

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
COMMONWEALTH OF  
PENNSYLVANIA  
CIVIL ACTION-LAW  
NO. 2924 CV 2019  
ACTION TO QUIET TITLE**

913 Main Street  
Stroudsburg, PA 18360  
(570) 424-7288

DAVID KELLER, PRO SE  
1933 State Route 903  
Jim Thorpe, PA 18229  
570-325-8400

DAVID KELLER  
Plaintiff,  
DIMITRI ALEXEEV  
Defendant,

**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 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.**

Lawyer Referral Service

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(570) 424-7288**

DAVID KELLER, PRO SE  
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PR - June 21

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
COMMONWEALTH OF  
PENNSYLVANIA  
CIVIL ACTION-LAW  
NO. 2925 CV 2019  
ACTION TO QUIET TITLE**

DAVID KELLER  
Plaintiff,  
vs.

Marie Taddeo  
The Estate of Marie Taddeo  
Defendants,

**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 property or other rights important to you.

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PR - June 21

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 1082 CV 2019**

DEPUY HOUSE PROPERTY  
OWNERS ASSOCIATION,  
Plaintiff,

vs.

JACQUELINE CONNELL and  
SCOTT CONNELL,  
Defendants.

**TO: JACQUELINE CONNELL and  
SCOTT CONNELL :**

The Plaintiff, DePuy House Property Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the DePuy House Property Owners Association by virtue of your ownership of Unit 71D, Interval No. 4, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$949.52 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**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 against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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Durney & Worthington, LLC  
Suite 8, Merchants Plaza  
P. O. Box 536  
Tannersville, PA 18372

PR - June 21

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FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 1106 CV 2019**

RIVER VILLAGE OWNERS ASSOCIATION,  
Plaintiff,

vs.

LAURA CIRINO,  
Defendant.

**TO: LAURA CIRINO :**

The Plaintiff, River Village Owners Association has commenced a civil action against you for recovery of

dues, fees, and assessments which you owe to the River Village Owners Association by virtue of your ownership of Unit 14, Interval No. 29, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$1,336.00 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**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 against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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PR - June 21

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COURT OF COMMON PLEAS  
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JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 1238 CV 2019**

RIVER VILLAGE PHASE III-B  
OWNERS ASSOCIATION,  
Plaintiff,

vs.  
TIMOTHY DERRICK,  
Defendant.

TO: **TIMOTHY DERRICK** :

The Plaintiff, River Village Phase III-B Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the River Village Phase III-B Owners Association by virtue of your ownership of Unit 94, Interval No. 24, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$1,595.48 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**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 against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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COURT OF COMMON PLEAS  
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FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 1243 CV 2019**

FAIRWAY HOUSE PROPERTY  
OWNERS ASSOCIATION,  
Plaintiff,

vs.  
DONALD A. WALSH and ANNE C. WALSH,  
Defendants.

TO: **DONALD A. WALSH and ANNE C. WALSH** :

The Plaintiff, Fairway House Property Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the Fairway House Property Owners Association by virtue of your ownership of Unit 37C, Interval No. 41, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$2,248.90 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**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 against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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PR - June 21

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JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 1244 CV 2019**

FAIRWAY HOUSE PROPERTY  
OWNERS ASSOCIATION,  
Plaintiff,

vs.  
KEVIN CHEN,  
Defendant.

TO: **KEVIN CHEN** :

The Plaintiff, Fairway House Property Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you

owe to the Fairway House Property Owners Association by virtue of your ownership of Unit 19B, Interval No. 24, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$2,248.90 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

Jeffrey A. Durney, Esquire  
Durney & Worthington, LLC  
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P.O. Box 536  
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PR - June 21

**PUBLIC NOTICE  
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FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 1394 CV 2019**

FAIRWAY HOUSE PROPERTY OWNERS ASSOCIATION, Plaintiff,

vs. HARRY BAILEY and MARGARET V. BAILEY, Defendants.

TO: **HARRY BAILEY and MARGARET V. BAILEY** :  
The Plaintiff, Fairway House Property Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the Fairway House Property Owners Association by virtue of your ownership of Unit 7B, Interval No. 40, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$2,248.90 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**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 against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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PR - June 21

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JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 1404 CV 2019**

DEPUY HOUSE PROPERTY OWNERS ASSOCIATION, Plaintiff,

vs. RONALD GIVIER and ANNETTE GIVIER, Defendants.

TO: **RONALD GIVIER and ANNETTE GIVIER** :  
The Plaintiff, DePuy House Property Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the DePuy House Property Owners Association by virtue of your ownership of Unit 62F, Interval No. 5, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$2,835.42 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**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 against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 1262 CV 2019**

DEPUY HOUSE PROPERTY OWNERS ASSOCIATION, Plaintiff,

vs. DANIEL W. HILL and MARGARET E. HILL, Defendants.

TO: **DANIEL W. HILL and MARGARET E. HILL** :  
The Plaintiff, DePuy House Property Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the DePuy House Property Owners Association by virtue of your ownership of Unit 87, Interval No. 48, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$2,835.42 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**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 against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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opment, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$1,789.40 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**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 against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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PR - June 21

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
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FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 1422 CV 2019**

RIVER VILLAGE PHASE III-B  
OWNERS ASSOCIATION,  
Plaintiff,

vs.  
RUSTAM ZAKAROV,  
Defendant.

TO: **RUSTAM ZAKAROV** :

The Plaintiff, River Village Phase III-B Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the River Village Phase III-B Owners Association by virtue of your ownership of Unit 65, Interval No. 35 and 36, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$3,217.90 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

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PR - June 21

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
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FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 1440 CV 2019**

RIVER VILLAGE OWNERS ASSOCIATION,  
Plaintiff,  
vs.  
KG GLOBAL SERVICES, LLC,  
Defendant.

TO: **KG GLOBAL SERVICES, LLC** :

The Plaintiff, River Village Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the River Village Owners Association by virtue of your ownership of Unit 7, Interval No. 32, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$1,635.38 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

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PR - June 21

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
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JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 1450 CV 2019**

RIVER VILLAGE PHASE III-B  
OWNERS ASSOCIATION,  
Plaintiff,

vs.  
EDWARD S. BRAND,  
EDITH BRAND  
and BRUCE EDWARD BRAND,  
Defendants.

TO: **EDWARD S. BRAND, EDITH BRAND and BRUCE EDWARD BRAND** :

The Plaintiff, River Village Phase III-B Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the River Village Phase III-B Owners Association.

tion by virtue of your ownership of Unit 168, Interval No. 43, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$1,573.96 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

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JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 395 CV 2019**

RIVER VILLAGE PHASE III-B  
OWNERS ASSOCIATION,  
Plaintiff,

vs.  
EARL L. MARKLAND and  
KATHERINE J. MARKLAND,  
Defendants.

TO: EARL L. MARKLAND and  
KATHERINE J. MARKLAND :

The Plaintiff, River Village Phase III-B Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the River Village Phase III-B Owners Association by virtue of your ownership of Unit 104, Interval No. 20, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$859.29 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file you defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 385 CV 2019**

FAIRWAY HOUSE PROPERTY  
OWNERS ASSOCIATION,  
Plaintiff,

vs.  
VINCENT G. CHANEY and  
JOAN M. CHANEY,  
Defendants.

TO: VINCENT G. CHANEY and  
JOAN M. CHANEY :

The Plaintiff, Fairway House Property Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the Fairway House Property Owners Association by virtue of your ownership of Unit 15D, Interval No. 18, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$1,428.52 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

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FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 413 CV 2019**

RIVER VILLAGE OWNERS ASSOCIATION,  
Plaintiff,

vs.  
KG GLOBAL SERVICES, LLC,  
Defendant.

TO: KG GLOBAL SERVICES, LLC :

The Plaintiff, River Village Owners Association has commenced a civil action against you for recovery of

dues, fees, and assessments which you owe to the River Village Owners Association by virtue of your ownership of Unit 22, Interval No. 23, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$1,078.00 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

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JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 585 CV 2019**

RIVER VILLAGE PHASE III-B  
OWNERS ASSOCIATION,  
Plaintiff,

vs.  
CLAUS WAGNER and SHARON COMBS,  
Defendants.

**TO: SHARON COMBS :**

The Plaintiff, River Village Phase III-B Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the River Village Phase III-B Owners Association by virtue of your ownership of Unit 54, Interval No. 11, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$859.29 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**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 against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

**Monroe County Bar Association  
Find a Lawyer Program  
913 Main Street  
Stroudsburg, PA 18360**

Telephone (570) 424-7288  
Fax (570) 424-8234

Jeffrey A. Durney, Esquire  
Durney & Worthington, LLC  
Suite 8, Merchants Plaza  
P. O. Box 536  
Tannersville, PA 18372

PR - June 21

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 5934 CV 2018**

RIVER VILLAGE PHASE III-B  
OWNERS ASSOCIATION,  
Plaintiff,

vs.  
THELMA WINGATE and KITRITCH WINGATE,  
Defendants.

**TO: THELMA WINGATE  
and KITRITCH WINGATE :**

The Plaintiff, River Village Phase III-B Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the River Village Phase III-B Owners Association by virtue of your ownership of Unit 165, Interval No. 17, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$1,975.47 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**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 against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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Tannersville, PA 18372

PR - June 21

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 5967 CV 2018**

RIVER VILLAGE PHASE III-B  
OWNERS ASSOCIATION,  
Plaintiff,

vs.  
WILLIAM G. LAIRD,  
Defendant.

**TO: WILLIAM G. LAIRD :**

The Plaintiff, River Village Phase III-B Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you



owe to the River Village Phase III-B Owners Association by virtue of your ownership of Unit 85, Interval No. 51, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$16,188.91 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file you defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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Fax (570) 424-8234**

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Suite 8, Merchants Plaza  
P. O. Box 536  
Tannersville, PA 18372

PR - June 21

Fax (570) 424-8234

Jeffrey A. Durney, Esquire  
Durney & Worthington, LLC  
Suite 8, Merchants Plaza  
P. O. Box 536  
Tannersville, PA 18372

PR - June 21

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 889 CV 2019**

RIVER VILLAGE PHASE III-B  
OWNERS ASSOCIATION,  
Plaintiff,  
vs.

LUIS F. PEREZ and GLADIS A. PINILLA,  
Defendants.

**TO: LUIS F. PEREZ and GLADIS A. PINILLA :**  
The Plaintiff, River Village Phase III-B Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the River Village Phase III-B Owners Association by virtue of your ownership of Unit 158, Interval No. 35, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$859.29 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file you defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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Stroudsburg, PA 18360  
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Fax (570) 424-8234**

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Durney & Worthington, LLC  
Suite 8, Merchants Plaza  
P. O. Box 536  
Tannersville, PA 18372

PR - June 21

RIDGE TOP VILLAGE OWNERS ASSOCIATION,  
Plaintiff,  
vs.

DENISE A. PINNOCK and THELMA BROOKS,  
Defendants.

**TO: DENISE A. PINNOCK :**

The Plaintiff, Ridge Top Village Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the Ridge Top Village Owners Association by virtue of your ownership of Unit 225, Interval No. 13, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$2,636.72 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file you defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

**Monroe County Bar Association  
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Stroudsburg, PA 18360  
Telephone (570) 424-7288**

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 9789 CV 2018**

RIVER VILLAGE PHASE III-B  
OWNERS ASSOCIATION,  
Plaintiff,  
vs.

ANTHONY ABRAHAM,  
Defendant.

**TO: ANTHONY ABRAHAM :**

The Plaintiff, River Village Phase III-B Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the River Village Phase III-B Owners Association by virtue of your ownership of Unit 121, Interval

No. 10, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$1,493.24 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file you defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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913 Main Street  
Stroudsburg, PA 18360  
Telephone (570) 424-7288  
Fax (570) 424-8234**

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Durney & Worthington, LLC  
Suite 8, Merchants Plaza  
P. O. Box 536  
Tannersville, PA 18372

PR - June 21

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 9806 CV 2018**

RIVER VILLAGE PHASE III-B  
OWNERS ASSOCIATION,  
Plaintiff,

vs.  
ALICIA M. JAMES and ARMANI RASHAD,  
Defendants.

TO: ALICIA M. JAMES and  
ARMANI RASHAD :

The Plaintiff, River Village Phase III-B Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the River Village Phase III-B Owners Association by virtue of your ownership of Unit 64, Interval No. 42, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$850.48 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file you defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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913 Main Street  
Stroudsburg, PA 18360  
Telephone (570) 424-7288**

Fax (570) 424-8234

Jeffrey A. Durney, Esquire  
Durney & Worthington, LLC  
Suite 8, Merchants Plaza  
P. O. Box 536  
Tannersville, PA 18372

PR - June 21

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 9811 CV 2018**

RIVER VILLAGE PHASE III-B  
OWNERS ASSOCIATION,  
Plaintiff,

vs.  
JEFFREY A. GIFFORD and  
PRISCILLA E. GIFFORD,  
Defendants.

TO: JEFFREY A. GIFFORD and  
PRISCILLA E. GIFFORD :

The Plaintiff, River Village Phase III-B Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you owe to the River Village Phase III-B Owners Association by virtue of your ownership of Unit 52, Interval No. 7, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$1,624.38 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file you defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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Durney & Worthington, LLC  
Suite 8, Merchants Plaza  
P. O. Box 536  
Tannersville, PA 18372

PR - June 21

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD  
JUDICIAL DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
DOCKET NO. 9834 CV 2018**

FAIRWAY HOUSE PROPERTY  
OWNERS ASSOCIATION,  
Plaintiff,

vs.  
STEPHEN FAIRCLOUGH,  
Defendant.

TO: STEPHEN FAIRCLOUGH :

The Plaintiff, Fairway House Property Owners Association has commenced a civil action against you for recovery of dues, fees, and assessments which you



owe to the Fairway House Property Owners Association by virtue of your ownership of Unit 21F, Interval No. 43, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$833.99 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

**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 against you and a judgment may be entered against you without further notice for relief requested by 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

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Stroudsburg, PA 18360  
Telephone (570) 424-7288  
Fax (570) 424-8234**

**Jeffrey A. Durney, Esquire  
Durney & Worthington, LLC  
Suite 8, Merchants Plaza  
P. O. Box 536  
Tannersville, PA 18372**

PR - June 21

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY  
FORTY-THIRD JUDICIAL DISTRICT  
COMMONWEALTH OF PENNSYLVANIA  
IN RE: ESTATE OF  
ROBERT H. NOTHSTEIN, deceased  
NO. 8846 CIVIL 2018**

**TO THE CLIENTS OF ROBERT H. NOTHSTEIN LAW OFFICES, P.C.**

The Conservator for Robert H. Nothstein Law Offices, P.C. filed a Petition for Permission to Pay Funds to the Pennsylvania Lawyers Fund for Client Security pursuant to Pennsylvania Rules of Disciplinary Enforcement, Rule 324, with the Court of Common Pleas of Monroe County, PA to Docket No. 8846 Civil 2018. By Order, dated June 12, 2019, the Court authorized service of the Petition by publication on June 21, 2019, and setting a rule returnable for July 11, 2019.

Any former clients of Robert H. Nothstein Law Offices, P.C. who wish to respond to the Petition must file an answer with the Court to the above docket number setting forth in their answer the basis for any claim of monies due to them being made on or before July 11, 2019, at 4 p.m., with the Prothonotary's Office, Monroe County Courthouse, 610 Monroe St., Stroudsburg, PA 18360.

A hearing on any answers will be held on August 5, 2019 at 11 a.m., Courtroom No. 1, Monroe County Courthouse, 610 Monroe St., Stroudsburg, Pa., 18360. Copies of the Order and Petition may be obtained at your own cost at the Prothonotary's Office, Monroe County Courthouse, 610 Monroe St., Stroudsburg, PA, 18360.

The Conservator is requesting that all funds held in the IOLTA account of Robert H. Nothstein Law Offices, P.C. be paid over to the Pennsylvania Lawyers Fund for Client Security, located at the Pennsylvania Judicial Center, 601 Commonwealth Avenue, P.O. Box 62585, Harrisburg, PA 17106, (717) 231-9510, www.palawfund.com at the conclusion of the Conservatorship, in accordance with Rule 324 of the Pennsylvania Rules of Disciplinary Enforcement.

Be advised that the Conservator is not a partner, associate, or lawyer acting with, on behalf of, or in association with Mr. Nothstein and his practice of law.

The Conservator shall not make recommendations of counsel to any of Mr. Nothstein's clients, represent Mr. Nothstein's clients, or provide any legal services or legal advice to Mr. Nothstein's clients identified during the conservatorship. The Conservator is not the lawyer for Mr. Nothstein's clients. If you need a lawyer to assist you with this matter, please contact a lawyer of your own choosing or a lawyer referral from: Lawyer Referral Service

**Monroe County Bar Association  
Find a Lawyer Program  
913 Main Street  
Stroudsburg, PA 18360  
TELEPHONE (570) 424-7288  
FAX (570) 424-8234**

**By: John C. Prevoznik, Conservator  
47 South Courtland Street, Suite 1  
East Stroudsburg, PA 18301  
(570) 426-9660**

PR - June 21

**PUBLIC NOTICE  
COURT OF COMMON PLEAS  
OF MONROE COUNTY,  
PENNSYLVANIA,  
FORTY-THIRD  
JUDICIAL DISTRICT  
ORPHANS' COURT DIVISION**

The following Executors, Administrators, Trustees, or Guardians have filed Accounts and Statements of Proposed Distribution in the Office of the Clerk of the Orphans' Court Division:

● In Re: ESTATE OF RUTH V. SOLOMON, DECEASED  
First and Final Account of Rosemaria Graffeo, Administrator

**NOTICE**

All parties interested are notified that the above Accounts and Statements of Proposed Distribution will be presented for Confirmation to a Judge of the Orphan's Court on 1st day of July 2019, at 9:30 a.m.

All objections to the above Account and/or Statements of Proposed Distribution must be filed with the Clerk of Court of the Orphans' Court Division before the above specified time.

**GEORGE J. WARDEN  
Clerk of Orphans' Court**

PR - June 14, June 21

**PUBLIC NOTICE  
ESTATE NOTICE**

**ESTATE OF ALAN C. ELDRIDGE**, late of Paradise Township, 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.

**Norris Eldridge, Administrator  
1410 South 13th Street  
Philadelphia, PA 19147**

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

PR - June 14, June 21, June 28

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE of ALICE V. KOSIBA, late of Polk Township, Monroe County, Commonwealth of Pennsylvania, deceased.

Letters Testamentary in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment, and those having claims are directed to present the same, without delay, to the undersigned, or his attorney within four (4) months from the date hereof, and to file with the Clerk of the Court of Common Pleas of 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.

Edward F. Dull  
17 North Sixth Street  
Stroudsburg, PA 18360  
or to

Mark A. Primrose, Esquire  
17 North Sixth St.  
Stroudsburg, PA 18360

PR - June 14, June 21, June 28

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of Ellen Louise Connolly, deceased  
Late of Smithfield Township, Monroe County  
Letters of Administration CTA 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 with the County where notice may be given to Claimant.

Thomas Stangeland, Administrator CTA  
c/o

Salvatore P.J. Vito, Esquire  
LAW OFFICE OF SALVATORE P.J. VITO, P.C.  
45 North Seventh Street  
Stroudsburg, PA 18360

PR - June 7, June 14, June 21

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of FRANK E. PEARSON, late of 308 Tara Hill Drive, Stroudsburg, Monroe County, Pennsylvania 18360, 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 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 Branch, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address without the County where notice may be given to Claimant.

Lori Pearson, Executrix  
308 Tara Hill Drive  
Stroudsburg, PA 18360

WILLIAM J. REASER JR., ESQ.  
111 NORTH SEVENTH STREET  
STROUDSBURG, PA 18360

PR - June 21, June 28, July 5

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF: Frederick P. Stobe, a/k/a Fred P. Stobe, of Kunkletown, 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 her attorney within four (4) months of this date and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' 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 the Claimant.

Adrienne M. Clay, Administratrix  
c/o

Scott M. Amori, Esq.  
513 Sarah Street  
Stroudsburg, PA 18360

Scott M. Amori, Esq.  
Amori & Associates, LLC  
513 Sarah Street  
Stroudsburg, PA 18360  
570-421-1406

PR - June 14, June 21, June 28

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF HARVEY A. GILBERT, late of Polk Township, 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, Commonwealth of Pennsylvania, 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.

Paul F. Ringheiser, Jr.  
Admin. CTA  
797 Upper Middle Creek Road  
Kunkletown, PA 18058

Richard E. Deetz, Esq.  
1222 North Fifth Street  
Stroudsburg, PA 18360

PR - June 21, June 28, July 5

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of Jerome F. Plisinski, late of Tobyhanna Township, Monroe County, Commonwealth of Pennsylvania, deceased May 3, 2019.

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 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.

Steven A. Plisinski  
805 Galer Drive,  
Newtown Square, PA 19073

Arthur L. Jenkins, Jr.  
325 DeKalb St., PO Box 710  
Norristown, PA 19404-0710

PR - June 7, 14, 21

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **JOHN E. VANDERWEEL**, deceased, late of Barrett Township, Monroe County, Pennsylvania.

Letters Testamentary have been granted to the undersigned, who requests 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:

Cynthia Vanderweel, Executrix  
or to her attorney:

Richard D. James, Esquire  
221 Skyline Drive, Suites 208/310  
East Stroudsburg, PA 18301  
(570) 421-0860

PR - June 7, June 14, June 21

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **KAREN D. DOUGHERTY**, late of 639 Hallet Road, East Stroudsburg, Monroe County, Pennsylvania 18301, 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 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 without the County where notice may be given to Claimant.

Michael J. Dougherty, Executor  
639 Hallet Road  
East Stroudsburg, PA 18301

WILLIAM J. REASER JR., ESQ.  
111 NORTH SEVENTH STREET  
STROUDSBURG, PA 18360

PR - June 21, June 28, July 5

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF: **Marie A. Stobe**, of Kunkletown, 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 her attorney within four (4) months of this date and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' 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 the Claimant.

Adrienne M. Clay, Administratrix  
c/o

Scott M. Amori, Esq.  
513 Sarah Street  
Stroudsburg, PA 18360

Scott M. Amori, Esq.  
Amori & Associates, LLC  
513 Sarah Street  
Stroudsburg, PA 18360  
570-421-1406

PR - June 14, June 21, June 28

**PUBLIC NOTICE  
ESTATE NOTICE**

ESTATE OF **Nicholas Nicaastro**, Deceased March 29, 2018, of Kunkletown, Monroe County.

Letters Testamentary in the above named estate have 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 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, c/o Executrix Christine Barth, Executrix

Law Office of David A. Martino, Esquire  
1854 PA Rte 209, P.O. Box 420  
Brodheads ville, PA 18322

PR - June 14, June 21, June 28

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Robert J. Weedo**, late of Pocono 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 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.

