 50.00 foot right of way adjacent to the easterly side of the aforementioned Pennsylvania Power and Light Company right of way.

**ALL BOUNDARY** lines and rights of way are shown and more fully described on a Plan of Subdivision of Daniel R. and Phyllis Y. Wise as recorded in Record Book Volume 922, page 232.

**TITLE TO SAID PREMISES IS VESTED IN** Matthew Gocek and Lori K. Halstead-Gocek, h/w, by Deed from Randall P. Kadin, single man, dated 06/27/1995, recorded 07/18/1995 in Book 2014, Page 656.

**TAX CODE:** 12/16/1/25-5

**TAX PIN:** 12635300588981

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MATTHEW GOCEK  
LORI K. HALSTEAD GOCEK**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

"s Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
EMILY M. PHELAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1725 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, tract or piece of ground situated in the Township of Ross, County of Monroe, and State of Pennsylvania, described in Deed recorded in the Office for the Recording of Deeds in and for Monroe County, at Stroudsburg, Pennsylvania in Deed Book Volume 242, Page 99 as "fifteen acres situated in the Township of Ross, County of Monroe, bounded and described as follows, to wit" Amandus Dick Est. assessed to Charles Haney", but being more particularly describes as situated on the North side of Township Road No. 378, thence in a generally Northeasterly direction approximately 125 perched, the bounders on the Northwest side being Howell and Sons and on the Southeast side by Russell E. Faust and Donald W. Faust and Thomas Gower, and carried on the Assessment Map of Monroe County in district 15-8-1-6.

**AND BEING MORE PARTICULARLY DESCRIBED** in a recent survey as follows:

**ALL THAT CERTAIN** tract or piece of land situate in the Township of Ross, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at a found pipe, a corner of Lot 39 as shown on a Plan titled "Final Plan, Section One, Owl Hollow, Ross Township, Monroe County, PA.", dated June 1974 prepares by Lawrence R. Bailey and recorded September 4, 1974 in Map Book 23, Page 103, from which the southwesterly corner of said lot on the northerly line is distant 203.00 feet in a southeasterly direction; thence by said lands now or formerly of Ruth Hawk and by land now or formerly of Russell Faust and crossing Township Road 378 South 50 degrees 52 minutes 25 seconds West at 1023.01 feet, at 1143.11 feet and at 1912.79 feet passing pipes, 1994.96 feet to a pipe; thence by lands now or formerly of Harold Siegel, partially in and along said Township Road, North 17 degrees 00 minutes 36 seconds West 362.14 feet to a point; thence leaving said Township Road by lands now or formerly of Carl Howell North 50 degrees 42 minutes 04 seconds East (22.72 feet at 813.87 feet and at 926.73 feet passing pipes) 1996.03 feet to a pipe in Line of Lot 58 as shown on the aforementioned plan; thence by said Lot 58 and by aforementioned Lot 39 South 17 de-



gress 12 minutes 29 seconds East at (183.03 feet passing a pipe, a common corner of said lots) 368.12 feet to the place of BEGINNING.

CONTAINING 15.5 Acres, more or less/

Parcel No. 15/8/1/6

Pin No. 15625700930258

Title to said premises is vested in Marvin Frable and Rhonda Frable, husband and wife, by deed from Charles Haney, Jr and Elizabeth B. Haney, husband and wife dated May 15, 1998 and recorded May 11, 1998 in Deed Book 2048, Page 0922.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MARVIN FRABLE**

**RHONDA FRABLE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MARC S. WEISBERG,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8375 CV 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** tract, parcel or piece of land, situate in the Township of Hamilton, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point near the center of the Township Route No. 388, said point being the northeasterly corner of the whole tract, of which this was formerly a part; thence averaging the center of said road and along lands now or formerly of William L. Haney, South twenty-six degrees thirty minutes East to a point on the northwesterly right-of-way line of relocated traffic Route No. 115; thence along the northwesterly right-of-way line of said relocated Route NO. 115, in a southwesterly directions, its various courses and distance to a point on line of lands now or formerly of Bert Werkheiser; thence along lands of said Bert Werkheiser, North eighteen degrees twenty minutes West to a point near the center of Township Route No. 397; thence still by said land of Bert Wer-

keiser North twelve degrees fifty minutes West one hundred and six feet to a corner; thence by the same, North eleven degrees East six hundred sixty and nine-tenths feet to a corner; thence by lands now or formerly of David Baltz, North sixty eight degrees forty minutes East seven hundred sixty seven feet to the place of BEGINNING.

CONTAINING 23 acres, more or less.

More recently designated as 'remaining lands' as set forth on the plan entitled 'Minor Subdivision Plan of Lands of Delorse H. Bone', prepared by Marshall A. Phillips, R.S., and recorded in Monroe County Map Plan 63, Page 91.

EXCEPTING and reserving there from: 1.5464 acres, more or less, as contained in deed from Delorse H. Bone widow, to Della L. Craig and Michael J. Craig, her husband, dated 3/29/91 and recorded 4/2/91 in REcord Book 1772, Page 1056, designated as Lot 1, as shown on Minor Subdivision of lands of Delorse H. Bone, recorded in Monroe County Plot Map 63, Page 91.

ALSO EXCEPTING and reserving that portion of the premises condemned per highway plans for Route 33, as shown on Plot Map 63, Page 91.

UNDER AND SUBJECT to the Grant of Easement to TLC Properties, Inc. a Louisiana Corporation as set forth in Monroe County Record Book 2252, Page 8582.

TITLE TO SAID PREMISES VESTED IN James C. Stout, II and Christine M. Ginder Stout, h/w, by Deed from Dale Bone, individually, dated 08/07/2007, recorded 08/13/2007 in Book 2313, page 4269.

TAX CODE: 07/11/1/17-1

TAX PIN: 07627700672952

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JAMES C. STOUT II**

**CHRISTINE M. GINDER STOUT**

**A/K/A CHRISTINE MICHELLE GINDER-STOUT**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOHN MICHAEL KOLESNIK,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6133 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

THURSDAY, APRIL 30, 2015

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN tract or parcel of land situate in the Township of Ross, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the north bank of the Buckwha Creek, and in line of lands of Weldon & Judy Ziegenfus (D.B. Vol. 313, Pg 4), from which an iron pin on the southerly line of Pa. S.R. 3004 marking the north-easterly corner of lands of James W. & Joanne A. Ziegenfus (D.B. Vol. 516, Pg. 322) bears North 18 degrees 40 minutes 15 seconds West distant 30743 feet; Thence by said lands of Weldon & Judy Ziegenfus South 18 degrees 40 minutes 15 seconds East (at 14.92 feet passing an iron pin) 449.12 feet to a pipe in line of lands now or formerly of Helen A. Custard; Thence by said lands now or formerly of Helen A. Custard North 71 degrees 19 minutes 45 seconds East 125.00 feet to an iron pin; Thence by the same North 18 degrees 40 minutes 15 seconds West 431.200 feet to a point on the aforementioned north bank of the Buckwha Creek; Thence by lands of Weldon & Judy Ziegenfus (D.B. Vol. 1831, Pg. 1077, Tract No. 1) along said north bank of the Buckwha Creek, it's various courses and meanders, 130 feet more or less (chord bearing and distance being South 79 degrees 29 minutes 4 seconds West 26.68 feet) to the place of BEGINNING. BEING TRACT NO. 2.

TOGETHER WITH the rights of the grantees, their heirs and assigns, in common with the rights of the grantors, their heirs and assigns, to ingress, egress, and regress in, over, along, and across a driveway right-of-way having a width of 20.00 feet, being 10.00 feet on each side of the following described centerline;

BEGINNING at a point on the southerly line of Pa. S.R. 3004, from which the northwesterly corner of lands of James Ziegenfus (D.B. Vol. 516, page 322) bears South 73 degrees 49 minutes 37 seconds West distant 10.01 feet; Thence through said lands of the westerly line of said lands, South 18 degrees 40 minutes 15 seconds East 536.00 feet to a point; Thence continuing through said lands of Weldon J. Ziegenfus North 71 degrees 17 minutes 56 seconds East 140.01 feet to a point; on the westerly line of the above described tract of land bears South 18 degrees 40 minutes 15 seconds East a distance of 226.00 feet.

TITLE TO SAID PREMISES VESTED IN Paul E. Gearhart and Karen A. Gearhart, by Deed from U.S. Bank National Association as trustee, dated 09/18/2007, recorded 10/18/2007 in Book 2318 Page 9866.

By virtue of the death of Paul E. Gearhart on 03/15/2012, title to said property automatically vested in surviving tenant by the entirety karen A. Gearhart.

TAX CODE: 15/92152

TAX PIN: 15625600756658

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

KAREN A. GEARHART

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter un-

less exceptions are filed within said time.

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

EMILY M. PHELAN,

ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - April 30, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3448 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

THURSDAY, APRIL 30, 2015

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THOSE TWO CERTAIN lots or pieces of land situate in the Township of Chestnut Hill, County of Monroe, and Commonwealth of Pennsylvania, being shown on a certain map entitled "Plan of Lots; McMichaels Hillside Terrace; Section Two; Chestnut Hill Township, Monroe County, Pennsylvania Scale 1" = 100'; September 1971" as prepared by Lawrence M. Bailey, Registered Surveyor, Stroudsburg, Pennsylvania and recorded in Monroe County Plat Book Volume 17, Page 29, bounded and described as follows, to wit:

BEGINNING at a point on the centerline of Hemlock Drive, said point is located 630.39' westerly from Robbin's lane and said point is common to Lot 4; thence along Lot 4 North twenty-seven degrees fifty-one minutes sixteen seconds West (N 27/ 51'16" W) two hundred and sixty feet (260') to a point; thence North sixty-three degrees eighty minutes forty-four seconds East (N 63/ 08'44" E) two hundred ninety-five and ninety-six hundredths feet (295.96') to a point; thence South twenty-seven degrees fifty-one minutes sixteen seconds East ( S 27/ 51'16" E) one hundred and sixty-nine feet (169') to a point common to Lot 7; thence along Lot 7 South twenty-eight degrees thirty-one minutes thirty-five seconds West (S 28/ 31'35" W) two hundred thirty-six and twenty-five hundredths feet (236.25') to the centerline of Hemlock Drive; thence along said centerline on a curve to the left with a radius of 100' and an arc length of ninety-six and sixty-seven hundredths feet (96.67') to a point; thence continuing along the centerline of Hemlock Drive South sixty-three degrees eighty minutes forty-four seconds West (S 63/ 08'44" W) twenty-two and two tenths feet (22.2') to the POINT OF BEGINNING.

THE ABOVE DESCRIPTION is describing Lot 5 Nd Lot 6 as one lot, and is from more recent survey of Robert Daniel Bethosky, P.S., dated June 9, 1986.

UNDER AND SUBJECT to all the covenants, conditions, restrictions and reservations as set forth in the chain of title.

BEING known and numbered as 127 Lupine Drive f/k/a RR 6, Box 6715, Hemlock Drive, Saylorsburg, PA, 18353-9409.

BEING the same premises which John Rastetter and Antoinette Rastetter, his wife, by Deed dated October 28, 2004 and recorded November 5, 2004 in and for Monroe County, Pennsylvania, in Deed Book Volume 2206, Page 9718, granted and conveyed unto Douglas A. Skellenger and Eugenia M. Skellenger, his wife.

TAX CODE: 02/5/3/11

PIN NO: 02635003238849

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**DOUGLAS A. SKELLENGER  
EUGENIA M. SKELLENGER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
DENISE CARLON,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 66 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the Township of Polk, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a nail in L.R. No. 164 (U.S. No. 209) from which and X out on a Pennsylvania Department of Highway's Bench mark on the southwesterly wing wall of a bridge crossing the Middle Creek bears, South 84 degrees 45 minutes 30 seconds East distant twenty-seven and twenty-six hundredths (27.26') feet to a nail driven into the northeasterly corner of a concrete block garage bears South 17 degrees 49 minutes 50 seconds East distant twenty-two and fifty-six hundredths (22.56') feet and a nail driven into the northwesterly corner of the same garage bears South 24 degrees 07 minutes 20 seconds West thirty and twelve hundredths feet and a nail driven into the face of a stone wall bears South 70 degrees 18 minutes 10 seconds West distant thirty-two and fifty-four hundredths (32.54') feet; thence along lands now or late of Wilbur A. Johnson, South 35 degrees 22 minutes 30 seconds East (at fifty-nine and sixty-seven hundredths (59.67') feet passing an iron pin in the driveway), ninety-two and forty hundredths (92.40') feet to an iron pin; thence by the same South 76 degrees 37 minutes 30 seconds West sixty-one and five hundredths (61.05') feet to an iron pin; thence still by the same North 10 degrees 62 minutes 30 seconds West thirteen and twenty hundredths feet (13.20') to an iron

pin; thence still by the same, South 77 degrees 37 minutes 30 seconds West eighty-four and fifteen hundredths feet (84.16') to an iron pin; thence still by the same North 12 degrees 18 minutes 40 seconds West sixty-four and thirty-five hundredths feet (84.35') to an iron pin in said L.R. No 184 (U.S. 209); thence in and along said L.R. No. 164, North 73 degrees 07 minutes 00 seconds East one hundred nine feet (109.00') to the place of BEGINNING.

CONTAINING 0.214 ares, more or less.

BEING THE SAME PREMISES WHICH Barbara J. Misercola and Douglas Misercola, her husband by deed dated September 23, 1996 and recorded September 30, 1996, in the Office for the Recorder of Deeds, etc., in and for the Count of Monroe at Stroudsburg, Pennsylvania, in Record Book Volume 2029, page 5019, granted and conveyed unto Carmine Spulzo and Gwendolyn Spulzo, his wife, in fee.

BEING TAX MAP NO. 13/6/1/98

PIN # 13-6227-01-25-6540

**UNDER AND SUBJECT to easement for L.R. No. 164. SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**CARMINE J. SPULZO  
AND GWELDOLYN A. SPULZO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
KELLY L. EBERLE,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8410 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
Lot 430

**ALL THAT CERTAIN** lot, tract, piece or parcel of land, situate in the Township of Pocono, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

Beginning at an iron pin on the Southerly line of a road forty (40) feet in width, said iron being the Northwesterly corner of Lot No. 431 as shown on map entitled "Section B, Pocono Laurel Lake, Joseph R. Mat-

...toli, 29 March 1965"; thence along Lot No. 431 (a radial line to the hereinafter described curve), South nine degrees twenty-nine minutes twenty seconds East one hundred seventy-four and sixty-three one-hundredths feet to a point in line of Lot No. 410; thence partly along Lot No. 410 and partly along Lot No. 411, North eighty-one degrees two minutes fifty-five seconds West one hundred twenty-five and twenty-eight one hundredths feet to a point, said point being the Southeasterly corner of Lot No. 429 as shown on said map; thence along Lot No. 429 (a radial line to the hereafter described curve) North five degrees forty-seven minutes thirty seconds East one hundred fifty and ninety-four one-hundredths feet to an iron on the Southerly line of the above mentioned road forty (40) feet in width; thence along the Southerly line of said road in an Easterly direction on a curve to the left having a radius of 300 feet an arc length of eighty and one one-hundredths feet to the place of beginning.

containing 0.367 acres, more or less; Being Lot No. 430 as shown on said map.  
Lot 429

**ALL THAT CERTAIN lot, tract, piece or parcel of land situate at Pocono Laurel Lake, Township of Pocono, County of Monroe and Commonwealth of Pennsylvania, being designated as Lot 429, Section B, on map entitled "Section B, Pocono Laurel Lake, Joseph R. Mattoli, Pocono Township, Monroe County, PA, 29 March 1965, L.A. Acherman, Jr., P.E." recorded 22 April 1965 in the Office for the Recording of Deeds, in and for the County of Monroe at Stroudsburg, Pennsylvania, in Plot Book 9, page 159.**

**BEING known and numbered as 128 Louise Lane, f/k/a 430 Walter Lane, Bartonsville, PA 18321-9424.**

**BEING the same premises which Dino G. Sajudin, by Deed dated November 5, 2002 and recorded November 5, 2002 in and for the Monroe County, Pennsylvania, in Deed Book Volume 2136, page 1077, granted and conveyed unto Dino G. Sajudin.**

**TAX CODE: 12/9A/2/176**

**PIN NO: 12638203014117**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**DINO G. SAJUDIN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ASHLEIGH L. MARIN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8336 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN piece of ground shown on a plan field in Tunkhannock Township, Monroe County, and designated as Lot Number 1430, Section S-I, Stonecrest Park, Tunkhannock Township, Pennsylvania. Subject to the following metes and bounds description:**

**BEING shown and designated as Lot 1430 on a certain map entitled 'Section S-I; Stonecrest Park; Tunkhannock Township, Monroe County, Penna.; Scale 1 inch - 100 feet; 30 April 1965' as prepared by Leo Achterman, Jr., P.E., East Stroudsburg, Penna., said map being recorded in the Office of the Recorder of Deeds in Stroudsburg, Penna., in and for the County of Monroe in Plat Book Volume 9 on Page 211 on the 19th day of May, 1965, and more particularly described as follows:**

**BEGINNING at a point on the Northerly side of Township Road as shown on the above cautioned map, said point being a corner common to Lots 1429 and 1430; thence; 1) along the Northerly side of said road, South 82 degrees 36 minutes 45 seconds West, 133.53 feet to a point o line of lands now or formerly of Indian Mountain Lake, thence; 2) leaving said road and along lands of said Indian Mountain Lake, North 16 degrees 54 minutes 05 seconds West, 197.72 feet to a point, a corner common to Lots 1401 and 1430, thence; 3) along said Lot 1401 and also along Lot 1402, North 82 degrees 36 minutes 45 seconds East, 166.21 feet to a point, a corner common to Lots 1429 and 1430, thence; 4) along said Lot 1429, South 07 degrees 23 minutes 15 seconds East, 195 inches to the place of Beginning. CONTAINING 28,314 square feet, more or less.**

**UNDER AND SUBJECT to the restrictions and reservations which appear in Deed from Fred Frankel Associates, Inc., a Penna. Corporation, by deed dated June 3, 1968, and recorded June 17, 1968, in the Office for the Recording of Deeds, in and for the County of Monroe at Stroudsburg, Penna. in Deed Book Vol. 361, page 310, granted and conveyed unto William F. Bunting and Mary E. Bunting, his wife.**

**TITLE TO SAID PREMISES VESTED IN Pedro Caraballo, Jr. and Jennifer A. Montanez, Joint Tenants with the Right of Survivorship and not as Tenants in Common, by Deed from Frank J. Hess, Sr., married and Robert Furino, married, dated 10/26/2006, recorded 10/31/2006 in Book 2286, Page 213.**

**TAX CODE: 20/8E/1/4-1**

**TAX PIN: 20632103331720**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**PEDRO J. CARABALLO, JR.**

**A/K/A PEDRO CARABALLO, JR.**

**JENNIFER A. MONTANEZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of

the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JONATHAN LOBB,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6982 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN piece or parcel of land situate in the Township of Jackson, County of Monroe and State of Pennsylvania, bounded and described as follows:**

**BEGINNING** at a point in Doll Road (Township Road No. 486) in line of lands now or formerly of Pearl Doll; **THENCE** by said lands North 73 degrees 54 minutes 50 seconds East (at fifteen and sixty-two one-hundredths (15.62) feet passing over a pipe), one hundred sixty and twenty-five one-hundredths (160.25) feet to a pipe;

**THENCE** by other lands of the same, North 74 degrees 05 minutes 40 seconds East, two hundred six and twenty-five one-hundredths (206.25) feet to a pipe.

**THENCE** by other land of William J. Kilroy and Ildiko V. Kilroy, his wife, South 23 degrees 24 minutes 40 seconds East, two hundred fifty (250) feet to a pipe;

**THENCE** by the same, South 74 degrees 02 minutes 05 seconds West (at three hundred fifty and eighty-three one-hundredths (350.83) feet passing over a pipe), three hundred sixty-six and fifty-four one-hundredths (366.54) feet to a point in the aforesaid Township Road No. 486;

**THENCE** in said road, North 26 degrees 07 minutes 40 seconds West, seventy-four and thirty-one hundredths (74.30) feet to a point;

**THENCE** North 22 degrees 15 minutes 10 seconds West, one hundred seventy-five and seventy one-hundredths (175.70) feet to the place of beginning.

**CONTAINING** 2.1 acres, more or less. (Description prepared by W. Douglas Kitson, Registered Surveyor, May 19, 1976.)

**TOGETHER** with all rights and privileges appurtenant or relating to the above described premises.

**IMPROVED** with a single family, one story frame dwelling, and more commonly known as Doll Road, Route 715, Reeders, Pennsylvania.

**UNDER AND SUBJECT** to the same reservations, covenants, restrictions, conditions, exceptions and easements as appear in the chain of title.

