



Pike County LEGAL JOURNAL

The Pike County Legal Journal contains decisions of the Pike County Court, legal notices, advertisements and other matters of legal interest.

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COURT OF COMMON PLEAS
60TH JUDICIAL DISTRICT:
Gregory H. Chelak, *President Judge*
Kelly A. Gaughan, *Judge*
Joseph F. Kameen, *President Judge retired* 
Harold A. Thomson, Jr., *Senior Judge retired* 

PIKE COUNTY LEGAL JOURNAL
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Pike County Bar Association

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IN THIS ISSUE

PRESS RELEASES — DISTRICT ATTORNEY.....	4
COURT CALENDAR	5
LEGAL NOTICES	11
SHERIFF’S SALES.....	16
CIVIL ACTIONS	26
MORTGAGES & DEEDS	28

By requirement of Law and Order of Court *The Pike County Legal Journal* is made the medium for the publication of all Legal Advertisements required to be made in Pike County, and contains all Notices of the Sheriff, Register, Clerk of the Courts, Prothonotary and all other Public Officers, Assignees, Administrators and Executors, Auditors, Examiners, Trustees, Insolvents, the formation and dissolution of Partnerships, Divorces &c., affording indispensable protection against loss resulting from want of notice. It also contains the Trial and Argument Lists of all the Courts in Pike County, and selected Opinions and Decisions of the Courts of Pike County.

All legal notices must be submitted in typewritten form and are published exactly as submitted by the advertiser. *The Legal Journal* assumes no responsibility to edit, make spelling corrections, eliminate errors in grammar or make any changes in context.

Legal notices must be received before 10:00 am on the Monday preceding publication or, in the event of a holiday, on the preceding work day.

We reserve the right to reject any advertisements or matters, whether non-legal or otherwise, submitted for publication. Advertisements and Services printed in *The Pike County Legal Journal* are not endorsed by the Pike County Bar Association.

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Incorporation Notices	\$45
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Estate Notice (3-time insertion)	\$65
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All other notices will be billed at \$1.90 per line. Minimum insertion fees apply.

A fee of \$10 will be added to all legal notices for the Notarized Proof of Publication.

Subscription Rates

Per Year

Mailed Copy	\$100
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PIKE COUNTY OFFICIALS

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Gregory H. Chelak, *President Judge*

Kelly A. Gaughan, *Judge*

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Harold A. Thomson, Jr., *Senior Judge, Retired* ⚔

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PEMA

Tim Knapp



PIKE COUNTY DISTRICT ATTORNEY PRESS RELEASE
**PIKE MAN CHARGED WITH POSSESSION OF
CHILD SEXUAL ABUSE MATERIAL**

Milford, Pa.-Pike County District Attorney Ray Tonkin announced charges of possessing and distributing child sexual abuse materials filed against a Pike County man on October 23, 2024. Investigators from the District Attorney's office charged Patrick Veasey, age 46, of Westfall Township with several sexual abuse of children, Felonies, for the possession and dissemination of child sexual abuse material¹.

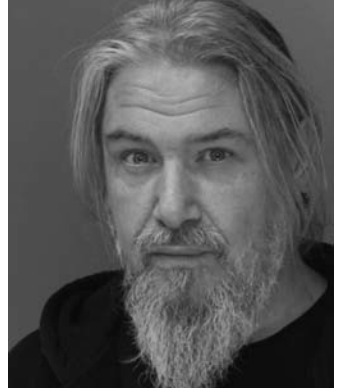
According to the affidavit of probable cause supporting the charges, Detectives at the District Attorney's Office received information from the National Center for Missing and Exploited Children that child sexual abuse material had been uploaded from an internet account. After investigation, detectives obtained a search warrant for Veasey's residence in Westfall Township. With the assistance of the Pennsylvania State Police Computer Crime Unit, detectives discovered child sexual abuse images on an electronic device.

Tonkin credited the combined effort of the detectives in his office, the Pike County Sheriff's Department, the Pennsylvania State Police and the Wayne County District Attorney's Office during the case. "We are determined to bring all necessary resources together to protect children in Pike County", Tonkin stated.

Veasey was arraigned before Magisterial District Judge Cristin Cavallaro who set bail at \$200,000.00. Veasey was taken to Pike County Correctional Facility in lieu of posting bail.

Veasey will face a hearing in Pike County court on November 5th, 2024.