Christina Weedo  
1183 Mattioli Road  
Bartonsville, PA 18321

PR - June 21, June 28, July 5

**PUBLIC NOTICE  
ESTATE NOTICE**

Estate of **Steven Glen Lippincott**, late of Hamilton 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 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.

Carol Manzi  
3514 River Road  
Mt. Bethel, PA 18343

PR - June 7, June 14, June 21

**PUBLIC NOTICE  
ESTATE NOTICE**

LETTERS OF ADMINISTRATION have been granted to Michael Odian, Administrator of the Estate of **Beverly Conroy**, deceased, who died on May 7, 2019.

Jeffrey A. Durney, Attorney, P.O. Box 536, Merchants Plaza, Tannersville, Pennsylvania 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.

Michael Odian - Administrator

Jeffrey A. Durney, Esquire  
P.O. Box 536, Merchants Plaza  
Tannersville, PA 18372-0536

PR - June 7, June 14, June 21

**PUBLIC NOTICE  
ESTATE NOTICE**

Letters Testamentary have been granted on the Estate of **Constance M. Keiper**, Deceased, late of Monroe County, who died on April 21, 2019 to Thomas M. Keiper, Executor.

Connie J. Merwine, Esquire, 501 New Brodheads ville Blvd. N., Brodheads ville, PA 18322 is counsel.

All persons having claims against the estate are requested to present them in writing within four months and all person indebted to the estate to make payment to it in care of the Attorney noted.

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

PR - June 7, June 14, June 21

**PUBLIC NOTICE  
NAME CHANGE**

NOTICE IS HEREBY GIVEN that on May 6, 2019, the Petition for Change of Name was filed in the Monroe County Court of Common Pleas requesting an order to change the name of **Makai Castro** to **Makai Jones Castro**.

The Court has fixed the day of **July 8, 2019** at 3:15 p.m. in Courtroom No. 6, of the Monroe County Courthouse, Stroudsburg, PA 18360 as the time and place for the hearing on said Petition, where all interested parties may appear and show cause, if any, why the request of the Petitioner should not be granted.

PR - June 21

**PUBLIC NOTICE  
NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
IN THE COURT OF  
COMMON PLEAS OF  
MONROE COUNTY,  
PENNSYLVANIA  
CIVIL ACTION - LAW  
COURT OF COMMON PLEAS  
CIVIL DIVISION  
MONROE COUNTY  
No. 2828 CV 2019**

**HOME POINT FINANCIAL CORPORATION**  
Plaintiff

vs.  
**MELANIE DRAPER  
KURT ANDERSON  
LEFORD ANDERSON**  
Defendants

**NOTICE**

**To LEFORD ANDERSON and KURT ANDERSON**

You are hereby notified that on April 10, 2019, Plaintiff, HOME POINT FINANCIAL CORPORATION, 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. 2828 CV 2019. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 6070 BOARDWALK DRIVE, TOBYHANNA, PA 18466-3209 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  
Find a Lawyer Program  
913 Main Street  
Stroudsburg, PA 18360  
Telephone (570) 424-7288  
Fax (570) 424-8234**

PR - June 21

**PUBLIC NOTICE  
NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
IN THE COURT OF  
COMMON PLEAS OF  
MONROE COUNTY,  
PENNSYLVANIA  
CIVIL ACTION - LAW  
COURT OF COMMON PLEAS  
CIVIL DIVISION  
MONROE COUNTY  
No. 2011-CV-2019**

**PENNYMAC LOAN SERVICES, LLC**  
Plaintiff

vs.  
**NA EUN SEO**  
Defendant

**NOTICE**

**To NA EUN SEO**

You are hereby notified that on March 18, 2019, Plaintiff, PENNYMAC LOAN SERVICES, LLC, 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. 2011-CV-2019. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 2329 JOSEPH LANE, POCONO SUMMIT, PA 18346 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  
Find a Lawyer Program  
913 Main Street  
Stroudsburg, PA 18360  
Telephone (570) 424-7288  
Fax (570) 424-8234**

PR - June 21

**PUBLIC NOTICE  
NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
IN THE COURT OF  
COMMON PLEAS  
OF MONROE COUNTY,  
PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2565 CV 2018**

CITIMORTGAGE, INC. SBM TO ABN AMRO MORTGAGE GROUP, INC.

vs.  
THOR RUNOLFSSON, INDIVIDUALLY AND IN HIS CAPACITY AS HEIR OF EINAR RUNOLFSSON, DECEASED

ALMA E. RUNOLFSSON, INDIVIDUALLY AND IN HER CAPACITY AS HEIR OF EINAR RUNOLFSSON, DECEASED

**NOTICE**

TO: THOR RUNOLFSSON, INDIVIDUALLY AND IN HIS CAPACITY AS HEIR OF EINAR RUNOLFSSON, DECEASED

AND ALMA E. RUNOLFSSON, INDIVIDUALLY AND IN HER CAPACITY AS HEIR OF EINAR RUNOLFSSON, DECEASED

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

TAKE NOTICE that the real estate located at 359 KENNEL ROAD SAYLORSBURG, PA 18353, F/K/A TR466 SILVERVALLEY ROAD BRODHEADSVILLE, PA 18322 is scheduled to be sold at Sheriff's Sale on **JULY 25, 2019 at 10:00 AM** in the Monroe County Courthouse, Stroudsburg, Pennsylvania, to enforce the court judgment of \$118,672.37, obtained by the judgment creditor against you.

Property sits in the Township of Chestnut Hill.  
BEING prem.: 359 KENNEL ROAD SAYLORSBURG, PA 18353  
Tax Parcel: #02/4/1/41-21

Improvements consist of residential property.  
Sold as the property of Einar Runolfsson.

**TERMS OF SALE:** The purchaser at sale must pay the full amount of his/her bid by two o'clock P.M. on the day of the sale, and if complied with, a deed will be tendered by the Sheriff at the next Court of Common Pleas for Monroe County conveying to the purchaser all the right, title, interest and claim which the said defendant has in and to the said property at the time of levying the same. If the above conditions are not complied with on the part of the purchaser, the property will again be offered for sale by the Sheriff at three o'clock P.M., on the same day.

The said purchaser will be held liable for the deficiencies and additional costs of said sale.

TAKE NOTICE that a Schedule of Distribution will be filed by the Sheriff on a date specified by the Sheriff not later than thirty (30) days after sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within 10 days after the filing of the schedule.

Powers Kim, LLC  
Eight Neshaminy Interplex  
Suite 215  
Treove, PA 19053  
(215) 942-2090  
Attorney for Plaintiff

PR - June 21

**PUBLIC NOTICE  
NOTICE OF SHERIFF'S SALE  
IN THE COURT OF  
COMMON PLEAS  
OF MONROE COUNTY,  
PENNSYLVANIA  
NO. 1796-CV-2018**

BRANCH BANKING AND TRUST COMPANY  
Vs.

LUIS C. HEREDIA and STEPHANIE F. HEREDIA  
NOTICE TO: STEPHANIE F. HEREDIA

**NOTICE OF SHERIFF'S SALE**

**OF REAL PROPERTY**

Being Premises: 9 COUNTRY GLEN DRIVE, A/K/A 532 COUNTRY HILL LANE, EFFORT, PA 18330  
Being in CHESTNUTHILL TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,  
TAX CODE: 02/92091/9U  
TAX PIN: 02623800875361U9

Improvements consist of residential property.  
Sold as the property of LUIS C. HEREDIA and STEPHANIE F. HEREDIA

Your house (real estate) at 9 COUNTRY GLEN DRIVE, A/K/A 532 COUNTRY HILL LANE, EFFORT, PA 18330 is scheduled to be sold at the Sheriff's Sale on **10/31/2019 at 10:00 AM**, at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115, to enforce the Court Judgment of \$160,219.14 obtained by, BRANCH BANKING AND TRUST COMPANY (the mortgagee), against the above premises.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorney for Plaintiff

PR - June 21

**PUBLIC NOTICE  
NOTICE OF SHERIFF'S SALE  
IN THE COURT OF  
COMMON PLEAS  
OF MONROE COUNTY,  
PENNSYLVANIA  
NO. 5802 CV 2018**

PHH MORTGAGE CORPORATION  
Vs.

ROBERT M. MAHAN and DONNA MAHAN  
NOTICE TO: ROBERT M. MAHAN and DONNA MAHAN

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

Being Premises: 40 PINE CREST DRIVE, A/K/A 715 PINECREST DRIVE, POCONO PINES, PA 18350  
Being in TOBYHANNA TOWNSHIP, County of MONROE, Commonwealth of Pennsylvania,  
TAX CODE: 19/90914  
TAX PIN: 19633402972073

Improvements consist of residential property.  
Sold as the property of ROBERT M. MAHAN and DONNA MAHAN

Your house (real estate) at 40 PINE CREST DRIVE, A/K/A 715 PINECREST DRIVE, POCONO PINES, PA 18350 is scheduled to be sold at the Sheriff's Sale on **08/26/2019 at 10:00 AM**, at the MONROE County Courthouse, 610 Monroe Street, #303, Stroudsburg, PA 18360-2115, to enforce the Court Judgment of \$272,716.40 obtained by, PHH MORTGAGE CORPORATION (the mortgagee), against the above premises.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorney for Plaintiff

PR - June 21

**PUBLIC NOTICE  
NOTICE OF SHERIFF'S SALE  
IN THE COURT OF  
COMMON PLEAS  
OF MONROE COUNTY,  
PENNSYLVANIA  
NO. 9096-CV-2018**

MORTGAGE RESEARCH CENTER, LLC D/B/A VETERANS UNITED HOME LOANS, A MISSOURI LIMITED LIABILITY COMPANY  
Vs.

JUAN RIVERA  
NOTICE TO: JUAN RIVERA  
**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY**

Being Premises: 105 LOCUST DRIVE, EAST STROUDSBURG, PA 18301-6853  
Being in EAST STROUDSBURG BOROUGH, County of MONROE, Commonwealth of Pennsylvania,  
TAX CODE: 12/117350  
TAX PIN: 12639201092910

Improvements consist of residential property.

Sold as the property of JUAN RIVERA  
Your house (real estate) at 105 LOCUST DRIVE,  
EAST STROUDSBURG, PA 18301-6853 is scheduled  
to be sold at the Sheriff's Sale on 10/31/2019 at  
10:00 AM, at the MONROE County Courthouse, 610  
Monroe Street, #303, Stroudsburg, PA 18360-2115, to  
enforce the Court Judgment of \$145,343.94 obtained  
by, MORTGAGE RESEARCH CENTER, LLC D/B/A  
VETERANS UNITED HOME LOANS, A MISSOURI LIMITED  
LIABILITY COMPANY (the mortgagee), against  
the above premises.

PHELAN HALLINAN DIAMOND & JONES, LLP  
Attorney for Plaintiff

PR - June 21

**PUBLIC NOTICE  
PETITION FOR  
CHANGE OF NAME**

**NOTICE IS HEREBY GIVEN** that on May 13, 2019,  
the Petition for Change of Name, was filed in the  
Monroe County Court of Common Pleas, requesting  
an order to change the name of **Juliet Singh** to  
**Inaya Singh-Sabaar**.

The Court has fixed the day of **July 8, 2019 at 3:15  
p.m.** in Courtroom No. 6, of the Monroe County  
Courthouse, Stroudsburg, Pennsylvania 18360, as the  
time and place of the hearing on said Petition, where  
all interested parties may appear and show cause, if  
any, why the request of the Petitioner should not be  
granted.

PR - June 21

**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  
807 CIVIL 2018, 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, Mon-  
roe County, Pennsylvania on

**Thursday, July 25, 2019**

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

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

**ALL THAT CERTAIN** interest in land situate in **Smith-  
field Township**, Monroe County, Pennsylvania  
known as:

A 63,000/137,743,500 undivided fee simple interest in  
Units 260-272; 278-280 ("Property") in RIDGE TOP-  
CRESTVIEW, A CONDOMINIUM, hereinafter referred  
to as ("Condominium") located within Ridge Top Vil-  
lage, Stage II of Shawnee Village Planned Residential  
Development at Shawnee-on-Delaware, Smithfield  
Township, Monroe County, Pennsylvania 18356, ac-  
cording to the Plat filed of record in Plot Book Volume  
46 at Page 39, in the Office of the Recorder of Deeds  
for Monroe County, Pennsylvania, as amended by the  
Amended Final Planned Residential Development  
(PRD) Plan, recorded on May 12, 2006, in the Office  
of the Recorder of Deeds for Monroe County, Pennsylv-  
ania in Plot Book Volume 78 at Page 98, as the same  
may be amended pursuant to the approval the Board  
of supervisors of Smithfield Township, Monroe Coun-  
ty, Pennsylvania to reflect the "as-built" status of the  
said Units, and subject to all provisions contained in  
the Declaration of Protective Covenants and Easements  
dated September 5, 1974 and recorded on  
September 5, 1974 in the Office of the Recorder of  
Deeds for Monroe County, Pennsylvania in Deed  
Book Volume 577 at Page 160 et seq., as amended  
and supplemented, and as further supplemented by  
the Further Supplementary Declaration of Protective  
Covenants and Easements dated August 4, 2005 and  
recorded on August 5, 2005, in the Office of the Re-  
corder of Deeds for Monroe County, Pennsylvania in

Record Book Volume 2235 at page 2261 et seq., (col-  
lectively the "Shawnee Commons Corporation Decla-  
ration") and also subject to the Declaration of Protec-  
tive Covenants, Mutual Ownership and Easements,  
dated January 6, 1984 and recorded on January 18,  
1984, in the Office of the Recorder of Deeds for Mon-  
roe County, Pennsylvania in Record Book Volume  
1330 at Page 20 et seq., as amended and supple-  
mented, and as further supplemented by the Supple-  
mentary Declaration of Protective Covenants, Condi-  
tions, Restrictions and Easements ("Ridge Top Sup-  
plement No. 7") dated June 15, 2006 and recorded on  
June 22, 2006 in the Office of the Recorder of Deeds  
for Monroe County, Pennsylvania in Record Book Vol-  
ume 2271 at Page 8343 et seq., and by the Supple-  
mentary Declaration of Protective Covenants, Mutual  
Ownership and Easements Establishing Ridge Top-  
Crestview, A Condominium in Ridge Top Village  
("Crestview Declaration") dated June 15, 2006 and re-  
corded on June 22, 2006 in the Office of the Recorder  
of Deeds for Monroe County, Pennsylvania in Record  
Book Volume 2271 at Page 8349 et seq., and by the  
First Amendment to Supplementary Declaration of  
Protective Covenants, Mutual Ownership, and Easements  
for Ridge Top Village Establishing Ridge Top-  
Crestview, A Condominium in Ridge Top Village  
("First Amendment") dated January 15, 2008 and re-  
corded on January 22, 2008 in the Office of the Re-  
corder of Deeds for Monroe County, Pennsylvania in  
Record Book Volume 2325 at Page 6460 et seq., (col-  
lectively the "Declaration"). The Shawnee Commons  
Corporation Declaration and the Declaration are refer-  
red to collectively as (the "Declarations"). The interest  
in the Property is referred to as the "Vacation Own-  
ership Interest".

BEING THE SAME premises which Cheyenne Cross-  
ing, LLC, by deed dated March 23, 2011 and recorded on  
May 11, 2011, in the Office of the Recorder of  
Deeds for Monroe County, Pennsylvania, in Record  
Book Volume 2386 at Page 4391 granted and con-  
veyed unto Janet Pagan and David Pagan.

Being Part of

Parcel Nos.	Pin Nos.
16/99354	16732101496672
16/99355	16732101496675
16/99356	16732101497620
16/99357	16732101497622
16/99358	16732101497625
16/99359	16732101497543
16/99360	16732101497565
16/99361	16732101497596
16/99362	16732101498409
16/99363	16732101498520
16/99364	16732101498542
16/99365	16732101498414
16/99366	16732101498433
16/99372	16732101495152
16/99373	16732101495403
16/99374	16732101495410

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

**DAVID PAGAN**

**JANET PAGAN**

**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 Sher-  
iff'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  
**JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 5494 CIVIL 2016, 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 , July 25, 2019  
 AT 10:00 A.M.**

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

Tax Code No. 01/20/1/69  
 Pin No. 01-6388-03-42-0610  
**LEGAL DESCRIPTION**

**ALL THAT CERTAIN** lot or piece of ground situate in the Township of Barrett, County of Monroe, and State of Pennsylvania, being Lot No. 31 upon plotting number one, Plan of Lots of Buck Hill Falls Company, recorded in the Office for the Recording of Deeds, etc., at Stroudsburg, in and for the County of Monroe, in Plot Book Vol. 1, Page 8, etc., being bounded and described as follows:

**BEGINNING** at a point in the Easterly side of Falls Drive, a corner of land now or late of Anna M. Grahame and of land now or late of Charles Paxson; thence Northerly along the Easterly side of said Falls Drive the distance of sixty-one feet and four and one-half inches to a ten foot wide alley; thence Northeast-erly along the Southerly side of said alley the distance of one hundred and fifty-feet to the Westerly side of a ten foot wide alley connecting with Knoll Drive; thence Southerly along the Westerly side of said alley or drive the distance of one hundred and fifty feet and three and one-fourth inches to a corner; thence West-erly along the line of land of the said Anna M. Gra-hame and the said Charles Paxson the distance of one hundred and fifty feet to the place of beginning.

**BEING** the same premises which Buck Hill Falls Com-pany, a Pennsylvania corporation, by their Deed dated October 25, 1944 and recorded in Monroe County Deed Book Vol. 147, Page 433, granted and conveyed unto J. Ralph Satterthwaite and Mary I. Satterthwaite, his wife; the said J. Ralph Satterthwaite having died December 22, 1964, thereby vesting sole title into Mary I. Satterthwaite. The said Mary I. Satterthwaite died Testate on October 31, 1976, a resident of Mon-roe County, Pennsylvania, leaving a Will dated July 20, 1976 which Will was duly probated in the Office of the Register of Wills of Monroe County on November 19, 1976 and filed in Will Book Vol. 60, Page 81 wherein she appointed her son, Edward M. Sat-terthwaite the Executor thereof. The aforesaid tract of land was devised to the said Edward M. Sat-terthwaite, Grantor herein, in the Will of the said Tes-tatrix wherein she did devise and bequeath all of her right, title and interest to the aforesaid tract of land to Edward M. Satterthwaite, her son.

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

**EDWARD M. SATTERTHWAITE**  
**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  
**STACI SABETTI, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 1486 CIVIL 2017, 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, Mon-roe County, Pennsylvania on

**Thursday , July 25, 2019  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or piece of land sit-uate in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, being Lot No. Seventy-seven (77), Section Three (3), as shown on a certain map entitled, "Final Plan; Section 3; Riverside Estates; Coolbaugh Township, Monroe County, PA; Scale 1"=100'; June 22, 1976" as last revised on Oc-tober 10, 1977 by Edward C. Hess Associates, Inc. and recorded December 20, 1977 in Plot Book Vol-ume 35, Page 7.

**BEING THE SAME PREMISES** which Alpha Gamma, Inc., a Pennsylvania Corporation, by its Deed date June 14, 1986 and recorded November 6, 1986 in the Office for the Recorder of Deeds, in and for Monroe County, at Stroudsburg, Pennsylvania in Record Book Volume 1521, Page 640, granted and conveyed unto Robert E. Finger and Candida Finger, grantors herein fee. The said Robert E. Finger departed his life July 23, 1993, thereby vesting title solely unto Candida Finger by Pennsylvania Laws of Survivorship.

**THIS CONVEYANCE** is made 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.

And the said Grantor(s) do(es) hereby covenant and agree to and with the said Grantee(s) that the Grantor(s) their heirs, executors and administrators, **SHALL AND WILL SPECIALLY WARRANT** and forever **DEFEND** the herein above-described premises, with the hereditaments and appurtenances unto the said Grantee(s) their heirs and assigns, against the said Grantor(s) and against every other person lawfully claiming or who shall hereafter claim the same or any part hereof.

**IN WITNESS WHEREOF**, said Grantor(s) have hereun-to set their hand and seal the day and year first above written.

Tax Code/Parcel Number 3/20E/1/91  
 County Code: 089, Stage Code 42

PIN: 03539703319600

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:****DAVID A. VINCENT  
LINDA VINCENT****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

EDWARD HOFFMAN, JR, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 4524 CIVIL 2018, 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 , July 25, 2019**

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

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

**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 54, 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 Ethel Barber, Michael Eisenberg and Jodi Rubenstein, by deed dated March 17, 2014 and recorded on May 9, 2014 in Record Book Volume 2437 at page 7179 granted and conveyed unto Sage Forteen, LLC.**

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

**AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 29 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 161, 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 Aaron Schein, by deed dated May 5, 2014 and recorded on August 29, 2014 in Record Book Volume 2442 at Page 7727 granted and conveyed unto Sage Forteen, LLC. Being part of Parcel No. 16/2/1/1-11 and Pin No. 16732100340877**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:****SAGE FORTEEN, LLC****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 DURNAY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 1059 CIVIL 2017, 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 , July 25, 2019**

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

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

**OWNERS: RUTH MCLEOD**

**HUBERT G MCLEOD**

**SHIRLEY T MCLEOD**

**AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH VICTOR MCLEOD**

**CONTRACT NO.: 1108906306**

**FILE NO.: PA-RT-7-11**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 31 of Unit No. RT-153, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded December 4, 1998, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2057, Page 125 granted and conveyed unto the Judgment Debt-**

ors.  
 Parcel No.: 16/110431  
 Pin No.: 16732101498155U153  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**  
**RUTH MCLEOD, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH VICTOR MCLEOD**  
**HUBERT G. MCLEOD, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH VICTOR MCLEOD**  
**SHIRLEY T. MCLEOD, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH VICTOR MCLEOD**  
**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH VICTOR MCLEOD**  
**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  
 JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 1059 CIVIL 2017, 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 , July 25, 2019  
 AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
**OWNERS: SONYA G HUDSON**

**NATALIE J DARRETT**  
**AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH BOBBIE J DARRETT**  
**CONTRACT NO.: 1109303644**  
**FILE NO.: PA-RT-014-069**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 9 of Unit No. RT-119, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder**

of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded June 18, 2001, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2098, Page 4329 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88120/U119  
 Pin No.: 16732101398096U119

**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, UNDER OR THROUGH BOBBIE J DARRETT**  
**SONYA G HUDSON**

**NATALIE J. DARRETT AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH BOBBIE J. DARRETT**  
**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  
 JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 4147 CIVIL 2017, 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 , July 25, 2019  
 AT 10:00 A.M.