**BEING THE SAME PREMISES** which MRZ Family LP, a Pennsylvania limited partnership, by deed dated 07/12/2007 and recorded 08/31/2007 in Book 2315 Page 614 conveyed to John R. Balascsak.

Pin #: 08636100244928

Tax Code #: 08/4/2/26-31

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JOHN R. BALASCASAK  
MORTGAGOR(S) AND  
RECORD OWNER(S)**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIFER LYNN FRECHIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4467 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

The land referred to in this Commitment is described as follows:

**PARCEL #2**

**ALL THAT CERTAIN** lot parcel or piece of land situate in the **Township of Chestnuthill**, County of Monroe, and Commonwealth of Pennsylvania, being Lot 28, Section 1, Pohopoco Creek Estates, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 29, Page 87.

**PARCEL #1**

**ALSO, ALL THAT CERTAIN** piece or parcel of land situate in the **Township of Chestnuthill**, County of Monroe, and Commonwealth of Pennsylvania bounded and described as follows, to wit:

**BEGINNING** at an iron pin on the southerly line of Cayuga Court, a common corner of Lot No. 27 and Lot No. 28 as shown on a plan titled 'Final Plan, Section 1, Pohopoco Creek Estates', recorded June 21, 1976 in Plot Book Volume 29, Page 87; thence along said southerly line of Cayuga Court North 85 degrees 59 minutes 45 seconds East 77.45 feet to a pipe; thence through said Lot No. 29 North 82 degrees 49

minutes 07 seconds West 78.95 feet to a pipe; thence by the aforementioned Lot No. 28 North 4 degrees 00 minutes 15 seconds West 275.19 feet to the place of BEGINNING.

CONTAINING 0.503 acre of land. BEING Lot No. 27B as shown on a plan titled 'Subdivision of Lot No. 27, Section 1, Pohopoco Creek Estates', dated September 8, 1981, prepared by Robert G. Beers R.S. #23669-E, a copy of which is attached to and made a part of deed recorded in Deed Book Volume 1154, page 91.

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

TITLE TO SAID PREMISES VESTED IN James A. Gilley and Shari L. Gilley, h/w, by Deed from Gerald P. Mascho and Sandra K. Mascho, h/w, dated 12/20/2002, recorded 01/02/2003 in Book 2141, page 342.

PARCEL #1  
TAX CODE: 02/13A/2/62  
TAX PIN: 02623901286017  
PARCEL #2  
TAX CODE: 02/13A/2/61  
TAX PIN: 02623901284095

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**JAMES A. GILLEY**  
**SHARI L. GILLEY**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**JOSEPH E. DEBARBERIE,**  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9206 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**  
**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** message and lot, tract, piece, or parcel of land, situate in the Township of Smithfield, County of Monroe, and Commonwealth of Pennsylvania, bounded and described as follows to wit:  
BEGINNING at an iron pipe in Pine Lane, a twenty foot road or right-of-way leading westerly from palm-

er Swamp Road between Wooddale and Craigs Meadows, said pipe being also the most westerly corner of lands of William J. Cooper et al. and being on line of lands now or late of Erva Miller: THENCE in and along the said Pine Lane (Bearings from Magnetic Meridian of 1960) North fifty-seven degrees thirteen minutes East seventy feet to a pipe; thence still in and along the said Pine Lane North seventy-two degrees fifty-four minutes East eighty feet to a pipe in Pine Lane and on line of lands of Burt Miller; thence leaving Pine Lane and by lands of Dale H. Learn and Pauline G. Learn, his wife, of which this tract was formerly a part, North four degrees fifty-three minutes West two hundred fifty feet to a pipe; thence by the same South sixty-five degrees forty-six minutes West one hundred fifty feet to a marked rock on line of lands now or late of the aforesaid Erva Miller; thence by lands now or late of the said Erva Miller South five degrees thirteen minutes East two hundred fifty feet to the place of BEGINNING. CONTAINING seventy-nine one-hundredths (0.79) Acre, more or less.

TOGETHER with the right to the grantee herein his heirs and assigns, to take water from a well, but not to pipe it, said well being located on other lands of said Dale H. Learn and Pauline G. Learn, his wife, at the intersection of Pine Lane and Palmer Swamp Road, the grantee herein to pay his proportionate share of upkeep of said well.

TOGETHER with the perpetual right to the grantee herein, his heirs and assigns, in common with the grantor herein, her heirs and assigns, to use a certain lane, known as Pine Lane; the said grantee to pay his proportionate share for maintenance and upkeep of said right of way.

Parcel No. 16/6/2/7  
Pin No. 16731304540843

Title to said premises is vested in Kevin Debatt by deed from Susan E. Mirkovic, Widow dated June 29, 2006 and recorded June 30, 2006 in Deed Book 2272, page 7732.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**KEVIN DEBATT**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**MARC S. WEISBERG,**  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6499 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** Unit designated as Unit Number 112, being a Unit in the Foxfire Condominium, situate in the Borough of Mt. Pocono, County of Monroe and Commonwealth of Pennsylvania, as designated in the Declaration of Condominium of Foxfire Condominium, recorded on March 8, 1984, in Monroe County Record Book 1341, Page 91; First Amendment to the Declaration, recorded on July 19, 1984 in Monroe County Record Book 1374, Page 310; Second Amendment to the Declaration, recorded on July 1, 1986 in Monroe County Record Book 1496, page 1580; Third Amendment to the Declaration, recorded on September 30, 1987 in Monroe County Record Book 1580, Page 1262; Correction to First Amendment, recorded on January 13, 1988 in Monroe County Record Book 1599, Page 336; Fourth Amendment to the Declaration, recorded on February 1, 1988 in Monroe County Record Book 1601, Page 1159; Fifth Amendment to the Declaration, recorded on August 5, 1988 in Monroe County Record Book 1633, Page 1323; Sixth Amendment to the Declaration, recorded on April 14, 1989 in Monroe County Record Book 1675, page 1553; Seventh Amendment to the Declaration, recorded on December 17, 1990 in Monroe County Record Book 1762, Page 734; Eight Amendment to the Declaration, recorded on July 27, 1992 in Monroe County Record Book 1840, Page 1523; Ninth Amendment to the Declaration, recorded on August 16, 1993 in Monroe County Record Book 1903, Page 1558; Tenth Amendment to the Declaration, recorded on February 15, 1994 in Monroe County Record Book 1936 Page 1128; and final Plats and Plans for Foxfire Condominium as recorded in Monroe County Plot Book 62, Page 500; Eleventh Amendment to the Declaration, recorded on April 4, 1995 in Monroe County Record Book 2000, page 731.

TOGETHER with all right title and interest being a .7654% percentage undivided interest of in and to the Common Elements as set forth in the aforesaid Declaration of Condominium and Amendments.

Parcel No. 10/13/2/20-12  
Pin No. 10635511564750B112

Title to said premises is vested in Ckaine Nancy Cole and Ckaine Nancy Cole by Deed from Vacations Charters, LTD., A Pennsylvania Corporation dated July 2, 2001 and recorded August 10, 2001 in Deed Book 2102, page 2802.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**CKAINE NANCY COLE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

f's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MARC S. WEISBERG,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6299 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** and lot or piece of land, situate in the Township of Stroud, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the Westerly side of Cedar Street as shown on the hereinafter mentioned map, said point being South twenty seven degrees fifteen minutes East forty five feet from the intersection of the Westerly side of said Cedar Street with the Southerly side of Pine Street as shown on said map. and also being the Southeasterly corner of Lot No. 19, as shown on said map: thence along the Westerly line of said Cedar Street South twenty seven degrees fifteen minutes East ninety feet to a point, said point being the Northeasterly corner of Lot No. 22 as shown on said map: thence along the Northerly line of said Lot No. 22. South sixty three degrees forty five minutes West one hundred fifty feet to a point on the Easterly line of an alley twenty feet wide as shown on said map, said point being the Northwesterly corner of said Lot No. 22: thence along the Easterly line of said twenty feet wide alley, North twenty seven degrees fifteen minutes West ninety feet to a point, said point being the Southwesterly corner of said Lot No. 19, as shown on said map: thence along the Southerly line of said Lot No. 19, North sixty three degrees forty five minutes East one hundred fifty feet to the place of beginning.

Being Lots Nos. 20 and 21 as shown on Map of "Pine Ridge View, Stroudsburg, Pa." filed in the Office for the Recording of Deeds, etc. at Stroudsburg, Pa., in and for the County of Monroe. in Plot Book No. 1-B, page 183.

BEING known and numbered as 1 Cedar Street n/k/a 105 Periwinkle Lane, Stroudsburg PA 18360-2805.

BEING the same premises which Clinton Meissner, by Deed dated March 13, 2009 and recorded March 17, 2009 in and for Monroe County, Pennsylvania, in Deed Book Volume 2350, page 2438, granted and conveyed unto Kristen Possinger and Douglas Possinger, as tenants by the entirety.

TAX CODE: 17/4/2/5  
PIN NO: 17730105270830

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**KRISTEN A. MINTER-POSSINGER A/K/A  
KRISTEN POSSINGER  
DOUGLAS P. POSSINGER**

**A/K/A DOUGLAS POSSINGER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**DENISE CARLON,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8334 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THAT CERTAIN tract or parcel of land located in **Stroud Township**, Monroe County, Pennsylvania, and know as Estate Lot Site Number 68 located on Reunion Ridge, as shown on the Final Plans Phase 2, Blue Mountain Lake, A Planned Unit Development, approved by the Stroud Township Board of Supervisors as of February 6, 1995 and filed of record in the Office of the Recorder of Deeds of Monroe County, Pennsylvania on April 6, 1995 in Plot Book 67 at pages 47 and 48.

**UNDER AND SUBJECT TO:**

1. The Reservations and Covenants contained in the aforesaid Deed from Estate of Karl Hope, et al.
2. The provisions of that certain Declaration of Rights, Easements, Covenants, Conditions, Affirmative Obligations and Restrictions applicable to Blue Mountain Lake dated May 11, 1993 and recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed Book Volume 1890 at page 1286 as supplemented by virtue of a Supplementary Declaration dated September 12, 1995 and recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed Book Volume 2018 page 2270.
3. The Provisions of that certain Cluster II (Estate Lot) Declaration of Rights, Easements, Covenants, Conditions, Affirmative Obligations and Restrictions Applicable to Blue Mountain Lake dated May 13, 1993 and recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed Book Volume 1890 at page 1369 and as supplemented by virtue of a Cluster II Supplementary Declaration dated Sep-

tember 12, 1995 and recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed Book Volume 2018 at page 2275.

4. The provisions of the Notes and Restrictions contained on the Final Plans Phase 2, Blue Mountain Lake, A Planned Unit Development, filed as aforesaid.
5. Utility easements of record or visible and appearing on the ground.

**TITLE TO SAID PREMISES VESTED IN Phil Hayden and Cordelia D. Hayden by Deed from Blue Mountain Lake Associates, L.P., dated 2/3/1996 and recorded 2/5/1996 in Deed Book 2022, Page 1171.**

**TAX CODE: 17/89569  
TAX PIN: 17730303435684**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**PHIL HAYDEN  
CORDELIA D HAYDEN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**JOHN MICHAEL KOLESNIK,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1169 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Price**, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:  
**BEGINNING** at an iron on the northerly line of Birch Drive said iron being the southeasterly corner of Lot Number 909 as shown on the map entitled "Plotting V Rock Ledge Manor Estates, James O. Gregersen and Richard V. Kubiak, 2 June 1972"; **THENCE** along Lot Number 909, North eight degrees forty-one minutes no seconds East 434.36 feet to an iron in line of lands of Michael Badner, **THENCE** along said lands of Michael Badner, South eighty-one degrees twenty-two minutes three seconds East 200.07 feet to an iron; **THENCE** along the same, South eight degrees forty-one minutes thirty-four seconds West 434.54 feet to an iron on the northerly line of Birch Drive; **THENCE**



along the northerly line of Birch Drive, North eighty-one degrees nineteen minutes no seconds West 200.00 feet to the place of BEGINNING.

CONTAINING 2.000 acres, more or less. BEING Lot Number 910 as shown on said map. THIS CONVEYANCE is made under and subject to the following covenants, conditions and restrictions which shall run with the land, viz:

1. Trailers must be placed at least one hundred fifty (150) feet back from the front property line.
2. All lots shall be subject to a utility and drainage easement over the ten (10) feet adjacent to all streets and five (5) feet adjacent to all other lines.
3. Lots shall be limited to a single family dwelling unless further subdivision is approved by the Monroe County Planning Commission.
4. No unlicensed or junk vehicles shall be maintained, placed or permitted on any of the above described tracts or any part thereof.

And any other covenants and restrictions of record.

**TITLE TO SAID PREMISES IS VESTED IN** Thomas J. Collins and Lucy Collins, his wife, by Deed from Blease Collins and Mary Therese Collins, his wife, dated 07/05/2001, recorded 12/04/2001 in Book 2105, Page 8555. Thomas J. Collins departed this life on or about 5/5/2011, at which time his ownership interest vested in the surviving tenant by the entirety.

TAX CODE: 14/9B/1/30  
TAX PIN: 14639704812706

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: LUCY COLLINS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**JONATHAN LOBB,**  
ESQUIRE  
Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 883 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** piece, parcel or tract of land situate in Tunkhannock Township, County of Monroe, Pennsylvania, being Lot No. 1, Section A on the Plan

of Lots of High Country Estates recorded in the Office of the Recorder of Deeds of Monroe County in Map Book Volume 42, Page 87 and being more fully described as follows:

Beginning at an iron pin in the Westerly right of way line of High Country Drive said pin being the South-easterly corner of Lot herein described; thence along the Westerly right of way line of High Country Drive South 16°28'54" West 250.10 feet to an iron pin, a point of curve; thence in a Southwesterly direction by a curve to the right with a radius of 25.00 feet an arc distance of 39.87 feet to an iron pin in the Northerly right of way line of High Country Drive; thence along said Northerly right of way line North 72°08'16" West 548.83 feet to an iron pin, a point of curve; thence in a Northwesterly direction by a curve to the right with a radius of 25.00 feet an arc distance of 30.35 feet to an iron pin in the Northeasterly right of way line of Pennsylvania Highway No. L.P. 45036, a point of reverse curve; thence along said Northeasterly right of way line in a Northwesterly direction by a curve to the left with a radius of 535.00 feet an arc distance of 8.08 feet to an iron pin; thence along land now or late of John and Russell Coleman North 16°28'54" East 237.51 feet to an iron pin; thence along Lot No. 2 South 73°31'06" East 600.00 feet to an iron pin, the place of beginning.

Containing 3.692 acres of land, more or less. Being Parcel No. 20/4a/1/15

**BEING THE SAME PREMISES** which Robert Joseph Sainato, by Deed dated July 14, 2004, and recorded July 27, 2004 in the Office of the Recorder of Deeds in and for the County of Monroe in Stroudsburg, Pennsylvania, in Record Book Volume 2197, Page 4325, granted and conveyed unto Thomas J. Doyle.

TAX ID NO.: 20/4A/1/15  
PIN NO.: 20-6332-01-38-0009

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**LISA A. DOYLE  
AND THOMAS P. DOYLE,  
ADMINISTRATORS OF THE  
ESTATE OF THOMAS J. DOYLE,  
DECEASED**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**JAMES VINCENT FARERI,**  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8371 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN tract or parcel of land situate in the Township of Hamilton, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:**

**BEGINNING at a point in the centerline of L.R. 949 (Easton-Belmont Pike) said point being the North-easterly corner of lands of Harold and Theresa Marvin, as recorded in Deed Book Vol. 223, on page 549, in the Monroe County Court House; thence (A) crossing the bed of said L.R. 949 and along lands of Harold and Theresa Marvin North 72 degrees 18 minutes 46 seconds West (at 19.86 feet passing over an iron pipe) 472.14 feet to a set iron pin; thence (B) leaving lands of said Marvin and along lands of Reinhard and Anne Marie Sombert North 50 degrees 06 minutes 59 seconds East 356.92 feet to a found iron pipe; thence (C) along same North 69 degrees 03 minutes 01 second West 50.08 feet to a found iron pipe; thence (D) along lands of Cecil and Lela Buchanan North 46 degrees 05 minutes 00 second East 361.57 feet to a found iron pipe; thence (E) along lands of Snydersville Corporation South 70 degrees 46 minutes 03 seconds East (at 160.62 feet passing over a found iron pipe) 179.54 feet to a point in the centerline of the aforementioned L.R. 949; thence (F) in and along said road South 18 degrees 31 minutes 39 seconds West 432.96 feet to a point; thence (G) along same South 22 degrees 07 minutes 56 seconds West 184.99 feet to the point of BEGINNING. CONTAINING 4.6073 Acres, more or less. Surveyed and description prepared by Marshall A. Phillips, R.S. June 8, 1992.**

**PARCEL No. 07/9/2/12  
PIN No. 07627902860281**

**BEING known as 1333 Middle Easton Belmont Pike, Stroudsburg, PA 18360**

**BEING the same premises which Robert J. Meyer and Valerie Meyer, his wife, by Deed dated July 24, 1992 and recorded July 29, 1992, in the Office for the Recording of Deeds in and for Monroe County, Pennsylvania, in Book 1841, Page 0546, granted and conveyed unto Robert J. Meyer and Valerie E. Meyer, his wife.**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**VALERIE E. MEYER  
ROBERT J. MEYER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from

the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
PAUL J. FANELLI,  
ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17**

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4303 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN tract or piece of land situate in the Township of Polk, County of Monroe and State of Pennsylvania, designated as Lot G-3 in a plan of lots entitled Pleasant View Lake, bounded and deseccribed as follows:**

**Beginning at a point ina macadam toad (TP-413) and corner common to Lot G-1 and J. Stislow; thence running along said macadam road and lands of J. Stislow north sixty-three degrees sixteen minutes east (N 63 degrees 16' E) one hundred forty-four and thirty-five hundredths feet (144.35') to a pin in said road and corner common to lands of L. Rice; thence running along lands of L. Rice south three degrees twenty-nine minutes east (S 3 degrees 29' E) one hundred seventy-five feet (1756.00') to an iron pin and north eighty-one degrees thirty-one minutes east (N 81 degrees 31' E) one hundred feet (100.00') to an iron pin in line with Lot G-5; thence running along line of Lot G-5 south three degrees twenty-nine minutes east (S 3 degrees 29' E) twenty-five and fifty-two hundredths feet (25.52') to a point in Cherry Road; thence running along Cherry Road south fifty-nine degrees twenty-five minutes west (S 59 degrees 25' W) one hundred forty-five and thirty-two hundredths feet (145.32') to a point common to Lot G-4; thence running along line of Lots G-4 and G-2 north thirty degrees thirty-five minutes west (n 30 degrees 35' W) two hundred twenty-five and eighty-two hundredths feet (225.82') to the place of beginning. Containing twenty-four thousand five hundred twenty-one square feet (245,521 square feet).**

**Parcel No. 13/2a/1/4  
Pin No. 13623803220066**

**Title to said premises is vested in Armin D. Herda by deed from Armin D. Herda Trustee of the Armin D. Herda Trust dated September 21, 2006 and recorded November 28, 2006 in Deed Book 2288, page 7628. The said Armin D. Herda died on October 19, 2012 thereby vesting title in Unknown Surviving Heirs of Armin D. Herda by operation of law.**

**Parcel No. 13/2A/1/4  
Pin No. 13623803220066**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
UNKNOWN SURVIVING HEIRS OF ARMIN D. HERDA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in ac-**

cordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MARC S. WEISBERG,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1920 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** tract, piece or lot of land situate in the **Township** of Ross, City of Saylorsburg, County of Monroe and State of Pennsylvania. Being Lot No. 32, I as shown on a map entitled "Final Plan Spring Valley Farms at Ross", Section One, recorded in Plat Book Volume 69, Page 108, bounded and described as follows, to wit: beginning at an iron in the northerly right of way of Rolling Meadows Road, being a corner of Lot No. 31, Spring Valley Farms at Ross, Section One, thence along Lot No. 31, North 59 degrees 21 minutes 02 seconds East (Magnetic Meridian) for 334.78 feet to an iron in line of remaining lands of Deck Creations, Inc. thence along remaining lands of Deck Creations, Inc. South 30 degrees 44 minutes 03 seconds East for 206.98 feet to an iron a corner of Lot No. 33, Spring Valley Farms at Ross, Section One, thence along Lot No. 33, South 45 degrees 05 minutes 14 seconds West for 300.00 feet to an iron in the northerly right of way of Rolling Meadows Road, thence in the northerly right of way of Rolling Meadows Road, the following two courses and distances: 1) North 43 degrees 54 minutes 45 seconds West for 94.79 feet to an iron; 2) on a curve to the right having a radius of 800.00 feet and an arc length of 185.19 feet to the place of beginning. Containing 1.792 acres, more or less and being a part of Deed Book Volume 2034, Page 6027.