1 A person charged with a crime is presumed innocent unless and until proven guilty in a court of law.



PATRICK VEASEY



COURT CALENDAR

The court calendar for next week is below. Changes can occur at any time, for up-to-date information, access the county's court calendar at: <https://cjab.pikepa.org/asp/calendar.asp>

INDEX

Time
Case Information
Court Official
Plaintiff Attorney
Defendant Attorney

MONDAY, NOVEMBER 4, 2024

Courtroom 1

9 AM
Final Call of the Criminal Trial List
November 2024 Trial Term
President Judge Gregory H. Chelak

1:30 PM
Hearing – 2/10
President Judge Gregory H. Chelak
1 – 102-2023 Hearing
Joan Gramazio v. The Ey Group, Inc.
President Judge Gregory H. Chelak
NICHOLAS MCINTYRE
JAMES BARON
2 – 1477-2018 CV Hearing on Petition
for Special Relief
Janine A. Crouthamel v.
Andrew Karl Crouthamel
President Judge Gregory H. Chelak
MATTHEW GALASSO
RICHARD HENRY

2:30 PM
232-2024 Hearing
Commonwealth v. Chelsea Gerrard
President Judge Gregory H. Chelak

Courtroom 2

9 AM-10 AM
1028-2024 Hearing
Scott Olsen & Karen Havens v.
Charles Williams & Danielle McNamara
Judge Kelly A. Gaughan

Hearing Room

9:30 AM
925-2022 Divorce Master Pre-Hearing
Conference
Stephanie Flynn v Martin Flynn
Master Oressa P. Campbell
ASHLEY ZIMMERMAN

10:30 AM
496-2023 Divorce Master Hearing
Enid Berg v. John Berg
Master Oressa P. Campbell
ASHLEY ZIMMERMAN
THOMAS MINCER

1 PM
1104-2024 Mediation
Jessica Inocencio v Curtis Inocencio
Mediator Oressa P. Campbell

TUESDAY, NOVEMBER 5, 2024

Courtroom 1

9 AM
187-2020 PCRA Hearing
Commonwealth v. Patrick T. Shevlin
President Judge Gregory H. Chelak
RONNIE FISCHER

1:30 PM
Hearing – 2/2
President Judge Gregory H. Chelak
1 – 32-2023 Sentencing
Commonwealth v. Rodrigo Marroquin
President Judge Gregory H. Chelak
THOMAS MINCER
2 – 5-2023 Hearing
Commonwealth v.
Freiris Cuevas-Aquino
President Judge Gregory H. Chelak
JUSTIN PFAFF

Courtroom 2

9 AM

Hearing – 9/20

Judge Kelly A. Gaughan

1 – 528-2024 Hearing on Petition for Contempt

Michael Meigel v. Tiffany McCroskey

Judge Kelly A. Gaughan

JAMES BARON

JAMES BUTZ

2 – 1010-2024 Name Change Hearing

In re: Name Change of Christine Marie Ward

Judge Kelly A. Gaughan

3 – 1093-2021 Hearing

Wilmington Savings Fund Society, FBS,

as Trustee of Stanwich Mortgage Loan

Trust F v. Irma Segal-Gebbski, a/k/a Irma

Segal and Marius Segal-Gebbski, a/k/a

Marius Gebbski

Judge Kelly A. Gaughan

KAITLIN SHIRE

4 – 37-2024 OC Hearing

In re: Estate of Donald Albert, Deceased

Judge Kelly A. Gaughan

5 – 631-2023 Hearing on Petition for Contempt

Neil Gossman v. Esperanza Perez-Benitz

Judge Kelly A. Gaughan

JUSTIN PFAFF

6 – 342-2024 Hearing

Raymond K. Spratt v. Lisa Spratt

Judge Kelly A. Gaughan

MATTHEW GALASSO

JUSTIN PFAFF

7 – 332-2023 Hearing on Petition for Special Relief

Cruz E. Berrios v. Jodi E. Berrios

Judge Kelly A. Gaughan

MATTHEW GALASSO

THOMAS MINCER

8 – 895-2024 Argument

Elizabeth Mejia v. Hunt's Landing

Corp., et al.

Judge Kelly A. Gaughan

CHARLES KANNEBECKER

9 – 1064-2020 Hearing

Tammy Bazemore v.

Jeremy W. Bazemore

Judge Kelly A. Gaughan

CHRISTIAN WEED

WEDNESDAY, NOVEMBER 6, 2024

Courtroom 1

9 AM

10/15

President Judge Gregory H. Chelak

1 – 9-2020, 7-2021, 43-2021 JV

Dispositional Review Hearing

In re: J.K.

President Judge Gregory H. Chelak

ROBERT BERNATHY

2 – 67-2024 JV Adjudication Hearing

In re: J.R.K.