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

**JANET MACDONALD**  
**CONTRACT NO.: 1109500645**  
**FILE NO.: PA-RT-019-060**  
**Smithfield Township , Monroe County, Pennsylvania, being an undivided one-twenty sixth (1/26) cotenancy fee simple interest in Unit No. RT-FL 197 63, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and right to reserve and occupy Intervals or Split-Intervals in such Unit or any other Two-Week Floating/Flex Time Unit of the same or similar type are described in a certain Declaration of Protective Covenants, Mutual Ownership**

and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as supplemented, and as further described in the Declaration of Protective Covenants, Conditions, Restrictions and Easements for two-week Floating/Flex Time Units in Ridge Top Village dated June 27, 1989 and duly recorded in the aforesaid Office in Deed Book Volume 1688, at Page 276, (collectively referred to hereinafter as the Declarations). BEING THE same premises conveyed by deed recorded June 17, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2229, Page 2661 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/110803

PIN NO.: 16732102596704U197

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

**JOSEPH MACDONALD**

**JANET MACDONALD**

**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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 1059 CIVIL 2017, 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, July 25, 2019  
AT 10:00 A.M.

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

OWNERS: JANICE L CARTER

GERALD STEWART

SHARON DOLPHIN

AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH ROBERT BARNES

CONTRACT NO.: 1109207761

FILE NO.: PA-RT-13-39

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 13 of Unit No. RT-161, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are descri-

bed in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded December 28, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2089, Page 2016 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110448

Pin No.: 16732102590212U161

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

**JANICE L. CARTER**

**GERALD STEWART**

**SHARON DOLPHIN**

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH ROBERT BARNES**

**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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 1059 CIVIL 2017, 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, July 25, 2019  
AT 10:00 A.M.

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

OWNERS: ABDY OSPINA

AND UNKNOWN HEIRS, SUCCESSORS,

ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST,

FROM, UNDER OR THROUGH ESTATE OF CARMEN ESPINOZA

CONTRACT NO.: 1109305425

FILE NO.: PA-RT-13-44

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 19 of Unit No. RT-156, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants,

Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded March 13, 2001, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2092, Page 5949 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110436  
Pin No.: 16732102592100U156

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

**ABDY OSPINA  
UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,  
AND ALL PERSONS, FIRMS OR ASSOCIATIONS  
CLAIMING RIGHT, TITLE OR INTEREST, FROM,  
UNDER OR THROUGH ESTATE OF CARMEN  
ESPINOZA**

**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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 4168 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OWNERS: TIME AFTER TIME TRAVEL, LLC  
CONTRACT NO.: 1109200295  
FILE NO.: PA-RT-019-045**

**Smithfield Township**, Monroe County, Pennsylvania, being an undivided one-twenty sixth (1/26) cotenancy fee simple interest in Unit No. RT-FL 201 62, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and right to reserve and occupy Intervals or Split-Intervals in such Unit or any other Two-Week Floating/Flex Time Unit of the same or similar type are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume

1330, at Page 20, as supplemented, and as further described in the Declaration of Protective Covenants, Conditions, Restrictions and Easements for two-week Floating/Flex Time Units in Ridge Top Village dated June 27, 1989 and duly recorded in the aforesaid Office in Deed Book Volume 1688, at Page 276, (collectively referred to hereinafter as the Declarations).

BEING THE same premises conveyed by deed recorded July 27, 2011, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2389, Page 5145 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/110807

PIN NO.: 1673210259572U201

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

**TIME AFTER TIME TRAVEL, LLC  
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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 1059 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OWNERS: WAYNE LAVIGNE DAVID LAVIGNE AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH MARK LAVIGNE  
CONTRACT NO.: 1108505942  
FILE NO.: PA-RT-9-50**

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 31 of Unit No. RT-92, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded September 10, 1991, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1973, Page 1101 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88093/U92  
Pin No.: 16732101387718U92

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

**WAYNE LAVIGNE**

**DAVID LAVIGNE**

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH MARK LAVIGNE**

**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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 3233 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
OWNERS: GWENDOLYN GARDNER  
CONTRACT NO.: 1109506386  
FILE NO.: PA-RT-028-179

**Smithfield Township**, Monroe County, Pennsylvania, being an undivided one-twenty sixth (1/26) cotenancy fee simple interest in Unit No. RT-FL 203 81, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and right to reserve and occupy Intervals or Split-Intervals in such Unit or any other Two-Week Floating/Flex Time Unit of the same or similar type are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20, as supplemented, and as further described in the Declaration of Protective Covenants, Conditions, Restrictions and Easements for two-week Floating/Flex Time Units in Ridge Top Village dated

June 27, 1989 and duly recorded in the aforesaid Office in Deed Book Volume 1688, at Page 276, (collectively referred to hereinafter as the Declarations).

BEING THE same premises conveyed by deed recorded February 6, 2001, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2090, Page 9231 granted and conveyed unto the Judgment Debtors.

PARCEL NO.: 16/110809

PIN NO.: 16732102594784U203

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

**GWENDOLYN GARDNER**

**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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 1059 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
OWNERS: AGNES A SPORCK  
DEIRDRE A SPORCK

**AND UNKNOWN HEIRS, SUCCESSORS ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH PATRICIA E SPORCK**  
CONTRACT NO.: 1108604760  
FILE NO.: PA-RT-9-110

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 47 of Unit No. RT-101, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded August 27, 1992, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1845, Page



1230 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88102/U101  
Pin No.: 16732101385954U101

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

**AGNES A. SPORCK  
DEIRDRE A. SPORCK**

**ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH PATRICIA E. SPORCK**

**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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 1059 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH HOMER WOLFORD**

**CONTRACT NO.: 1109305763  
FILE NO.: PA-RT-028-192**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 46 of Unit No. RT-163, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded March 14, 2002, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2117, Page 4536 granted and conveyed unto the Judgment Debtors.**

Parcel No.: 16/110453  
Pin No.: 16732102590216U163

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**BONNIE RICHNER**

**AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH HOMER WOLFORD**

**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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 1059 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH PETER J CASTALDO**

**CONTRACT NO.: 1109102400  
FILE NO.: PA-RT-010-002**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 31 of Unit No. RT-23, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded September 27, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2241, Page 4452 granted and conveyed unto the Judgment Debtors.**

Parcel No.: 16/88022/U123  
Pin No.: 16732102687035

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

**DIANE CASTALDO**

**AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSO-**

**CLAIMANTS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH PETER J CASTALDO**

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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 1059 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: JEWEL A BUTLER  
AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH GLORIA H GOMEZ  
CONTRACT NO.: 1108704834  
FILE NO.: PA-RT-014-033

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 25 of Unit No. RT-113, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.  
BEING the same premises conveyed by deed recorded October 27, 1998, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2055, Page 2510 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88114/U113  
Pin No.: 16732101387975U113

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JEWEL A BUTLER  
AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH GLORIA H. GOMEZ**

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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 1059 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: CHARLES BROWN  
AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH JOANN LANCASTER  
CONTRACT NO.: 1108703505  
FILE NO.: PA-RT-9-49

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 17 of Unit No. RT-106, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded March 22, 1995, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1998, Page 1308 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88107/U106  
Pin No.: 16732101395084U106

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
CHARLES BROWN  
AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH JOANN LANCASTER**

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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 1059 CIVIL 2017, 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 , July 25, 2019  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
 OWNERS: GILBERT VILLARIN  
 AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH RAFAEL PEREZ  
 CONTRACT NO.: 1108505066  
 FILE NO.: PA-RT-9-86

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 5 of Unit No. RT-82, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded May 11, 1993, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1885, Page 1769 granted and conveyed unto the Judgment Debtors.**

Parcel No.: 16/88081/U82  
 Pin No.: 16732102694239

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

**GILBERT VILLARIN AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH RAFAEL PEREZ**

**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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 1059 CIVIL 2017, 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 , July 25, 2019  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
 OWNERS: SHEILA W SULLIVAN  
 AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH ERIC A JORDAN  
 CONTRACT NO.: 1108906728  
 FILE NO.: PA-RT-7-17

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 9 of Unit No. RT-155, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded June 15, 1995, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2009, Page 1635 granted and conveyed unto the Judgment Debtors.**

Parcel No.: 16/110435  
 Pin No.: 16732102591182U155

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

**SHEILA W SULLIVAN  
 UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH ERIC A JORDAN**

**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  
JOEL D JOHNSON, ESQUIRE

Todd A. Martin  
Sheriff of Monroe County  
Pennsylvania  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

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

**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 1059 CIVIL 2017, 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

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 1059 CIVIL 2017, 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, July 25, 2019

AT 10:00 A.M.

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

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

OWNERS: MARIA STELLA  
AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,  
AND ALL PERSONS, FIRMS OR ASSOCIATIONS  
CLAIMING RIGHT, TITLE OR INTEREST, FROM,  
UNDER OR THROUGH VICTOR FLORES  
CONTRACT NO.: 1109009944  
FILE NO.: PA-RT-6-043

OWNERS: DONNA A PALUMBO  
AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,  
AND ALL PERSONS, FIRMS OR ASSOCIATIONS  
CLAIMING RIGHT, TITLE OR INTEREST, FROM,  
UNDER OR THROUGH ANNE S PALUMBO  
CONTRACT NO.: 1108603374  
FILE NO.: PA-RT-9-80

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 28 of Unit No. RT-186, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 22 of Unit No. RT-90, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded April 26, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2223, Page 2174 granted and conveyed unto the Judgment Debtors.

BEING the same premises conveyed by deed recorded August 11, 1994, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1966, Page 1115 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110477  
Pin No.: 16732102593610U186

Parcel No.: 16/88091/U90

Pin No.: 16732101387762U90

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

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

**MARIA STELLA  
UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,  
AND ALL PERSONS, FIRMS OR ASSOCIATIONS  
CLAIMING RIGHT, TITLE OR INTEREST, FROM,  
UNDER OR THROUGH VICTOR FLORES**

**DONNA A PALUMBO  
UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,  
AND ALL PERSONS, FIRMS OR ASSOCIATIONS  
CLAIMING RIGHT, TITLE OR INTEREST, FROM,  
UNDER OR THROUGH ANNE S PALUMBO**

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

**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."

"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.

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Todd A. Martin  
Sheriff of Monroe County

Pennsylvania  
 JOEL D JOHNSON, ESQUIRE

Pennsylvania  
 JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

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

**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 1059 CIVIL 2017, 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

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 1059 CIVIL 2017, 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 , July 25, 2019  
 AT 10:00 A.M.**

**Thursday , July 25, 2019  
 AT 10:00 A.M.**

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

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

**OWNERS: JOANN M MANEEN  
 AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,  
 AND ALL PERSONS, FIRMS OR ASSOCIATIONS  
 CLAIMING RIGHT, TITLE OR INTEREST, FROM,  
 UNDER OR THROUGH THERESA L MANEEN**

**OWNERS: ROBERT S HOLMAN, JR  
 AND UNKNOWN HEIRS SUCCESSORS, ASSIGNS,  
 AND ALL PERSONS, FIRMS OR ASSOCIATIONS  
 CLAIMING RIGHT, TITLE OR INTEREST, FROM,  
 UNDER OR THROUGH DOLORES HOLMAN**

**CONTRACT NO.: 1109400648  
 FILE NO.: PA-RT-6-15**

**CONTRACT NO.: 1108503517  
 FILE NO.: PA-RT-010-048**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 38 of Unit No. RT-162, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 35 of Unit No. RT-71, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded October 16, 2001, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2106, Page 5511 granted and conveyed unto the Judgment Debtors.**

**BEING the same premises conveyed by deed recorded November 2, 1998, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2055, Page 5976 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110451  
 Pin No.: 16732102590214U162**

**Parcel No.: 16/88070/71  
 Pin No.: 16732102696362**

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

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

**JOANN M MANEEN  
 UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,  
 AND ALL PERSONS, FIRMS OR ASSOCIATIONS  
 CLAIMING RIGHT, TITLE OR INTEREST, FROM,  
 UNDER OR THROUGH THERESA L MANEEN  
 TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

**ROBERT S. HOLMAN, JR  
 UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,  
 AND ALL PERSONS, FIRMS OR ASSOCIATIONS  
 CLAIMING RIGHT, TITLE OR INTEREST, FROM,  
 UNDER OR THROUGH DOLORES HOLMAN  
 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."**

**"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.**

**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**

**Todd A. Martin  
 Sheriff of Monroe County**

Pennsylvania  
JOEL D JOHNSON, ESQUIRE  
Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

Pennsylvania  
JOEL D JOHNSON, ESQUIRE  
Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 1059 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS: ROBERT S HOLMAN, JR  
AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,  
AND ALL PERSONS, FIRMS OR ASSOCIATIONS  
CLAIMING RIGHT, TITLE OR INTEREST, FROM UNDER OR THROUGH DOLORES HOLMAN**

**CONTRACT NO.: 1108503509**

**FILE NO.: PA-RT-010-047**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 36 of Unit No. RT-71, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded November 2, 1998, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2055, Page 5979 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88070/U71**

**Pin No.: 16732102696362**

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

**ROBERT S HOLMAN, JR  
UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,  
AND ALL PERSONS, FIRMS OR ASSOCIATIONS  
CLAIMING RIGHT, TITLE OR INTEREST, FROM,  
UNDER OR THROUGH DOLORES HOLMAN  
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 (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1059 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS: SHIRLEY A CRAWFORD  
AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,  
AND ALL PERSONS, FIRMS OR ASSOCIATIONS  
CLAIMING RIGHT, TITLE OR INTEREST, FROM,  
UNDER OR THROUGH VINCENT S CRAWFORD**

**CONTRACT NO.: 1108902099**

**FILE NO.: PA-RT-9-10**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 22 of Unit No. RT-83, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded February 11, 1998, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2044, Page 8508 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88082/U83**

**Pin No.: 16732102694252**

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

**SHIRLEY A CRAWFORD  
UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,  
AND ALL PERSONS, FIRMS OR ASSOCIATIONS  
CLAIMING RIGHT, TITLE OR INTEREST, FROM,  
UNDER OR THROUGH VINCENT S CRAWFORD  
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  
 JOEL D JOHNSON, ESQUIRE

Pennsylvania  
 JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 1059 CIVIL 2017, 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 , July 25, 2019  
 AT 10:00 A.M.**

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

**OWNERS: WILLIAM CARELOCK  
 AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,  
 AND ALL PERSONS, FIRMS OR ASSOCIATIONS  
 CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER  
 OR THROUGH MARY DAVIS**

**CONTRACT NO.: 1109208025**

**FILE NO.: PA-RT-7-49**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 20 of Unit No. RT-165, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded July 5, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2231, Page 2404 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88127/U126  
 Pin No.: 16732101399217U126**

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

**WILLIAM CARELOCK AND UNKNOWN HEIRS,  
 SUCCESSORS, ASSIGNS, AND ALL PERSONS,  
 FIRMS OR ASSOCIATIONS CLAIMING RIGHT,  
 TITLE OR INTEREST, FROM, UNDER OR  
 THROUGH MARY DAVIS**

**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 (Money Judgment) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2252 CIVIL 2017, 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 , July 25, 2019  
 AT 10:00 A.M.**

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

**OWNERS: ROBERT MONROE  
 BOBBI LYNN MONROE  
 MEREDITH MONROE AND  
 ADAM MONROE, KNOWN HEIRS OF ROBERT L.  
 MONROE, DECEASED**

**CONTRACT NO.: 1108601501**

**FILE NO.: PA-RT-010-079**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 23 of Unit No. RT-67, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded July 17, 1992, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1839, Page 731 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88066/U67  
 Pin No.: 16732102696196**

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

**ROBERT MONROE  
 BOBBI LYNN MONROE  
 MEREDITH MONROE  
 ADAM MONROE**

**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  
 JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 3194 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS: YUNUS A WAJID**

**KAMILAH A WAJID**

**JUMA A WAJID**

**ELLA NEDD**

**CONTRACT NO.: 1108803156**

**FILE NO.: PA-RT-028-119**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 36 of Unit No. RT-127, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded October 25, 1990, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1756, Page 586 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88128/U127**

**Pin No.: 16732101399310U127**

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

**YUNUS A WAJID**

**KAMILAH A WAJID**

**JUMA A WAJID**

**ELLA NEDD**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3867 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 48 of Unit No. RT-116 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING THE SAME premises which Cynthia Price and Nayanda Joy Williams a/k/a Nayanda Joy Pacheo-Jones, by deed dated August 20, 2009 and recorded on September 11, 2009, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2359 at Page 6320 granted and conveyed unto Lindell Lyttle, Erma Lyttle, Denis Lyttle, Noel Lyttle, Donnette Lyttle and Lola Lyttle Hill as Joint Tenants with Right of Survivorship. The said Noel Lyttle died on July 28, 2015.**

**Being part of Parcel No. 16/88117/U116 and Pin No. 16732101399063U116**

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

**LINDELL LYTTLE**

**ERMA LYTTLE**

**DENIS LYTTLE**

**DONNETTE LYTTLE**

**LOLA LYTTLE HILL**

**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 - June 21, 28; July 5**

**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 3218 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: ROGELIO S DINGCONG  
ROSEMARIE D DINGCONG  
RONALDO A TOLENTINO  
JOSIELYN C TOLENTINO  
CONTRACT NO.: 1108504945  
FILE NO.: PA-RT-028-096**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 23 of Unit No. RT-81, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded October 27, 1999, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2070, Page 9251 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88080/U81  
Pin No.: 16732102694369**

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

**ROGELIO S. DINGCONG  
ROSEMARIE D. DINGCONG  
RONALDO A. TOLENTINO  
JOSIELYN C. TOLENTINO**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 4604 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 37 of Unit No. R 20, 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 December 9, 1986 and recorded January 27, 1987 in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed book Volume 1535 at page 1087 granted and conveyed unto Oliver B. Childs and Dorothy C. Childs.**

**Being part of Parcel No. 16/2/1/1-7-5C and Pin No. 16732102772471**

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

**OLIVER B CHILDS  
DOROTHY C CHILDS**

**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 - June 21, 28; July 5**

**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 3219 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS: FELIX CALDERON**

**JOVITA CALDERON**

**REGINALD SAMPSON**

**CARMEN SAMPSON**

**CONTRACT NO.: 1109905869**

**FILE NO.: PA-RT-028-210**

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 14 of Unit No. RT-42, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded January 12, 2007, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2293, Page 6587 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/3/2/28-42

Pin No.: 16732102689685

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

**FELIX CALDERON**

**JOVITA CALDERON**

**REGINALD SAMPSON**

**CARMEN SAMPSON**

**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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 44 of Unit No. R 2, 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 April 29, 1998 and recorded May 12, 1998 in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed book Volume 2048 at Page 1267 granted and conveyed unto Francine D. Smallwood-Bell.

Being part of Parcel No. 16/2/1/1-7-1C and Pin No. 16732102774648

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

**FRANCINE D. SMALLWOOD-BELL**

**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 - June 21, 28; July 5

**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 6333 CIVIL 2016, 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 , July 25, 2019  
AT 10:00 A.M.**

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 34 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 155, 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., 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 April 27, 1993 and recorded on May 13, 1993 in Record Book Volume 1886 at page 0736 granted and conveyed unto Chrispin Santos and Dagmar M. Santos.

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

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

**CHRISPIN SANTOS  
DAGMAR M. SANTOS**

**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 - June 21, 28; July 5

**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 5027 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 , July 25, 2019  
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 45 of Unit No. R 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 River Village Owners Association, by deed dated January 17, 2005 and recorded January 27, 2005 in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed book Volume 2214 at Page 6291 granted and conveyed unto Lillie W. McCain and Benny L. Turner. Being part of Parcel No. 16/2/1/1-7-2C and Pin No. 16732102774601

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

**LILLIE W. MCCAIN  
BENNY L. TURNER**

**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 - June 21, 28; July 5

**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 5484 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 32 of Unit No. R 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 which John Laszek and Jane Laszek, by deed dated March 11, 1997 and recorded March 31, 1997 in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed book Volume 2034 at page 6866 granted and conveyed unto Andre Crawford and Donna M. Crawford. Being part of Parcel No. 16/2/1/1-7-1C and Pin No. 16732102774648

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

**ANDRE CRAWFORD  
DONNA M CRAWFORD**

**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 - June 21, 28; July 5

**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 5558 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 15 of Unit No. R 8, 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 Gunter-Hayes & Associates, LLC, Successor Trustee, by deed dated April 21, 2012 and recorded Jun 26, 2012 in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed book Volume 2404 at Page 3938 granted and conveyed unto Martha Carmona. Being part of Parcel No. 16/2/1/1-7-2C and Pin No. 16732102774601

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

**MARTHA CARMONA**

**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 - June 21, 28; July 5



**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 1059 CIVIL 2017, 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, July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
OWNERS: JUAN CARLOS MARCEL MENDIETA AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST, FROM, UNDER OR THROUGH ERIKA FLORES  
CONTRACT NO.: 1109704221  
FILE NO.: PA-RT-4-6

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 2 of Unit No. RT-26, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded October 11, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2243, Page 2694 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/3/2/28-26  
Pin No.: 16732102687180

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

**JUAN CARLOS MARCEL MENDIETA**

**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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 3203 CIVIL 2018, 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, July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
OWNERS: ISAAC MARTIN INEZ L. MARTIN SYLVIA V. SMITH  
CONTRACT NO.: 1100207729  
FILE NO.: PA-RT-028-037

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 27 of Unit No. RT-240, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded November 20, 2008, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2345, Page 3462 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110847  
Pin No.: 16732203408194

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

**ISAAC MARTIN  
INEZ L MARTIN  
SYLVIA V SMITH**

**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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 3218 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS: BARBARA J KELLER**

**JOHN RICHARD KELLER**

**DOROTHY NOEL KELLER**

**CONTRACT NO.: 1108801150**

**FILE NO.: PA-RT-028-116**

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 47 of Unit No. RT-91, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded March 3, 1992, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1816, Page 1465 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88092/U91

Pin No.: 16732101387751U91

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

**BARBARA J. KELLER**

**JOHN RICHARD KELLER**

**DOROTHY NOEL 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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - June 21, 28; July 5

**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 3219 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS: DEANNA M JORDAN**

**OMAR JORDAN**

**JULIET HAWKINS**

**CONTRACT NO.: 1109701342**

**FILE NO.: PA-RT-028-183**

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 25 of Unit No. RT-215, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded June 13, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2228, Page 6232 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110819

Pin No.: 16732102593910U215

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

**DEANNA M JORDAN**

**OMAR JORDAN**

**JULIET HAWKINS**

**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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - June 21, 28; July 5

**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 4602 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 34 of Unit No. R 13, 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 Barry L. Wegman, by deed dated January 15, 2013 and recorded March 13, 2013 in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed book Volume 2416 at Page 9229 granted nd conveyed unto Chris Givings, LLC.