Be advised this property is being sold subject to a mortgage.

Being Known As: 111 Rolling Meadows Road, Saylorsburg, PA 18353

TAX CODE: 15/90492

PIN NO.: 15624700711748

**TITLE TO SAID PREMISES IS VESTED IN Phillip J. Myers and Rosalyn M. Myers, husband and wife by deed from Phillip J. Myers and Rosalyn M. Myers, husband and wife dated 01/13/2000 recorded**

01/24/2000 in Deed Book 2074 Page 4780.

Having been erected thereon a single family dwelling. **SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**PHILLIP MYERS A/K/A  
PHILLIP J MYERS  
ROSALYN MYERS A/K/A  
ROSALYN M MYERS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
DAVID NEEREN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5930 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** trace or piece of land situate in the **Township** of Chestnuthill, County of Monroe, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at an iron pin in the southeasterly corner of lands conveyed by Viola Bonser to Ellis Weiss et ux by deed dated June 6, 1973 and recorded in Deed Book Volume 478, page 163, as shown on a map titled, "Subdivision of Lands of Viola Bonser; Chestnuthill Township, Monroe County, Pa." dated July 8, 1978 and prepared by Frank J. Smith, Jr., Registered Surveyor, Marshalls Creek, Pa., and recorded in Plot Book 37, Page 41; thence by lands now or formerly of Ellis Weiss et ux North 14 degrees 02 minutes 54 seconds West (at 416.57 feet passing an iron pipe), 436.35 feet to a point in Pa. L.F. 45042; thence in Pa. L.R. 45042 and by lands now or formerly of Ferman E. Singer North 79 degrees 49 minutes 15 seconds East 68.66 feet to an iron pipe; thence by lands now or formerly of Ferman E. Singer South 86 degrees 24 minutes 36 seconds East 327.47 feet to an iron pipe; thence by lands now or formerly of Country Terrace Acres Sheet 1 of 3 South 15 degrees 54 minutes 57 seconds West 268.19 feet to an iron pipe; thence by the same South 39 degrees 25 minutes 36 seconds West 267.49 feet to an iron pipe; thence by lands now or formerly of Viola Bonser of which this lot was for-

merly a part North 42 degrees 15 minutes 31 seconds West 67.02 feet to the place of BEGINNING. CONTAINING 2.675 acres, more or less. BEING THE SAME PREMISES which Lamont S. Bonser and Diane E. Bonser, n/b/m, Diane E. Robinson, by Deed dated August 21, 2008, and recorded August 22, 2008 in the Office of the Recorder of Deeds in and for the County of Monroe, and Commonwealth of Pennsylvania in Record Book Volume 2340, Page 9132, granted and conveyed unto Lamont S. Bonser. TAX ID NO.: 2/7/1/32-10 PIN NO.: 02-6340-00-64-9235

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**LAMONT S. BONSER  
DIANE E. ROBINSON F/K/A  
DIANE E. BONSER F/K/A  
DIANE E. EVERETT**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JAMES V. FARERI,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

28 minutes East 36.0 feet to an iron pin; North 60 degrees 28 minutes East 12.1 feet to an iron pin; thence crossing said lane, and along the West side of other land now or late of George B. Kitchen, of which the hereby lot was formerly a part, South 23 degrees 11 minutes East 78.0 feet to the place of BEGINNING. This last course passing along the East side of the cottage above mentioned, on a line parallel to said East side and distant 14 feet therefrom. This last course also passes an iron pin at a point 13.6 feet North of the point in the middle of the said public road.

**UNDER AND SUBJECT to Rights of Easement, Rights, Restrictions, Reservations, Conditions, etc., as a per in Deed Book Volume 277, 534.**

**TITLE TO SAID PREMISES VESTED IN Valerie A. Andre and Carmella Ciccone, her mother, as joint tenants with right of survivorship, by Deed from Amy Boswell, single, dated 04/28/2006, recorded 05/01/2006 in Book 2265, Page 8892.**

**TAX CODE: 07/12/2/11-3  
TAX PIN: 07627709262331**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**VALERIE A. ANDRE  
A/K/A VALERIE ANDRE  
CARMELLA CICCONE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOSEPH E. DEBARBERIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8526 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH  
ALL THAT CERTAIN lot or piece of land situate in the Township of Hamilton , County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:**

**BEGINNING** at a point in the middle of the public road leading from Saylorburg to Sciota, said point being 23.65 feet Southeast of the Southeast corner of the frame cottage located on the hereby described lot; thence along the middle of said public road South 62 degrees 26 minutes West 103.3 feet; thence crossing said public road, and along the middle of a 10-foot wide private lane, which land shall be used for the former Grantors, the Grantee, their heirs and assigns, the following five courses: North 21 degrees 16 minutes West 22.4 feet; North 19 degrees 57 minutes East 36.4 feet to an iron pin; North 31 degrees 13 minutes East 39.0 feet to an iron pin; North 47 degrees

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5404 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH  
ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Stroud , County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:**

**BEGINNING** at an iron on the southerly line of Cherry Court, said iron being the most easterly corner of Lot 214 as shown on amp entitled, 'Final Plan, The Fox

Run At Cherry Creek, Section III' dated 16 January 1989 and revised 1 February 1990; thence along the southerly line of Cherry Court, the following four courses and distances: 1) in a southeasterly direction on a curve to the left having a radius of 300 feet to an arc length of 156.57 feet to an iron, a point of tangency; 2) S 76 degrees 31 minutes 11 seconds E 27.00 feet to an iron, a point of curvature; 3) on a curve to the right having a radius of 200 feet an arc length of 134.86 feet to an iron, a point of compound curvature; 4) on a curve to the right having a radius of 40 feet an arc length of 72.94 feet to an iron, a point of tangency on the northwesterly line of Middle Road, T-385; thence along the northwesterly line of Middle Road, S 66 degrees 35 minutes 25 seconds W 177.18 feet to an iron in line of lands of Earl R. Rinker Et Ux as shown on said map; thence along said lands of Earl R. Rinker Et Ux, N 17 degrees 08 minutes 36 seconds W 17.76 feet to an iron; thence along the same S 88 degrees 36 minutes 24 seconds W 350.00 feet to an iron, the southeasterly corner of Lot 214 as shown on said map; thence along Lot 214, N 43 degrees 23 minutes 00 second East 378.22 feet to the place of BE-GINNING.

BEING Lot 213 Section III, The Fox Run at Cherry Creek

TITLE TO SAID PREMISES VESTED IN Rocco Giacobbe, by Deed from Donald M. Mulvey and Loriann D. Mulvey, husband and wife, dated 08/18/2006, recorded 8/24/2006 in Book 2278, Page 5263, Instrument #200636150.

TAX CODE: 17/87650

TAX PIN: 17720901380122

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ROCCO GIACOBBE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOHN MICHAEL KOLESNIK,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9307 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEV-**

**ER IS HIGHER BY CASHIERS CHECK OR CASH**

All those certain lots or pieces of ground, with the buildings and improvements thereon erected, situate in the Township of Tobyhanna, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

**PARCEL 1**

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

Lots 5 ABC, Block A-9 as set forth on a map entitled Plan of Lots, Arrowhead Lake, Section One, Tobyhanna Township, Monroe County, Pennsylvania, dated March 1964, scale 1 inch to 100 feet by John B. Aicher, Monroe Engineering, Inc. Stroudsburg, Pennsylvania and filed in the Office for the Recording of Deeds in and for Monroe County, Pennsylvania in Plat Book 11, Page 21, on March 10, 1967.

**PARCEL 2**

ALL THAT CERTAIN piece, parcel or tract of land situate, lying and being in the Township of Tobyhanna, County of Monroe, and State of Pennsylvania, dated March 1964 scale 1 inch to 100 feet by John B. Aicher, Monroe Engineering, Inc. Stroudsburg, Pennsylvania and filed in the Office for the Recording of Deeds in and for Monroe County, Pennsylvania in Plat Book 11, Page 21, on March 10, 1967.

SUBJECT to the same exceptions, reservations, restrictions, covenants and conditions as contained in prior deeds in chain of title.

TITLE TO SAID PREMISES VESTED IN Jorge Vazquez and Manuel Torres Zayaz, as joint tenants with the right of survivorship from Eileen T. Mahoney, by Special Warranty Deed, dated 06/30/2008 and recorded 7/3/2008 in Book 2338 Page 1206 Instrument # 200820014.

TAX CODE: 19/17A/1/117

TAX PIN: 19539612953347

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JORGE VAZQUEZ**

**MANUEL TORRES ZAYAS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOHN MICHAEL KOLESNIK,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

Sheriff of Monroe County  
Pennsylvania  
ADAM H. DAVIS,  
ESQUIRE

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10600 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Coolbaugh** County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at a pipe on the westerly line of Township Route No. 625, said iron pipe being the North-easterly corner of lot no. 13 as shown on amp entitled "Subdivision of portion of lands of Herbert T. Sharbaugh and Nellie Sharbaugh, revised 1 October 1961"; thence along lot No. 13 as shown on said map, south 55 degrees 26 minutes 00 seconds west 134.16 feet to an iron pipe; thence along lot No. 7 as shown on said map, north 34 degrees 34 minutes 00 seconds west 175.00 feet on an iron pipe; thence along the southerly line of a road 33 feet in width, now known as Sharbaugh Road, north 55 degrees 26 minutes 00 seconds east 193.16 feet to an iron pipe; thence along the westerly line of said Township Route No. 625 as shown on said map; south 15 degrees 56 minutes 10 seconds east 184.61 feet to the place of beginning. Containing 0.65 acre, more or less.

Being lots Nos. 9 and 11' on plan of lots entitled "Subdivision of portion of lands of Herbert T. Sharbaugh and Nellie G. Sharbaugh, et al."

**UNDER AND SUBJECT** to covenants, conditions, and restrictions, which shall run with the land as appear in the chain of title.

**TITLE TO SAID PREMISES VESTED** IN Gilberto Rodriguez and Emine Rodriguez, husband and wife and Marisol Rodriguez, their daughter, as joint tenants with right of survivorship from Kenneth C. Woehrle and Meredith Woehrle, his wife, by Deed, dated 02/26/2004 and recorded 03/23/2004 in Book 2185 Page 1249.

TAX CODE: 03/7/1/52-6

TAX PIN: 03635601381359

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**GILBERTO RODRIGUEZ  
EMINE RODRIGUEZ  
MARISOL RODRIGUEZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8907 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**BY VIRTUE OF A Writ** of Execution filed to No. 8907 CV 2011 Bayview Loan Servicing LLC (Plaintiff) vs Raymundo Quintanar (Real Owner) (Defendant)

Raymundo Quintanar owner(s) of property situate in **Borough of Stroudsburg** (Municipality) County of Monroe, and State of Pennsylvania, being known as 217 North Ninth Street, Stroudsburg, PA 18360 situate in the Borough of Stroudsburg, County of Monroe and State of Pennsylvania; No. 1 **BEGINNING** at a stake on the Southwest side of North Ninth Street, the corner of Lots Nos. 7 and 8; thence, South 17 degrees West a distance of 118 24/100 feet, more or less, to a stake in land now or late of Charles Eilber; thence, North 87 degrees West 41 2/10 feet to an iron pin in corner of land about to be conveyed to Harry W. Roth, thence North 17 degrees East a distance of 127 9/10 feet to and along Lot No. 9 to an iron pin in the line of said North Ninth Street; thence, along North Ninth Street South 73 degrees East a distance of 40 feet to the place of **BEGINNING**. No. 2: **BEGINNING** at an iron pin driven i the ground, a corner also of land of the Stroud Realty Company and Harry W. Roth; thence, by land of said Harry W. Roth South 17 degrees West 26 feet, more or less, to a stake in line of lands of William H. Kohl; thence, by land of said William H. Kohl South 67 1/4 degrees East 40 feet, more or less, to a post; thence, by land of Charles L. Eilber, of which this was a part, North 17 degrees East 45 feet, more or less to a stake in line of land of the Stroud Realty Company, thence, by land of said Stroud Realty Company North 87 degrees West 41 2/10 feet to the place of **BEGINNING**.

(Street Address, Dimensions of Parcel, square footage and/or acreage or other identifying information)

Assessment Map Number: 18-7300-06-38-2969

Assessed Value Figure: \$22,600.00

Improvements thereon: Residential dwelling

Attorney Martin S. Weisberg, Esq

Sheriff to Collect \$335,913.31

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**RAYMUNDO QUINTANAR**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

f's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MARTIN S. WEISBERG,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 11381 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot or piece of land situate in the Township of Middle Smithfield, county of Monroe and State of Pennsylvania, bounded and described as follows, to wit:**

**BEGINNING** at a point on the southeasterly line of Township Road No. 552, a common corner of Lot No. 35 and Lot No. 34 as shown on a plan titled 'Section 1 Eastern Pocono Park, Eastern Pocono Park, Inc., Owner & Developer Middle Smithfield Township, Monroe County, PA, dated May 29, 1969, prepared by Edward C. Hess Associates' on file in the Recorder's Office, Stroudsburg, PA, in Plot Book No. 12, Page No. 141; thence along Lot No 34 South 28 degrees 24 minutes 00 seconds East 199.97 feet to a point; thence by Lot No. 31 and by Lot No. 30 South 61 degrees 36 minutes 00 seconds West 101.00 feet to a point; thence by Lot No. 36 North 28 degrees 24 minutes 00 seconds West 199.97 feet to a point on the southeasterly line of Township Road No. 552; thence along the southeasterly line of township Road No. 552 North 61 degrees 36 minutes 00 seconds East 101.00 feet to the place of BEGINNING.

**CONTAINING 20,197 square feet, more or less.**

**BEING** Lot No. 35 on the above mentioned plan, in Block 1.

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

**TITLE TO SAID PREMISES VESTED** in Jennifer Ozbek and Onnik Ozbek, her father, as joint tenants with the right of survivorship and not as tenants in common, by Deed from Anthony J. Assante and Cecelia M. Assante, his wife, dated 02/20/1998, recorded 03/03/1998 in Book 2045, Page 5060.

By virtue of the death of Onnik Ozbek on 05/09/1998, Jennifer Ozbek, as surviving joint tenant, became sole owner of the property.

**TAX CODE:** 09/6B/2/15

**TAX PIN:** 09733402569109

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JENNIFER OZBEK**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in ac-

cordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
EMILY M. PHELAN,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5965 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** piece or parcel of land situate in the Township of Tobyhanna, County of Monroe and Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

**BEGINNING** at a point on the southwesterly side line of 50.00 foot wide Cranberry Drive and in the dividing line between lots Numbers 18 and 19 on plot of lots known as "Green Wood Acres", Block 2, as prepared by Edward C. Hess, P.E., dated June 23, 1967 and recorded in the Recorder of Deeds Office in and for Monroe County in Plot Deed Book Vol. II, Page 85; thence from said beginning point and along the dividing line between lots number 18 and 19, South 51 degrees 39 minutes 50 seconds West, 200.33 feet to a point common to lots number 18 19, 2 and 3; thence from said point and along the line between lot number 3 and 18 North 35 degrees 02 minutes West, 100.00 feet to a point common to lot numbers 3, 4, 17 and 18; thence from said point and along the line between lots number 17 and 18 North 51 degrees 19 minutes 50 seconds East, 200.33 feet to a point on the aforesaid Southwesterly side line of Cranberry Drive; thence from side point and along said Southwesterly side line of Cranberry Drive; thence from side point, and along said Southwesterly side line of Cranberry Drive, South 35 degrees 02 minutes East 100.00 feet to a point, the place of BEGINNING.

**CONTAINING (100 x 200.33) 20,033.00 square feet.**

**BEING ALL OF** Lot 18, Section E Block 2, Green Wood Acres.

Parcel No. 19/19A/1/10

Pin No. 19539402579230

Title to said premises is vested in Stacey J. Lecca and Stephen D. Lecca, husband and wife, by deed from Jeffrey Lutz and Elizabeth Lutz, husband and wife husband and wife, dated June 14, 2004 and recorded June 15, 2004 in Deed Boo 2193, page 2256.

**BEING THE SAME PREMISES** which David C. Heeter and Janice R. Heeter, husband and wife, by deed dated 12/16/1999 and recorded 12/17/1999 in Book 2073 Page 1825 conveyed to Thomas L. Carney Sr.

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 MARC S. WEISBERG,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1627 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
 ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Smithfield, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron on the easterly line of Chariton Drive, T-545, said iron being the most southerly corner of Lot 201A-1, as shown on map entitled "Resubdivision - Lot 201A, David Heeter", dated on 10 September 1999, and recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Plot Book 71, page 246; thence along Lot 201A-1, North 53 degrees 31 minutes 50 seconds East 125.00 feet to an iron; thence along the same North 56 degrees 24 minutes 56 seconds East 284.165 feet to a stone corner, a corner of lands of the East Stroudsburg Water Works; thence along lands of the East Stroudsburg Water Works; South 41 degrees 48 minutes 28 seconds East 134.72 feet to a stone corner; thence along the same North 32 degrees 48 minutes 18 seconds West 251.73 feet to a stone corner, a corner of lands of David Larrabee; thence along lands of David Larrabee, South 74 degrees 02 minutes 52 seconds West 193.34 feet to an iron on the easterly line of the aforementioned Chariton Drive; thence along the easterly line of Chariton, North 42 degrees 45 minutes 00 seconds West 44.13 feet to a point; thence along the same, north 36 degrees 28 minutes 10 seconds West 125.90 feet to the place of beginning.  
 CONTAINING 1.836 acres, more or less.  
 BEING Lot 201a-2 as shown on said map.

Pin #: 16730304719323  
 Tax Code #: 16/11A/1/40

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**TIMOTHY M. CARNEY, AS EXECUTOR OF THE ESTATE OF THOMAS L. CARNEY, DECEASED**  
**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 ALYK L. OFLAZIAN,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10292 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
 ALL THAT CERTAIN parcel of land situate in the Township of Middle Smithfield, County of Monroe, and Commonwealth of Pennsylvania being known and designated as Lot 91, as set forth on the Plot Map of Northpark Estates East, last revised dated August 7, 2003 and recorded September 12, 2003, in the Office for the Recording of Deeds, Stroudsburg, Monroe County, Pennsylvania, in Plot Book 75, Pages 166 and 167.

BEING PART OF the same premises which North Park Development Corp., a Pennsylvania Corporation, by indenture bearing date the 18th day December, 2002 in Record Book Volume 2139, Page 9500 granted and conveyed unto LTS Development, Inc., a Pennsylvania Corporation. Granted and conveyed unto Mohamed N. Zamdin and Zaleka Zamdin June 23, 2005 and Recorded July 12, 2005 in Record Book Volume 2232 page 1568 in the Office for the Recording of Deeds, in and for the County of Monroe, in Stroudsburg, Pennsylvania.

UNDER AND SUBJECT to Declaration of Rights, Easements, Covenants, Conditions, Affirmative Obligations and Restrictions Applicable to Northpark Estates, dated August 14, 1992 and recorded in the Office for Recording of Deeds, etc., in and for the County



ty of Monroe, Stroudsburg, Pennsylvania, in Record Book Volume 1834, page 1519, as amended.

BEING THE SAME PREMISES which Mohamed N. Zamdin and Zaleka Zamdin, by deed dated 08/15/2011 and recorded 10/07/2011 in Book 2392 Page 3670 conveyed to Janice C. Bailey.

Pin #: 09734300589925

Tax Code #: 09/97161

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JANICE C. BAILEY**

**ZALEKA N. ZAMDIN**

**MOHAMMED N. ZAMDIN A/K/A**

**MOHAMED N. ZAMDIN**

**MORTGAGOR(S) AND**

**RECORD OWNER(S)**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIFER FRECHIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9349 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN tract or piece of land situate in the Township of Polk, County of Monroe and Commonwealth of Pennsylvania, designated as Lot C-18 on a plan of lots entitled "Pleasant View Lake", as recorded in Plot Book 11, Page 117, Monroe County Records, bounded and described as follows, to wit:**

**BEGINNING** at a point in Pleasant View Drive and corner common to Lot C-17; thence running along line of Lot C-17. South three degrees thirteen minutes West (S. 3°13' W.), two hundred seven and fifteen one-hundredths (207.15) feet to an iron pin; thence running along lands now or late of B. Lester, North eighty-six degrees forty-seven minutes West (N. 86°47' W.), eighty (80) feet to an iron pin; thence running along line of Lot C-19, North three degrees thirteen minutes East (N. 3°3' E.), two hundreds seven and fifteen one-hundredths (207.15) feet to a point in Pleasant View Drive; thence running along Pleasant View Drive, South eighty-six degrees forty-seven mi-

nutes East (S. 86°47' E.) eighty (80) feet to the place of BEGINNING.

CONTAINING sixteen thousand five hundred seventy-two square feet (16,572 sq. ft.).