President Judge Gregory H. Chelak

3 – 66-2024 JV Adjudication Hearing

In re: M.S.

President Judge Gregory H. Chelak

4 – 63-2024 JV Adjudication Hearing

In re: T.H.

President Judge Gregory H. Chelak

5 – 69-2024 JV Adjudication Hearing

In re: A.R.

President Judge Gregory H. Chelak

6 – 68-2024 JV Adjudication Hearing

In re: M.O.

President Judge Gregory H. Chelak

7 – 10-2023 JV Dispositional Review

Hearing

In re: A.C.

President Judge Gregory H. Chelak

ROBERT BERNATHY

8 – 34-2024 JV Dispositional Review

Hearing

In re: R.B.

President Judge Gregory H. Chelak

MATTHEW GALASSO

9 – 57-2023 JV Dispositional Review

Hearing

In re: K.C.

President Judge Gregory H. Chelak

THOMAS FARLEY

10 – 15-2024 JV Dispositional Review

Hearing

In re: C.M.

President Judge Gregory H. Chelak

1:30 PM

642-2018 Custody Trial

Daniel Vito v. Jennifer Olejnik

President Judge Gregory H. Chelak

CHRISTIE BOWER

JAMES BUTZ

Courtroom 2

9 AM

Protection from Abuse Hearing – 4/10

Judge Kelly A. Gaughan

1 – 856-2024 Protection from Abuse
Hearing and Withdrawal of Protection
from Abuse Hearing

Karima Mauremootoo v. Ahmed Elgayar

Judge Kelly A. Gaughan

2 – 1090-2024 Protection from Abuse
Hearing

Brianna Hojnacki v.

Christopher Hojnacki

Judge Kelly A. Gaughan

THOMAS MINCER

JESSICA ELLIS

3 – 1235-2024 Protection from Abuse
Hearing

Tracy L. Pirl v. James Allen

Judge Kelly A. Gaughan

4 – 1236-2024 Protection from Abuse
Hearing

Mary Lou Ballentine v. William Brady

Judge Kelly A. Gaughan

10:30 AM

Dependency Hearing – 9/10

Judge Kelly A. Gaughan

1 – 28-2023 DP Permanency Review
Hearing and Modification of Placement
Hearing

In Re: AL

Judge Kelly A. Gaughan

JASON OHLIGER

JUSTIN PFAFF

2 – 18-2023 DP Permanency Review
Hearing

In re: MC

Judge Kelly A. Gaughan

NICHOLAS MCINTYRE

MARK MOULTON

JAMES BARON

3 – 10-2024 DP Permanency Review
Hearing

In re: DC

Judge Kelly A. Gaughan

NICHOLAS MCINTYRE

MARK MOULTON

JAMES BARON

4 – 23-2023 DP Modification of
Placement Hearing

In re: G.D.

Judge Kelly A. Gaughan

5 – 17-2023 DP Permanency Review
Hearing

In re: K. M.

Judge Kelly A. Gaughan

6 – 10-2023 DP Permanency Review
Hearing

In re: A.B.

Judge Kelly A. Gaughan

NICHOLAS MCINTYRE

JAMES BARON

7 – 22-2023 DP Permanency Review
Hearing

In re: M.O.

Judge Kelly A. Gaughan

NICHOLAS MCINTYRE

CHRISTIAN WEED

MARK MOULTON

ORESSA CAMPBELL

8 – 7-2021 DP Modification of
Placement Hearing

In re: M.I.

Judge Kelly A. Gaughan

NICHOLAS MCINTYRE

CHRISTIAN WEED

9 – 30-2021 DP Modification of
Placement Hearing

In re: O.E.

Judge Kelly A. Gaughan

NICHOLAS MCINTYRE

ORESSA CAMPBELL

JAMES BARON

MARK MOULTON

Hearing Room

9:30 AM

983-2021 Settlement Conference
Arnold Vealey, Jr. v. Pamela Vealey

Master Oressa P. Campbell

JAMES BARON

THOMAS MINCER

10:30 AM

1589-2019 Divorce Master Hearing
Natasha Wallace v. Derek Wallace

Master Oressa P. Campbell

THOMAS MINCER

MATTHEW GALASSO

1:30 PM
438-2024 Custody Hearing
Kevin Boone v. Sarah Esteban
Hearing Officer Oressa P. Campbell
THOMAS FARLEY
JAMES BUTZ