Being part of Parcel No. 16/2/1/1-7-4C and Pin No. 16732102773427

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
CHRIS GIVINGS, LLC**

**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 - June 21, 28; July 5

**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 3238 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS: MIRTA BRITO  
RAUL BRITO  
MILTON R. JIMENEZ  
CONTRACT NO.: 1100008044  
FILE NO.: PA-RT-028-011**

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 22 of Unit No. RT-28, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING** the same premises conveyed by deed recorded November 30, 2009, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2363, Page 3209 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/3/2/28-28  
Pin No.: 16732102687198

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

**MIRTA BRITO  
RAUL BRITO  
MILTON R JIMENEZ**

**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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 5480 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 25 of Unit No. R 35, 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 Darrel J. Croot and Helen H. Croot, by deed dated August 15, 2011 and recorded August 24, 2011 in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Deed book Volume 2390 at Page 6200 granted and conveyed unto Charles Banyard.

Being part of Parcel No. 16/2/1/1-7-9C and Pin No. 16732102679266

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

**CHARLES BANYARD**

**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 - June 21, 28; July 5

**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 817 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**AN UNDIVIDED** one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 24 in that certain piece of parcel of land, together with the mesuage (and veranda, if any), situate in the **Township of Smithfield**, County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 13C 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 Security Bank and Trust Company, Trustee, by deed dated February 1, 1979 and recorded on August 22, 1983 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 1286, at Page 68, granted and conveyed unto Jon E. Thompson and Paul L. Thompson.

Being part of

Parcel No. 16/4/1/48-13C and  
Pin No. 16732102879987B13C

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

**JON E. THOMPSON**

**PAULA L. 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**

**JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 6766 CIVIL 2016, 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 , July 25, 2019  
AT 10:00 A.M.**

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 43 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 105, 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 May 16, 1986 and recorded on July 15, 1986 in Record Book Volume 1499 at page 658 granted and conveyed unto Rogelio G. Purugganan and Thelma F. Purugganan.

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

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

**ROGELIO G PURUGGANAN  
THELMA F PURUGGANAN**

**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 - June 21, 28; July 5

**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 7693 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 21 of Unit No. RT-241 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Gunter-Hayes & Associates, LLC, Successor Trustee, by deed dated March 1, 2008 and recorded on April 4, 2008, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2330 at Page 6637 granted and conveyed unto K. Michael Grandusky, Michele T. Grandusky, Mason M. Grandusky and Mae L. Grandusky.

Being part of Parcel No. 16/110848 and Pin No. 16732203409115

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

**K. MICHAEL GRANDUSKY  
MICHELE T GRANDUSKY  
MASON M GRANDUSKY  
MAE L GRANDUSKY**

**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 - June 21, 28; July 5

**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 7219 CIVIL 2015, 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 , July 25, 2019  
AT 10:00 A.M.**

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

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. R 63, 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 15, 2008 and recorded on June 12, 2008, in Record Book Volume 2336 at Page 7322 granted and conveyed unto Wayne A. Black and Darlene T. Brinson-Black.

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

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

**WAYNE A BLACK  
DARLENE T BRINSON-BLACK**

**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 - June 21, 28; July 5

**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 5465 CIVIL 2016, 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 , July 25, 2019  
AT 10:00 A.M.**

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 27 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 Security Bank and Trust Company, Trustee, by deed dated August 1, 1983 and recorded on November 14, 1983 in Record Book Volume 1310 at Page 181 granted and conveyed unto Andy V. Ananthakrishnan and Vasantha Ananthakrishnan.

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

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

**ANDY V. ANANTHAKRISHNAN  
VASANTHA ANANTHAKRISHAN**

**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 - June 21, 28; July 5



**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 9367 CIVIL 2016, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: MIREK ROSOL  
MARIA ROSOL  
CONTRACT NO.: 1100310218  
FILE NO.: PA-RT-003-060**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 10 of Unit No. RT-19, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded February 10, 2004, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2181, Page 5852 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88018/U19  
Pin No.: 16732102587054**

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

**MIREK ROSOL  
MARIA ROSOL**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 800 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period No. 26 in that certain piece or parcel of land, situate in the Township of Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. 114, on a certain "Declaration Plan Phase II of Stage 1", of DePuy 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 Steven P. Snyder, by deed dated June 16, 2014, and recorded on July 23, 2014, in Record Book Volume 2441 at Page 334 granted and conveyed unto Jose R. Zengotita, Jean Montalvo Zengotita and Amanda Jean Zengotita.**

**Being part of Parcel No. 16/3/3/3-1-114 and Pin No. 16733101093702B114**

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

**JOSE R. ZENGOTITA  
JEANETTE MONTALVO ZENGOTITA  
AMANDA JEAN ZENGOTITA**

**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 DURNAY, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 2252 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS: EVELYN ZAYAS, EXECUTRIX OF THE ESTATE OF LAURA R. MALTESE  
CONTRACT NO.: 1109909986  
FILE NO.: PA-RT-001-095**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 16 of Unit No. RT-107, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded August 27, 2007, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2314, Page 6725 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88108/U107  
Pin No.: 16732101386919U107**

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

**EVELYN ZAYAS, EXECUTRIX OF THE ESTATE OF LAURA R. MALTESE**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3229 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS: FRANCES M. WILLIAMS  
ROBERT D. WILLIAMS  
CONTRACT NO.: 1100111079  
FILE NO.: PA-RT-028-028**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 23 of Unit No. RT-228, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded August 27, 2007, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2314, Page 6795 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110832  
Pin No.: 16732102590650U228**

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

**FRANCES M. WILLIAMS  
ROBERT D. 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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 5975 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 1 in that certain piece or parcel of land, together with the messuage (and veranda, if any) situate in the Township of Smithfield , County of Monroe and Commonwealth of Pennsylvania, shown and designated as Unit No. R 122, 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 Arlene C. Weissbach, by deed dated October 20, 2004 and recorded on November 15, 2004 in Record Book Volume 2207 at Page 7318 granted and conveyed unto Arlene C. Weissbach and Jill A. Weissbach.**

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

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

**ARLENE C. WEISSBACH  
JILL A. WEISSBACH**

**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 - June 21, 28; July 5**

**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 806 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 16 in that certain piece of parcel of land, together with the messuage (and veranda, if any), situate in the Township of Smithfield , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 42C 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 Church of the Madonna Fort Lee, by deed dated July 1, 1988 and recorded on July 5, 1988 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 1627, at Page 526, granted and conveyed unto Donald A. Walsh and Anne C. Walsh.**

**Being part of  
Parcel No. 16/4/1/48-42C and  
Pin No. 16732102885192B42C**

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

**DONALD A. WALSH  
ANNE C. WALSH**

**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 - June 21, 28; July 5**

**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 3195 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: DARRYL L. SMITH  
SHERRY D. CLARK  
CONTRACT NO.: 1109601377  
FILE NO.: PA-RT-028-180**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 49 of Unit No. RT-97, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded November 19, 2001, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2108, Page 9612 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88098/U97  
Pin No.: 16732101385880U97**

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

**DARRYL L. SMITH  
SHERRY D. 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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3194 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: GREGORY S SKURATON  
LAUREEN I SKURATON  
CONTRACT NO.: 1108901935  
FILE NO.: PA-RT-028-130**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 52 of Unit No. RT-78, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded June 16, 1996, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2027, Page 2452 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88077/U78  
Pin No.: 16732102694356**

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

**GREGORY S SKURATON  
LAUREEN I SKURATON**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3229 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: IRA O. SCATLIFFE  
ARLENE L. SCATLIFFE  
CONTRACT NO.: 1100105170  
FILE NO.: PA-RT-028-017**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 28 of Unit No. RT-223, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded June 22, 2010, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2372, Page 3007 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110827  
Pin No.: 16732102591699U223**

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

**IRA O SCATLIFFE  
ARLENE L SCATLIFFE**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 8761 CIVIL 2016, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: MOISES SANCHEZ  
PAULA SANCHEZ  
CONTRACT NO.: 1109707422  
FILE NO.: PA-RT-004-087**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 27 of Unit No. RT-207, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded August 29, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2237, Page 8599 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110788  
Pin No.: 16732102594704U207**

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

**MOISES SANCHEZ  
PAULA SANCHEZ**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3195 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS: BRETT SAMUEL  
STEFANINA SAMUEL**

**CONTRACT NO.: 1109406918  
FILE NO.: PA-RT-028-170**

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 25 of Unit No. RT-164, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded September 27, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 20848, Page 8166 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110454  
Pin No.: 16732102590391U164

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
BRETT SAMUEL  
STEFANINA SAMUEL**

**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  
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 5485 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 12 of Unit No. RT-188 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Laura Quintero, by deed dated April 22, 2005 and recorded on April 25, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2223 at page 204 granted and conveyed unto Elisa Rodriguez, Nelson Rodriguez, Yvonne Rodriguez and Edwin Rodriguez.

Being part of Parcel No. 16/110479 and Pin No. 16732102594644U188

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ELISA RODRIGUEZ  
NELSON RODRIGUEZ  
YVONNE RODRIGUEZ  
EDWIN 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 of Monroe County  
Pennsylvania  
JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5



**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 3233 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: RITE SHOES INC., AVIV RAITSES, VICE PRESIDENT  
CONTRACT NO.: 1108908690  
FILE NO.: PA-RT-028-138**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 23 of Unit No. RT-166, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded June 12, 1998, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2049, Page 4114 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110456  
Pin No.: 16732102591390U166**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
RITE SHOES INC., AVIV RAITSES, VICE PRESIDENT**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3219 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: YANETH QUIJANO  
EDUARDO A. SERNA  
CONTRACT NO.: 1109909358  
FILE NO.: PA-RT-028-214**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 20 of Unit No. RT-23, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded June 29, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2230, Page 7550 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88022/U23  
Pin No.: 16732102687035**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
YANETH QUIJANO  
EDUARDO A SERNA**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3232 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS: BETTY POUPORE**

**PATRICIA POUPORE**

**CONTRACT NO.: 1108400417**

**FILE NO.: PA-RT-028-087**

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 25 of Unit No. RT-3, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded March 25, 1992, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1820, Page 724 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88002/U3

Pin No.: 16732102578886U3

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

**BETTY POUPORE**

**PATRICIA POUPORE**

**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**

**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - June 21, 28; July 5

**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 687 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS: FRANK MILLS**

**ROXANNE MILLS**

**CONTRACT NO.: 1109204735**

**FILE NO.: PA-RT-014-007**

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 21 of Unit No. RT-107, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded December 28, 2001, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2111, Page 7417 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88108/U107

Pin No.: 16732101386919U107

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

**FRANK MILLS**

**ROXANNE MILLS**

**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**

**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - June 21, 28; July 5

**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 3212 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: GRACIA MAYARD  
VIVIANE SAJOUS  
CONTRACT NO.: 1100406230  
FILE NO.: PA-RT-028-065**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 27 of Unit No. RT-47, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded February 21, 2006, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2258, Page 4211 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/3/2/28-47  
Pin No.: 16732102780751**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
GRACIA MAYARD  
VIVIANE SAJOUS**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3238 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: ALEJANDRO MATA  
JORGE CORDEDRO  
CONTRACT NO.: 1100010743  
FILE NO.: PA-RT-028-013**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 36 of Unit No. RT-218, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded November 20, 2008, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2345, Page 3200 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110822  
Pin No.: 16732102591842U218**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ALEJANDRO MATA  
JORGE CORDEDRO**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3238 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS: MARIA E. LOPEZ  
MANUEL LOPEZ, JR.  
CONTRACT NO.: 1100011964**

**FILE NO.: PA-RT-028-014**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 17 of Unit No. RT-146, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded September 13, 2006, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2280, Page 8521 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110424  
Pin No.: 16732101497213U146**

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

**MARIA E. LOPEZ  
MANUEL LOPEZ, 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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3218 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS: RICHARD F. KUCIEWICZ  
ROBERT M. KUCIEWICZ  
CONTRACT NO.: 1108601345**

**FILE NO.: PA-RT-028-098**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 30 of Unit No. RT-64, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded December 5, 1996, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2031, Page 5967 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88063/U64  
Pin No.: 16732102696133**

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

**RICHARD F KUCIEWICZ  
ROBERT M KUCIEWICZ**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3218 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OWNERS: FRANKLIN A. KAISER EARLINE KAISER CONTRACT NO.: 1108704982 FILE NO.: PA-RT-028-111**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 24 of Unit No. RT-114, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded June 15, 1995, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2009, Page 1619 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88115/U114  
Pin No.: 16732101387978U114**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
FRANKLIN A. KAISER  
EARLINE KAISER**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3232 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OWNERS: THEODORE JOHNSON DENISE PELOSI CONTRACT NO.: 1100504950 FILE NO.: PA-RT-028-076**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 38 of Unit No. RT-62, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded July 14, 2014, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2440, Page 5763 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/3/2/28-62  
Pin No.: 16732102699180**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
THEODORE JOHNSON  
DENISE PELOSI**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3233 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: JAB PROPERTY INVESTMENTS LLC,  
WITH JOSEPH BULLINER AS AUTHORIZED AGENT  
CONTRACT NO.: 1109306191  
FILE NO.: PA-RT-028-167**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 32 of Unit No. RT-184, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded March 17, 2016, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2468, Page 5486 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110474  
Pin No.: 16732102592652U184**

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

**JAB PROPERTY INVESTMENTS LLC, WITH JOSEPH BULLINER AS AUTHORIZED AGENT**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3195 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: CLIFTON W HUDSON  
MELONIE R HUDSON  
CONTRACT NO.: 1109006635  
FILE NO.: PA-RT-028-144**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 17 of Unit No. RT-159, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded June 6, 2004, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2195, Page 3035 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110439  
Pin No.: 16732102590188U159**

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

**CLIFTON W. HUDSON  
MELONIE R. HUDSON**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**



**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 687 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: RICHARD D HEALEY  
MARGARET L PICKETT  
CONTRACT NO.: 1108705831  
FILE NO.: PA-RT-014-063**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 11 of Unit No. RT-119, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded July 18, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2081, Page 5624 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88120/U119  
Pin No.: 16732101398096U119**

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

**RICHARD D. HEALEY  
MARGARET L. PICKETT**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3219 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: WILLIAM J. HART  
EVE E. HART  
CONTRACT NO.: 1109701557  
FILE NO.: PA-RT-028-184**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 8 of Unit No. RT-16, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded June 19, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2080, Page 1963 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88015/U16  
Pin No.: 16732102588036**

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

**WILLIAM J HART  
EVE E HART**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3211 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: MARLENE A. GERDING  
ALLISON GERDING LEAHY  
CONTRACT NO.: 1109905737  
FILE NO.: PA-RT-028-209**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 40 of Unit No. RT-53, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded May 29, 2007, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2306, Page 4987 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/3/2/28-53  
Pin No.: 16732102780932**

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

**MARLENE A. GERDING  
ALLISON GERDING LEAHY**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 682 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: ALLEN A GEORGE  
DOLORES GEORGE  
CONTRACT NO.: 1109205591  
FILE NO.: PA-RT-014-087**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 40 of Unit No. RT-123, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded June 26, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2080, Page 4555 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88124/U123  
Pin No.: 16732101398241U123**

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

**ALLEN A. GEORGE  
DOLORES GEORGE**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 8900 CIVIL 2016, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: ROSE A GAMARRA-ESTRELLA  
CARLA BARR  
CONTRACT NO.: 1109706614  
FILE NO.: PA-RT-004-053**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 32 of Unit No. RT-125, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded August 13, 1997, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2038, Page 9370 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88126/U125  
Pin No.: 16732101399205U125**

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

**ROSE A. GAMARRA-ESTRELLA  
CARLA BARR**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3195 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: DAWN M FOSTER  
CURTIS PARRIS  
CONTRACT NO.: 1109102251  
FILE NO.: PA-RT-028-152**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 46 of Unit No. RT-19, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded July 26, 2004, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2197, Page 2739 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88018/U19  
Pin No.: 16732102587054**

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

**DAWN M FOSTER  
CURTIS PARRIS**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3219 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: SEVERO FERNANDES  
GLORIA FERNANDES  
CONTRACT NO.: 1109902460  
FILE NO.: PA-RT-028-203**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 28 of Unit No. RT-39, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded January 15, 2014, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2433, Page 294 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/3/2/28-39  
Pin No.: 16732102689600**

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

**SEVERO FERNANDES  
GLORIA FERNANDES**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3238 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: AUSTIN N. EGWUONWU  
VICTORIA N. EGWUONWU  
CONTRACT NO.: 1100007830  
FILE NO.: PA-RT-028-010**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 49 of Unit No. RT-112, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded October 23, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2085, Page 9782 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88113/U112  
Pin No.: 16732101387954U112**

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

**AUSTIN N EGWUONWU  
VICTORIA N EGWUONWU**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 682 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: PAUL DIAMOND  
MARY J DIAMOND  
CONTRACT NO.: 1108705922  
FILE NO.: PA-RT-014-065**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 41 of Unit No. RT-119, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded January 21, 1992, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1811, Page 204 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88120/U119  
Pin No.: 16732101398096U119**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
PAUL DIAMOND  
MARY J. DIAMOND**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3238 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: GERALD DAVIS  
FRANCES E DAVIS  
CONTRACT NO.: 1100004852  
FILE NO.: PA-RT-028-007**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 30 of Unit No. RT-62, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded January 15, 2014, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2433, Page 378 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/3/2/28-62  
Pin No.: 16732102699180**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
GERALD DAVIS  
FRANCES E. DAVIS**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3211 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS: ALEX CRUZ  
GILBERTO DIAZ  
CONTRACT NO.: 1109907261  
FILE NO.: PA-RT-028-212**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 20 of Unit No. RT-59, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded July 5, 2011, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2388, Page 6472 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/3/2/28-59  
Pin No.: 16732102699051**

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

**ALEX CRUZ  
GILBERTO DIAZ**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 5464 CIVIL 2016, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 14 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 113, 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 November 18, 1986 and recorded on January 27, 1987 in Record Book Volume 1535 at page 1275 granted and conveyed unto Maria P. Crossman.**

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

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

**MARIA P. CROSSMAN**

**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 - June 21, 28; July 5**

**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 687 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: JOHN S COFFMAN  
KELLY L COFFMAN  
CONTRACT NO.: 1109301895  
FILE NO.: PA-RT-010-008**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 9 of Unit No. RT-71, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded October 22, 2002, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2134, Page 7227 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88070/U71  
Pin No.: 16732102696362**

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

**JOHN S. COFFMAN  
KELLY L. COFFMAN**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3203 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: RICARDO CHAVEZ  
KARLA LISIA RIVAS  
CONTRACT NO.: 1100304245  
FILE NO.: PA-RT-028-044**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 29 of Unit No. RT-245, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded June 17, 2014, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2439, Page 3881 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110852  
Pin No.: 16732203408284**

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

**RICARDO CHAVEZ  
KARLA LISIA RIVAS**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**



**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 3212 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: ENRIQUE CALDERON  
CARMEN CALDERON  
CONTRACT NO.: 1100403666  
FILE NO.: PA-RT-028-062**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 51 of Unit No. RT-155, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded January 23, 2014, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2441, Page 599 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110435  
Pin No.: 16732102591182U155**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ENRIQUE CALDERON  
CARMEN CALDERON**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3212 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: HERB BRISTOW  
BARI BRISTOW  
CONTRACT NO.: 1100307966  
FILE NO.: PA-RT-028-052**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 30 of Unit No. RT-248, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded January 8, 2004, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2178, Page 8588 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110855  
Pin No.: 16732203408225**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
HERB BRISTOW  
BARI BRISTOW**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3212 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: JULIO BELLOSO  
PATRICIA BELLOSO  
CONTRACT NO.: 1100306646  
FILE NO.: PA-RT-028-050**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 15 of Unit No. RT-9, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded June 17, 2014, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2439, Page 4386 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88008/U9  
Pin No.: 16732102579978U9**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
JULIO BELLOSO  
PATRICIA BELLOSO**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3194 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: GEORGE E BARROW  
GAYE C LLOYD  
CONTRACT NO.: 1108905480  
FILE NO.: PA-RT-028-135**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 15 of Unit No. RT-150, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded August 24, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2237, Page 3667 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110428  
Pin No.: 16732101498029U150**

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
GEORGE E. BARROW  
GAYE C. LLOYD**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3194 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: JAMES E. BAKER  
MARGARET M. MCKEON-BAKER  
CONTRACT NO.: 1108904293  
FILE NO.: PA-RT-028-133**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 1 of Unit No. RT-139, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded October 25, 2002, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2135, Page 216 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88140/U139  
Pin No.: 16732101495179U139**

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

**JAMES E BAKER  
MARGARET M MCKEON-BAKER**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3219 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: EDWARD ARONOW  
ANNA PIASECKA ARONOW  
CONTRACT NO.: 1109707679  
FILE NO.: PA-RT-028-192**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 30 of Unit No. RT-126, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded December 8, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2088, Page 3472 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88127/U126  
Pin No.: 16732101399217U126**

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

**EDWARD ARONOW  
ANNA PIASECKA ARONOW**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 815 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**AN UNDIVIDED** one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 17 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 8B 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 Annemarie Cafiero f/k/a Annemarie Pagano, by deed dated May 21, 2014 and recorded on October 7, 2014 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2444, at Page 5328, granted and conveyed unto Gerard Vidale.

Being part of  
Parcel No. 16/4/1/48-8B and  
Pin No. 16732102879825B8B

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

**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 - June 21, 28; July 5

**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 4531 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**AN UNDIVIDED** (1/52) co-tenancy interest being designated as Time Period(s) 16 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 67, 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 Wayne E. Cotner and Denise M. Cotner, by deed dated November 5, 2014 and recorded on January 14, 2015 in Record Book Volume 2448 at page 8318 granted and conveyed unto Timeshare Trade Ins.

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

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
TIMESHARE TRADE INS**

**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 - June 21, 28; July 5

**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 4532 CIVIL 2018, 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, July 25, 2019  
AT 10:00 A.M.**

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 10 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 159, 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 Maxine Stanley, by deed dated November 30, 2004 and recorded on December 21, 2004 in Record Book Volume 2211 at Page 2844 granted and conveyed unto Mark P. Stanley.

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

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

**MARK P. STANLEY**

**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 - June 21, 28; July 5

**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 9345 CIVIL 2017, 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, July 25, 2019  
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 52 of Unit No. RT-220 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated March 4, 2005, and recorded on August 18, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2236 at Page 7555 granted and conveyed unto Portia A. Smith and Keia Smith-Morrison.