**SUBJECT** to the same rights, exceptions, restrictions, reservations and conditions as exist by virtue of prior recorded instruments, plans, deeds or conveyances. **HAVING** thereon erected a split level brick and aluminum dwelling house.

BEING the same premises which Margaret F. Cain, Widow granted and conveyed to James M. Cain, by Deed dated August 13, 1985, and recorded in the Office of the Monroe County Recorder of Deeds on September 11, 1985, in Deed Book Volume 1459, at Page 131.

BEING known as 3056 Pleasant View Drive, Kunkletown, PA 18058

CODE NO. 13/2A/1/61

PIN NO. 13-6238-03-30-1463

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JAMES M. CAIN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
BARBARA A. FEIN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4933 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot or parcel of land situate in the Township of Chestnuthill, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:**

**BEGINNING** at an iron pin on the westerly line of Fawn View Road, being a common corner of Lot No. 12 and Lot No. 13 as shown on a plan titled "Final Plan, Frantz Estates South, Section 1", dated July 7, 1989 and recorded August 27, 1989, in Plot Book Volume 61, page 400; Thence along said easterly line of Fawn View Road on a curve to the left having a radius of 375.00 feet for an arc length of 111.77 feet (chord bearing and distance being North 29 degrees 00 mi-

nutes 23 seconds East 111.36 feet) to an iron pin; Thence by Lot No. 14 North 83 degrees 33 minutes 08 seconds East 239.18 feet to an iron pin; Thence by Lot No. 9 South 06 degrees 01 minutes 08 seconds West 166.24 feet to an iron pin; Thence by Lot No. 10 South 28 degrees 29 minutes 08 seconds West 136.24 feet to an iron pin; Thence by the aforementioned Lot No.1 2 North 52 degrees 27 minutes 18 seconds West 263.92 feet to the place of BEGINNING.

CONTAINING approximately 1.178 acres of land. BEING Lot No. 13 as shown on the above described plan.

UNDER AND SUBJECT to covenants, conditions, restrictions and reservations as appears in the chain of title.

TITLE TO SAID PREMISES VESTED IN Abraham Joseph and Joanne M. Joseph husband and wife from P&K Developers, Inc., by Warranty Deed, dated 12/04/1998 and recorded 12/8/1998 in Book 2057 Page 0923 Instrument #199841046

TAX CODE: 02/87261

TAX PIN: 02624700892811

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ABRAHAM JOSEPH  
JOANNE M. JOSEPH**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
EMILY M. PHELAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9830 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN lot or piece of ground situated in the Township of Pocono, County of Monroe and State of Pennsylvania, being Lot No. 24, on a plan of lots of "Cherry lane Estates" Section 2, said plan being made by Edward C. Hess, Associate, Inc., Stroudsburg, PA., and recorded at Stroudsburg in the Office of the Recorder of Deeds, in and for the County

of Monroe on the 5th day of April, A.D., 1973 in Plot Book 20, page 75.

UNDER AND SUBJECT to restrictions and covenants as more fully set forth in Deed Book Vol. 579, Page 77, as recorded on September 12, 1976 in the Office for the Recording of Deeds, etc., as Stroudsburg, Monroe County, Pennsylvania.

Known as 3459 Black Cherry Road aka 3459 Black Cherry lane a/k/a 193 Black Cherry Lane, East Stroudsburg, PA 18301  
Parcel No. 12/3/2/40

Pin No. 12-6383-04-73-8111

Being the same premises which Thomas Victor Ventre granted and conveyed unto Gregory J. Hosier and Sandra L. Hosier by Deed dated and recorded March 4, 1977 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book 774, page 182.

This document may not sell, convey transfer, include or insure the title to the coal and right of support underneath the surface land described or referred to herein, and the owner or owners of such coal may have the complete legal right to remove all of such coal, and, in that connection, damage may result to the surface of the land and any house, building or other structure on or in such land. The inclusion of this notice does not enlarge, restrict or modify any legal rights or estates otherwise created, transferred, excepted or reserved by this instrument.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**GREGORY HOSIER  
SANDRA HOSIER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
CRAIG OPPENHEIMER,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10064 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THAT CERTAIN parcel or piece of land situate in

the Borough of East Stroudsburg, Monroe County, Pennsylvania, bounded and described as follows, to wit:

Beginning at a pipe on the northerly side of Berwick Heights Road, being the southeasterly corner of Lot #101 (now or formerly Elton P. Hall and wife) on the hereinafter mentioned plotting of lots; thence along Lot #101 north nine degrees fifteen minutes east (bearing of December 1923) one hundred fifty feet to the northeasterly corner of Lot #101; thence south eighty degrees forty five minutes east one hundred feet to the northwesterly corner of Lot #98 (now or formerly Louis E. Urban and wife); thence along Lot #98 south nine degrees fifteen minutes west one hundred fifty feet to the northerly side of Berwick Heights Road; thence along said road north eighty degrees forty five minutes west one hundred feet to the place of beginning.

Being Lots Nos. 99 and 100 on plan of lots of Stroud Realty Company, Berwick Development, recorded in the Office for the Recording of Deeds Co., at Stroudsburg, IN and for the County of Monroe in Plot Book Vol. 4, Page 93.

Under and subject to conditions and restrictions of record, including but not limited to those found at Deed Book 1445, page 825.

Title to said Premises vested in Ali Hatami and Renee V. Hatami, his wife by Deed from Robert E. Cooke, single dated 02/13/2007 and recorded 02/16/2007 in the Monroe County Recorder of Deeds in Book 2296, page 7853.

Being known as 132 Berwick Heights Road, East Stroudsburg, PA 18301

Tax Parcel Number: 05-5/2/2/5

Tax Pin Number: 05730111678272

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ALI HATAMI**

**RENEE V. HATAMI**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ROBERT W. WILLIAMS,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1104 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

THURSDAY, APRIL 30, 2015

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN piece or parcel or tract of land, situated in the Township of Tobyhanna, County of Monroe and Commonwealth of Pennsylvania, being Lots No. 103 on the map or plan bearing title or legend 'Section H-II, Locust Lake Village, Tobyhanna Township, Monroe County, Pennsylvania, 28 June 1968, Leo A. Achterman, Jr., P.E., East Stroudsburg, PA', bounded and described as follows, to wit:

BEGINNING at a point in the southeasterly line of Fawn Road and at the northernmost corner of Lot No. 104; thence North 53 degrees 13 minutes 40 seconds East along the southeasterly line of Fawn Road for a distance of 100 feet to a point; thence extending of that 100 foot width of breadth (between the northeasterly line of Lot No. 104 and a kline which is parallel with and 100 feet northeastwardly therefrom) in length or depth southeastwardly and at right angles with Fawn Road for a distance of 200 feet to a line parallel with Fawn Road.

THIS CONVEYANCE IS MADE SUBJECT to coal, oil, gas, mineral and mining rights and privileges incident to the mining of coal heretofore conveyed of record.

FURTHER SUBJECT to all restrictions, reservations, rights of way, easements for public utilities and building line(s) as may be shown on the recorded plan and in prior instruments of record.

TITLE TO SAID PREMISES VESTED IN Steven Spencer and Cynthia J. Spencer, f/k/a Cynthia J. Powell, by Deed from Cynthia J. Powell, n/k/a Cynthia J. Spencer, dated 02/13/2006, recorded 03/20/2006 in Book 2261, Page 2378.

TAX CODE: 19/11C/1/88

TAX PIN: 19630603239441

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**STEVEN SPENCER  
CYNTHIA J. SPENCER  
A/K/A CYNTHIA J. POWELL  
A/K/A CYNTHIA SPENCER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
EMILY M. PHELAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4662 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of ground situate in the Township of Middle Smithfield, County of Monroe and State of Pennsylvania being Lot No. 107 of Section No. 1 of Winona Lakes, as shown on map of Winona Lakes, filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania in and for the County of Monroe, in Plot Book No. 9, page 119, and bounded and described as follows, to wit: Beginning at an iron pin at the intersection of the southeasterly side of Dogwood Lane with the easterly side of Willow Road; thence

- 1) along the southeasterly side of said Dogwood Lane North sixty-two degrees four minutes East one hundred and twenty-four one hundredths feet to an iron pin, a corner common to Lots 107 and 108, thence,
- 2) leaving said road and along Lot 108 south twenty-seven degrees fifty-six minutes East one hundred fifty-five and no one-hundredths feet to an iron pin, a corner common to Lots 106, 107, 108 and 109, thence
- 3) along said Lot 106 South eighty-three degrees thirty-two minutes West one hundred fifty and no one-hundredths feet to an iron pin on the easterly side of Willow Road, a corner common to Lots 106 and 107, thence
- 4) along the easterly side of said road North six degrees twenty-eight minutes West one hundred seven and fifty-eight one hundredths feet to the place of beginning.

Parcel No. 09/3F/1/68  
Pin No. 09734302998157

Title to said premises is vested in Christian E. Giron and Martha Giron by deed from Martha Giron and Marco Tulio Giron dated February 23, 2000 and recorded February 29, 2000 in Deed Book 2075, Page 70787

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
MARTHA GIRON**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1991 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or piece of land situate in the Township of Stroud, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at a point in the middle of the public road leading to Wigwam Park, a corner of lands conveyed by Dale H. Learn and wife, to Corinne L. Walters; thence along the middle of said public road South twenty four degrees thirty three minutes East one hundred fifty one and seventeen one-hundredths feet to a point; thence by lands of James Moore South sixty four degrees seven minutes West (at sixteen and five-tenths feet passing a pipe) seven hundred sixty one and seventy eight-hundredths feet to a pipe; thence by lands of James E. Burns North one degree fifteen minutes West five hundred forty nine feet to a pipe; thence by lands of Dale H. Learn and wife, of which this tract was formerly a part, North seventy one degrees twenty seven minutes East one hundred six and eighty-tenths feet to a stake in stones; thence by lands of Corinne L. Walters South eighteen degrees thirty three minutes East two hundred seventy five feet to a stake in stones; thence by the same North seventy one degrees twenty seven minutes East (at four hundred sixty and forty eighty one-hundredths feet passing a stone reference) four hundred sixty eight and five-tenths feet to the place of **BEGINNING**. CONTAINING four and seventeen one-hundredths acres.

Parcel No. 17/16/1/17  
Pin No. 17638100894991

Title to said premises is vested in Jonathan J. Aide by deed from Charles Gilvarg and Frieda M. Gilvarg, husband and wife, dated November 9, 2005 and recorded November 14, 2005 in Deed Book 2247, page 7236.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JONATHAN J. AIDE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter un-

less exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MARC W. WEISBERG,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6115 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Township of Middle Smithfield, County of Monroe, State of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at an iron pipe on the easterly line of Totteridge Road, a common corner of Lot 2098 and Lot 2099, as shown on a plan entitled, "Final Plan, Subdivision of Lands of Saw Creek Estates, Section 27, Lehman-Pike Development Corp. (Owners & Developers), Middle Smithfield Township, Monroe County, Pa." dated July 16, 1980 and prepared by Edward C. Hess Associates, Inc., thence by Lot 2098 North 71 degrees 36 minutes 13 seconds East 140.00 feet to an iron pipe; thence by lands of Harry and Robert Annert South 18 degrees 23 minutes 47 seconds East 192.37 feet to an iron pipe; thence by Lot 2100 North 78 degrees 19 minutes 39 seconds West 188.98 feet to an iron pipe on the easterly line of Totteridge Road; thence along said easterly line of Totteridge Road along a curve to the left having a radius of 150.00 feet for an arc length of 91.84 feet (the chord bearing and distance bearing North 03 degrees 21 minutes 43 seconds West 90.79 feet) to an iron pipe; thence along easterly line of Totteridge Road North 18 degrees 23 minutes 47 seconds West 10.00 feet to the place of **BEGINNING**.

**BEING THE SAME PREMISES** which Charles J McNerney incorrectly states as Charles J McNearney and Mary Mcnerney, his wife, by deed dated 02/20/2004 and recorded 02/24/2004 in Book 2182 Page 5181 conveyed to Verdict M. Washington.  
Pin #: 09734501174268  
Tax Code #: 09/5A/1/5

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
VERDICT M. WASHINGTON**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file

in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIFER LYNN FRECHIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7421 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** tract, piece or lot of land situated in the Township of Chestnuthill, County of Monroe and State of Pennsylvania, being Lot No. 8, Ridgeview Estates, recorded in plot book volume 60, page 9, bounded and described as follows, to wit:

**Beginning** at an iron on the northeasterly side of Woodstock Drive, being also an iron in line of lands of the Jelliffe Corporation,  
Thence along Woodstock Drive N 29 degrees 09 minutes 57 Sections W (Magnetic Meridian) for 162.14 feet to an iron, a corner of Lot No. 9, Ridgeview Estates,

Thence along Lot No. 9, N 60 degrees 50 minutes 03 seconds E for 350.00 feet to an iron in line of lands of Joseph P. Verni,

Thence along lands of Joseph P. Verni, S 29 degrees 09 minutes 57 seconds E for 145.14 feet to an iron in line of lands of the Jelliffe Corporation,

Thence along lands of the Jelliffe Corporation, S 58 degrees 03 minutes 16 seconds W for 350.41 feet to the place of beginning.

Containing 1.234 acres more or less.

Being known and numbered as 1266 Woodstock Drive FKA 8 Woodstock Drive a/k/a 8 Woodstock Drive West, Saylorsburg, PA 18353-9487.

Being the same premises which Northland Development Corporation, a Pennsylvania Corporation, by deed dated May 24, 1994 and recorded May 28, 1994 in and for Monroe County, Pennsylvania, in deed book volume 1953, page 1588, granted and conveyed unto Richard E. Zwack and Kristina L. Zwack, his wife, as tenants by the entireties.

Tax Code: 02/116636

Pin No: 02626800027112

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
RICHARD E. ZWACK  
KRISTINA L. ZWACK**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

f's Sale."  
A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
DENISE CARLON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 642 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** piece or parcel or tract of land, situated in the Township of Tobyhanna, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 413 on the map or plan bearing title or legend Section G-IV, Locust Lake Village, Tobyhanna Twp. Monroe Co., PA, 31 July 1967, Leo A. Achterman, Jr., P.E., East Stroudsburg, PA, bounded and described as follows, to wit:

**BEGINNING** at a point in the southeasterly line of Hemlock Drive and at the northernmost corner of Lot No. 412; thence northeastwardly along the southeasterly line of Hemlock Drive by a curve to the right having a radius of 410 feet for an arc distance of 132.26 feet to a point the western-most corner of lot No. 414; thence South 41 degrees 29 minutes 30 seconds East along the southwesterly line of Lot No. 414 and along the southwesterly line of Lot no. 415 (a line radial to said curve) for a distance of 209.21 feet to a point; thence South 28 degrees 17 minutes 20 seconds West along part of a northwesterly line of Lot No. 417 for a distance of 63.94 feet to a point; thence North 59 degrees 58 minutes 30 seconds West along the northeasterly line of Lot No. 412 (a line radial to said curve) for a distance of 220.56 feet to a point, the place of Beginning.

**TOGETHER** with all right and privileges and **UNDER AND SUBJECT** to the covenants, exceptions, conditions, reservations and restrictions as of record.

**TITLE TO SAID PREMISES VESTED** in Michael Kology, by Deed from Francis Dowd and Elaine Dowd, h/w, dated 03/23/2004, recorded 04/02/2004 in Book 2186, page 2484.

**TAX CODE:** 19/11B/1/139  
**TAX PIN:** 19630602557107

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MICHAEL KOLOGY**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification

from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MATTHEW BRUSHWOOD  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2670 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, known as Lot #740, located on Horseshoe Drive as shown on final plans of Phase 11, Blue Mountain Lake, a planned Unit Development and filed of Record in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Plot Boo 73 page 228 and 229.

Being the same premises that The Mountain Lake Reserve, L.P. a Pennsylvania Limited Partnership by its General Partner The Mountain Lake Reserve, L.L.C. by Deed dated May 26, 2005 and Recorded in the Office of the Recorder of Deeds in and for Monroe County in Record Book Volume 2228, page 2580; granted and conveyed unto Mads Ravn and Susanne Vogt-Ravn, Grantors hereof, in fee.

**UNDER AND SUBJECT** to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited deed.

Title to said premises is vested in Florence J. Choge a/k/a Florence Jeptoo Choge and Moses W. Karanja husband and wife, by deed from Mads Ravn and Susanne Vogt Ravn, husband and wife dated August 31, 2007 and recorded September 5, 2007 in Deed Book 2315, page 3653.

Parcel No. 16/96242  
Pin No. 16730304607493

Being Known As: 740 Horseshoe Drive, East Stroudsburg, Smithfield, Monroe County, PA 18301

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**FLORENCE J CHOGE A/K/A  
FLORENCE JEPTOO CHOGE  
MOSES W KARANJA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification

from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MARC S. WEISBERG,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10620 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN parcel of land situated in the Township of Middle Smithfield, County of Monroe, Commonwealth of Pennsylvania, being known and designated as follows:**

**BEGINNING** at a point on the Easterly side of Hill Road, a common corner of Lot 25 and Lot 26, as shown on a map titled Final Plan Shady Hill, dated December 10, 1974, (revised June 18, 1975) and recorded in Plat Book 26, page 85; thence along the Easterly side of Hill Road, North 33 degrees 18 minutes 30 seconds West 173.36 feet to a point in line of lands formerly of Frank Scerbo, Sr.; thence by lands formerly of Frank Scerbo, Sr., North 59 degrees 53 minutes 18 seconds East 249.55 feet to a point; thence by Lot 27 South 43 degrees 30 minutes 28 seconds East 162.00 feet to a point; thence by Lot 26 South 56 degrees 41 minutes 30 seconds West 277.95 to the place of beginning.

**HAVING** erected thereon a dwelling known as 1312 Hill Road (formerly 25 Shady Hill Road) East Stroudsburg, PA 18301.

**TAX ID #:** 09/10C/1/7

**PIN NO:** 09732403431239

**BEING** the same premises which Wendy Schmidt, single, and Walter Roulston, single, by Deed dated 11/30/1999 and recorded 12/01/1999 in the Recorder's Office of Monroe County, Pennsylvania, Deed Book Volume 2072, Page 4266, Instrument No. 199943207, granted and conveyed unto Ronald Tefeller and Patricia Tefeller.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**PATRICIA TEFFELLER AND  
RONALD TEFFELLER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

f's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
VITTI P. LOUIS,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 857 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot, parcel or piece of ground situated in the Township of Coolbaugh, County of Monroe and State of Pennsylvania being Lot No. 85, Section G as shown on a map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 19, pages 11, 17, and 19;**

**Under and subject to the covenants, conditions and restrictions set forth in Monroe County Deed Book Volume 593, pages 47 and 48, and Volume 500, page 126.**

**Together with all and singular lands improvements, ways, streets, alleys, passages, water, water courses, rights, liberties, privileges, hereditaments and appurtenances whatsoever thereonto belonging, or in any-wise appertaining, and the reversions and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of it the said Grantor as well as in law, equity or otherwise howsoever of, in and to the same and every part thereof.**

**Title to said premises is vested in Zina L. Sauerwine and Kevin L. Sauerwine, husband and wife, by deed from Zina L. Sauerwine and Kevin L. Sauerwine dated September 22, 2003 and recorded October 6, 2003 in Deed Book 2169 Page 6749.**

**Parcel No. 03/8D/1/546**

**Pin No. 03635810355436**

**Being Known As: 7376 Ventnor Drive, Tobyhanna, Coolbaugh, Monroe County, PA 18466**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ZINA L. SAUERWINE AND  
KEVIN L. SAUERWINE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

f's Sale."  
A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MARC S. WEISBERG,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9122 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or piece of ground which is situated in the Ken Mar Acres Development located in the Township of Polk, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at an iron pin of the Southerly side of Pine Street said iron pin being located five hundred (500) Eastwardly from the Southeasterly corner of the intersection of Pine Street and Spruce Street, as measured along the Southerly side of Pine Street, thence by a line along the Southerly side of Pine Street, North seventy-nine (79) forty-five (45) minutes East one hundred (100) feet to an iron pin; thence by Lot No. 13, now of Wilbur Wohlboch North seven (7) degrees thirty (30) minutes west one hundred fifty (150) feet to the place of beginning.

Containing fourteen thousand nine hundred eighty-three (14,983) square feet as per a survey made by James E. Krick, R.P.E. 11507 dated and being Lot No. 14 on the plan prepared by James E. Erick and based on said survey.

**TOGETHER WITH** all rights and privileges and **UNDER AND SUBJECT** to the covenants, easements, restrictions, reservations and conditions of record.

**TITLE TO SAID PREMISES VESTED** IN Luz M. Rivera and Simeon Pappas from Apple Tree Developers LLC, by Deed, dated 12/18/2006 and recorded 01/09/2007 in Book 2294 Page 8748.