THURSDAY, NOVEMBER 7, 2024
Courtroom 1

9 AM
List – 6/10
President Judge Gregory H. Chelak
1 – 487-2024 Guilty Plea
Commonwealth v. Kenneth Dunbar
President Judge Gregory H. Chelak
JAMES ELLIOTT
2 – 496-2024 Arraignment, Plea, &
Sentence
Commonwealth v. Toni Marshall
President Judge Gregory H. Chelak
JAMES ELLIOTT
3 – 450-2023 Hearing
Commonwealth v. Patrick Sutton
President Judge Gregory H. Chelak
ROBERT BERNATHY
4 – 205-2024 Hearing
Commonwealth v. Brittan Cohn
President Judge Gregory H. Chelak
ROBERT BERNATHY
5 – 87-2024 MD Indirect Criminal
Contempt Hearing
Commonwealth v. Christopher Page
President Judge Gregory H. Chelak
ROBERT BERNATHY
6 – 165-2024 MD Extradition Hearing
Commonwealth v. Toni Marshall
President Judge Gregory H. Chelak
JAMES ELLIOTT

9:30 AM
List – 1/10
President Judge Gregory H. Chelak
1 – 587-2023 Hearing
Commonwealth v. Veree Hilton
President Judge Gregory H. Chelak
JAMES BARON

10 AM
List – 3/10
President Judge Gregory H. Chelak

1 – 641-2024 Hearing
Commonwealth v. 2021 Chevrolet VIN
3GCUYDET1MG103840 and Samsung
Galaxy S23 Ultra
President Judge Gregory H. Chelak
WILLIAM WHITENACK
2 – 441, 442-2021, 64-2022 Guilty Plea
Commonwealth v. Joseph Defebo
President Judge Gregory H. Chelak
MATTHEW MUCKLER
3 – 175-2024 MD Bail Reduction
Hearing
Commonwealth v. John Herbert
President Judge Gregory H. Chelak
JON DUPEE

10:30 AM
List – 8/10
President Judge Gregory H. Chelak
1 – 460-2022 Violation of Parole
Hearing
Commonwealth v. Robance Koen
President Judge Gregory H. Chelak
ROBERT BERNATHY
2 – 92-2022 Violation of Parole Hearing
Commonwealth v. Christopher Strouse
President Judge Gregory H. Chelak
THOMAS MINCER
3 – 603-2022 Violation of Probation
Hearing
Commonwealth v. Mindy Lee Shumko
President Judge Gregory H. Chelak
JAMES ELLIOTT
4 – 158-2023 Violation of Probation
Hearing
Commonwealth v. Kevin Barnett
President Judge Gregory H. Chelak
BRETT RIEGEL
5 – 189-2022 Sanctions Hearing
Commonwealth v. Christian Turner
President Judge Gregory H. Chelak
JAMES ELLIOTT
6 – 125-2022 Bench Warrant Return
Commonwealth v. Nicole Koelplin
President Judge Gregory H. Chelak
ROBERT BERNATHY
7 – 518-2020 Violation of Probation
Hearing
Commonwealth v. David Brown
President Judge Gregory H. Chelak
ROBERT BERNATHY

8 – 647-2023 Violation of Parole
Hearing
Commonwealth v. Benjamin Kaiser
President Judge Gregory H. Chelak

11 AM
List – 5/10
President Judge Gregory H. Chelak
1 – 544-2016 Sanctions Hearing
Commonwealth v.
McKinley Mcmenamin
President Judge Gregory H. Chelak
THOMAS MINCER
2 – 286 & 288-2020 Sanctions Hearing
Commonwealth v. Amiella Amato
President Judge Gregory H. Chelak
MARK MOULTON
3 – 647-2022 Contempt Hearing
Commonwealth v. David Fumanti
President Judge Gregory H. Chelak
ROBERT BERNATHY
4 – 33-2019 Contempt Hearing
Commonwealth v. Colin VanJahnke
President Judge Gregory H. Chelak
KATHLEEN MARTIN
5 – 403-2022 Contempt Hearing
Commonwealth v. Mackenzie Harrison
President Judge Gregory H. Chelak
ROBERT BERNATHY

1 PM
List – 10/15
President Judge Gregory H. Chelak
1 – 488-2024 Arraignment
Commonwealth v. Charles Readmond
President Judge Gregory H. Chelak
2 – 494-2024 Arraignment
Commonwealth v. Paul Schuller
President Judge Gregory H. Chelak
3 – 465-2024 Arraignment
Commonwealth v. Tyler Reganess
President Judge Gregory H. Chelak
JAMES ELLIOTT
4 – 490-2024 Arraignment
Commonwealth v. Thaddeus Gaiter
President Judge Gregory H. Chelak
JAMES ELLIOTT
5 – 466-2024 Arraignment
Commonwealth v. Amy Collins
President Judge Gregory H. Chelak
JAMES ELLIOTT