Being part of Parcel No. 16/110824 and Pin No. 16732102591875U220

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

**PORTIA A. SMITH**

**KEIA SMITH-MORRISON**

**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 - June 21, 28; July 5

**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 5592 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 10 of Unit No. RT-208 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises which Gunter-Hayes & Associates, LLC, Successor Trustee, by deed dated September 30, 2013 and recorded on July 18, 2014, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2440 at page 8586 granted and conveyed unto Mark K. Smith, Valry B. Smith and Natasha N. Smith.

Being part of Parcel No. 16/110789 and Pin No. 16732102593870U208

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
MARK K SMITH  
VALRY B SMITH  
NATASHA N SMITH**

**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 - June 21, 28; July 5

**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 4605 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**AN UNDIVIDED (1/52) co-tenancy interest** being designated as Time Period(s) 51 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 45, 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 Diana L. George, by deed dated January 24, 2014 and recorded on February 6, 2014 in Record Book Volume 2433 at Page 8622 granted and conveyed unto Robin Donner, LLC.

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

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
ROBIN DONNER, LLC**

**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 - June 21, 28; July 5

**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 2582 CIVIL 2015, 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, July 25, 2019  
AT 10:00 A.M.**

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

AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 5 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. RV-138, 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, by deed dated August 29th, 2012, and recorded on September 13th, 2012, in Record Book Volume 2408 at Page 477 granted and conveyed unto O'Towers Wholesale, LLC.

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

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

**O'TOWERS WHOLESALE, LLC**

**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 - June 21, 28; July 5

**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 3218 CIVIL 2019, 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, July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS: LINDA B LEVITZ**

**PAUL J LEVITZ**

**CONTRACT NO.: 1108601873**

**FILE NO.: PA-RT-028-100**

**Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 33 of Unit No. RT-74, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

BEING the same premises conveyed by deed recorded April 29, 1987, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1550, Page 585 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88073/U74

Pin No.: 16732102696389

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

**LINDA B LEVITZ**

**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  
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5



**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 3415 CIVIL 2016, 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 , July 25, 2019  
AT 10:00 A.M.**

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

AN UNDIVIDED one fifty-second (1/52) co-tenancy interest being designated as Use Period No. 27 in that certain piece of parcel of land, together with the messuage (and veranda, if any), situate in the Township of **Smithfield** , County of Monroe, and Commonwealth of Pennsylvania, shown and designated as Unit No. FV 17A 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 Martin A. Gero, Sr. and Irene E. Gero, by deed dated June 11, 2013 and recorded on July 30, 2013 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania in Deed Book Volume 2424, at Page 5817, granted and conveyed unto Martin A. Gero, Jr.

Being part of  
Parcel No. 16/4/1/48-17A and  
Pin No. 16732102878900B17A.

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

**MARTIN A. GERO, 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 - June 21, 28; July 5

**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 642 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 12 of Unit No. RT-192 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated October 16, 2001, and recorded on March 26, 2002, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2118 at Page 2169 granted and conveyed unto Connie Sue Evensen and Sveinung Evensen.

Being part of Parcel No. 16/110756 and Pin No. 16732102595567U192

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

**CONNIE SUE EVENSEN  
SVEINUNG EVENSEN**

**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 - June 21, 28; July 5

**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 2661 CIVIL 2015, 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, July 25, 2019  
AT 10:00 A.M.**

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

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 147, 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 Joseph Canik and Harriet Canik, by deed dated August 31, 2010 and recorded on April 15, 2011 in Record Book Volume 2385 at Page 5380 granted and conveyed unto Emidsouth, Inc.

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

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
EMIDSOUTH, INC.**

**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 - June 21, 28; July 5

**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 2560 CIVIL 2015, 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, July 25, 2019  
AT 10:00 A.M.**

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

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 93, 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 April 21, 2012 and recorded on June 12, 2012 in Record Book Volume 2403 at Page 7785 granted and conveyed unto Josette Claudio.

Being part of Parcel No. 16/2/1/1-9 and Pin No. 16732101497354

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

**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 - June 21, 28; July 5

**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 863 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 7 of Unit No. RT-51 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated January 19, 2000 and recorded on March 15, 2000, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2076 at Page 2778 granted and conveyed unto Federico T. Cabahug and Estrellita L. Cabahug.

Being part of Parcel No. 16/3/2/28-51 and Pin No. 16732102689895

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

**FEDERICO T. CABAHUG  
ESTRELLITA L. CABAHUG**

**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 - June 21, 28; July 5

**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 3229 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS:  
INGRID AMBER BENUSSI  
CONTRACT NO.: 1109904847  
FILE NO.: PA-RT-028-206**

**Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 35 of Unit No. RT-48, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING** the same premises conveyed by deed recorded June 30, 2016, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2473, Page 9625 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/3/2/28-48  
Pin No.: 16732102780744

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

**INGRID AMBER BENUSSI**

**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  
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 3229 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**INGRID AMBER BENUSSI  
CONTRACT NO.: 1100201250  
FILE NO.: PA-RT-028-030**

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 6 of Unit No. RT-230, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded July 25, 2016, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2475, Page 2803 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110834

Pin No.: 16732102590666U230

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

**INGRID AMBER BENUSSI**

**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  
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 337 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 36 of Unit No. RT-136 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated August 12, 2002, and recorded on August 27, 2002, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2129 at Page 9027 granted and conveyed unto Brian K. Belenchia and Monica Belenchia.

Being part of Parcel No. 16/88137/U136 and Pin No. 16732101495129U136

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

**BRIAN K. BELENCHIA  
MONICA BELENCHIA**

**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 - June 21, 28; July 5

**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 3194 CIVIL 2018, 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 , July 25, 2019**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
**OWNERS: DAVID P OKONIEWSKI**  
**CONTRACT NO.: 1108805052**  
**FILE NO.: PA-RT-028-125**

**Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 3 of Unit No. RT-136, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded October 10, 2006, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2283, Page 7742 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88137/U136  
 Pin No.: 16732101495129U136

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

**DAVID P OKONIEWSKI**

**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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 3212 CIVIL 2018, 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 , July 25, 2019**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
**OWNERS: ELIZABETH SISLER**  
**CONTRACT NO.: 1100407857**  
**FILE NO.: PA-RT-028-066**

**Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 10 of Unit No. RT-241, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

bed in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded March 9, 2016, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2468, Page 1833 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110848  
 Pin No.: 16732203409115

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

**ELIZABETH SISLER**

**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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 1059 CIVIL 2017, 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 , July 25, 2019**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
**OWNERS: DONNA M TITUS**  
**CONTRACT NO.: 1108602111**  
**FILE NO.: PA-RT-010-083**

**Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 33 of Unit No. RT-78, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded March 3, 1995, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1996, Page 1238 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88077/U78

Pin No.: 16732102694356

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:****DONNA M. TITUS****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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - June 21, 28; July 5

**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 3233 CIVIL 2018, 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, July 25, 2019

AT 10:00 A.M.

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

OWNERS: TANYA'S TIMESHARE COMPANY LLC

CONTRACT NO.: 1108803321

FILE NO.: PA-RT-028-121

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 29 of Unit No. RT-128, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded March 2, 2015, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2450, Page 4169 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88129/U128

Pin No.: 16732101399275U128

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:****TANYA'S TIMESHARE COMPANY LLC****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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - June 21, 28; July 5

**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 3238 CIVIL 2018, 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, July 25, 2019

AT 10:00 A.M.

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

OWNERS: WENDY JOSEFINA GIL SANTOS

CONTRACT NO.: 1100000850

FILE NO.: PA-RT-028-005

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 32 of Unit No. RT-100, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded February 16, 2016, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2467, Page 1313 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88101/U100

Pin No.: 16732101385847U100

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:****WENDY JOSEFINA GIL SANTOS****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

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

Pennsylvania  
 JOEL D JOHNSON, ESQUIRE

**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 3233 CIVIL 2018, 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 , July 25, 2019  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OWNERS: SAGE FORTEEN LLC CONTRACT NO.: 1108601824 FILE NO.: PA-RT-028-099**

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 2 of Unit No. RT-74, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded July 6, 2015, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2456, Page 2319 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88073/U74  
 Pin No.: 16732102696389

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

**SAGE FORTEEN LLC  
 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  
 JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 695 CIVIL 2018, 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

**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 3218 CIVIL 2018, 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 , July 25, 2019  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OWNERS: MARIA ISABEL GIL SANTOS CONTRACT NO.: 1108503822 FILE NO.: PA-RT-028-095**

Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 30 of Unit No. RT-73, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded August 26, 2016, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2477, Page 855 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88072/U73  
 Pin No.: 16732102696359

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

**MARIA ISABEL GIL SANTOS  
 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  
 JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5



Thursday, July 25, 2019

AT 10:00 A.M.

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 44 of Unit No. RT-34 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises which Gunter-Hayes & Associates, LLC, Successor Trustee, by deed dated April 21, 2008 and recorded on May 30, 2008, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2334 at page 5859 granted and conveyed unto Eberht L. Rios and Elizabeth J. Rios.

Being part of Parcel No. 16/3/2/28-34 and Pin No. 16732102689423

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

**EBERHT L. RIOS**

**ELIZABETH J. RIOS**

**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 - June 21, 28; July 5

**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 658 CIVIL 2018, 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, July 25, 2019

AT 10:00 A.M.

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 8 of Unit No. RT-28 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984,

and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated August 10, 2001, and recorded on October 5, 2001, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2105 at Page 97601 granted and conveyed unto Damian Rios and Rosemarie Rios. Being part of Parcel No. 16/3/2/28-28 and Pin No. 16732102687198

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

**DAMIAN RIOS**

**ROSEMARIE RIOS**

**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 - June 21, 28; July 5

**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 3229 CIVIL 2018, 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, July 25, 2019

AT 10:00 A.M.

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

**OWNERS: ZOILA CARMEN REYES**

**CONTRACT NO.: 1100107457**

**FILE NO.: PA-RT-028-022**

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 52 of Unit No. RT-226, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises conveyed by deed recorded March 7, 2007, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2298, Page 5673 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110830

Pin No.: 16732102591600U226

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

**ZOILA CARMEN REYES**

**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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 3232 CIVIL 2018, 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 , July 25, 2019  
 AT 10:00 A.M.**

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

**OWNERS: WILLIAM REID  
 CONTRACT NO.: 1108100066  
 FILE NO.: PA-RT-028-085**

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 20 of Unit No. RT-20, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded May 12, 1994, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1952, Page 92 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88019/U20  
 Pin No.: 16732102587067

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

**WILLIAM REID**

**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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 3218 CIVIL 2018, 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 , July 25, 2019  
 AT 10:00 A.M.**

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

**OWNERS: DEBORAH J REED  
 CONTRACT NO.: 1108603507  
 FILE NO.: PA-RT-028-101**

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 40 of Unit No. RT-90, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded April 8, 1998, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2046, Page 8621 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88091/U90  
 Pin No.: 16732101387762U90

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

**DEBORAH J. REED**

**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

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 682 CIVIL 2017, 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, July 25, 2019  
AT 10:00 A.M.**

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

**OWNERS: RAYFORD PICKETT  
CONTRACT NO.: 1109303594**

**FILE NO.: PA-RT-014-058**

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 29 of Unit No. RT-117, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded March 11, 1994, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 1941, Page 514 granted and conveyed unto the Judgment Debtors.

**Parcel No.: 16/88118/U117  
Pin No.: 16732101399041U117**

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

**RAYFORD PICKETT**

**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  
JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 142 CIVIL 2018, 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, July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 49 of Unit No. RT-111 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Gunter-Hayes & Associates, LLC, Successor Trustee, by deed dated January 28, 2010 and recorded on March 3, 2010, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2367 at Page 4362 granted and conveyed unto Hector X. Nazario and Maribel Rivera.

Being part of Parcel No. 16/88112/U111 and Pin No. 16732101397021U111

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

**HECTOR X NAZARIO  
MARIBEL 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  
JEFFREY A DURNAY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 3195 CIVIL 2018, 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 , July 25, 2019**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OWNERS: CARL S. MYRICKS CONTRACT NO.: 1109207571 FILE NO.: PA-RT-028-161**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 40 of Unit No. RT-157, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded November 22, 1999, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2072, Page 485 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110437  
Pin No.: 16732102591124U157**

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

**CARL S. MYRICKS**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 9363 CIVIL 2016, 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 , July 25, 2019**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OWNERS: WENDY LEE MORRIS CONTRACT NO.: 1109404186 FILE NO.: PA-RT-005-062**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 52 of Unit No. RT-162, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are descri-**

**bed in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded May 15, 2003, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2153, Page 4277 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110451  
Pin No.: 16732102590214U162**

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

**WENDY LEE MORRIS**

**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  
JOEL D JOHNSON, ESQUIRE**

**Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5**

**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 3232 CIVIL 2018, 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 , July 25, 2019**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OWNERS: ZALRETA P MCCREATH CONTRACT NO.: 1100500982 FILE NO.: PA-RT-028-071**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 42 of Unit No. RT-255, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded May 22, 2014, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2438, Page 3234 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110862**

Pin No.: 16732203406053

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:****ZALRETA P. MCCREATH****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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 3211 CIVIL 2018, 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, July 25, 2019  
AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
OWNERS: LOIS W. MANN  
CONTRACT NO.: 1109409375  
FILE NO.: PA-RT-028-171

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 22 of Unit No. RT-148, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded January 24, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2074, Page 4755 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110426

Pin No.: 16732101497197U148

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:****LOIS W MANN****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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 3195 CIVIL 2018, 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, July 25, 2019  
AT 10:00 A.M.

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
OWNERS: THERESA MALLOY  
CONTRACT NO.: 1109210161  
FILE NO.: PA-RT-028-165

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 45 of Unit No. RT-4, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded December 21, 1999, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2073, Page 276 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88003/U4

Pin No.: 16732102579805U4

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:****THERESA MALLOY****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  
 JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 687 CIVIL 2017, 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 , July 25, 2019  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
**OWNERS: CARTER LEE**  
**CONTRACT NO.: 1108601428**  
**FILE NO.: PA-RT-010-066**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 9 of Unit No. RT-66, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded October 10, 2000, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2085, Page 4356 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88065/U66**  
**Pin No.: 16732102696168**

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

**CARTER LEE**

**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  
 JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 3194 CIVIL 2018, 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 , July 25, 2019  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
**OWNERS: DAN W LEACH**  
**CONTRACT NO.: 1108904319**  
**FILE NO.: PA-RT-028-134**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 27 of Unit No. RT-139, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded September 2, 2016, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2477, Page 5212 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88140/U139**  
**Pin No.: 16732101495179U139**

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

**DAN W. LEACH**

**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  
 JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 8670 CIVIL 2017, 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 , July 25, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 11 of Unit No. RT-241 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Gunter-Hayes & Associates, LLC, Successor Trustee, by deed dated October 24, 2013 and recorded on June 17, 2014, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2439 at page 3981 granted and conveyed unto General L. King and Karen E. King.

Being part of Parcel No. 16/110848 and Pin No. 16732203409115

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

**GENERAL L. KING**

**KAREN E. KING**

**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 - June 21, 28; July 5

**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 4364 CIVIL 2016, 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 , July 25, 2019

AT 10:00 A.M.

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

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 122, 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 James C. McCauley, by deed dated December 10, 2007 and recorded on March 11, 2008 in Record Book Volume 2328 at Page 9094 granted and conveyed unto Carol Jones.

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

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

**CAROL 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

JEFFREY A DURNEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 3203 CIVIL 2018, 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 , July 25, 2019

AT 10:00 A.M.

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

**OWNERS: EUGENE JOHNSON III**

**CONTRACT NO.: 1100203983**

**FILE NO.: PA-RT-028-032**

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 1 of Unit No. RT-231, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded September 30, 2003, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2168, Page 9903 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110835



Pin No.: 16732102590645U231

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

**EUGENE JOHNSON, III**

**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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - June 21, 28; July 5

**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 115 CIVIL 2018, 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 , July 25, 2019  
 AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 49 of Unit No. RT-54 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated February 21, 2002, and recorded on June 3, 2002, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2123 at Page 2883 granted and conveyed unto Rubelio Gomez and Sandra X. Gomez. Being part of Parcel No. 16/3/2/28-54 and Pin No. 16732102780924

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

**RUBELIO GOMEZ  
 SANDRA X. GOMEZ**

**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 - June 21, 28; July 5

**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 3218 CIVIL 2018, 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 , July 25, 2019  
 AT 10:00 A.M.**

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

**OWNERS: JUAN GARCIA  
 CONTRACT NO.: 1108505702  
 FILE NO.: PA-RT-028-097**

**Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 22 of Unit No. RT-86, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded August 2, 2016, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2475, Page 8108 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88085/U86

Pin No.: 16732102694153

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

**JUAN GARCIA**

**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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 3232 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: MICHELE FLOURNOY  
CONTRACT NO.: 1100506286  
FILE NO.: PA-RT-028-080**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 15 of Unit No. RT-258, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded July 18, 2014, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2440, Page 8820 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110865  
Pin No.: 16732203407013**

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

**MICHELE FLOURNOY**

**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**

**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 3203 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
OWNERS: CECILIA FERNANDEZ  
CONTRACT NO.: 1100304302  
FILE NO.: PA-RT-028-045**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 22 of Unit No. RT-92, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded July 2, 2014, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2440, Page 2063 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88093/U92  
Pin No.: 16732101387718U92**

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

**CECILIA FERNANDEZ**

**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**

**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 3229 CIVIL 2018, 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 , July 25, 2019**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
**OWNERS: INEZ A. EDWARDS**  
**CONTRACT NO.: 1100200724**  
**FILE NO.: PA-RT-028-029**

**Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 28 of Unit No. RT-237, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded April 7, 2003, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2149, Page 5565 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110841  
 Pin No.: 16732101499700

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

**INEZ A. 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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 3211 CIVIL 2018, 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 , July 25, 2019**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
**OWNERS: ANDI VELI DRILONI**  
**CONTRACT NO.: 1109206961**  
**FILE NO.: PA-RT-028-160**

**Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 1 of Unit No. RT-157, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described

in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded August 3, 2016, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2475, Page 8521 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110437  
 Pin No.: 16732102591124U157

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

**ANDI VELI DRILONI**

**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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 3211 CIVIL 2018, 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 , July 25, 2019**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
**OWNERS: ANDI VELI DRILONI**  
**CONTRACT NO.: 1109504340**  
**FILE NO.: PA-RT-028-175**

**Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 40 of Unit No. RT-147, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded July 27, 2016, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2475, Page 3923 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110425

Pin No.: 16732101497175U147

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:****ANDI VELI DRILONI****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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - June 21, 28; July 5

**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 1452 CIVIL 2018, 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, July 25, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 6 of Unit No. RT-157 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Eli Adatto and Karen Adatto, by deed dated October 9, 2008 and recorded on October 29, 2008, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2344 at page 2214 granted and conveyed unto Robert Donovan and Barbara Weingard.

Being part of Parcel No. 16/110437 and Pin No. 16732102591124U157

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:****ROBERT DONOVAN****BARBARA WEINGARD****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 - June 21, 28; July 5

**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 3194 CIVIL 2018, 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, July 25, 2019

AT 10:00 A.M.

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

OWNERS: VALERIE DIXON

CONTRACT NO.: 1108804394

FILE NO.: PA-RT-028-123

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 11 of Unit No. RT-133, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded May 13, 1999, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2063, Page 6606 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88134/U133

Pin No.: 16732101491105U133

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:****VALERIE DIXON****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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 687 CIVIL 2017, 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 , July 25, 2019  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK**  
**OWNERS: EILEEN J DELANEY**  
**CONTRACT NO.: 1109703801**  
**FILE NO.: PA-RT-8-75**

**Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 44 of Unit No. RT-88, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded May 5, 1997, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2035, Page 7826 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/88087/U88**  
**Pin No.: 16732102694105**

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

**EILEEN J. DELANEY**

**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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 106 CIVIL 2018, 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 , July 25, 2019  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN interest in land situate in Smithfield Township , Monroe County, Pennsylvania, known as Interval No. 18 of Unit No. RT-45 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING THE SAME premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated August 31, 2005, and recorded on October 6, 2005, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2242 at Page 8792 granted and conveyed unto Magaly De Leon and Carlos De Leon. Being part of Parcel No. 16/3/2/28-45 and Pin No. 16732102689751**

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

**MAGALY DE LEON  
 CARLOS DE LEON**

**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 DURNAY, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 3233 CIVIL 2018, 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, July 25, 2019

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
 OWNERS: CULLEN FAMILY VACATIONS LLC  
 CONTRACT NO.: 1100503390  
 FILE NO.: PA-RT-028-074

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 19 of Unit No. RT-91, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded April 1, 2014, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2436, Page 593 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88092/U91

Pin No.: 16732101387751U91

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

**CULLEN FAMILY VACATIONS LLC**

**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  
 JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 3219 CIVIL 2018, 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, July 25, 2019

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
 OWNERS: BEATRICE COSTA  
 CONTRACT NO.: 1109708073  
 FILE NO.: PA-RT-028-193

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 36 of Unit No. RT-30, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described

in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded September 27, 2005, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2241, Page 4460 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/3/2/28-30

Pin No.: 16732102689147

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

**BEATRICE COSTA**

**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  
 JOEL D JOHNSON, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 3211 CIVIL 2018, 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, July 25, 2019

AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK  
 OWNERS: LAURA CLEMENTS  
 CONTRACT NO.: 1109008011  
 FILE NO.: PA-RT-028-145

Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 42 of Unit No. RT-168, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded December 13, 2016, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2483, Page 3276 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110458



Pin No.: 16732102591395U168

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

**LAURA CLEMENTS**

**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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 3203 CIVIL 2018, 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, July 25, 2019  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OWNERS: NORA CIURLIZZA CONTRACT NO.: 1100305523 FILE NO.: PA-RT-028-048**

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 48 of Unit No. RT-134, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded December 22, 2006, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2291, Page 5216 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88135/U134  
 Pin No.: 16732101491126U134

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

**NORA CIURLIZZA**

**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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 3232 CIVIL 2018, 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, July 25, 2019  
 AT 10:00 A.M.**

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OWNERS: RICK CARVER CONTRACT NO.: 1100504802 FILE NO.: PA-RT-028-075**

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 39 of Unit No. RT-33, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded January 10, 2017, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2484, Page 8818 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/3/2/28-33  
 Pin No.: 16732102689421

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

**RICK CARVER**

**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  
 JOEL D JOHNSON, ESQUIRE  
 Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 4601 CIVIL 2018, 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, July 25, 2019  
 AT 10:00 A.M.**

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

**AN UNDIVIDED (1/52) co-tenancy interest being designated as Time Period(s) 24 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 38, 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 Derek J. McGuire, by deed dated February 26, 2016 and recorded on March 2, 2016 in Record Book Volume 2467 at Page 8171 granted and conveyed unto Bonnie Campbell.**

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

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

**BONNIE CAMPBELL**

**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 - June 21, 28; July 5

**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 3238 CIVIL 2018, 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, July 25, 2019  
 AT 10:00 A.M.**

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

**OWNERS: THOMAS BURTON  
 CONTRACT NO.: 1061108965  
 FILE NO.: PA-RT-028-003**

**Smithfield Township, Monroe County, Pennsylvania, known as Interval No. 15 of Unit No. RT-183, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.**

**BEING the same premises conveyed by deed recorded December 16, 2015, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2467, Page 5454 granted and conveyed unto the Judgment Debtors.**

**Parcel No.: 16/110473**

**Pin No.: 16732102592630U183**

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

**THOMAS BURTON**

**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  
**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 5821 CIVIL 2017, 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 , July 25, 2019**

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

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 13 of Unit No. RT-252 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises which Gunter-Hayes & Associates, LLC, Successor Trustee, by deed dated November 1, 2013 and recorded on May 22, 2014, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2438 at Page 2876 granted and conveyed unto Dave Browne and Andrea Charles-Browne Being part of Parcel No. 16/110859 and Pin No. 16732203406228

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

**DAVE BROWNE**

**ANDREA CHARLES-BROWNE**

**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 - June 21, 28; July 5

**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 3211 CIVIL 2018, 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 , July 25, 2019**

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

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

**OWNERS: FATIMA BRATHWAITE**

**CONTRACT NO.: 1109202655**

**FILE NO.: PA-RT-028-159**

**Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 7 of Unit No. RT-74, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are descri-

bed in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING** the same premises conveyed by deed recorded September 18, 2015, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2459, Page 9386 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/88073/U74

Pin No.: 16732102696389

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

**FATIMA BRATHWAITE**

**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

**JOEL D JOHNSON, ESQUIRE**

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - June 21, 28; July 5

**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 2614 CIVIL 2017, 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 , July 25, 2019**

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

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township** , Monroe County, Pennsylvania, known as Interval No. 38 of Unit No. RT-137 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated February 5, 1998, and recorded on July 2, 1998, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2050 at Page 3717 granted and conveyed unto Mark Blades and Georgia Jackson. Being part of Parcel No. 16/88138/U137 and Pin No. 16732101495221U137

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:****MARK BLADES****GEORGIA JACKSON****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 - June 21, 28; July 5

**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 3203 CIVIL 2018, 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, July 25, 2019

AT 10:00 A.M.