**TAX CODE:** 13/8A/2/23  
**TAX PIN:** 13622801075704

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**LUZ M. RIVERA  
SIMEON PAPPAS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

f's Sale."  
A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOHN MICHAEL KOLESNIK,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9875 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** piece or parcel of land situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at a point in the centerline of Coolbaugh Township Road #T-591, also known as the Pocono Heights Road; thence along line of lands of Michael Mason South fifty degrees East (S 50 degrees 00 minutes 00 seconds E) two hundred forty-five feet (245.00 feet) to a set iron pin; thence along the line of lands of G. Noble Gilpin, North twenty-six degrees eighteen minutes forty-five seconds East (N 26 degrees 18 minutes 45 seconds E) two hundred nine feet to a set iron pin (209.00 feet); thence along same North fifty degrees West (N 50 degrees 00 minutes 00 seconds W) two hundred forty-five feet (245.00 feet) to a point in the centerline of the above road; thence along said centerline, South twenty-six degrees eighteen minutes and forty-five seconds West (S 26 degrees 18 minutes 45 seconds W) two hundred nine feet (209.00 feet) to the place of beginning.

**CONTAINING** 1.142 Acres.  
**BEING THE SAME PREMISES** which David C. Harris and Mary J. Harris, by deed dated 07/23/2008 and recorded 08/06/2008 in Book 2340 Page 238 conveyed to Eugenio G. Rosales.

**Pin #:** 03636800220152  
**Tax Code #:** 03/31/7-1

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**EUGENIO G. ROSALES  
MORTGAGOR(S) AND  
RECORD OWNER(S)**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."



A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIFER FRECHIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4401 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Tobyhanna, County of Monroe and Commonwealth of Pennsylvania known as Lot Number 5553, Section CIIIB, according to the Plan of Emerald Lakes, as recorded in Plot Book Volume 17, at Page 111 in the Recorder of Deeds Office, at Stroudsburg, Pennsylvania.**

**UNDER AND SUBJECT** to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited deed.

**TOGETHER** with all and singular the improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privilege, hereditaments and appurtenance, whatsoever unto the hereby premises belonging, or in anywise, and the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, tide, interest, property, claim and demand whatsoever of the said Grantor(s), as well at law as in equity, of, in, and to the same. **BEING THE SAME PREMISES** which Richard Kamber and Kristin L. Kamber, husband and wife, by deed dated 09/22/2004 and recorded 09/29/2004 in Book 2233 Page 4359 conveyed to Samuel Nazario and Irene Nazario, husband and wife.

Pin #: 19634404833605

Tax Code #: 19/3/2/160

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**IRENE NAZARIO  
SAMUEL NAZARIO  
MORTGAGOR(S) AND  
RECORD OWNER(S)**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file

in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIFER FRECHIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8532 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot and parcel of land situate in Chestnuthill Township, Monroe County, Pennsylvania, being Lot 72 as shown on Plan of Lots entitled 'Meadowlake Park, Chestnuthill and Hamilton Townships, Monroe County, Pa.' by Guyton Kempter & Associates, Inc. dated July 1, 1966, revised July 15, 1966, and recorded in the Recorder's Office in and for Monroe County at Stroudsburg, Pa., in Plot Book Volume 10, Page 165.**

**TOGETHER** with the rights and privileges and **UNDER AND SUBJECT** to the covenants, conditions and restrictions as set forth on the Declaration of Restrictive Covenants and Conditions, Meadowlake Park Development dated August 8, 1976, recorded August 11, 1976, in the aforesaid Recorder's Office in Volume 723, Page 139.

**TITLE TO SAID PREMISES VESTED** in Thomas Ivancich, by Deed from Robert A. Ivancich, Sr. and Kathleen Ivancich, his wife, dated 08/14/1988, recorded 10/24/1988 in Book 1648, Page 373.

Thomas Ivancich died on 07/11/2006, and upon information and belief, his surviving heir is Pilar Ivancich. No estate has been raised on behalf of the decedent mortgagor. By executed waiver, Pilar Ivancich waived her right to said property.

TAX CODE: 02/1A/1/43

TAX PIN: 02626804542207

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER THOMAS IVANCICH, DECEASED**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance there-

with will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JONATHAN LOBB,  
 ESQUIRE

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 ADAM H. DAVIS,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 119 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot or piece of land situate in the Township of Middle Smithfield, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:**

**BEGINNING** at a point in the centerline in the public highway known as Coolbaugh Road; thence along lands of Raymond VanWhy South sixty-four degrees West three hundred forty-seven feet to a stone; thence along land of Anthony Schiltz South twenty-six degrees East one hundred feet to a stone; thence still along lands of Anthony Schiltz North sixty-four degrees East passing through a stone on the top of the ban eighteen feet from the centerline of the said Coolbaugh Road three hundred sixty feet to a point in the centerline of the aforesaid Coolbaugh Road; thence along the centerline of said Coolbaugh Road North thirty-three degrees West one hundred and one feet to the point in the centerline of said road the place of BEGINNING.

**TOGETHER** with all the rights and privileges and is **UNDER AND SUBJECT** to the covenants, conditions, and restrictions as set forth in the chain of title.

**TITLE TO SAID PREMISES VESTED** in Lawrence d. Carbone and Jane Carbone, h/w, by Deed from Rita K. Bortlik and Stephen Bortlik, w/h and Myrna R. Rice and Robert Rice, Jr., w/h, dated 03/11/1996, recorded 03/21/1996 in Book 2023, page 2693.

**TAX CODE:** 09/10/1/70  
**TAX PIN:** 09732404525481

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 LAWRENCE D. CARBONE  
 JANE CARBONE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4263 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or piece of land lying and being situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, described as Lot No. 4411, Section H-IV, Stillwater Lake Estates, and encompassed and included within a Subdivision plat drawn by Spotts, Stevens and McCoy, Inc., Consulting Engineers of Wyomissing, PA, known as Section H-IV of Stillwater Lake Estates, Sun Dance Stillwater Corp., dated May 25, 1973, approved by the Monroe County Planning and Zoning Commission on August 28, 1973, and approved by the supervisors of Township of Coolbaugh on October 1, 1973, and filed and recorded in the Office for the Recording of Plats in Monroe County on October 3, 1973, in Plat Book 20, Page 109; said lot having a frontage on Beaver Place of 77.00 feet and a rear line of 210.48 feet; northerly side line of 169.37 feet and a southerly side line of 101.12 feet. Dimensions are more or less and actual stream and lake location governs and determines stream and lake lot side line and rear line dimensions.

**UNDER AND SUBJECT** to restrictions as of record. **TITLE TO SAID PREMISES VESTED** in Raul Parra from Michael J. Gelesky, Administrator of the Estate of Irene Gelesky Buonanno, a/k/a Irene Buonanno, by Administrator's Deed, dated 05/04/2007 and recorded 05/09/2007 in Book 2304 Page 8247.

**TAX CODE:** 03/14F/2/311  
**TAX PIN:** 03634604728195

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 RAUL PARRA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania

EMILY M. PHELAN,  
ESQUIREBRADLEY J. OSBORNE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10086 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** message and lot or piece of land, situate in the **Township of Stroud**, County of Monroe, State of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at an iron pipe on the Northerly side of the public road leading from the Stroud Township Consolidated School to the Chipperfield Drive, said iron pipe being the Northeastly corner of the whole tract of which this lot was formerly a part; thence along lands purportedly of James Driebe the following two courses and distances: (1) South 1 degree East, 337 feet to an iron pipe, the Southeastly corner of the whole tract of which this lot was formerly a part and (2) South 87 degrees, 30 minutes West, 130 feet to an iron pipe; thence along other lands of Philip Simon, of which this lot was formerly a part, North 1 degree West (at 315.36 feet passing an iron pipe), 337 feet to a point near the middle of said public road; thence in and along said public road, North 87 degrees, 30 minutes East, 130 feet to the place of beginning.

**CONTAINING** 1 acre, more or less.

**TAX ID No.** 17/4/3/5

**PIN No.** 17639100977397

**BEING** the same premises which Ralph W. Caiazzo, by Deed dated September 8, 2008 and recorded November 12, 2008 in the Monroe County Recorder of Deeds Office in Deed Book 2344, page 8742, granted and conveyed unto Laura Mason-Caiazzo.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**LAURA MASON-CAIAZZO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7624 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THE FOLLOWING** lot situate i the **Township of Tunkhannock**, County of Monroe and State of Pennsylvania, and being more particularly describes as follows:

Being all of Lot 1510 in Section CC as shown and designated on plan of Indian Mountain Lakes, Section CC made by Leo Achterman, Jr., civil Engineer and surveyor, dated May 22, 1975 and recorded July 7, 1975 as the Recorder of Deeds for Monroe County, Map Book 26, page 89.

**Parcel No.** 20/81/1/134

**PIN No.** 20632001092289

Title to said premises is vested in Tracy J. Estes, Known Surviving Heir of Lorraine T. Estes, Deceased Mortgagor and Real Owner, Dwayne C. Estes, Known Surviving Heir of Lorraine T. Estes, Deceased Mortgagor and Real Owner, and All Unknown Surviving Heirs of Lorraine T. Estes, Deceased Mortgagor and Real Owner by deed from Indian Mountain Lake Development Corp. dated September 25, 1981 and recorded December 16, 1981 in Deed Book 1154, page 299.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**TRACE J. ESTES, KNOWN SURVIVING HEIR OF LORRAINE T. ESTES, DECEASED MORTGAGOR AND REAL OWNER, DWAYNCE C. ESTES, KNOWN SURVIVING HEIR OF LORRAINE T. ESTES, DECEASED MORTGAGOR AND REAL OWNER AND ALL UNKNOWN SURVIVING HEIRS OF LORRAINE T. ESTES, DECEASED MORTGAGOR AND REAL OWNER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

MARC S. WEISBERG,  
ESQUIRE

Pennsylvania  
MARC S. WEISBERG, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4389 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** piece or parcel or tract of land, situated in the **Township of Tobyhanna**, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 409 on the map or plan of Section E-11 of Locust Lake Village as appearing in the Office of the Recorder of Deeds in and for said Monroe County in Plot Book No. 11 at Page No. 17, bounded and described as follows, to wit:

**BEGINNING** at an iron pipe in the northwesterly line of Selig Road and at the easternmost corner of Lot No. 408; thence north eastwardly along the northwesterly line of Selig Road by a curve to the right having a radius of 3430 feet for an arc distance of 103.10 feet to another iron pipe at the southernmost corner of Lot No. 410; thence North 44°-44'-40" West along the southwestly line of Lot No. 410 for a distance of 200.19 feet to a point; thence South 46°-46'-30" West for a distance of 97.07 feet to a point; thence South 43°-01'-20" East along the northeasterly line of Lot No. 408 for a distance of 201.31 feet to the iron pipe at the place of **BEGINNING**;

Pin Number 19/12E/1/27

Parcel Number 19630604628255

Title to said premises is vested in David Zdichowski and Estella Zdicowski, husband and wife by deed from James J. Strehle and Rhea T. Strehle, husband and wife dated September 30, 1999 and recorded on October 6, 1999 in Deed Book 270 Page 931.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ESTELLA ZDICHOWSKI**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9992 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** message, known as 21 Smith Street and lot, tract, piece or parcel of land situate in the **Borough of East Stroudsburg** (formerly Township of Smithfield) County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows:

**BEGINNING** at a post on the west side of Smith Street, formerly known as the public road leading from East Stroudsburg to Shawnee, thence along the west side of said Smith Street South twenty-nine degrees East fifty feet to a point; thence by land now or formerly Phillip Peters South sixty-one degrees West one hundred fifty feet to a post; thence North twenty-nine degrees West fifty feet to a post on the side of an alley; thence along said alley North sixty-one degrees East one hundred fifty feet to the place of **BEGINNING**.

**TITLE TO SAID PREMISES VESTED IN Marie J. MacFarlane and Claude Toussaint and Marie-Claire Toussaint**, each owning one-third (1/3) share, as tenants in common, by Deed from Karen A. Barno, an unmarried person, dated 10/09/2007, recorded 10/22/2007 in Book 2319, Page 1550.

TAX CODE: 05-2/1/6/3

TAX PIN: 05731113046942

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MARIE J. MACFARLANE**

**CLAUDE TOUSSAINT**

**MARIE CLAIRE TOUSSAINT**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

EMILY M. PHELAN,  
ESQUIRE

MARC S. WEISBERG,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8903 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**TITLE TO SAID PREMISES IS VESTED IN** Lois Gualario by deed from Marie J. Fiscina and Cathleen F. Hensley dated September 27, 2002 and recorded October 3, 2002 in Deed Book 2131, page 1699. The said Lois Gualario died on March 26, 2007 thereby vesting title in Joseph La Fiura, Frederick Gualario Known Surviving heir of Lois Gualario, Deceased Mortgagor and Real Owner, Margaret La Fiura, Known Surviving heir of Lois Gualario, Deceased Mortgagor and Real Owner, Michelle Magrone, Known Surviving heir of Lois Gualario Deceased Mortgagor and Real Owner, and All Unknown Surviving Heirs of Lois Gualario, Deceased Mortgagors and Real Owner by operation of law.

Pin No. 13621600997503

Being Known As: 1 Carney Road Edgewood, Palmetton, Polk Township, Monroe County, PA 18071

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JOSEPH LA FIURA, FREDERICK GUALARIO, KNOWN SURVIVING HEIR OF LOIS GUALARIO DECEASED MORTGAGOR AND REAL OWNER, MARGARET LA FIURA, KNOWN SURVIVING HEIR OF LOIS GUALARIO DECEASED MORTGAGOR AND REAL OWNER, MICHELLE MAGRONE, KNOWN SURVIVING HEIR OF LOIS GUALARIO, DECEASED MORTGAGOR AND REAL OWNER AND ALL UNKNOWN SURVIVING HEIRS OF LOIS GUALARIO, DECEASED MORTGAGORS AND REAL OWNER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 473 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Pocono**, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at a point on the northerly line of Park Lane, said point being the most easterly corner of Lot No. 703 as shown on map entitled "Plotting III, Glen Oak Forest, Owner/Developer-William Keller, 2 October 1975; thence along Lot No. 703, N 49°42'30" W 300.00 feet to a point in line of other lands of William Keller; thence along other lands of William Keller, N 80°46'40" E 269.54 feet to a point, the most westerly corner of Lot No. 701 as shown on said map; thence along Lot No. 701, S 49°42'30" E 125.00 feet to a point on the northerly line of Park Lane; thence along Park Lane, S 40°17'30" W 205.00 feet to the place of **BEGINNING**. Containing 1.00 Acres, more or less.

Parcel No. 12/1A/175

Pin No. 12639303243163

Title to said premises is vested in Mary M. Keller and William J. Keller by deed from Michael M. Agostinelli and Josie Agostinelli dated October 20, 1988 and recorded November 7, 1988 in Deed Book 1651, page 149.

The said Mary M. Keller died on January 6, 2014 thereby vesting title in her surviving spouse William J. Keller by operation of law.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**WILLIAM J. KELLER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

MARC S. WEISBERG, ESQUIRE

EMILY M. PHELAN, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10153 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or piece of land situate in the township of Coolbaugh, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at an iron pipe on the extension of the northerly side of a public road thirty-three (33) feet in width, from which the southeasterly corner of Lot No. 18, as shown on lot plan of Isaac Stauffer bears South 61 degrees 12 minutes West distant one hundred (100) feet; Thence along other lands of Pocono Summit Lakes, Inc., North 28 degrees 48 minutes West two hundred (200) feet to an iron pipe; Thence by the same North 61 degrees 12 minutes East one hundred (100) feet to an iron pipe; Thence still by the same South 28 degrees 48 minutes East two hundred (200) feet to an iron pipe on the extension of the northerly side of said public road; Thence along the extension of the northerly side of said public road South 61 degrees 12 minutes West one hundred (100) feet to the place of **BEGINNING**.

**TITLE TO SAID PREMISES VESTED** in David Ballesteros, as tenant by severalty, from Stephen g. Argen and Dario Belardi by Special Warranty Deed, dated 9/27/2006 and recorded 10/13/2006 in Book 22184 Page 1551 Instrument #200643975.

**TAX CODE:** 03/5/2/96  
**TAX PIN:** 03635503044424

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**DAVID BALLESTEROS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9629 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**All that certain** lot or tract of land situate in Tunkhannock Township, Monroe County, Pennsylvania, situate in Stonecrest Park, as set forth as follows:

Section N-1, Lot No. 521, as set forth on a plan of lots of Stonecrest Park, recorded in the Office for the Recording of Deeds, Monroe County, Pennsylvania, in Plot Book 9, Page 209.

Under and subject to any and all reservations, restrictions, conditions, covenants, etc., that are contained in the chain of title.

Being the same premises which Kal-Tac, Inc., a Pennsylvania Corporation, by Indenture dated 10/14/99 and recorded 10/14/99 in the Office of the Recorder of Deeds in and for the COUNTY of Monroe in Record Book 2070, Page 3706, granted and conveyed unto Marcello R. Alvarado, Jr. and Andrea S. Alvarado, husband and wife.

Title to said Premises vested in Pamela V. Webster by Deed from Marcello R. Alvarado, Jr. and Andrae S. Alvarado, husband and wife dated 08/27/2004 and recorded 09/23/2004 in the Monroe County Recorder of Deeds in Book 2202, Page 8008.

Being known as 521 Oak Ridge Road, Blakeslee, PA 18610

**Tax Parcel Number:** 20/8E/1/72  
**Tax Pin Number:** 20632101361466

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**PAMELA V. WEBSTER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

ROBERT W. WILLIAMS, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6086 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH METES AND BOUNDS DESCRIPTION OF PROPERTY:**

**ALL THE FOLLOWING lot situate in the Township of Tunkhannock, County of Monroe and State of Pennsylvania, marked as designated as Lot Number 23, Section Two, as shown on the "Plotting of Sierra View", Tunkhannock Township, Monroe County, Pennsylvania, made by Lawrence R. Bailey and recorded in Monroe County, Pennsylvania, in Plot Book No. 30, page 49 (previously recited incorrectly as Plot Book No. 47) and Plot Book No. 33, Page 117.**

**BEING Tax Parcel No. 20/8J/1/23; PIN 20/6321/02/95/5867**

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

**BEING the same premises which Leonard N. Witten, Sr., by Deed dated February 6, 2003 and recorded March 17, 2003 in the Office of the Recorder of Deeds for the County of Monroe, in Deed Book 2147 Page 5845 as Instrument Number 200312068, granted and conveyed unto Michael Fruauff and Kathryn Fruauff, in fee.**

**Address: 2026 Candlewood Drive, Blakeslee, PA 18610**

**Tax Map or Parcel ID #: 20/8J/1/23**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MICHAEL FRUAUFF  
KATHRYN FRUAUFF**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

**"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."**

**A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.**

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MARTIN S. WEISBERG,  
ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17**

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 154 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot 4238, Section H-IV, being situated and located in Coolbaugh Township, Monroe County, Pennsylvania, and encompassed and included within one of the following plats;**

**A subdivision plat drawn by Spotts, Stevens and McCoy, Inc., Consulting Engineers of Wyoming, PA. Known as Section H-IV of Stillwater Lake Estates, Sun Dance Stillwater Corp., dated May 25, 1973, approved by the Monroe County Planning and Zoning Commission on August 28, 1973, and filed and recorded in the Office for the Recording of Plats in Monroe County on October 3, 1973, in Plat Book 20 at Page 109.**

**Being known and numbered as 4238 Birchwood Boulevard, a/k/a 2122 Freedom Way, Pocono Summit, PA 18346.**

**Being the same premises which Builders Mortgage Service, Inc., A Pennsylvania Corporation, by deed dated January 16, 2004 and recorded January 26, 2004 in and for Monroe County, Pennsylvania, in Deed Book Volume 2180, Page 3240, granted and conveyed unto Cynthia Cruz and Rafael Cruz wife and husband.**

**TAX CODE: 03/14F/2/70**

**PIN NO: 03634604722302**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**CYNTHIA CRUZ  
RAFAEL CRUZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

**"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."**

**A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.**

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JAMIE R ACKERMAN,  
ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17**

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 747 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** tract, piece or parcel of land situate in the **Borough of Stroudsburg**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at a post on the North side of Thomas Street a corner also of land of Sally A. Keenest; thence along the North side of Thomas Street S 74 degrees W 60 feet to a post at the intersection of said Thomas Street with Pocono Street or road, now known as North 9th Street; thence along the North side of said North 9th Street N 75 degrees W 14 feet to a post on the East side of an alley; thence along the East side of said alley N 16 degrees W about 150 feet to a post; a corner of land of Peter Abel; thence along line of land of Peter Able and David Everett N 74 degrees E 73 feet to a post, a corner also of land of Sally A. Keenest; thence along line of land of said Sally A. Keenest S 16 degrees E 160 feet to the place of **BEGINNING**.