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

OWNERS: ALFRED BLACKWELL

CONTRACT NO.: 1100211630

FILE NO.: PA-RT-028-041

**Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 35 of Unit No. RT-243, of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING the same premises conveyed by deed recorded June 5, 2003, in the Office of the Recorder of Deeds, etc., at Stroudsburg, Pennsylvania, in and for the County of Monroe, Deed Book Volume 2155, Page 7231 granted and conveyed unto the Judgment Debtors.

Parcel No.: 16/110850

Pin No.: 16732203408270

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:****ALFRED BLACKWELL****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  
JOEL D JOHNSON, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - June 21, 28; July 5

**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 1638 CIVIL 2018, 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, July 25, 2019

AT 10:00 A.M.

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 47 of Unit No. RT-66 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Corina L. Long, Administratrix of the Estate of Joseph Koziuk, by deed dated October 21, 2008 and recorded on October 27, 2008 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2344 at Page 974 granted and conveyed unto Tracy Lee Zoeller.

Being part of Parcel No. 16/88065/U66 and Pin No. 16732102696168

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:****TRACY LEE ZOELLER****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 - June 21, 28; July 5

**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 6350 CIVIL 2017, 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, July 25, 2019  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 18 of Unit No. RT-233 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises which Gunter-Hayes & Associates, LLC, Successor Trustee, by deed dated November 5, 2013 and recorded on May 22, 2014, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2438 at Page 3284 granted and conveyed unto Vonetta G. Reeves.

Being part of Parcel No. 16/110840 and Pin No. 16732101499731

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:  
 VONETTA G. REEVES**

**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 - June 21, 28; July 5

**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 1450 CIVIL 2018, 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, July 25, 2019  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 14 of Unit No. RT-144 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises which Hubert A. Porter, Jr. and Joan D. Porter, a married couple, by deed dated January 2, 2007 and recorded on February 21, 2007, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2297 at page 1546 granted and conveyed unto Julio Mayorga.

Being part of Parcel No. 16/88145/U144 and Pin No. 16732101497127U144

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

**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 - June 21, 28; July 5

**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 6368 CIVIL 2017, 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, July 25, 2019  
 AT 10:00 A.M.**

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 07 of Unit No. RT-236 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Gunter-Hayes & Associates, LLC, Successor Trustee, by deed dated September 15th, 2011 and recorded on October 20, 2011, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2392 at page 9127 granted and conveyed unto James Little, Sole Owner.

Being part of Parcel No. 16/110843 and Pin No. 16732101498765

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**JAMES LITTLE**

**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 - June 21, 28; July 5

**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 861 CIVIL 2017, 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, July 25, 2019**

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

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 13 of Unit No. RT-145 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Mellon Bank, N.A.,

Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated January 2, 2004, and recorded on April 22, 2004, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2187 at Page 8940 granted and conveyed unto Jacqueline Butterfield.

Being part of Parcel No. 16/88146/U145 and Pin No. 16732101497220U145

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**JACQUELINE BUTTERFIELD**

**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 - June 21, 28; July 5

**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 1139 CIVIL 2017, 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, July 25, 2019**

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

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

ALL THAT CERTAIN interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 26 of Unit No. RT-85 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

BEING THE SAME premises which Allen L. Boone, Jr. a/k/a Allen Luther Boone and Joyce F. Boone a/k/a Joyce Faye Boone, by deed dated April 21, 1999 and recorded on October 13, 2000, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2085 at page 6650 granted and conveyed unto Joyce F. Boone.

Being part of Parcel No. 16/88084/U85 and Pin No. 16732102694182

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**JOYCE F. BOONE**

**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  
**JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 2638 CIVIL 2017, 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 , July 25, 2019  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 44 of Unit No. RT-49 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises which Gunter-Hayes & Associates, LLC, Trustee, by deed dated March 7th, 2006, and recorded on April 26th, 2006, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2265 at Page 4607 granted and conveyed unto Vilma N. Black, a single woman.

Being part of Parcel No. 16/3/2/28-49 and Pin No. 16732102780718

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

**VILMA N. BLACK**

**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  
**JEFFREY A DURNEY, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 8701 CIVIL 2016, 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 , July 25, 2019  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 26 of Unit No. RT-98 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises which Mellon Bank, N.A., Successor Trustee to Security Bank and Trust Company, Trustee, by deed dated November 11, 2004, and recorded on December 30, 2004, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2212 at Page 2225 granted and conveyed unto Yvonne Bandison.

Being part of Parcel No. 16/88099/U98 and Pin No. 16732101385787U98

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

**YVONNE BANDISON**

**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 - June 21, 28; July 5



**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 8974 CIVIL 2015, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 12 of Unit No. RT-12 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises which Djumadi Sairin and Anna Sairin, by deed dated September 14, 2009 and recorded on November 23, 2009, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2363 at Page 738 granted and conveyed unto DSP Consulting Services, LLC. Being part of Parcel No. 16/88011/U12 and Pin No. 16732102589068

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

**DSP CONSULTING SERVICES, LLC**

**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 - June 21, 28; July 5

**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 1564 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 48 of Unit No. RT-120 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises which Jorge A. Sanchez and Pilar Sanchez, his wife, by deed dated December 1, 2008 and recorded on December 2, 2008, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 2345 at Page 8019 granted and conveyed unto Keith Collins-Allen. Being part of Parcel No. 16/88121/U120 and Pin No. 16732101398142U120

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

**KEITH COLLINS-ALLEN**

**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 - June 21, 28; July 5

**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 1179 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** interest in land situate in **Smithfield Township**, Monroe County, Pennsylvania, known as Interval No. 50 of Unit No. RT-24 of Ridge Top Village, Shawnee Village Planned Residential Development, as said Unit and Interval are described in a certain Declaration of Protective Covenants, Mutual Ownership and Easements, dated January 6, 1984, and duly recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania, in Deed Book Volume 1330, at Page 20.

**BEING THE SAME** premises which Security Bank and



Trust Company, Trustee, by deed dated December 19, 1984 and recorded on April 16, 1985, in the Office of the Recorder of Deeds for Monroe County, Pennsylvania, in Record Book Volume 1442 at Page 966 granted and conveyed unto H. Richard Cantu, Jr. Being part of Parcel No. 16/88023/U24 and Pin No. 16732102687132

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

**H RICHARD CANTU, 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 - June 21, 28; July 5

**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 4484 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**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. 104, 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.

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

**TITLE TO SAID PREMISES VESTED** IN Andrew Markland and Trisha Oliva Thomas-Markland, his wife, by Deed from Stephanie Zeltmann, Now Known as Stephanie R. Ross, dated 09/26/2003, recorded 10/16/2003, in Book 2170, Page 8817.

**TAX CODE:** 17/15C/175  
**TAX PIN:** 17639201172925

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

**ANDREW MARKLAND**

**TRISHA OLIVA THOMAS-MARKLAND**

**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  
ABIGAIL BRUNNER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 3179 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** message, lot or pieces of land situate in Township of **Barrett** , County of Monroe, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

**NO. 1 BEGINNING** at an old stone corner in line of lands now or formerly of Allen Price and being also a corner of lands now or formerly of Joseph Michaels; thence by said lands now or formerly of Joseph Michaels (bearings from Magnetic Meridian of 1934), North 84 degrees 30 minutes West, 557 feet to an iron pipe; thence by other lands now or formerly of Wilson J. Heckman, of which this tract was formerly a part, North 09 degrees 50 minutes East, 321.5 feet to a marked pin oak tree; thence by land now or formerly of Jacob Brush, South 84 degrees 30 minutes East, 822 feet to an iron pipe in the Westerly tract of a private road; thence by lands now or formerly of Allen Price, South 47 degrees 45 minutes West, 430.7 feet to the place of **BEGINNING**.

Containing 5.03 acres, more or less.

**NO. 2 BEGINNING** at a pipe and stones in line of lands now or formerly of lands now or formerly of Allen D. Price, being also the Southwesterly corner of other lands of the grantors, Adolph W. Locher and wife; thence by said lands now or formerly of Allen D. Price, South 46 degrees 30 minutes West, 179.9 feet to a pipe; thence by lands now or formerly of Leon Brush and lands now or formerly of Thomas Coniff, North 85 degrees 10 minutes West, (at 775.2 feet, more or less, passing a pipe), 833.2 feet to a corner; thence by lands formerly of Joseph Seese, North 07 degrees 05 minutes East (at 5.9 feet passing a pipe), 137 feet to a corner; thence by lands formerly of Floyd Heckman, lands now or formerly of Carl W. Brown and wife, and other lands of grantors, Adolph W. Locher and wife, South 85 degrees 20 minutes East (at 391.1 feet passing a pipe) (at 674.6 feet passing a pipe), 948.1 feet to the place of **Beginning**.

Containing 2.8 acres, more or less.  
Together with right of way over a private road as described in a Report of Viewers to lay out a private

road in Barrett Township in regard to Carl W. Brown, et ux., et al, and Leon Brush, et al, recorded in the Office of the Prothonotary of Monroe County at Stroudsburg, Pennsylvania, filed August 2, 1995 and confirmed October 27, 1995.

Excepting and Reserving from the above described tracts as follows:

D) Deed from Carl W. Brown and wife, to Adolph W. Locher and wife, dated April 22, 1949 and recorded in the aforesaid Office in Deed Book Vol. 171, page 160.

E) Further excepting and reserving to the grantors, their heirs and assigns as follows; BEGINNING at a pipe in line of lands now or formerly of Allen D. Price; thence by said lands South 47 degrees 12 minutes West, 293.83 feet to a pipe being the Northeasterly corner of lands now of Adolph W. Locher; thence by said lands of Adolph W. Locher, North 73 degrees 36 minutes West (at 208.74 feet passing over the third mentioned corner on deed of Carl W. Brown and wife, to Adolph W. Locher and wife, deed dated April 22, 1949 and recorded in the aforesaid Office in Deed Book Vol. 171 page 160, 242.94 feet to a pipe; thence by lands of Carl W. Brown and wife, of which this lot was formerly a part, North 28 degrees 32 minutes East, 85 feet to a pipe; thence by lands of Claudia Gaultieri, South 85 degrees 01 minutes East (at 89.85 feet passing over an old iron pin), 361.6 feet to the place of Beginning.

Containing 1.39 acres, more or less.

Together with a right of way in common over the private road above referred to, to the public road known as the Upper Seese Hill Road. Said right of way being described in the Report of Viewers above referred to and said right of way being fully described in said Report of Viewers as follows; Beginning at the intersection of the center line of the herein described road with the center line of the public road leading from Canadensis to Seese Hill and known as Upper Seese Hill Road; thence along the center line of a private road 18 feet in width through lands of Albert Rosebeck, lands of Claudia Gaultieri and lands of Carl W. Brown and wife, and parallel to an distant 9 feet in a Northwesterly direction from the dividing line between the said lands and lands of David price, South 47 degrees 04 minutes West, 501.2 feet to a pipe; thence by same and through lands of Carl W. Brown and wife, North 84 degrees 25 minutes West, 97.25 feet to a pipe; thence by the same South 31 degrees 03 minutes West, 113.42 feet to a pipe; thence by the same and parallel to and distant 9 feet in a Westerly direction from the Westerly line of lands of Adolph W. Locher and wife, South 22 degrees 19 minutes West, 201.9 feet to a pipe; thence by the same and still through said lands of Carl W. Brown and wife, South 10 degrees 45 minutes East, 89.85 feet to a pipe in the dividing line between said lands of Carl W. Brown and wife, and lands of Leon Brush and others.

F) Further excepting and reserving rights of other adjoining owners of land in said private roadway as described in the above referred to Report to Viewers.

TITLE TO SAID PREMISES VESTED IN Marsha Spangenberg, by Deed from Adolph W. Locher, Sr. and Helen B. Locher, Trustees under the Locher Family Revocable Living Trust dated May 26, 1997, dated 11/15/2001, recorded 11/29/2001, in Book 2109, Page 6737.

TAX CODE: 01/22/1/27

TAX PIN: 01638804921211

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

**MARSHA SPANGENBERG**

**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  
KENYA BATES, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 5011 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 , July 25, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN tract or piece of land situate in the Township of Barrett, County of Monroe and Commonwealth of Pennsylvania, as shown on a map titled 'A Minor Subdivision of Lands of Estate of Mae Frivly Lansing and Lands of David A. Price' dated June 26, 1985 and recorded in Plot Book 57, page 141, prepared by Frank J. Smith, Jr., Registered Surveyor, Marshalls Creek, PA, bounded and described as follows, to wit:

BEGINNING at a pipe being the northwesterly corner of lands of Jill L. Shoemsmith (Deed Book Vol. 1073, Page 49); THENCE by said lands, south 5 degrees 30 minutes 56 seconds East 275.08 feet to a pipe, being the northwesterly corner of lot 1 as shown on the hereinabove mentioned map; thence by said Lot 1, North 77 degrees 52 minutes 08 seconds West 174.61 feet to a pipe; thence by the same and lands of Wilburn A. Price (Deed Book Vol. 1097, page 39) South 13 degrees 40 minutes 20 seconds West (at 100.00 feet passing over a pipe) 319.98 feet to an axle on the northerly side of Upper Seese Hill Road (L.R. 45031); thence in and along said Upper Seese Hill Road, North 77 degrees 09 minutes 28 seconds West 221.82 feet to a pipe on the southerly side of said road in line of lands of Norman A. Price; thence by said lands, North 4 degrees 50 minutes 52 seconds West 27.06 feet to a point in said Upper Seese Hill Road being the southeasterly corner of Lot 2, as shown on the hereinabove mentioned map; thence in and along said Upper Seese Hill Road, North 59 degrees 25 minutes 36 seconds West 42.12 feet to a point; thence leaving said road by lands of David A. Price, North 30 degrees 34 minutes 24 seconds East (at 25.00 feet passing over a pipe) 59.23 feet to a pipe; thence by the same North 4 degrees 50 minutes 52 seconds West 363.87 feet to a pipe, being the southwesterly corner of lands of Mildred Young Doll (Deed Book Vol. 112, page 361); thence by said lands South 81 degrees 06 minute 11 seconds East 11.37 feet to a pipe; thence by the same North 14 degrees 00 minutes 03 seconds East 83.69 feet to a pipe; thence by the same North 25 degrees 45 minutes 20 seconds East 84.94 feet to a pipe; thence by the same North 0 degrees 49 minutes 47 seconds West 116.76 feet to a pipe; thence by the same South 83 degrees 56 mi-

minutes 47 seconds West 89.53 feet to a pipe in the aforementioned line of lands of David A. Price; thence by said land, North 4 degrees 50 minutes 52 seconds West 127.40 feet to a stone corner in line of lands of William H. Brush; thence by said lands North 46 degrees 06 minutes 49 seconds East 599.38 feet to a stone corner, being the northwesterly corner of lands of R. Richard Shoemith; thence by said lands South 5 degrees 40 minutes 45 seconds East 772.73 to the place of BEGINNING. CONTAINING 10.216 acres.

**TITLE TO SAID PREMISES VESTED IN** Victoria Lynn Vogel and Cora A. Vogel, by Deed from Therese Anne Hardiman, Esquire, Court Appointed Master in Partition for Roger D. Schwartz and Victoria Lynn Vogel, Dated 03/29/1995, Recorded 05/31/1995, in Book 2007, Page 1599.

**CORA A VOGEL** was a co-record owner of the mortgaged premises as a joint tenant with the right of survivorship. By virtue of **CORA A. VOGEL's** death on or about 08/20/2015, her ownership interest was automatically vested in the surviving joint tenant(s).

**TAX CODE:** 01/7/1/6-1

**TAX PIN:** 01639803039208

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

**VICTORIA LYNN VOGEL**

**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  
**PETER WAPNER, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 1751 CIVIL 2018, 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 , July 25, 2019  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** Lot No. 2212, Section H-1, situated and located in **Coolbaugh Township**, Monroe County, Pennsylvania, and encompassed and included within one of the following plats: a subdivision plan drawn by L.A. Achterman, Jr., P.E., known as Section G-IV of Stillwater Lakes Estates, Sun Dance Stillwater Corp., dated November 24, 1969, and approved by the Monroe County Planning and Zoning Commission on January 13, 1970, approved by the

Supervisors of the Township of Coolbaugh on March 6, 1970; said plat is filed and recorded in the Office for the Recording of Plats, Monroe County, on March 9, 1970, in Plat Book 13, Page 11; a subdivision plat drawn by Achterman Associates, Consulting Engineers, known as Section H-1 of Stillwater Lake Estates, Sun Dance Stillwater Corp dated February 5, 1970, and approved by the Monroe County Planning and Zoning Commission on April 7, 1970, approved by the Supervisors of the Township of Coolbaugh on June 1, 1970; said plat is filed and recorded in the Office for the Recording of Plats, Monroe County, on July 22, 1970, in Plat Book 13, Page 53. Said lot having a frontage on Vacation Lane of 95.00 feet and a rear line of 95.74 feet; northerly side line of 124.00 feet and a southerly side line of 135.91 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.

**BEING THE SAME PREMISES** which Louis T. Nicoletti and Patricia Crowley, now by marriage Patricia Nicoletti, by deed dated 2/22/2013 and recorded 3/6/2013 in Book 2416 Page 5417 conveyed to Louis T. Nicoletti and Patricia Nicoletti and the said Louis T. Nicoletti departed this life on 9/14/2017 and the said Patricia Nicoletti departed this life on 11/12/2016, vesting solely in Suzanne Jordan Solely in Her Capacity as Heir of Louis T. Nicoletti Deceased, the Unknown Heirs of Louis T. Nicoletti Deceased, Dolly Nicoletti Solely in Her Capacity as Heir of Louis T. Nicoletti Deceased, Kimberly Nicoletti Solely in Her Capacity as Heir of Louis T. Nicoletti Deceased and Louis Nicoletti, Jr. Solely in His Capacity as Heir of Louis T. Nicoletti Deceased.

**Pin #:** 03634502996706

**Tax Code #:** 03/14F/1/66

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

**SUZANNE JORDAN SOLELY IN HER CAPACITY AS HEIR OF LOUIS T. NICOLETTI DECEASED  
 THE UNKNOWN HEIRS OF LOUIS T. NICOLETTI DECEASED**

**DOLLY NICOLETTI SOLELY IN HER CAPACITY AS HEIR OF LOUIS T. NICOLETTI DECEASED**

**KIMBERLY NICOLETTI SOLELY IN HER CAPACITY AS HEIR OF LOUIS T. NICOLETTI DECEASED**

**LOUIS NICOLETTI, JR. SOLELY IN HIS CAPACITY AS HEIR OF LOUIS T. NICOLETTI 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  
**MATTHEW K FISSEL, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 3075 CIVIL 2018, 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, July 25, 2019**

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

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

**ALL THAT CERTAIN lot or parcel of land situate in the Township of Jackson, County of Monroe, and Commonwealth, described as follows, to wit:**

**BEING** designated as Unit 373 as shown on a map titled "Site Plan Phases 7 & 8 Final Plan, Northridge at Camelback, Jackson Township, Monroe County PA", dated July 8, 20021, last revised July 16, 2002 and recorded September 16, 2002, in Map File 74-158; the Westerly corner of said unit being North 44 degrees 31 minutes 09 seconds East 390.93 feet from the intersection of the centerline of Mountain Laurel Drive with the centerline of Upper Deer Valley Drive, said corner also being North 16 degrees 51 minutes 08 seconds East 1398.33 feet from the intersection of the centerline of Upper Deer Valley Drive with the centerline of SR4006 and the Southerly corner of said unit being North 48 degrees 13 minutes 21 seconds East 381.54 feet from the intersection of the centerline of Mountain Laurel Drive with the centerline of Upper Deer Valley Drive, said corner also being North 17 degrees 33 minutes 47 seconds East 1377.96 feet from the intersection of the centerline of Upper Deer Valley Drive with the centerline of SR4006, said unit having dimensions as shown on the plan titled, "Unit Plan 373, Phases 7 & 8, Northridge at Camelback".

**BEING A PART OF** the same premises which Camelback Ski Corporation, by Deed dated January 23, 1990, and recorded in the Office for the Recording of Deeds of Monroe County, Pennsylvania, in Record Book Vol. 1729, page 1133, granted and conveyed to Coolmoor Corporation, and/or Being a part of the same premises which Incline Development Corporation, by Deed dated August 9, 1990, and recorded in the aforesaid Recorder's Office in Record Book Vol. 1746, page 1436, granted and conveyed to Coolmoor Corporation, in fee. Coolmoor Corporation has since merged with Camelback Ski Corporation by virtue of a statutory merger under which Camelback Ski Corporation is the surviving corporation.

**TAX ID. 81-96618**

Commonly known as: 373 Linden Court, Tannersville, PA 18372

**TITLE TO SAID PREMISES IS VESTED** Joel Jacovitz, by deed from Big Pocono Development Company, dated 06/22/05 and recorded 07/22/05 in Monroe County Instrument #200532312.

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

**PAMELA S. JACOVITZ A/K/A**

**PAMELA SCZIGIAK**

**EXECUTRIX OF THE ESTATE OF JOEL JACOVITZ DECEASED**

**UNKNOWN HEIRS OF THE ESTATE OF JOEL JACOVITZ 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

PATRICK J WESNER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - June 21, 28; July 5

**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 3696 CIVIL 2018, 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, July 25, 2019**

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

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

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

**BEGINNING** at an old pipe a corner of other lands of Frances B. Ginder and other; thence by said lands and by other lands of George T. Halterman and Anna K. Halterman, his wife of which this tract was formerly a part, North 31 degrees, 30 minutes East (at 187.82 feet passing over an old pipe a corner of said other lands of Frances B. Ginder and other) four hundred seventeen and eighty four one hundredths feet to an iron pin; thence by said other lands of George T. Halterman and Anna K. Halterman, his wife, running along the Northerly side of a stone fence, South 75 degrees, 53 minutes, 40 seconds East three hundred fifty five and five tenths feet to a pipe; thence by lands of the same and along the Easterly side of a stone fence, South 26 degrees, 9 minutes, 20 seconds West four hundred twenty seven and ninety two one hundredths feet to pipe; thence by lands of the same and along a stone fence, North 72 degrees, 59 minutes, 20 seconds West three hundred ninety one and fifty one one hundredths feet to the place of beginning.

**EXCEPTING AND RESERVING** for George T. Halterman and Anna K. Halterman, his wife, their heirs and assigns, a right of way over and across a strip of land 16 feet in width lying adjacent to and on the easterly side of the first mentioned course and distance in the above description, said first mentioned course and distance, being North 31 degrees, 39 minutes East four hundred seventeen and eighty four one hundredths feet said 16 foot right of way to be use in common with the grantees herein, their heirs and assigns.

Being the Same Premises Which William J. Reaser, Jr. Agent and Attorney-In-Fact for Lori Marino, (a/k/a Lori A. Marino), By Deed Dated 10/27/2009 and Recorded 10/27/2009 in Book 2361 Page 7437 Conveyed To Vincent Marino, Jr. and the said Vincent Marino, Jr. departed this life on 5/20/2017, vesting title solely in Carol Marino as Executrix of the Estate of

Vincent Marino, Deceased.  
Pin #: 09730402898935  
Tax Code #: 09/18/1/6-7

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

**CAROL MARINO AS EXECUTRIX OF THE ESTATE OF VINCENT MARINO, 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  
REBECCA A SOLARZ, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 20 CIVIL 2016, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot or piece 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 point on the southerly side of Collins Street from which a point at the intersection of the southerly side of Collins Street with the westerly side of Stokes Avenue bears North 78 degrees 24 minutes East distant 52.05 feet; thence by lands of W.J. Pennington South 11 degrees 36 minutes East 117.03 feet to a point; thence by the lands formerly of Highland Park Development Company, South 78 degrees 24 minutes West 55 feet to a point; thence by lands of George A. Briggs North 11 degrees 36 minutes West 117.03 feet to a point; thence along the southerly side of Collins Street, North 78 degrees 24 minutes East 55 feet to the place of beginning.

Being known and numbered as 313 Collins Street, Stroudsburg, PA 18360.

Being Parcel Number 18-5/1/8/22 and Pin Number 18-7300-08-77-5683

**BEING THE SAME PREMISES** conveyed to Stanley J. Kusmider and Ruth A. Kusmider, his wife, from the Lockwood Corporation by Deed dated September 19, 1967 and recorded September 19, 1967 in Book 352 Page 578.

TAX I.D. #: 18-5/1/8/22  
PIN: 18730008775683

Being Known As: 313 Collins Street, Stroudsburg,

Pennsylvania 18360

Title to said premises is vested in Ruth A. Kusmider by deed from The Lockwood Corporation dated September 19, 1967 and recorded September 19, 1967 in Deed Book 352, Page 578 The said Ruth A. Kusmider died on July 23, 2015 without a will or appointment of an Administrator. The said Stanley J. Kusmider died on June 30, 1990 thereby vesting title in his surviving spouse Ruth A. Kusmider by operation of law.

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

**CATHLEEN A. HALTERMAN, KNOWN SURVIVING HEIR OF RUTH A. KUSMIDER**

**RANDY C. RODGERS, KNOWN SURVIVING HEIR OF MARY E. RODGERS**

**NICHOLAS J. RODGERS, KNOWN SURVIVING HEIR OF MARY E. RODGERS**

**UNKNOWN SURVIVING HEIRS OF MARY E. RODGERS**

**UNKNOWN SURVIVING HEIRS OF RUTH A. KUSMIDER**

**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  
CHELSEA A NIXON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 2927 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Barrett** , County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at an iron on the northerly line of Manor Lane, said iron being the southeasterly corner of Lot No. 102 as shown on map entitled "Final, Section B, Wildwood Manor Estates", dated 14 July 1983; thence along Lot No. 102, (a radial line to the hereinafter described curve), N 27°52'30" E 300.00 feet to an iron in line of lands of James Whildin; thence along said lands of James Whildin, S 77°44'10" E 105.00 feet to an iron, the northwesterly corner of Lot No. 104 as shown on said map; thence along Lot No. 104, S12°15'50" W 300.00 feet to an iron on the northerly



line of Manor Lane; thence along the northerly line of Manor Lane, N 77°44'10" W 105.00 feet to an iron, a point of curvature; thence along the same on a curve to the right having a radius of 300.00 feet an arc length of 81.74 feet to the place of BEGINNING. Containing 1.005 acres, more or less.

BEING Lot No. 103 as shown on said map.

BEING the same premises which J&J Custom Homes, Inc. a Pennsylvania Corporation, by Deed dated 10/1/1987 recorded 10/1/1987 in Deed Book 1581 Page 303 conveyed unto Gary A. Slinger and Andrea Slinger, h/w.

And the said Gary A. Slinger departed this life on 7/18/2017.

The above property is subject to restrictions and covenants contained in a certain Declaration of Covenants and Restrictions pertaining to land known as "Wildwood Manor Estates" subdivision dated July 2, 1981, and recorded in the Office for the Recording of Deeds in and for the County of Monroe in Deed Book Volume 1117 at page 297, et seq., and in a certain Amendment to said Declaration dated July 7, 1981, and recorded in the Office for the Recording of Deeds in and for the County of Monroe in Deed Book Volume 1119, at page 62, et seq.

Parcel Identification No: 1/7B/1/27

Map #: 01-6397-02-99-0995

Being Known As Tax Parcel #01/7B/1/27

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

**ANDREA SLINGER**

**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

TYLER J WILK, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - June 21, 28; July 5

**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 5690 CIVIL 2018, 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, July 25, 2019  
AT 10:00 A.M.

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

**ALL THAT CERTAIN lot or piece of ground situate in the Township of Polk, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:**

Beginning at a point in or near the center of a 33 foot

road known as West Sherwood Drive and leading to Township Route 448 to Kresgeville, being also a corner of tract formerly conveyed to Henry Devlin III, thence in and along West Sherwood Drive, South 62 degrees 15 minutes 04 seconds East for 73.17 feet to a point, thence in and along the same, South 82 degrees 00 minutes 04 seconds East for 230.60 feet to an iron pin, thence along lands of the New 1901 Corp., South 24 degrees 13 minutes 35 seconds East for 135.02 feet to an iron pin in line of the El-Do Lakes Development, thence along the El-Do Lakes Development, North 82 degrees 23 minutes 06 seconds West for 234.19 feet to a pipe, thence along the same, North 71 degrees 17 minutes 29 seconds West for 17890 feet to an iron pin, being also a corner of tract formerly conveyed to Henry Devlin III; thence along tract of Henry Devlin III, North 27 degrees 44 minutes 56 seconds East for 113.97 feet to the point of beginning.

Containing: 0.844 acres, more or less.

Excepting and reserving that portion of the above described lot that is within the limits of the said West Sherwood Drive.

Under and subject to the conditions, reservations and restriction set forth in Deed Book Volume 497, Page 5.

BEING known and numbered as 8801 Sherwood Drive West, Kunkletown, PA 18058.

Being the same property conveyed to James Galasso who acquired title by virtue of a deed from Mary V. Irwin (a/k/a Mary Irwin), by Mary C. Whelan, her attorney-in-fact, dated October 29, 2003, recorded October 29, 2003, at Instrument Number 200354748, and recorded in Book 2172, Page 3703, Office of the Recorder of Deeds, Monroe County, Pennsylvania.

TAX CODE: 13/10/2/249

PIN NO: 13621905274855

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

**JAMES M GALASSO**

**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

MEREDITH WOOTERS, ESQUIRE

Sheriff's Office

Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - June 21, 28; July 5

**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 4204 CIVIL 2018, 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, July 25, 2019  
 AT 10:00 A.M.

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

**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 an iron on the southeasterly line of Buck Valley Drive, said iron being the northwesterly corner of Lot Number 309 as shown on map entitled "Buck Valley Estates, Owner-Developer - Nelson Smith, 6 April 1973"; **THENCE** along Lot Number 309, South twenty-three degrees forty-nine minutes twenty-four seconds East 182.86 feet to an iron in line of Lot Number 302; **THENCE** partly along Lot Number 302 and partly along Lot Number 303, south fifty-eight degrees thirty-four minutes forty seconds West 222.96 feet to an iron, said iron being the southeasterly corner of Lot Number 307 as shown on said map; **THENCE** along Lot Number 307, North twenty-three degrees forty-nine minutes twenty-four seconds West 212.35 feet to an iron on the southeasterly line of Buck Valley Drive; **THENCE** along the southeasterly line of Buck Valley Drive, North sixty-six degrees ten minutes thirty-six seconds East 221.00 feet to the place of **BEGINNING**.  
**CONTAINING 1.003 Acres, more or less.**

**BEGINNING THE SAME PREMISES** which John J. Grimm and Dorothy M. Grimm, h/w, by deed dated 3/16/1999 and recorded 3/17/1999 in Book 2061 Page 2114 conveyed to Sharon Daly and the said Sharon Daly departed this life on 1/12/2018, vesting title solely in Kathryn Hamilton solely in her capacity as heir of Sharon Daly deceased, Shari Hamilton solely in her capacity as heir of Sharon Daly deceased and the unknown heirs of Sharon Daly deceased.  
 Pin #: 12638203312715  
 Tax Code #: 12/2/3/26

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

**KATHRYN HAMILTON SOLELY IN HER CAPACITY AS HEIR OF SHARON DALY DECEASED**  
**SHARI HAMILTON SOLELY IN HER CAPACITY AS HEIR OF SHARON DALY DECEASED**  
**THE UNKNOWN HEIRS OF SHARON DALY 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  
 KEVIN G MCDONALD, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 6540 CIVIL 2018, 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, July 25, 2019  
 AT 10:00 A.M.

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

**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 a pipe on the Northeasterly line of Starry Lane, a common corner of Lot No. 65 and Lot No. 66, as shown on a plan titled, "Final Plan, Section No. 2, Pohopoco Creek Estates, Pohopoco Creek Estates, Inc., Owner and Developer" dated April 26, 1976, prepared by Edward C. Hess Associates, Inc., and recorded in the Office for Recording of Deeds at Stroudsburg, Pa., in Plot Book Vol. 29, Page 89; **thence** along Lot No. 65 North 52 degrees 17 minutes 40 seconds East 280.00 feet to a point; **thence** along the lands of Howard Saxe, South 37 degrees 42 minutes 20 seconds East 166.53 feet to a set iron pin; **thence** along the lands of Margaret H. Scheibe, South 55 degrees 40 minutes 25 seconds West 280.49 feet to a point in the aforesaid Northeasterly line of Starry Lane; **thence** along the said line of Starry Lane, North 37 degrees 42 minutes 20 seconds West 150.00 feet to the place of **BEGINNING**.  
**CONTAINING 1.017 acres, more or less.**  
**BEING** Lot No. 66, Section 2 as shown on the above-mentioned plan.  
**BEING** known as 1650 Starry Lane, Effort, PA 18330  
 Parcel #02/13A/2/15  
 (PIN #02623901471768)

**BEING THE SAME PREMISES** which Pohopoco Creek Estates, Inc., by Deed dated January 25, 1982 and recorded January 25, 1982 in Deed Book 1161, page 277, in the Office of the Recorder of Deeds in and for the County of Monroe, granted and conveyed unto Norman Cassella and Rosemary Cassella, his wife, in fee. And the said Norman Cassella passed away on August 10, 2014, thereby vesting title unto his wife, Rosemary Cassella.  
 Tax ID #: 02/13A/2/15  
 (PIN #02623901471768)  
 PIN #: 02623901471768

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

**ROSEMARY CASSELLA**  
**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  
 KATHERINE WOLF, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 467 CIVIL 2018, 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, July 25, 2019**

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

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Borough of Mount Pocono**, County of Monroe, and Commonwealth of Pennsylvania, being Lot 236, Section IV, Summit Pointe, 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 42, Page 123.

**SAVING AND EXCEPTING** therefrom the following parcel:

**BEING** all or a portion of the same property conveyed or devised to the grantor by Deed of Nathaniel Smith and Alethea A. Smith, h/w, dated November 25, 1995 and recorded in Deed Book 2020, page 5919 in the Monroe County Recorder of Deeds. This conveyance contains 1,075.57 square feet of land as required right of way and 393.11 square feet of land as required right of way for Township Road in the Borough of Mount Pocono and is identified on Commonwealth plans as Parcel No. 3. Together with the improvements, hereditaments and appurtenances thereto and the Grantor warrants generally the property hereby conveyed.

**FOR INFORMATIONAL PURPOSES ONLY:** Being known as 2 Heath Lane, Mount Pocono, PA 18344  
 Being Parcel #10/12A/3/2

(Pin #10635515641310)

**BEING THE SAME** premises which Nathaniel Smith and Alethea A. Smith, by Deed dated November 25, 1995 and recorded December 1, 1995 in Deed Book 2020, page 5919, in the Office of the Recorder of Deeds in and for the County of Monroe, granted and conveyed unto Carlos H. Oliva and Justa L. Oliva, husband and wife, in fee. **AND THE SAID** Justa L. Oliva passed away on or about March 8, 2015, thereby vesting title solely unto Carlos H. Oliva.

Tax ID #: 10/12A/3/2

(Pin #10635515641310)

PIN #: 10635515641310

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

**CARLOS H OLIVA**

**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 under 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  
 SAMANTHA GABLE, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 5640 CIVIL 2017, 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, July 25, 2019**

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

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

**ALL THAT CERTAIN** lot situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, marked and designated as Lot No. 1826, Section H, as shown on "Plotting of Pocono Farms, Inc., Coolbaugh Township, Monroe County, Pennsylvania, made by Bellante & Clauss" and recorded in the Office for the Recording of Deeds, in and for the County of Monroe, Pennsylvania, Plot Book No. 14, page 25.

**BEING** further identified as Monroe County Tax ID# 3/7F/1/20 (PIN #03634702957273)

**UNDER AND SUBJECT** to the covenants, exceptions, conditions, reservations and restrictions as appear in Record Book Volume 1521 at Page 5 and in the chain of title.

**TOGETHER**, with all singular, the buildings, improvements, woods, ways, rights, liberties, privileges, hereditaments and appurtenances, to the same belonging, or in any wise appertaining, and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof, and of every part and parcel thereof; **AND ALSO**, All the estate, right, title interest, property, possession, claim and demand whatsoever, both in law and equity, of the said parties of, in and to the said premises, with the appurtenances.

**BEING** known as 1826 Owasco Terrace, Tobyhanna, PA 18466.

**BEING THE SAME PREMISES** which King F. Hsu and Grace C.H. Hsu, husband and wife, by Deed dated 06/11/2003 and recorded 06/16/2003 in the Office of the Recorder of Deeds in and for the County of Monroe, in Deed Book 2156, Page 5361, granted and conveyed unto Marc S. Backus and Michelle P. Backus, husband and wife, in fee.

Tax ID #: 03/7F/1/20

(Pin # 03634702957273)

PIN #: 03634702957273

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

**MARC S. BACKUS**

**MICHELLE P. BACKUS**

**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  
**KATHERINE M WOLF, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

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  
**PETER WAPNER, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 2100 CIVIL 2018, 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 , July 25, 2019  
 AT 10:00 A.M.**

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

**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, viz:**

**BEGINNING** at a point in the center line of East Sherwood Drive (thirty three feet in width) said point being distant three hundred feet on a course of North seventy eight degrees fifty six minutes East from the point of intersection of the said center line of East Sherwood Drive with the Easterly line of Mountain Lane (twenty feet in width); thence, running from said beginning point along the centerline of East Sherwood Drive, North seventy eight degrees fifty six minutes East sixty feet to a point in the Southwest corner of Lot No. A-23; thence, along the Westerly line of said Lot No. A-23, North eleven degree four minutes West one hundred sixty feet to a point in line of lands of the City of Bethlehem Authority; thence, by said lands, South seventy eight degrees fifty six minutes West sixty feet to a point, the Northeast corner of Lot No. A-21; thence, along the Easterly line of Lot No. A-21, South eleven degrees four minutes East one hundred sixty feet to the place of **BEGINNING**.

**TITLE TO SAID PREMISES VESTED** in Edward J. McGovern, Jr. and Patricia McGovern, husband and wife, by Deed from Alice L. Tippett, dated 09/25/1999, recorded 09/29/1999, in Book 2069, Page 7527, Instrument No. 199935655.

**EDWARD J. MCGOVERN, JR** was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of Edward J. McGovern, Jr's death on or about 02/04/2018, her ownership interest was automatically vested in the surviving tenant by the entirety.

**TAX CODE: 13/10/2/91  
 TAX PIN: 13621905199756**

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

**PATRICIA MCGOVERN**

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

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

**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 3724 CIVIL 2018, 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 , July 25, 2019  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Middle Smithfield , County of Monroe, and Commonwealth of Pennsylvania, being Lot 34, Section 4, Winona Lakes - North Village, 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 17, Page 91.**

Being the same property or a portion of the same property conveyed to Migdalia Cintron by Instrument dated November 05, 2008 from Deutsche Bank National Trust Company, as Trustee of Argent Mortgage Securities, Inc. Asset-Backed Pass Through Certificates, Series 2006-W1 under the Pooling and Servicing Agreement dated as of February 1, 2006 without recourse by Citi Residential Lending, Inc. its Attorney in Fact filed on November 10, 2008 as Document Number 200832269 and Book 2344 at Page 7616 in the Monroe County Records.

**Tax I.D. #: 9/6D/1/32  
 Pin: 09733402673044**

**Being Known As: 267 Sellersville Drive, East Stroudsburg, Pennsylvania 18302.**

Title to said premises is vested in Migdalia Cintron by deed from Deutsche Bank National Trust Company, as Trustee of Argent Mortgage Securities Inc. Asset-Back Pass Through Certificates, Series 2006-W1 under the Pooling and Servicing Agreement dated as of February 1, 2006 without recourse by Citi Residential Lending, Inc. its Attorney in Fact filed by a Power of Attorney recorded 10/26/07 in Book 2319, Page 5870, dated November 5, 2008 and recorded November 10, 2008 in Deed Book 2344, Page 7616 Instrument Number 200832269 in the Monroe County Recorder of Deeds.

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

**MIGDALIA CINTRON**

## 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  
CHELSEA A NIXON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 2880 CIVIL 2015, 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, July 25, 2019

AT 10:00 A.M.

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

ALL THAT CERTAIN lot or piece of ground wit the building and improvement there erected.

SITUATE in the Township of Jackson, Monroe County and Commonwealth of Pennsylvania, being shown and designated as Lot No. 24 on a certain map entitled: Section 4, Barton Glen, Jackson Township, Monroe County, Pennsylvania, being recorded in Monroe County Plat Book Volume 12, page 67, being more particularly described as follows:

BEGINNING at a point on a Southeasterly side of Sky High Drive a shown on the above captioned map, a corner common to lots Nos. 24 and 25; thence (1) along the Southeasterly side of said road, North 67 degrees, 12 minutes East 105 feet to a point, a corner common Lots Nos. 23 and 24; thence (02) leaving said road and along said lot No. 23, South 22 degrees 48 minutes East 200 feet to a point in line of lands of E. Irion, a corner common to Lots No. 23 and 24; thence (3) along lands of said Irion, South 67 degrees 12 minutes West 105 feet a point, a corner common to Lots Nos. 24 and 25; thence (4) along said Lot No. 25, north 2 degrees 48 minutes West 200 feet to the point of beginning.

BEING THE SAME PREMISES which Sharon L. Brown, unmarried, Jayell White, unmarried and Jaynell White, unmarried, by deed dated 7/12/2008 and recorded 8/7/2008 in Book 2340 Page 444 conveyed to Sharon L. Brown.

Pin #: 08637104838882

Tax Code #: 08/1B/11

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

**SHARON L. 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  
MATTHEW K FISSEL, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 7008 CIVIL 2018, 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, July 25, 2019

AT 10:00 A.M.

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

PARCEL NO.: 20/91346

PIN NO.: 20632100546098

ALL THAT CERTAIN lot or tract of land situate in the Township of Tunkhannock, County of Monroe and Commonwealth of Pennsylvania, being known as Lot No. 11, as shown on a certain Plan entitled Final Plan Mountaintop Estates at Tunkhannock, as recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania in Plot Book 71, Page 185.

TOGETHER with all and singular the buildings, improvements, ways, waters, water-courses, driveways, right, liberties, hereditaments and appurtenances, whatsoever thereunto belonging, or in anywise appertaining, and the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of the said Grantor, in law, equity, or otherwise howsoever, of, in, and to the same and every part thereof.