**TITLE TO SAID PREMISES IS VESTED IN** David E. Robles, individually, by Deed from Michael D. Dougherty, a single man, dated 12/21/2006, recorded 12/26/2006 in Book 2291, page 7606.

**TAX CODE:** 18-3/1/5/11  
**TAX PIN:** 18730006396105

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**DAVID E. ROBLES**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**JOSEPH E. DEBARBERIE,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8250 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot parcel or piece of ground described as follows:

Site 148, Phase 2B, located within **Tobyhanna Township**, Monroe County, and Commonwealth of Pennsylvania, recorded in the Office for the Recording of Deeds in and for Monroe County, Stroudsburg, Pennsylvania on the Final Amended Site Plan of 'Phase 2B, Pinecrest Lake' recorded in Plot Book 75, Pages 209, (for additional reference see Plan Book 75 at Page 210).

**ALSO UNDER AND SUBJECT** to terms and conditions of the Funded Community Trust Agreement 'Pinecrest lake Community Trust Document' as recorded in the aforementioned Recorder's Office in Record Book Volume 1338, Pages 147 through 171' First Amendment recorded in Record Book Volume 1605, pages 712 through 715; Second Amendment recorded in Record Book Volume 1791, page 1250.

**TITLE TO SAID PREMISES IS VESTED IN** Leo Clarke and Jaime Clarke, h/w, by Deed from Brian S. Mahoney and Amy Mahoney, h/w, dated 10/19/2006, recorded 10/26/2006 in Book 2285, Page 5611.

**TAX CODE:** 19/97199  
**TAX PIN:** 19633404742420

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**LEO CLARKE**

**JAIME CLARKE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
**ADAM H. DAVIS,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17



**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2738 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** piece, parcel and tract of land situate, lying and being partly in the **Township of Middle Smithfield**, County of Monroe and Commonwealth of Pennsylvania and partly situated in the **Township of Lehman**, County of Pike and Commonwealth of Pennsylvania, more particularly described as follows to wit:

BEING lot or lots No. 2250, Section No. 30, 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, Stroudsburg, Monroe County, Pennsylvania, in Plot Book Volume 50, Page 53, and in Milford, Pike County, Pennsylvania, in Plot Book Volume 21, Page 69.

**TITLE TO SAID PREMISES VESTED** in Thomas Michael Askew and Colette Askew from Joseph Schapiro, a/k/a J. Michael Schapiro Executor of the Estate of David Schapiro, deceased, by Deed, dated 02/22/2005 and recorded 02/24/2005 in Book 2217 Page 2064.

TAX CODE: 09/5A/4/10

TAX PIN: 09734501252959

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**THOMAS MICHAEL ASKEW**

**COLLETTE ASKEW A/K/A**

**COLETTE ASKEW**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOHN MICHAEL KOLESNIK,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1239 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or piece of land situate in the **Township of Middle Smithfield**, County of Monroe and State of Pennsylvania, bounded and described as follows:

BEING shown and designated as Lot No. 78 on a certain map or plan of lots entitled 'Subdivision of Winona Lake, Section 14, Bushkill Creek Village, American Landmark Corporation, Owner and Developer, Middle Smithfield Township, Monroe County, Pennsylvania, dated August 4, 1972 and revised August 18, 1972, prepared by Edward C. Hess Associates, Scale being 1 inch = 100 feet', recorded October 2, 1972 in the Recorder's Office, Stroudsburg, Monroe County, Pennsylvania in Plot Book Volume 17, page 103.

CONTAINING 15,912 Square feet, more or less, BEING Lot No. 78 on the above mentioned plan.

UNDER AND SUBJECT to restrictions as of record.

**TITLE TO SAID PREMISES VESTED** in Jose Hernandez, by Deed from Jose Hernandez, single and Maria Prisinzano and Gennaro Prisinzano, h/w, dated 01/29/1988, recorded 02/01/1988 in Book 1601, Page 1032.

TAX CODE: 09/4D/4/37

TAX PIN: 09734401089937

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JOSE HERNANDEZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
EMILY M. PHELAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9779 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Tobyhanna**, County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 5557, Section CIIIB, according to Plan of Emerald Lakes, recorded in the Office for the Recording of Deeds, etc. in and for the County of Monroe at Stroudsburg, Penna., in Plot Book Volume 17 page 111, bounded and described as follows, to wit: In Plot Book Volume and Page Number according to aforementioned Plan of Record.

**UNDER AND SUBJECT** to all the rights, privileges, benefits, easements, covenants conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited deed.

Parcel No. 19/31/2/164  
Pin No. 19634404830637

Title to said premises is vested in Jeffrey B. Buckwalter by deed from Michael Buckwalter dated July 22, 2009 and recorded July 31, 12009 in Deed Book 2357, page 6850.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ANGELO D. BRUZZESE**

**A/K/A ANFELO BRUZZESE, DECEASED**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOSEPH E. DEBARBERIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1299 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, piece or parcel of land situate in the **Township of Chestnuthill**, County of Monroe and Commonwealth of Pennsylvania, marked and designated as Lot Number 36, Section 6, as shown on "Plotting of Sierra View", Chestnuthill Township, Monroe County, Pennsylvania, made by VEP & Associates, Inc., and recorded in Monroe County, Pennsylvania, in Plot Book Number 33, Page 49.

Being known and numbered as 636 Rocky Mountain Drive North, a/k/a Rocky Mountain Drive, Effort, PA 18330-8915.

**BEING THE SAME PREMISES WHICH** Brian Huff, a married person, by deed dated March 28, 2007 and recorded April 2, 2007 in and for Monroe County, Pennsylvania, in Deed Book Volume 2300, page 9865, granted and conveyed unto Brian R. Huff, a/k/a Brian Huff, and Rebecca L. Huff, husband and wife, as tenants by the entireties.

TAX CODE: 02/6C/1/9  
PIN NO: 02634103121213

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**BRIAN R. HUFF  
A/K/A BRIAN HUFF  
REBECCA L. HUFF**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ASHLEIGH L. MARIN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2139 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THE FOLLOWING** lot, situate in the Township of Price, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 14, Section M, as shown on "Plotting of lots of Pocono Highland Lake Estates, Inc., Price and Middle Smithfield Townships Monroe County, Pennsylvania, made by Edward C. Hess, P.E.," as recorded in Monroe County, Pennsylvania, in Plot Book 10, Page 147.

**KNOWN** as Lot 14, Section M, Pocono Highland Lake Estates, Inc., Price Township, Monroe County, Pennsylvania.

**PARCEL No. 14/6B/1/13**

**PIN No. 14730404741137**

**BEING** known as 709 Pocono Drive, East Stroudsburg, PA 18301

**BEING** the same premises that Harmon Homes Inc., by Deed dated September 29, 1999 and recorded October 1, 1999 in the County of Monroe (in Book 2069 Page 8392) / (as Document No. 199935930) granted and conveyed unto Orlando Gonzalez and Charlene Bello-Gonzalez, husband and wife, their heirs and assigns, in fee.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ORLANDO GONZALEZ**

**CHARLENE BELLO-GONZALEZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
THOMAS M. FEDERMAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 854 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of ground situate in Middle Smithfield Township, Monroe County, Pennsylvania, being Lot No. 103, Phase 1, as is more completely set forth on the Big Ridge Plot Plan of Mid-Monroe Development Corp. which Plan is duly recorded in the Office of the Recorder of Deeds, Stroudsburg, Monroe County, Pennsylvania at Plot Book Volume 61, Page 102; revised in Plot Book Volume 64, page 21.

**UNDER AND SUBJECT** to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited deed.

**Parcel No. 09/86888**

**Pin No. 09732404908249**

Title to said premises is vested in Laurette Y. Chartock by deed from Linnea I. Legall, a single woman dated July 26, 2007 and recorded September 17, 2007 in Deed Book 2316, Page 3829. The said Laurette Y. Chartock died on February 26, 2011 thereby vesting title in Robert Chartock, Ivette Chartock, Robert Chartock, and Ivette Chartock by operation of law.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ROBERT CHARTOCK AND**

**IVETTE CHARTOCK**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MARC S. WEISBERG,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7021 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH  
PARCEL #1**

**ALL THAT CERTAIN piece or parcel of land situate in the Township of Coolbaugh, County of Monroe, Commonwealth of Pennsylvania, bounded and described as follows, to wit:**

**BEING Lot No. 4430, Section H-IV, Stillwater Lakes, Coolbaugh Township, Monroe County Plot Book 20, Page 109.**

**PARCEL #2**

**ALL THAT CERTAIN plot, piece or parcel of land, withthe buildings and improvements thereon erected, being Lot 4431, Section H-IV, situate lying and being in the Township of Coolbaugh, Monroe County, Pennsylvania.**

**UNDER AND SUBJECT to the covenants, conditions and restrictions set forth in the chain of title.**

**TITLE TO SAID PREMISES VESTED IN Thomas Yau and Mildred Yau, h/w, by Deed from Thomas Yau and Mildred Yau, h/w, dated 06/26/2000, recorded 06/27/2000 in Book 2080, Page 5390.**

**TAX CODE: 03/14F/2/291**

**TAX PIN: 03634604715413**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**THOMAS YAU  
MILDRED YAU**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

**"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."**

**A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.**

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
EMILY M PHELAN, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17**

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5126 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT FOLLOWING lot situate in the Township of Tunkhannock, County of Monroe and State of Pennsylvania, marked and designated as Lot Number 98, Section Three, as shown on Plotting of Sierra View, Tunkhannock Township, Monroe County, Pennsylvania, made by VEP & Associates, Inc. and recorded in Monroe County, Pennsylvania in Plot Book No. 32 page 71.**

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

**Parcel No. 20/3A/1/116**

**Pin No. 20633103240842**

**Being Known As: 2559 Olympia Lane, Blakeslee, Tobyhanna, Monroe County, PA 18610**

**Title to said premises is vested in Joseph Guardabascio Jr. and Robin marie Guardabascio, husband and wife, by deed from James M. Baron and Carol Baron, husband and wife dated April 23, 2005 and recorded May 2, 2005 in Deed Book 2223, page 7754.**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JOSEPH GUARDABASCIO JR.  
AND**

**ROBIN MARIE GUARDABASCIO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

**"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."**

**A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.**

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MARC S. WEISBERG,  
ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17**

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2722 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being Lot 397, Section F, A Pocono Country Place, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 19, pages 11, 13 & 15.

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

**BEING** known and numbered as 6339 Ventnor Drive a/k/a 6339 Ventnor Drive, F397 f/k/a 397 Ventnor Drive, Tobyhanna, PA 18466.

**BEING** the same premises which Emma Wengerd, by Deed dated November 5, 2010 and recorded November 8, 2010 in and for Monroe County, Pennsylvania, in Deed Book Volume 2378, page 5170, granted and conveyed unto Omar D. Ellis and Edghill Ellis, son and father, as point tenants with rights of survivorship and not as tenants in common.

**TAX CODE:** 03/8C/1/399

**PIN NO:** 03635814339857

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**OMAR D. ELLIS  
EDGHILL ELLIS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
DENISE CARLON,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Bary J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3840 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Chestnuthill**, County of Monroe, State of Pennsylvania, further described as follows:

**BEING** Lot No. 1295, as shown and designated on plan of Indian Mountain Lakes, Section LL-IV, by Leo Achterman, Jr., Civil Engineer and Surveyor, dated October 7, 1988 and recorded November 13, 1992 at the Recorder of Deeds of Monroe County in Map Book 64, Page 207.

**BEING** the same premises which Donald S. Kishbaugh and Mary Kishbaugh, husband and wife, granted and conveyed to Lennox A. Darrell and Lena A. Darrell husband and wife, by Deed dated December 20, 2002 and recorded in the Office of the Monroe County Recorder of Deeds on January 3, 2003, in Record Book 2141, at Page 279.

**CODE NO.** 02/88886

**PIN NO.** 02632001486262

**Being known as:** 104 Reynolds Road f/k/a 1295 Valley View Drive, Albrightsville, PA

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**LENNOX A. DARRELL  
AND LENA A. DARRELL**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
BARBARA A. FEIN,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Bary J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6571 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or parcel of land situate in Pocono Township, Monroe County, Pennsylvania being Lot no. 26, as is more particularly set forth on the Plot Map of Northeastern Development Co. Crestwood, as the same is duly recorded in the Office for the Recording of Deeds &c., as Stroudsburg, in and for the County of Monroe, in Plot Book Vol. 57 Page 229.

UNDER AND SUBJECT to the provisions, covenants, conditions and obligations which shall run with the land and as set forth more fully in Deed Book Vol. 1443 Page 281 and Deed Book Volume 1458 Page 1268.

UNDER AND SUBJECT to the covenants, conditions, and restrictions which shall run with the land and as set forth more fully in Plot Book Volume 57 Page 229.

TITLE TO SAID PREMISES VESTED IN Diane V. Bajwa, by Deed from Joginder Singh Bajwa and Diane V. Bajwa, dated 10/09/2001, recorded 11/06/2001 in Book 2108, Page 970.

TAX CODE: 12/2/5/26  
TAX PIN: 12638101398361

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
DIANE V. BAJWA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOSEPH E. DEBARBERIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10036 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN tract or parcel of land located in Stroud Township, Monroe County, Pennsylvania, and known as ESTATE LOT SITE NUMBER 497 located on WATER TOWER CIRCLE, also known as VIEWMONT CIRCLE, as shown on the FINAL PLANS PHASE 3, BLUE MOUNTAIN LAKE, A Planned Unit Development, approved by the Stroud Township Board of Supervisors as of March 9, 1998 and filed of record in the Office of the Recorder of Deeds of Monroe County, Pennsylvania on March 27, 1998 in Plot Book 70 at Page 44.

TOGETHER with and Under and Subject to restrictions, conditions and covenants as are ore fully described in Monroe County Deed Book 2065, Pages 7462-3.

TITLE TO SAID PREMISES VESTED IN Mark L. Williams by deed from Blue Mountain Lake Associates, L.P. dated 6/28/1999 and recorded 6/29/1999 in Deed Book 2065, Page 7462.

TAX CODE: 17/90734  
TAX PIN: 17730303305993

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
MARK L. WILLIAMS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOSEPH E. DEBARBERIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3334 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN lot, parcel or piece of ground situated in the Borough of Mt. Pocono, County of Monroe, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEING Lot 2, Center Avenue, as shown on a Plan of Lots entitled 'Minor Subdivision of Hickory Way III' as recorded in the Office of the Recorder of Deeds in and for Monroe County, at Stroudsburg, PA, in Plot Book Volume 70, page 244. CONTAINING .684 acres.

TITLE TO SAID PREMISES IS VESTED IN Jaroslaw Rogowski and Beata Rogowski, h/w, by Deed from Federal National Mortgage Association, a/k/a Fannie Mae, a corporation organized under an Act of Congress and existing pursuant to the Federal National Mortgage Association Charter Act, dated 02/08/2006 in Book 2257, Page 8568. Jaroslaw Rogowski departed this life on or about 6.17.2011, at which time his ownership interest vested in the surviving tenant by the entirety.

TAX CODE: 10/92678

TAX PIN: 10635511669681

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**BEATA ROGOWSKI**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
EMILY M. PHELAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3144 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN lot or parcel of land situate in Coolbaugh Township, Monroe County, Pennsylvania, in the development known as Arrowhead Lakes, being Lot 1, Block A-1504, Section 15, on a subdivision plan or development Arrowhead Lake and recorded in January 17, 1975 in the Recorder's Office in and for Monroe County at Stroudsburg, Pennsylvania, in Plat Book Volume 25, Page 19.

BEING THE SAME premises which Anthony J. Caruso and Janet M. Caruso, his wife, by Deed dates 12/12/1985 and recorded 12/13/1985 in the Office of the recorder of Deeds in and for the County of Monroe in Record Book 1472, page 510, granted and conveyed unto James J. McGinley and Kathy Schneider as joint tenants with right of survivorship and not as tenants in common.

TAX MAP #: 03/19A/1/186

PIN #: 03539720911048

To be sold as the property of the James J. McGinley and Kathy Schneider, husband and wife.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JAMES J. MCGINLEY AND  
KATHY SCHNEIDER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOSEPH S. WIESMETH,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6656 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot/lots, parcel or piece of ground situated in the Township of Tunkhannock, County of Monroe and State of Pennsylvania, being Lot No. 9, as shown on map of Tunkhannock Trails recorded in the Monroe County Recorder's Office at Stroudsburg, Pennsylvania in Plot Book Volume 32, Pages 87 and 89.

TOGETHER WITH AND SUBJECT to all of the rights, privileges, easements, conditions, reservations, covenants and restrictions of record and/or visible on the ground.

UNDER AND SUBJECT TO covenants, conditions and restrictions, which shall run with the land as appear in the chain of title.

TITLE TO SAID PREMISES VESTED IN Brenda M. Hooper, single, by Deed from Nationwide Realty Group, Inc., a Pennsylvania Corporation, dated 09/29/2006, recorded 10/10/2006 in Book 2283, page 6327.

TAX CODE: 20/1D/1/10  
TAX PIN: 20633302876770

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
BRENDA M. HOOPER**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOHN MICHAEL KOLESNIK,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10975 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or piece of land situate in the Township of Smithfield County of Monroe and State of Pennsylvania, more particularly described as Lot No. 25 as shown on a plan titled 'Section 2, Sub-division of Lands of Frank Gabriel' which plan was prepared by Edward C. Hess Associates, Inc. and recorded in the Office for the Recording of Deeds &c., at Stroudsburg, Pennsylvania in and for the County of Monroe in Plot Book Volume 39, page 97.

UNDER AND SUBJECT to restrictions as or record. TITLE TO SAID PREMISES VESTED IN Harvey Greenfeld and Maureen Gallagher Greenfeld, his wife, by Deed from Sheldon M. Kopelson, a single man, dated 04/27/1984, recorded 04/17/1984 in Book 1350, Page 224.

By virtue of the death of harvey Greenfeld on 10/10/2004, title to said property automatically vested in the surviving tenant by the entirety, Maureen Gallagher Greenfeld.

TAX CODE: 16/6B/1/25  
TAX PIN: 16731201188873

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
MAUREEN GALLAGHER GREENFELD**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOHN MICHAEL KOLESNIK,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17



**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 404 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

The following described real estate in Monroe County, Commonwealth of Pennsylvania:

**ALL THAT CERTAIN Lot 189, Section E, Penn Estates located in Stroud Township**

Subject to coal and mineral rights previously conveyed or reserved and to rights of way, exceptions, reservations, conditions and restrictions as set forth in prior Instrument of Record, but are not re-imposed hereby.

Being known and numbered as 1425 Melrose Terrace, f/k/a 189 Melrose Terrace, East Stroudsburg, PA 18301.

Being the same premises which Mid County Resources, LLC, a Limited Liability Corporation organized in the State of Delaware, by Deed dated February 10, 2011 and recorded February 18, 2011 in and for Monroe County, Pennsylvania, in Deed Book Volume 2383, Page 2416, granted and conveyed unto Adriana Ivonne Sandoval De Moore a married woman.