PARCEL NO. 20/91346

Fee Simple Title Vested in Edbert H. Henriquez, as sole owner by deed from Isabel Rodriguez, Revocable Trust Agreement UTD 6-3-02, by Matthew Christopher Anselmo, Agent, dated 7/7/2017, recorded 8/25/2017, in the Monroe County Clerk's Office in Deed Book 2496, Page 9113 as Instrument No. 201721388.

Property Address: 1256 Rosebud Court, Effort, PA 18330.

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

**EDBERT H. HENRIQUEZ**

## 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  
**EDWARD J MCKEE, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 397 CIVIL 2016, 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, July 25, 2019  
 AT 10:00 A.M.**

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

ALL THAT CERTAIN lot/lots, parcel or piece of ground in the Township of Coolbaugh, County of Monroe and State of Pennsylvania, being Lot No. 545, Section K Ext., as shown on Map of a Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book No. 24, pages 51, 53 and 55.

BEING THE SAME PREMISES which Consuelo M. Domingo by Deed dated July 17, 2009 and recorded on October 2, 2009, in the Office of the Monroe County Recorder of Deeds at Deed Book Volume 2360 at Page 6220 granted and conveyed unto Claudia D. McClellan.

AND THE SAID Claudia D. McClellan departed this life on July 14, 2015 thereby vesting ownership of her interest in the subject property in her heirs.

Being Known As 1927 Horseshoe Bend f/k/a 545 Horseshoe Bend, Tobyhanna, PA 18466

Tax Code No. 03/9F/1/358

Parcel Identification No. 03636913138595

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

**WENDY WADE, KNOWN HEIR OF CLAUDIA D. MCCLELLAN**

**DEISDRE GIATRAKIS, KNOWN HEIR OF CLAUDIA D. MCCLELLAN**

**UNKNOWN SURVIVING HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER CLAUDIA D. MCCLELLAN**

**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 - June 21, 28; July 5

**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 3715 CIVIL 2018, 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, July 25, 2019  
 AT 10:00 A.M.**

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

ALL THAT CERTAIN property situated in the Township of Coolbaugh in the County of Monroe and Commonwealth of Pennsylvania, being described as follows: Tax ID #3/4B/3/36. Being more fully described in Deed dated 12/16/2004 and recorded 12/20/2004, among the land records of the county and state set forth above, in Deed Volume 2211 and Page 2227. Tax Map or Parcel ID NO. 03-6367-03-10-3735

ALSO DESCRIBED AS:

ALL THAT CERTAIN piece, parcel and tract of land situate, in the Township of Coolbaugh, County of Monroe and Commonwealth of Pennsylvania, being known as Lot #3102, Section 6, Pocono Farms East as shown on a plan of lots recorded in the Office of the Recorder of Deeds in Plat Book volume 17, page 121.

BEING THE SAME PREMISES which Benjamin Negron, widower and Perla Negron, single, his daughter, by deed dated 12/16/2004 and recorded 12/20/2004 in Book 2211 Page 2227 conveyed to Gene A. Tucker and Patricia Tucker, husband and wife.

Pin #: 03636703103735

Tax Code #: 03/4B/3/36

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

**PATRICIA TUCKER**

**GENE A. TUCKER**

**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

less exceptions are filed within said time.

Todd A. Martin  
 Sheriff of Monroe County  
 Pennsylvania  
 MATTHEW K FISSEL, ESQUIRE

Sheriff of Monroe County  
 Pennsylvania  
 SAMANTHA GABLE, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 7772 CIVIL 2018, 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 , July 25, 2019**

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

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

**ALL THAT CERTAIN** lot, parcel or piece of ground situate in the **Township of Stroud**, Monroe County, Pennsylvania, being lot No. 190, 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 Volume 32, Pages 105 and 113.

Being Known As: 327 Robinwood Terrace, East Stroudsburg, Monroe, PA

Being Tax Parcel No. 17/15D/1/196

PIN: 17639203135856

**BEING THE SAME** premises in which John A. Howe and Rita Howe, his wife, by deed dated 03/23/2006 and recorded 03/24/2006 in the Office of the Recorder of Deeds, in and for the County of Monroe, Commonwealth of Pennsylvania, in Deed Book 2261, Page 8212, and in Instrument No. 200612492, granted and conveyed unto John A. Howe and Rita Howe, his wife, **AND THE SAID** John A. Howe passed away on or about July 23, 2017, thereby vesting title solely unto Rita Howe by operation of law.

Tax ID #: 17/15D/1/196

PIN: 17639203135856

PIN #: 17639203135856

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

**RITA HOWE**

**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

**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 3829 CIVIL 2018, 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 , July 25, 2019**

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

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being Lot #1626, Section 3 of Pocono Farms East as shown on plan of lots recorded in the Office of the Recorder of Deeds of Monroe County in Plot Book Volume 16, Page 117.

Title to said Premises vested in William Whitman by Deed from Federal Home Loan Mortgage Corporation dated July 5, 1995 and recorded on July 11, 1995 in the Monroe County Recorder of Deeds in Book 2013, Page 0656.

Being known as: 2189 Titania Drive a/k/a 1626 Titania Drive, Tobyhanna, PA 14666

Tax Parcel Number: 03/4C/1/79

Tax Pin Number: 03636601078411

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

**SONYA WHITMAN, KNOWN HEIR OF WILLIAM WHITMAN, DECEASED**

**REBECCA WHITMAN, KNOWN HEIR OF WILLIAM WHITMAN, DECEASED**

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER WILLIAM WHITMAN, 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  
 ROGER FAY, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 5615 CIVIL 2017, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, or piece of land situate in the Township of Tobyhanna , County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 681, Section CIIIC, 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, PA. in Plot Book Volume 20, Page 49, bounded and described as follows, to wit:

In Plot Book Volume and page number according to aforementioned plan on record.

**UNDER AND SUBJECT** to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations terms and provision as more particularly set forth in the above recited deed.

**BEING THE SAME PREMISES WHICH** Wachovia Bank, by Deed dated July 12, 2004 and recorded July 21, 2004 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2196, Page 8294, granted and conveyed unto Maritza Arroyo.

Improvements: Residential property  
Parcel Number 19/31/2/303  
Pin Number 19634402576822

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

**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 J. MCDONNELL,  
ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 2735 CIVIL 2018, 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 , July 25, 2019  
AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the Borough of Mount Pocono , County of Monroe, State of Pennsylvania, and further described as follows, to wit:

Lot 5, as depicted on a certain map of "The Lodges", recorded in the Office of the Recorder of Deeds of Monroe County, Pennsylvania on December 21, 1978, in Plot Book Volume 39, Page 5.

Under and Subject to the covenants, conditions, restrictions, easements and rights of way as appear in the chain of title and as indicated on the aforementioned Plot Book Volume 39, page 5.

Under and Subject to all 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** Karen Gordon, by Deed from The Bank of New York, as Trustee, by its Attorney-In-Fact Countrywide Home Loans, dated 08/23/2004, recorded 10/04/2004, in Book 2203, Page 7970.

TAX CODE: 10/3/1/4-6  
TAX PIN: 10636506381538

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

**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  
**PETER WAPNER, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5



**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 3650 CIVIL 2018, 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, July 25, 2019

AT 10:00 A.M.

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

**ALL THAT CERTAIN** lot, parcel or tract of land situated in the Township of Ross, County of Monroe, State of Pennsylvania, marked and designated as Lot No. 1, as shown on map of lands of Alfred W. Platt and recorded in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania, in Plot Book Vol. 47 at page 79.

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

**FURTHER UNDER AND SUBJECT** to any and all easements and/or rights of way which may appear in the chain of title.

**BEING THE SAME PREMISES** which John T. Smart, by Deed dated 6/20/2006, recorded 6/23/2006, in Deed Book Volume 2272, page 1060, granted and conveyed unto John T. Smart and John T. Fahlbusch, as joint tenants with rights of survivorship.

Parcel Identification No: 15/8/1/30-6; Map #: 15-6256-00-88-2659

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

**JOHN T. FAHLBUSCH**

**JOHN T. SMART**

**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  
MARTHA E VON ROSENSTIEL,  
ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 2640 CIVIL 2018, 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, July 25, 2019

AT 10:00 A.M.

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

**ALL THAT CERTAIN** lot, parcel or piece of ground, situate in the Township of Tunkhannock, County of Monroe and State of Pennsylvania, BEING Lot No. 1932, Section S-11, Stone Crest Park, as recorded in the Office of the Recorder of Deeds in and for the County of Monroe at Stroudsburg, Pennsylvania, in Plot Book Volume 9, Page 215

BEING Parcel No. 20/8F/1/29

PIN: 20632104647644

Also Known As 708 Mountain Road a/k/a 1932 Mountain Road, Albrightsville, PA 18210

BEING the same premises Linda M. Davis-Glover, a married woman, now by marriage Linda M. Washington by deed dated December 4, 2003 and Recorded December 16, 2003 Deed Book 2176 Page 9524 in the Office of the Recorder of Deeds in Monroe County, granted and conveyed unto Linda M. Washington and Stephen A. Washington, Sr., her husband.

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

**LINDA M. WASHINGTON A/K/A LINDA WASHINGTON**

**STEPHEN A. WASHINGTON, 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

EDWARD J MCKEE, ESQUIRE

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 3216 CIVIL 2018, 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, July 25, 2019

AT 10:00 A.M.

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

**ALL THAT CERTAIN** lot, parcel or piece of ground situated in the Township of Coolbaugh, County of Monroe, Commonwealth of Pennsylvania, being Lot No. 2408, Section VI, Tax Code 3/4B/3/144, as shown on the Map of Pocono Farms East, on file in the Recorder's Office of Monroe County, Pennsylvania, in Plat Book No. 17 Page(s) 121.



BEING the same premises which Precision Home Builders, Inc. a Corporation, by Deed dated 10/5/2006 and recorded 11/6/2006 in the Office of Recorder of Deeds in and for Monroe County, Stroudsburg, Pennsylvania, as in Record Book Volume 2287, Page 529; granted and conveyed unto Nelson Rodriguez and Yokaira Reyes.

Being Known as Tax Parcel #3/4B/3/144  
Map #03-6366-01-19-2413

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

**NELSON RODRIGUEZ  
YOKAIRA REYES**

**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  
TYLER J WILK, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 1107 CIVIL 2018, 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 , July 25, 2019**

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

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

Land situated in the Township of Tobyhanna in the County of Monroe in the state of PA

Being known and designated as Lot No. 1 as shown on a plan entitled "lot plan of Daleridge" prepared by Edward C. Hess, dated Nov. 21, 1967 and recorded in Plot Book 11, Page 141.

BEING Parcel No. 19/15/2/5

PIN: 19539402660109

Also Known As 4111 Benner Court, Blakeslee, PA 18610

BEING the same premises Thomas J. McNicholas, married by deed dated September 27, 2006 and recorded October 6, 2006 Deed Book 2283 Page 4510 in the Office of the Recorder of Deeds in Monroe County, granted and conveyed unto Thomas J. McNicholas and Michelle McNicholas, husband and wife as tenants by the entireties.

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

**MICHELLE MCNICHOLAS**

**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  
JESSICA MANIS, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 4281 CIVIL 2018, 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 , July 25, 2019**

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

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

ALL THAT CERTAIN lot, parcel or piece of ground situate in the Township of Stroud, Monroe County, Pennsylvania, being Lot or Lots No. 24, Section A, on a Plan of Lots prepared by VEP Associates, Inc., for Charles A. Poalillo, Trustee, recorded in the Monroe County Recorder of Deeds Office at Plot Book 39 Page 23 and 25.

UNDER AND SUBJECT to the Covenants and Restrictions as set forth in Record Book 2292, Page 1909 and as contained in the Restrictive Covenants as recorded in Book 1672, Page 243.

TITLE TO SAID PREMISES VESTED IN Georgia D. Keating, by Deed from D, E&S Properties, Inc., t/a Classic Quality Homes, dated 09/15/2015, recorded 09/16/2015, in Book 2459, Page 8156.

TAX CODE: 17/15B/1/30

TAX PIN: 17639303330688

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

**GEORGIA D KEATING**

**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  
PETER WAPNER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 3057 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 , July 25, 2019**

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

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

**ALL THAT CERTAIN** lot, parcel or piece of land with the improvements erected thereon situate and lying in the **Township of Tunkhannock** , County of Monroe and Commonwealth of Pennsylvania, as shown on a map titled "Subdivision of portion of lands of Melvin L. Johnson and Russell W. Eggert", recorded in Plot Book Volume 44, Page 35.

Being Lot No. 15, Tunkhannock Trails.

Being Parcel Number: 20/1D/1/16

Pin Number: 20-6343-01-07-1342

Being Known As: 15 East Buck Lane, Long Pond, Pennsylvania 18334

Title to said premises is vested in Nicole Fletcher by deed from Thomas W. Kolodziej and Nancy J. Kolodziej, husband and wife dated July 16, 2004 and recorded August 4, 2004 in Deed Book 2198, Page 3191.

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

**NICOLE FLETCHER**

**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  
CHELSEA A NIXON, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 4211 CIVIL 2018, 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 , July 25, 2019**

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

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

**ALL THAT CERTAIN** tract, parcel or piece of land lying and being situate in the **Township of Hamilton** , County of Monroe and Commonwealth of Pennsylvania, being known and designated as Lot No. 20 on the Subdivision Plan entitled "Final Plan, Phase III, White Oak Country Estates" prepared by R.K.R. Hess Associates, Inc. and recorded in the Office of the Recorder of Deeds in and for Monroe County, Pennsylvania, in Plot Book 74, Pages 40-42.

**BEING THE SAME PREMISES** which Gregory C. Portier and Susana M. Portier, husband and wife, by deed dated 6/9/2017 and recorded 7/17/2017 in Book 2494 Page 5289 conveyed to Shayne D. Lewis, a married man.

Pin #: 07628800434443

Tax Code #: 07/96303

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:**

**SHAYNE D LEWIS**

**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 K FISSEL, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 1968 CIVIL 2017, 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 , July 25, 2019**

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

**PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER**

ER IS HIGHER BY CASHIERS CHECK  
 ALL THAT CERTAIN lot of land situate in Township  
 of Coolbaugh, Monroe County, Pennsylvania:  
 Being Known As: 5123 Gramercy Park, Pocono Summit  
 PA 18346  
 Parcel Number: 03/5/1/151  
 Pin Number 03635501271997  
 AND  
 Parcel Number: 03/5/1/151-2  
 Pin Number: 03635501273827  
 Improvements: Residential property

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

**NANCY LAINO, KNOWN HEIR OF MARIE RULE  
 ROBERT RULE, JR. KNOWN HEIR OF MARIE  
 RULE  
 UNKNOWN HEIRS, SUCCESSORS, ASSIGNS  
 AND ALL PERSONS, FIRMS OR ASSOCIATIONS  
 CLAIMING RIGHT, TITLE OR INTEREST FROM  
 OR UNDER MARIE RULE**

**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

**ROBERT J CRAWLEY, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 Pennsyl-  
 vania to 6843 CIVIL 2018, 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, July 25, 2019  
 AT 10:00 A.M.**

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

**ALL THE FOLLOWING** lot situate in the Township of  
 Coolbaugh, County of Monroe and State of Pennsyl-  
 vania, marked and designated as Lot No. 7064, Sec-  
 tion M-1, as shown on "Plotting of Pocono Farms,  
 Inc., Coolbaugh Township, Monroe County, Pennsyl-  
 vania, made by Bellante & Clauss" and recorded in  
 Monroe County, Pennsylvania, in Plot Book No. 16,  
 page 43.

**TITLE TO SAID PREMISES VESTED IN Ali Shakman-  
 nov, a married man, by Deed from James F. Sapio,  
 single, dated 08/12/2011, recorded 08/26/2011, in  
 Book 2390, Page 7606.**

**TAX CODE: 3/7J/2/59  
 TAX PIN: 03635703300663**

**SEIZED AND TAKEN IN EXECUTION AS THE**

**PROPERTY OF:  
 ALI SHAKMANOV**

**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

**ABIGAIL BRUNNER, ESQUIRE**

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 Pennsyl-  
 vania to 1311 CIVIL 2018, 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, July 25, 2019  
 AT 10:00 A.M.**

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

**ALL THAT CERTAIN** lot, parcel or piece of land sit-  
 uate in the Township of Stroud, County of Monroe  
 and Commonwealth of Pennsylvania, being Lot No.  
 113, 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 in Plot Book Volume No. 32 at  
 Page No. 127

**BEING THE SAME PREMISES** which Jacqueline Anto-  
 nia Outten, single, by deed dated 8/28/2003 and re-  
 corded 1/20/2004 in Book 2179 Page 8611 conveyed  
 to Yvette Lawson, single.

**Pin #: 17638204848934  
 Tax Code #: 17/15E/1/113**

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

**YVETTE LAWSON**

**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  
 KEVIN G MCDONALD, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 6475 CIVIL 2018, 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 , July 25, 2019**

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

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

By virtue of Writ of Execution No. 2018-06475  
 MTGLQ Investors, LP (Plaintiff) vs. Thelma T. Courtney and Charles Courtney (Defendant\*)  
 Property Address: 1229 Campbell Way f/k/a 111  
 Campbell Way, Tobyhanna, PA 18466  
 Parcel ID No. 3-4B-1-12  
 PIN: 03635704913820

Judgment Amount: \$196,495.91

Attorney for Plaintiff:

Hladik, Onorato & Federman, LLP  
 298 Wissahickon Avenue  
 North Wales, PA 19454

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

**THELMA T. COURTNEY  
 CHARLES COURTNEY**

**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 - June 21, 28; July 5

**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 3958 CIVIL 2018, 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 , July 25, 2019**

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

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

**ALL THAT CERTAIN** lot, parcel, or piece of land situate, lying and being in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 404, 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 Volume 19, Pages 11, 17 and 19.

**TITLE TO SAID PREMISES VESTED IN Hazel Hall Anderson**, by Deed from Classic Quality Homes, dated 10/07/2013, recorded 10/16/2013, in Book 2428, Page 8777.

**TAX CODE: 3/8D/1/377**

**TAX PIN: 03635810265809**

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

**HAZEL HALL ANDERSON**

**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

ABIGAIL BRUNNER, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 5079 CIVIL 2018, 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 , July 25, 2019**

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

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

**ALL THAT CERTAIN** lot, parcel or piece of land situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being

Lot No. 217, of Hickory Glen as shown on plan of lots recorded in the Office of the Recorder of Deeds of Monroe County in Plot Book 59, page 238.

TITLE TO SAID PREMISES VESTED IN Ryan Coleman, by Deed from Eric J. Yager and Barbara T. Yager, dated 09/29/2005, recorded 10/03/2005, in Book 2242, Page 2277.

TAX CODE: 03/3A/3/45  
TAX PIN: 03635702777238

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

**RYAN COLEMAN**

**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  
PETER WAPNER, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 139 CIVIL 2018, 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, July 25, 2019  
AT 10:00 A.M.

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

ALL THOSE CERTAIN lots or pieces of ground situate in the Chestnuthill Township, Monroe County, Pennsylvania:

Being Known As: 1251 North Rocky Mountain Drive f/k/a 4-26 Rocky Mountain Drive North, Effort (Chestnuthill Township), PA 18330

Being Parcel Number: 02/14E/1/32  
Pin: 02633104608205

Improvements: Residential property  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**PAMELA L. BROWN N/K/A  
PAMELA L. PATCH  
RICHARD M. PATCH A/K/A  
RICHARD PATCH**

**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 J CRAWLEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 6185 CIVIL 2018, 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, July 25, 2019  
AT 10:00 A.M.

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

ALL THOSE CERTAIN lots or pieces of ground situate in the Township of Coolbaugh, Monroe County, Pennsylvania:

Being Known As: 8108 Cherry Blossom Lane f/k/a 2330 Cherry Blossom Lane, Pocono Lake (Coolbaugh), PA 18347

Being Parcel Number: 03/20/1/20-3  
Pin Number: 03539704502330

Improvements: Residential property  
**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**ROBIN HESS A/K/A  
ROBIN GUENST  
JAMES HESS**

**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 J CRAWLEY, ESQUIRE

Sheriff's Office  
Stroudsburg, PA  
Barry J. Cohen, Sheriff's Solicitor  
PR - June 21, 28; July 5

**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 2125 CIVIL 2018, 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 , July 25, 2019**

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

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

**ALL THAT CERTAIN** tract or parcel of land situate in the **Township of Price**, County of Monroe and State of Pennsylvania, being known as Lot 89, Section III of South Ridge subdivision as recorded in plot Book Volume 77, pages 247 and 248.

**BEING THE SAME PREMISES** which Pamela Reed, by deed dated 5/11/2016 and recorded 5/12/2016 in Book 2471 Page 3690 conveyed to Tommie H. Blakes.

Pin #: 14730401266161

Tax Code #: 14/98386

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

**TOMMIE H. BLAKES**

**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

**REBECCA A SOLARZ, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - June 21, 28; July 5

**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 2099 CIVIL 2018, 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 , July 25, 2019**

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

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

**ALL THOSE CERTAIN** lots or pieces of ground situate in the **Township of Stroud**, Monroe County, Pennsylvania:

Being Known As: 663 Penn Estates n/k/a 451 Hyland Drive, East Stroudsburg (Stroud Township) PA 18301

Parcel # 17/15F/1/166

Pin: 17639203128398

Improvements: Residential property

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

**MARY E. ELLER**

**RICHARD ELLER A/K/A**

**RICHARD J. ELLER**

**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 J CRAWLEY, ESQUIRE**

Sheriff's Office  
Stroudsburg, PA

Barry J. Cohen, Sheriff's Solicitor

PR - June 21, 28; July 5

**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 5362 CIVIL 2018, 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 , July 25, 2019**

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

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

**ALL THOSE CERTAIN** lots or pieces of ground situate in the **Township of Barrett**, Monroe County, Pennsylvania:

Being Known As: 2378 Lake Road n/k/a 179 Lake

Road Canadensis (Barrett Township), PA 18325

Being Parcel Number: 01639802558733

Improvements: Residential property

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

**KRISTEN HINKEL A/K/A**

**KRISTIN HINKEL A/K/A**

**KRISTIN LORRAINE HINKEL**

**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 J CRAWLEY, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5

**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 499 CIVIL 2018, 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 , July 25, 2019**

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

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

**ALL THOSE CERTAIN lots or pieces of ground situate in the Chestnuthill Township , Monroe County, Pennsylvania:**

Being Known As: 241 Donalds Road n/k/a 1412 Donalds Road, Effort, PA 18330

Being Parcel Number: 02/15/2/26

Pin Number: 02632002969235

Improvements: Residential property

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

**RONALD J BERGER**

**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 J CRAWLEY, ESQUIRE

Sheriff's Office  
 Stroudsburg, PA  
 Barry J. Cohen, Sheriff's Solicitor  
 PR - June 21, 28; July 5