TAX CODE: 17/15E/1/189

PIN NO: 17638202957665

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ADRIANA IVONNE SANDOVAL DE MOORE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
DENISE CARLON,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1516 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in the Township of Stroud, Monroe County, Pennsylvania, being Lot or Lots No. 70, Section E, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania in Plot Book Volume 32, Page(s) 123, and 127.**

**UNDER AND SUBJECT TO the restrictions of record, and as more fully set forth in Exhibit "A" attached hereto and made a part hereof by reference.**

**COMMONLY KNOWN AS 70 E Sterling Drive.**

**Property Parcel Number 17/15E/1/70**

**BEING the same premise which Cranberry Hill Corporation, a Pennsylvania Corporation by Deed Dated 08/09/03 and Recorded 08/27/103, in Record Book 2165 Page 730 granted and conveyed unto Ildefonso Alaya, in fee.**

PIN NO. 17638204948445

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ILDEFONSO AYALA**

**JOSEPHINE AYALA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
CHRISTINA C. VIOLA,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8258 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot parcel, or tract of land situate in the Township of Tunkhannock, County of Monroe and Commonwealth of Pennsylvania being Lot 5823, Section D1, Clover Road, as shown in a Subdivision map of Emerald Lake Estates, which is recorded in Monroe County Recorders Office in Stroudsburg, PA 18360, and which subdivision map is hereby incorporated by reference and volume as part of this deed.**

**UNDER AND SUBJECT to covenants, conditions, and restrictions, which shall run with the land as appear in the chain of title.**

**TITLE TO SAID PREMISES VESTED IN Amirah Pierre-Louis, married woman, Renee Louverture, married woman, as Tenants in Common, from Nationwide Realty Group, Inc., a Pennsylvania Corporation, by Deed, dated 11/04/2005 and recorded 11/10/2005 in Book 2247 Page 6455.**

**TAX CODE: 20/1C/1/364**

**TAX PIN: 20634404803541**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: AMIRAH PIERRE LOUIS, RENEE LOUVERTURE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania**

**ADAM H. DAVIS,  
ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17**

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2477 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot/lots parcel or piece of ground situate in Coolbaugh Township, County of Monroe, Commonwealth of Pennsylvania, being Lot/Lots No. 309, Section K(ext) as shown on a map of A Pocono Country Place in Plot Book No. 24, pages 51, 53 and 55.**

**UNDER AND SUBJECT to all the rights, privileges, benefits, easements, covenants, conditions restrictions, reservations terms and provisions as more particularly set forth in the above recited deed.**

**TITLE TO SAID PREMISES VESTED IN Yuki T. Faison, a single woman and Evelyn I. Taveras, a single woman, as joint tenants with the right of survivorship and not as tenants in common from Scott Erickson and Jennifer Erickson, his wife by Special Warranty Deed, dated 06/10/2007 and recorded 6/27/2007 in Book 2309 Page 2178 Instrument #200724619.**

**TAX CODE: 03/9F/1/196**

**TAX PIN: 03636917019616**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**YUKI T. FAISON**

**EVELYN I. TAVERAS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

**Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOHN MICHAEL KOLESNIK,  
ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17**

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7024 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or parcel of land situate in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, Designated s Lot 104, Section D, as shown on map or plan of A Pocono Country Place recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, PA in Plot Book Volume 18, page 101, 103, & 105.**

**UNDER AND SUBJECT** to all rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as appear in the chain of title.

**TITLE TO SAID PREMISES VESTED** in Billy Edwards and Georgia Edwards, joint tenants with the right of survivorship, by Deed from Percudani Family Limited Partnership, dated 10/30/1998, recorded 11/03/1998 in Book 2055, Page 6615.

**TAX CODE:** 03/8B/2/251

**TAX PIN:** 03635820727189

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**BILLY EDWARDS  
GEORGIA EDWARDS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOSEPH E. DEBARBERIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 741 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or piece of land situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, being Lot No. 741, Section K, as is more particularly set forth on Map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania, i Plot Book 24, Pages 51, 53 and 55.**

**UNDER AND SUBJECT** all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as may be more particularly set forth in the above recited Deed and which may run with the land.

**TITLE TO SAID PREMISES VESTED** in Pablo Crespo and Magali Crespo, h/w, by Deed from Raintree Homes Inc., a Pennsylvania Corporation, dated 06/11/1999, recorded 06/15/1999 in Book 2065, page 24.

**TAX CODE:** 03/9F/1/161

**TAX PIN:** 03636913120763

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**PABLO CRESPO  
MAGALI CRESPO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOSEPH E. DEBARBERIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4896 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

All that certain lot, parcel or piece of land situate in the Township of Tobyhanna, County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 5557, Section CIIIB, according to Plan of Emerald Lakes, recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe at Stroudsburg, Pennsylvania, in Plot Book Volume 17 page 111, bounded and described as follows, to wit: In Plot Book Volume and Page Number according to aforementioned Plan of Record.

**UNDER AND SUBJECT** to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited deed.

Parcel No. 19/31/2/164

Pin No. 19634404830637

Title to said premises is vested in Jeffrey B. Buckwalter by deed from Michael Buckwalter dated July 22, 2009 and recorded July 31, 2009 in Deed Book 2357, Page 6850.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JEFFREY B. BUCKWALTER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

MARC S. WEISBERG, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4920 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THE FOLLOWING** lot situate in the Township of Middle Smithfield, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 33, Section "B", as shown on Plotting of Lots of Pocono Highland Lake Estates, Inc., Price and Middle Smithfield Townships, Monroe County, Pennsylvania, made by Edward C. Hess, PC., as recorded in Monroe

County, Pennsylvania, in Plot Book 10, page 141. **UNDER AND SUBJECT** to the following covenants, conditions, and restrictions, of record, which shall run with the land.

Parcel number 09/17a/1/32

Pin number 09730402766630

Being Known As: 33 Lake Drive, Middle Smithfield, Middle Smithfield, Monroe County, PA 18301

**TITLE TO SAID PREMISES IS VESTED** in Antonio Thompson by deed from Choice Renters & Property Management, LLC dated September 29, 2009 in Deed Book 2360, Page 5345.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ANTONIO THOMPSON**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

MARC S. WEISBERG,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 615 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or lots, parcel or piece of ground situate in the Township of Stroud, County of Monroe, Pennsylvania, being Lot No. 80, Section B as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania in Plot Book Volume 31, Page 69.

**UNDER AND SUBJECT** to the covenants, conditions, and restrictions in the chain of title.

Being known and numbered as 80 Willowicke Terrace, East Stroudsburg, PA 18301.

**BEING THE SAME PREMISES** which Cecelia R. DeVitto, widow, by deed dated December 16, 2009 and recorded January 5, 2010 in and for Monroe County, Pennsylvania, in Deed Book Volume 2365, page 65, granted and conveyed unto Jose R. Rivera.

TAX CODE: 17/15A/1/38

PIN NO: 17639201282788

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JOSE R. RIVERA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ASHLEIGH L. MARIN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 234 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot piece or parcel of land situate, lying and being in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being Lot Number 332, Section J, as shown on map of A Pocono Country Place, on file in the Office for the Recording of Deeds, in and for Monroe County, in Plot Book No. 22, at Pages 11, 13, 15 and 17.

**UNDER AND SUBJECT** to all rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations terms, and provisions as appear in the chain of title.

**TITLE TO SAID PREMISES VESTED** in George Green and Melody Green, by Deed from Percudani Family Limited Partnership, dated 11/30/1998, recorded 12/04/1998 in Book 2057, page 1.

TAX CODE: 03/9C/1/147

TAX PIN: 03635918311778

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**GEORGE GREEN  
MELODY GREEN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale on-

ly." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ADAM H. DAVIS,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4601 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot parcel or piece of ground situate in the Township of Stroud, Monroe County Pennsylvania, being Lot No. 335 Section C-4, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania in Plot Book Volume 64, Page 44 and 46.

**UNDER AND SUBJECT** to the restrictions of record, and as more fully set forth in Deed Book 2161, Page 6958.

**TITLE TO SAID PREMISES VESTED** in Vernon Grant and Carol Grant, h/w, by Deed from Cranberry Hill Corporation, a Pennsylvania Corporation, dated 07/28/2003, recorded 07/30/2003 in Book 2161, Page 6957.

TAX CODE: 17/88593

TAX PIN: 17639203444302

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**VERNON GRANT  
CAROL GRANT**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JOSEPH E. DEBARBERIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1150 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN parcel of land situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania bounded and described as follows:**

All the following described lot situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 1311, Section F, as shown on "Plotting of Pocono Farms, Inc., Coolbaugh Township, Monroe County, Pennsylvania made by Bellante and Clauss" and recorded in Monroe County, Pennsylvania in Plat Book 15, Page 59.

**BEING THE SAME PREMISES** which John M. Brown, Trustee and under and The John M. Brown Revocable Trust Agreement, by deed dated 11/28/2008 and recorded 03/16/2009 in Book 2350 Page 1223 conveyed to John M. Brown.

Pin #: 03635701450693  
Tax Code #: 03/7D/2/115

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JOHN M. BROWN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIFER FRÉCHIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6678 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN piece, parcel and tract of land lying and situate in the Township of Price, County of Monroe, Commonwealth of Pennsylvania, Lot No. 32 Oak Ridge Estates, also known as Brodhead Heights Subdivision, identified on Tax Map 14/7/3/35 described on the map filed with the Office of the Recorder of Deeds in and for Monroe County, Stroudsburg, Pennsylvania, in Map Book Volume 12, page 111.**

**BEING THE SAME PREMISES** which Martin L. Bartholomew, by his deed dated June 30, 1989 and recorded in the Office of the Recorder of Deeds in and for the County of Monroe, at Stroudsburg, Pennsylvania in Record Book Volume 1689, page 706, granted and conveyed unto Donna J. Stultz and Harold B. Stultz, Jr., husband and wife.

TAX PARCEL NO.: 14/7/3/35  
PIN NO.: 14-6394-02-96-4698

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**HAROLD B. STULTZ, JR.  
DONNA J. STULTZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JAMES V. FARERI,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7802 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot or lots, parcel or piece of ground situate, in the Township of Stroud, County of Monroe and State of Pennsylvania, being Lot or Lots No. 11, Section F as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the office for the recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania in Plot Book Volume 33, Pages 101 and 103.

Premises being: 1017 Penn Estates, East Stroudsburg, PA 18301

BEING the same premises which Anthony D. Alia, single, by Deed dated October 6, 2004 and recorded October 6, 2004 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book: 2204 Pg: 663, granted and conveyed unto Yesica Serrano, Single  
TAX ID: 17/15F/1/111  
PIN: 17639203019824

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**YESICA SERRANO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ANDREW J. MARLEY,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4539 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot/lots, parcel or piece of ground situate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, being Lot/Lots No. 310, Section No F, as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 19, page 11, 13 & 156.

UNDER AND SUBJECT to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations terms and provisions as more particularly set forth in the above recited deed.

TITLE TO SAID PREMISES VESTED IN Julian Garcia Acosta and Ana Sanchez, h/w, by Deed from Investor One Corporation, dated 11/17/2006, recorded 11/27/2006 in Book 2288, Page 5118.

tax code: 03/8C/1/426

TAX PIN: 03635814434856

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ANA SANCHEZ**

**JULIAN GARCIA ACOSTA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
EMILY M. PHELAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5414 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN lot, parcel or piece of ground situated in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, being Lot No. 634, Section G as shown on map of A Pocono Country Place, on file in the Recorder of Deeds Office, at Stroudsburg, Monroe County, Pennsylvania in Plot Book No.19, Pages 11, 17 and 19.

TOGETHER with and UNDER AND SUBJECT to all of the rights obligations and responsibilities as set forth in the Restrictive Covenants in Record Book 1486, page 445.

Parcel No. 3/8D/1/26

Pin No. 03635813230647

Title to said premises is vested in Catherine Pena and Luis F. Pena by deed from David Lopez and Yolanda Lopez dated May 20, 2004 and recorded June 10, 2004 in Deed Book 2192, page 9094.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**CATHERINE PENA AND  
LUIS F. PENA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform

Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 MARC S. WEISBERG,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 135 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot parcel or piece of ground situate in the Township of Stroud, Monroe County, Pennsylvania, being Lot No. 311, Section E, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, s same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania, in Plot Book Vol. 32, Page 127.

**UNDER AND SUBJECT** to any and all covenants, conditions, reservations, restrictions limitations right-of-ways, objections, easements, agreements, etc., as they appear of record.

**TITLE TO SAID PREMISES VESTED** in James J. Pandolfo individually, by Deed from James J. Pandolfo and Susan Pandolfo, h/w, dated 11/15/2005, recorded 11/18/2005 in Book 2248, page 5172.

**TAX CODE:** 17/15E/1/311  
**TAX PIN:** 17638204944067

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JAMES J. PANDOLFO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JOSEPH E. DEBARBERIE,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1743 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH** ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Stroud, County of Monroe, and Commonwealth of Pennsylvania, being Lot 151 Section D Penn Estates, as shown on a plan of lots recorded in the office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 32, Pages 115, 117, 119 & 121.

**TITLE TO SAID PREMISES VESTED** in Cardinal Hamlet and Bess Hamlet, h/w, as tenants by the entireties from Chase Manhattan Bank, as Trustee, by Special Warranty Deed, dated 01/12/2001 and recorded 2/5/2001 in Book 2090 Page 8787 Instrument #200103968.

**TAX CODE:** 17/15C/1/123  
**TAX PIN:** 17639201098582

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**CARDINAL HAMLET A/K/A  
 CARDINAL D. HAMLET  
 BESS HAMLET A/K/A  
 BESSIE M. HAMLET**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JOHN MICHAEL KOLESNIK,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17



**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8771 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot situate in the Township of Tunkhannock, County of Monroe and State of Pennsylvania, marked and designated as Lot Number 62, Section 8, as shown on "Plotting of Sierra View", Tunkhannock Township, Monroe County, Pennsylvania, made by VEP & Associates and recorded in Monroe County, Pennsylvania, in Plot Book No. 36, page 59.

**BEING THE SAME PREMISES** which Eric Gurner and Rosita Carrion, his wife, by deed date 04/26/2007 and recorded 06/08/2007 in Book 2307 Page 5948 conveyed to Eric Gurner and Rosita Gurner, husband and wife.

Pin #: 20633101277111

Tax Code #: 20/3D/2/49

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ERIC GURNER  
ROSITA GURNER  
MORTGAGOR(S) AND  
RECORD OWNER(S)**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIFER FRECHIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10722 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** piece, parcel and tract of land lying and situate in the Township of Price, County of Monroe, Commonwealth of Pennsylvania, Lot No. 8 Oak Ridge Estates, also known as Brodhead Heights Subdivision, identified on Tax Map 14/7/3/21, described on the map filed with the Office of the Recorder of Deeds in and for Monroe County, Stroudsburg, Pennsylvania, in Map Book Volume 12, page 111.

**BEING THE SAME PREMISES WHICH** East Stroudsburg Savings Association, by Deed dated 2/25/2000 and recorded 3/1/2000 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2075, Page 8063, granted and conveyed unto Paul E. Finnegan and Lorraine D. Finnegan, his wife.

**IMPROVEMENTS:** Residential property.

TAX CODE NO. 14/7/3/21

PIN #14730401161616

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**PAUL E. FINNEGAN**

**LORRAINE D. FINNEGAN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
GREGORY JAVARDIAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4253 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot/lots, parcel or place of ground situate in the township of Coolbaugh, County of Monroe and State of Pennsylvania, being Lot/lots No. 270, Section No. G/ as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 19, Page 11, 17, & 19.

Under and Subject to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited deed.

Parcel No. 3/8D/17/08  
Pin No. 03635810257730

Title to said premises is vested in Emmanuel Cooper by deed from Keystone Development Company, Inc., a Pennsylvania Corporation dated October 28 1992 and recorded October 28, 1992 in Deed Book 1855, Page 0771.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
EMMANUEL COOPER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MARC S. WEISBERG,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2469 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
ALL THAT CERTAIN lot or piece of land situate in the Township of Hamilton, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

Lot 1, lands of Alan L. Everett, Hamilton Township, Monroe County, Pennsylvania as cited in Plot Book 70, Page 92.

Being known and numbered as 5484 Russell's Drive a/k/a 136 Russell Drive, Saylorsburg, PA, 18353.

Being the same premises which Alan L. Everett, single, by deed dated July 8, 1999 and recorded July 28, 1999 in and for Monroe County, Pennsylvania, in Deed Book Volume 2067, page 0354, granted and conveyed unto Dennis A. Clark and Stephanie J. Clark, husband & wife, as tenants by the entireties.

TAX CODE: 07/92524  
PIN NO: 07628803234310

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
DENNIS A. CLARK  
STEPHANIE J. CLARK**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform

Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
DENISE CARLON,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10434 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in the Township of Stroud, Monroe County, Pennsylvania, being Lot or Lots No. 31, Section C, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation Penn Estates, as is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania in Plot Book Volume 32, Pages 105, 109.

UNDER AND SUBJECT to any and all covenants, conditions and restrictions appearing in the chain of title, as more fully described in Book 1200 Page 246.

TITLE TO SAID PREMISES VESTED IN Randy Chan and Barbara Chan, his wife and Cranberry Hill Corporation by Warranty Deed, dated 08/04/1982 and recorded 8/9/1982 in Book 1200 Page 245.

TAX CODE: 17/15D/1/48  
TAX PIN: 17639201260408

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
RANDY CHAN  
BARBARA CHAN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JOHN MICHAEL KOLESNIK,  
 ESQUIRE

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8507 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 934 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of ground situate in the **Township of Stroud**, County of Monroe and State of Pennsylvania, being Lot 39, as is more particularly set forth on the Plot Map of Arbor Woods, dated May 14, 2002 and recorded July 22, 2003, in the Office for the Recording of Deeds, etc. Stroudsburg, Monroe County, Pennsylvania, in Plot Book Volume 75, Page 120.

Under and subject to conditions, restrictions and covenants as are more fully set forth in Monroe County Deed Book 2188, pages 8096-8101.

**TITLE TO SAID PREMISES VESTED** in Frank Rivera, by deed from LTS Development, Inc. dated 4/19/2004 and recorded 5/3/2004 in Deed Book 2188, page 8096 and Deed Instrument No. 200419164.

TAX CODE: 17-97097

TAX PIN: 17638104940222

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 FRANK RIVERA**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JOSEPH E. DEBARBERIE,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THE FOLLOWING** lots situate in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 5120, Section V, as shown on "Plotting of Pocono Farms - East, Coolbaugh Township, Monroe County, Pennsylvania, made by Achterman Associates" and recorded in Monroe County, Pennsylvania, in Plot Book No. 17, page 23.

**BEING THE SAME PREMISES** which Paoletti, Inc., by deed dated 02/23/2007 and recorded 02/27/2007 in Book 2297 Page 5916 conveyed to Michael Pereira and Michelle Oliveira.

Pin #: 03636703300882

Tax Code #: 03/94396

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MICHELLE OLIVEIRA  
 MICHAEL PEREIRA  
 MORTGAGOR(S) AND  
 RECORD OWNER(S)**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JENNIFER LYNN FRECHIE,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 529 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** lot parcel or piece of land situate in the **Township of Coolbaugh**, County of Monroe, and Commonwealth of Pennsylvania, being Lot 539, Section K (ext), A Pocono Country Place, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 24, Page 51, 53, 55.  
 Title to said Premises vested in Robert H. Nye and Donna L. Nye by Deed from Kevin Preston, single dated 12/17/2003 and recorded 12/18/2003 in the Monroe County Recorder of Deeds in Book 2177, page 2929.

Being known as K539 Horseshoe Bend, Tobyhanna, PA 18466  
 Tax Parcel Number: 03/9F/1/364  
 Tax Pin Number: 03636913135828

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 ROBERT H. NYE  
 DONNA L. NYE**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**ROBERT W. WILLIAMS,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7282 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** lot, piece or parcel of property situate in the **Township of Middle Smithfield**, County of Monroe, State of Pennsylvania, more particularly described as Lot No. 8, Section 4, as shown on "Plotting of Lake of the Pines, Middle Smithfield Township, Monroe County, Pennsylvania, made by Elliott & Associates" and recorded in Monroe County, Pennsylvania, in Plot Book 17, Page 59.

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

Parcel No. 09/4C/4/5  
 Pin No. 09734404523590  
 Title to said premises is vested in Nick Monokrousos, a single individual by deed from Norma Castillo, a single individual dated April 27,2004 and recorded April 30, 2004 in Deed Book 2188, Page 6277.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 NICK MONOKROUSOS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**MARC S. WEISBERG,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10118 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** lot, parcel, or piece of land, situate in the **Township of Price**, County of Monroe, and State of Pennsylvania, being Lot 1112, Section VI, as set forth on the Plot Map of The Hamlet, Section VI, dated November 15, 1978 and recorded in the Office for the Recording of Deeds, etc, Stroudsburg Monroe County, Pennsylvania, in Plot Book Volume 38, Page 65.

**TITLE TO SAID PREMISES VESTED IN** Conrad Jeffries, by Deed from Daniel W. Keuler and Susan H.D. Keuler, husband and wife, and Marc M. Keuler, married, and Susan H.D. Keuler and Sarah A. Landis, jointly as Trustees for Jordan J. Keuler and Tyler D. Keuler dated 6/15/2006 and recorded 6/22/2006 in Deed Book 2271, page 8636.

**TAX CODE:** 14/3C/1/203  
**TAX PIN:** 14730701351823

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 CONRAD JEFFRIES**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
 "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii)

must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
EMILY M. PHELAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7805 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or lots, parcel or piece of ground situate in the **Township of Stroud**, Monroe County, Pennsylvania, being Lot or Lots No. 154, Section F, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania, in Plot Book Vol. 33, page(s) 101, 105.

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

**TITLE TO SAID PREMISES VESTED** in Maria J. Inman, single, by Deed from Lawrence Milligan and Jeannine Milligan, h/w, dated 11/29/2004, recorded 11/30/2004 in Book 2209 Page 1515.

**TAX CODE:** 17/15F/1/154  
**TAX PIN:** 17639203134563

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MARIA J. INMAN A/K/A  
MARIA J. INMAM**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin

Sheriff of Monroe County  
Pennsylvania  
JOHN MICHAEL KOLESNIK,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 12104 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot or parcel of land, situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, known as Lot Number 290, Section K, as shown on a map of A Pocono Country Place, as recorded in the Office for the Recording of Deeds of Monroe County in Map Book 24 at Pages 1, 3 and 5.

Being known and numbered as 1185 Aurora Terrace, Tobyhanna, PA 18466.

Being the same premises which Keystone Development Co., Inc., by deed dated May 27, 2000 and recorded May 30, 2000 in and for Monroe County, Pennsylvania in Deed Book Volume 2079, Page 3032, granted and conveyed unto Garvin Harriett, a married man.

**TAX CODE:** 03/9E/1/195

**PIN NO:** 03636917013422

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**GARVIN HARRIET**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JAIME R. ACKERMAN,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8496 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** tract, piece or lot of land situate in the **Township of Stroud**, County of Monroe and State of Pennsylvania, being Lot 73, Section C Penn Estates, as shown on plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 32 pages 105, 107 and 109.

Title to said premises is vested in Migdalia Cedeno and Carlos then by deed from Norman A. Clemo a/k/a Norman Alen Spencer Clemo, married dated April 10, 2003 and recorded April 14, 2003 in Deed Book 2150, Page 2420.

Parcel No. 17/15D/1/165  
Pin No. 17639201258793

Being Known As: 73 Windsor Court, Analomink, Stroud, Monroe County, PA 18320

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MIGDALIA CEDENO  
CARLOS THEN**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MARC S. WEISBERG,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9380 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot or piece of ground situate in the **Township of Middle Smithfield**, County of Monroe, and Commonwealth of Pennsylvania being known as Lot 298, Phase , Section as more completely set forth on the Big Ridge Plot Plan of Mid-Monroe Development Corporation which plan is duly recorded in the Office of the Recorder of Deeds in and for the County of Monroe, Commonwealth of Pennsylvania at Plat Book Volume 75 page 231.

Parcel No. 09/97262  
Pin No. 09732404808017

Title to said premises is vested in Daniel Worrent by deed from C & M Homes @ C.C.P., L.P., dated July 6, 2004 and recorded April 4, 2005 in Deed Book 2220, page 9798. The said Daniel Worrent died on October 6, 2011 thereby vesting title in Angela Acheampong by operation of law.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ANGELA ACHEAMPONG**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
MARC S. WEISBERG,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 168 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot or piece of ground situate in the **Township of Chestnuthill**, County of Monroe, and Commonwealth of Pennsylvania, marked and designated as Lot No. 89 Section One as shown on "Plotting of Sierra View" Chestnuthill Township, Monroe County, Pennsylvania, in Plot Book 29 Page 59.

**BEING THE SAME PREMISES** which James J. Atno and Joyce L. Atno, husband and wife, by their Deed dated April 16, 1991, and recorded April 16, 1991 in the Office of the Recorder of Deeds in and for the County of Monroe in Stroudsburg, Pennsylvania, in

Record Book Volume 1774, Page 0047, granted and conveyed unto Erich E. Zamorano and Zoila Zamorano, husband and wife.

TAX ID NO.: 2/14B/1/56

PIN NO.: 02-6330-01-47-4955

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ERICH E. ZAMORANO AND ZOILA ZAMORANO, H/W**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania

JAMES V. FARERI, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4158 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of ground situate in the Township of Stroud, Monroe County, Pennsylvania, being Lot No. 264, Section C, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania in Plot Book Vol. 32, Pages 105, 107, 109, 111, 113.

**BEING THE SAME PREMISES** which Dariusz Wichowski and Beata Wichowski, husband and wife, by deed dated 06/07/2006 and recorded 06/09/2006 in Book 2270 Page 5666 conveyed to Robert Snead and Alice Snead, Husband and wife.

Pin #: 17639201458448

Tax Code #: 17/15B/2/12

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ALICE SNEAD  
ROBERT SNEAD**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is

for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIFER FRECHIE,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 386 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel of piece of land situate in the Township of Stroud, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 3, Section F, Penn Estates, as shown on a plan of lots recorded in the Office of the Recorder of Deeds, in and for the County of Monroe, in Plot Book Volume 33, Pages 101 and 103.

**BEING THE SAME PREMISES** which Maria Enriqueta Sandoval and Orlando A. Sandoval, by deed dated 03/29/2013 and recorded 04/30/2013 in Book 2419 Page 3518 conveyed to Orlando A. Sandoval.

Pin #: 17638204916427

Tax Code #: 17/15F/1/3

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ORLANDO SANDOVAL A/K/A  
ORLANDO A. SANDOVAL  
MORTGAGOR(S) AND  
RECORD OWNER(S)**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania  
**JENNIFER FRÉCHIE,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 70 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot or piece of land situate in the Pocono Township, County of Monroe and State of Pennsylvania, being Lot 7, Section C, on a plan of lots prepared by VEP Associates for High Mountain Estates, Inc., and recorded in the Office for the Recording of Deeds, etc., at Stroudsburg, Monroe County, Pennsylvania, in Plot Book 61, Page 193, consisting of 1.10 Acres, more or less.**

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

Parcel No. 12/86435  
 Pin No. 126393030359661

Title to said premises is vested in Merdine Morris-Scantling by deed from Mark S. Silver, married dated August 31, 2007 and recorded September 20, 2007 in Deed Book 2316, page 7514.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MERDINE MORRIS-SCANTLING**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**MARC S. WEISBERG,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6694 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL OF THE FOLLOWING lot being in the Township of Coolbaugh, County of Monroe, and Commonwealth of Pennsylvania, marked and designated as Lot No. 2109, Section B, as shown on "Plotting of Pocono Farms, Inc., Coolbaugh Township, Monroe County, Pennsylvania, made by Bellante & Claus" and recorded in Monroe County, Pennsylvania, in Plot Book No. 11, Page 31.**

**BEING THE SAME premises which Ignatius D. Palmeri and Cannela A. Palmeri, his wife, by deed dated March 29, 2000 and recorded in the Office of the Recorder of Deeds and such, at Stroudsburg, Pennsylvania in Deed Book Volume 2076, page 8272, granted and conveyed unto Rodrigo Lopez.**

TAX PARCEL NO.: 3/7B/1/44  
 PIN NO.: 03-6357-04-64-1200

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**RODRIGO J. LOPEZ**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JAMES V. FARERI,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1510 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEV-**



ER IS HIGHER BY CASHIERS CHECK OR CASH  
ALL THAT CERTAIN lot or lots parcel or piece of  
ground situated in **Middle Smithfield Township** ,  
Monroe County, Pennsylvania, being Lot or Lots No.  
2206, Section 29 as is more particularly set forth on  
the Plot Map of Lehman Pike Development Corpora-  
tion Saw Creek Estate, as same is duly recorded in  
the Office for the Recording of Deeds, Stroudsburg,  
Monroe County, Pennsylvania in Plot Book Volume  
45, Page 790.

BEING THE SAME PREMISES which K, by deed dated  
09/16/2001 in Book 2106 Page 5306 conveyed to  
Helen M. Hoover.

Pin #: 09734503241885

Tax Code #: 09/5A/3/39

**SEIZED AND TAKEN IN EXECUTION AS THE  
PROPERTY OF:**

**HELEN M. HOOVER  
MORTGAGOR(S) AND  
RECORD OWNER(S)**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to  
collect the most recent six months unpaid dues in ac-  
cordance with their statutory lien under the Uniform  
Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii)  
must provide the Sheriff's Office at least two weeks  
before the Sheriff's Sale with written notification of  
the amount of the lien and state that "such amount is  
for the past six months prior to the Sheriff's Sale on-  
ly." Any sale which does not receive such notification  
from a POA will not be collected at the time of Sherif-  
f's Sale."

A schedule of proposed distribution for the proceeds  
received from the above captioned sale will be on file  
in the Office of the Sheriff within thirty (30) days from  
the date of the sale. Distribution in accordance there-  
with will be made within ten (10) days thereafter un-  
less exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIFER FRECHIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage  
Foreclosure) issued out of the Court of Common  
Pleas of Monroe County, Commonwealth of Pennsylva-  
nia to 1688 CIVIL 2012, I, Todd A. Martin, Sheriff of  
Monroe County, Commonwealth of Pennsylvania will  
expose the following described real estate to public  
sale in the Monroe County Courthouse, Stroudsburg,  
Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF  
PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER  
IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN lot, parcel or piece of land sit-  
uate in the **Township of Stroud** , County of Monroe  
and Commonwealth of Pennsylvania, known as Lot  
#395, located on Analomink Point as shown on final  
plans Phase 9, Blue Mountain Lake, a Planned Unit  
Development, approved of by the Stroud Township  
Board of Supervisors and filed of Record in the Office  
of the Recorder of Deeds of Monroe County, Pennsylva-  
nia in Plot Book 73 page 227.

TITLE TO SAID PREMISES VESTED IN Helen Colon,  
by Deed from Helen Colon and William Caraballo w/h,  
dated 06/27/2008, recorded 06/30/2008 in Book 2337,  
Page 7750.

TAX CODE: 17/96101/U395

TAX PIN: 17730201287717U

**SEIZED AND TAKEN IN EXECUTION AS THE  
PROPERTY OF:**

**HELEN COLON  
WILLIAM CARABALLO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to  
collect the most recent six months unpaid dues in ac-  
cordance with their statutory lien under the Uniform  
Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii)  
must provide the Sheriff's Office at least two weeks  
before the Sheriff's Sale with written notification of  
the amount of the lien and state that "such amount is  
for the past six months prior to the Sheriff's Sale on-  
ly." Any sale which does not receive such notification  
from a POA will not be collected at the time of Sherif-  
f's Sale."

A schedule of proposed distribution for the proceeds  
received from the above captioned sale will be on file  
in the Office of the Sheriff within thirty (30) days from  
the date of the sale. Distribution in accordance there-  
with will be made within ten (10) days thereafter un-  
less exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
ADAM H. DAVIS,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage  
Foreclosure) issued out of the Court of Common  
Pleas of Monroe County, Commonwealth of Pennsylva-  
nia to 11191 CIVIL 2009, I, Todd A. Martin, Sheriff of  
Monroe County, Commonwealth of Pennsylvania will  
expose the following described real estate to public  
sale in the Monroe County Courthouse, Stroudsburg,  
Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF  
PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER  
IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN lot, parcel or piece of land sit-  
uate in the **Township of Pocono** , County of Monroe  
and State of Pennsylvania, being Lot No. 41, on plan  
of lots of "Cherry Lane Estates," Section 2, said plan  
being made by Edward C. Hess Associates, Inc.,  
Stroudsburg, PA, and recorded at Stroudsburg in the  
Office of the Recording of Deeds, in and for the County  
of Monroe on the 29th day of August, 1973, in Plot  
Book 20, Page 75.

TITLE TO SAID PREMISES VESTED IN Thomas Bender  
by deed from Thomas F. Bender and Donna Bender  
dated 7/18/2001 and recorded 7/19/2001 in Mon-  
roe County Deed Book 2100, Page 7937, and Deed  
Instrument No. 200148878.

TAX CODE: 12/3/2/55

TAX PIN: 12638304733446

**SEIZED AND TAKEN IN EXECUTION AS THE  
PROPERTY OF:**

**THOMAS F. BENDER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to  
collect the most recent six months unpaid dues in ac-  
cordance with their statutory lien under the Uniform  
Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii)  
must provide the Sheriff's Office at least two weeks  
before the Sheriff's Sale with written notification of  
the amount of the lien and state that "such amount is  
for the past six months prior to the Sheriff's Sale on-  
ly." Any sale which does not receive such notification  
from a POA will not be collected at the time of Sherif-  
f's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JOSEPH E. DEBARBERIE,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2974 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot situate in the development known as Mountain Top Estates, Middle Smithfield Township, Monroe County, Pennsylvania, designated as Lot No. 532, Section II, as shown on the map of lands of Clinton R. Alden Plot No. II, recorded in the Office for the Recording of Deeds at Stroudsburg, Pennsylvania, Monroe County, Pennsylvania, in Map Book Vol. 10, Page 109.

**TITLE TO SAID PREMISES VESTED IN Faustina Osei** by deed from David S. Wengerd and Emma L. Wengerd dated 3/13/2007 and recorded 4/12/2007 in Deed Book 2302, Page 1100 and in Deed Instrument No. 200714240.

TAX CODE: 09/4B/1/26  
 TAX PIN: 09734503225411

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 FAUSTINA OSEI**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JOHN MICHAEL KOLESNIK,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7268 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the Township of Stroud, County of Monroe, and Commonwealth of Pennsylvania, being Lot 90, Block C, Wigwam Lake Estates, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 10, Page 63.

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

**TITLE TO SAID PREMISES VESTED IN** Kamal F. Makhouli, by Deed from Dominita Lalu and Laurentiu Lalu, h/w, dated 05/18/2004, recorded 05/27/2004 in Book 2191, page 5096.

TAX CODE: 17/16A/1/99  
 TAX PIN: 17638102762606

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 KAMAL F. MAKHOUL**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
**JOHN MICHAEL KOLESNIK,**  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 789 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER**

ER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT PARCEL OF LAND in Township of Jackson Monroe County Commonwealth of Pennsylvania, as more fully described in Deed Book 1858 Page 532, ID# 8/86040, being known and designated as Lot 51 Mountain View Meadows Subdivision, filed in Plat Book 61, Page 262.

Being the same premises which Pocono Hickory Lane, Inc., by deed dated 10/18/1992 and recorded 11/13/1992 in Book 1858 Page 532 conveyed to Richard A. Laporte and Mary Anne Laporte.

Pin #: 08635000198831

Tax Code #: 08/86040

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MARYANNE LAPORTE**

**RICHARD A. LAPORTE**

**MORTGAGOR(S) AND**

**RECORD OWNER(S)**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIFER FRECHIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8369 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN lot/lots, parcel or piece of ground situated in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 231, Section K as shown on map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 24, Page 1, 3 and 5.

**TITLE TO SAID PREMISES VESTED IN** Christina Krosnowski and David A. Krosnowski, her husband, by Deed from Armando Vitanza and Carmen Ortega Vitanza, h/w, dated 09/11/2008, recorded 09/22/2008 in Book 2342 page 3457.

TAX CODE: 03/9E/1/136

TAX PIN: 03635920918000

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**CHRISTINA KROSNOWSKI**

**AND DAVID A. KROSNOWSKI**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
EMILY M. PHELAN,  
ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9662 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Coolbaugh, County of Monroe, and Commonwealth of Pennsylvania, being Lot 671, Section H, A Pocono Country Place, as shown on a Plan of Lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 19, Pages 21, 23 and 25.

Parcel No. 03/8E/1/609

Pin No. 03635809078091

Title to said premises is vested in Iris A. Jackson and Dwight T. Jackson, Sr., husband and wife, by deed from Tristen M. Crumb and Dana J. Crumb, his wife dated December 2, 2005 and recorded December 5, 2005 in Deed Book 2250, page 4682.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**IRIS A. JACKSON AND**

**DWIGHT T JACKSON, SR.**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds

received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 MARC S. WEISBERG,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6520 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN** lot, parcel or piece of ground situated in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania being Lot No. 77, Section No. G as shown on map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 19 at Pages 11, 17 and 19.

TAX ID: 03/8D/1/271  
 PIN: 03635814347806

BEING the same premises which Efen Andaluz and Mercedes Andaluz, husband and wife, by Deed dated January 15, 2007 and recorded January 18, 2007 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2294 Page 277, granted and conveyed unto Ligia Franco.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 LIGIA FRANCO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 ANDREW J. MARLEY,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2896 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Stroud**, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 352, Section E, Penn Estates, as shown on a plan of lots recorded in the Office of the Recorder of Deeds, in and for the County of Monroe, in Plot Book Volume/Page 32/127.

**TITLE TO SAID PREMISES VESTED IN SAMUEL N. WILLIAMS**, by deed from JOHN D. PETRI and LAYLA A. PETRI by her Power of Attorney JOHN D. PETRI, dated 09/10/2008, recorded 09/17/2008 in Book 2342, Page 1569.

TAX CODE: 17/15E/1/352  
 TAX PIN: 17638204947955

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**SAMUEL N. WILLIAMS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 JOHN MICHAEL KOLESNIK,  
 ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - April 3, 10, 17

**PUBLIC NOTICE  
 SHERIFF'S SALE  
 OF VALUABLE  
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 95 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**  
**ALL THAT CERTAIN** lot, parcel or piece of land sit-

uate in the Township of Tunkhannock, County of Monroe, and Commonwealth of Pennsylvania, being lot 23, Laurel Park, as shown on a plan of Lots recorded in the Office of the Recorder of deeds in and for the County of Monroe, in Plot Book Volume 24, page 39.

BEING THE SAME PREMISES which Eugene D. Sarno, Jr. and Maryann P. Sarno, by deed dated 08/11/2010 and recorded 08/11/2010 in Book 2374 Page 4196 conveyed to Maryann P. Sarno.

Pin #: 20633302795677

Tax Code #: 20/5A/1/14

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**EUGENE D. SARNO, JR.**

**MARYANN P. SARNO**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JENNIFER FRECHIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6146 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN lot parcel or piece of ground situate in the Township of Stroud, Monroe County, Pennsylvania being Lot No. 37, Section A, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania, in Plot Book Volume 31, Page 65.0

TITLE TO SAID PREMISES IS VESTED IN Henry Sands, by Deed from Henry Sands, single and John Sands, single, dated 03/19/2009, recorded 03/31/2009 in Book 2351, page 120.

TAX CODE: 17/15A/2/57

TAX PIN: 1769201377836

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**HENRY SANDS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to

collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOHN MICHAEL KOLESNIK,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8532 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Pocono, County of Monroe, and Commonwealth of Pennsylvania, being Lot 7, Nottingham Manor, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in plot book volume 75, page 10.

BEING THE SAME PREMISES which Ivan Gutierrez and Eulalia Gutierrez, husband and wife, by Deed dated August 30, 2007 and recorded on September 6, 2007 in Monroe County Book 2315 Page 5458, granted and conveyed unto Kirk M. Dennis, single man.

TAX ID. 12/96701

PIN: 12638200031767

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**KIRK M. DENNIS**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County

Pennsylvania  
ANDREW J. MARLEY,  
ESQUIRE

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3232 CIVIL 2007, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6856 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot, parcel or piece of land situate in the Township of Tunkhannock, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 26 on a Map of "Recreational Village" recorded in Monroe County Plot Book Volume 23, page 69, and having thereon erected a residential dwelling house known as: 261 Blossom Lane, Blakeslee, PA 18610 (f/k/a 26 Blossom Lane, Long Pond, PA 18610). PIN NO. 20-6321-02-69-6869 TAX CODE: 20-7A/1/18

Reference Monroe County Record Book 2362, Page 4236.

To be sold as the property of Adam S. Chorney on Judgment No. 06856-CV-2013

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ADAM S. CHORNEY**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
LEON P. HALLER,  
ESQUIRE

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot, parcel or piece of land situate in the Township of Tunkhannock, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 506, Section N1, Stonecrest Park, as shown on a plan of lots recorded in the Office of the Recorder of Deeds, in and for the County of Monroe in Plot Book Volume/Page 9/209.

**TITLE TO SAID PREMISES VESTED IN Allison Straker, Anthony Daley and Ann Modeste from Allison Straker, by Quit claim Deed, dated 09/08/2008 and recorded 11/03/2008 in Book 2344 Page 4272.**

TAX CODE: 20/8E/1/50  
TAX PIN: 20632101363873

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ALLISON STRAKER**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**  
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOSEPH E. DEBARBERIE,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - April 3, 10, 17

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4342 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH ALL THAT CERTAIN** lot or piece of land situated in

the Township of Coolbaugh, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 206, Section E, A Pocono Country Place, as shown on a plan of lots recorded in the Office of the Recorder of Deeds, in and for the County of Monroe, in Plot Book Volume Page 18/101m 107, and 109.

BEING THE SAME PREMISES which Dominick P. Stranieri, by deed dated 12/30/2005 and recorded 01/09/2006 in Book 2254 Page 2460 conveyed to Johnny Jones.

Pin #: 03-6358-12-75-7255

Tax Code #: 3/9A/1/22

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JOHNNY JONES**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

JENNIFER FRÉCHIE,

ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - April 3, 10, 17

for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin

Sheriff of Monroe County

Pennsylvania

DAVID NEEREN,

ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - April 3, 10, 17

**PUBLIC NOTICE  
SHERIFF'S SALE  
OF VALUABLE  
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1896 CIVIL 2014, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on

**THURSDAY, APRIL 30, 2015**

**AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH**

**ALL THAT CERTAIN lot of land situate in Tunkhannock Township, Monroe County, Pennsylvania:**

Being known as 133 Schockmill Road, (Tunkhannock Township), Blakeslee, PA 18610

Parcel Number: 20/13B/2/19

Pin Number: 20630202862925

Improvements: Residential Property

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**MARYELLEN CARR**

**A/K/A MARYELLEN E. CARR**

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is