6 – 499-2024 Arraignment
Commonwealth v. Michael Conklin
President Judge Gregory H. Chelak
CAROLYN BRANCH
7 – 360-2022 Parole Hearing
Commonwealth v. Kurtis Williams
President Judge Gregory H. Chelak
ERIC HAMILL
8 – 481-2023 Parole Hearing
Commonwealth v. Mcihael McKelvay
President Judge Gregory H. Chelak
NICHOLAS MCINTYRE
9 – 145-2023 Arraignment
Commonwealth v. Jason Whitman
President Judge Gregory H. Chelak
10 – 385, 386-2023 Parole Hearing
Commonwealth v. Casey Knappenberger
President Judge Gregory H. Chelak
KATHLEEN MARTIN

1:30 PM
329-2024 Habeas Pre-Trial Motion
Hearing
Commonwealth v. Gabor Dohany
President Judge Gregory H. Chelak
MARK HINRICHS

2:30 PM
372-2024 Habeas Pre-Trial Motion
Hearing
Commonwealth v. Andrew Ciralli
President Judge Gregory H. Chelak
JUSTIN PFAFF

Hearing Room

9:30 AM
643-2020 Custody Hearing
Nicole Hall v. Jesse Carpenter
Hearing Officer Samantha G Venditti
JAMES BUTZ
MATTHEW GALASSO

11:30 AM
404-2024 Custody Review Hearing
Katelyn Donahue v. Michael Albano
Hearing Officer Samantha G Venditti
MATTHEW GALASSO
JAMES BARON

FRIDAY, NOVEMBER 8, 2024

Courtroom 1

9 AM

Sentencing – 1/10

President Judge Gregory H. Chelak
1 – 638-2023, 226 & 227-2024
Sentencing
Commonwealth v. Melissa Decker
President Judge Gregory H. Chelak
CAROLYN BRANCH

9:30 AM

Sentencing – 9/15

President Judge Gregory H. Chelak
1 – 272-2024 Sentencing
Commonwealth v Michael Gillespie
President Judge Gregory H. Chelak
JAMES BARON

2 – 490-2023 Sentencing

Commonwealth v Christopher Costa
President Judge Gregory H. Chelak
JAMES BARON

3 – 266-2024 Sentencing

Commonwealth v Sunny Gordon
President Judge Gregory H. Chelak
MATTHEW GALASSO

4 – 36-2024 Sentencing

Commonwealth v Jonathan Kabonick
President Judge Gregory H. Chelak
NICHOLAS MCINTYRE

5 – 14-2024 Sentencing

Commonwealth v Michael Spensieri
President Judge Gregory H. Chelak
MARK MOULTON

6 – 93 & 94-2024 Sentencing

Commonwealth v William Totten
President Judge Gregory H. Chelak
CHRISTIAN WEED

7 – 188-2024 Sentencing

Commonwealth v Beth Russnak
President Judge Gregory H. Chelak
NICHOLAS MCINTYRE

8 – 278-2024 & 640-2023 Sentencing

Commonwealth v James Thatcher
President Judge Gregory H. Chelak
MATTHEW GALASSO

9 – 297-2024 Sentencing

Commonwealth v William Devito
President Judge Gregory H. Chelak
JAMES BARON

10 AM

Sentencing – 7/10

President Judge Gregory H. Chelak
1 – 476-2023 Sentencing

Commonwealth v Daniel Pilich
President Judge Gregory H. Chelak
DAVID V. LAMPMAN

2 – 514-2023 Sentencing

Commonwealth v Yahaira Marrero
President Judge Gregory H. Chelak
GAIL MARR

3 – 563-2020 Sentencing and Hearing
on Modification/Increase of Bail & ICC

Commonwealth v. Kevin Pingitore
President Judge Gregory H. Chelak
RONALD BUGAJ

4 – 40-2020 Sentencing

Commonwealth v. Dominick Eadicicco
President Judge Gregory H. Chelak
JOHN WILLIAMS

5 – 268-2024 Sentencing

Commonwealth v Mark Sinkevich
President Judge Gregory H. Chelak
JEFFREY POPLAWSKY

6 – 235-2024 Sentencing

Commonwealth v Michael Wood
President Judge Gregory H. Chelak
DAVID V. LAMPMAN

7 – 357-2023 Sentencing

Commonwealth v. David Strahler
President Judge Gregory H. Chelak
RUTH LENAHAN

11 AM

89-2024 Sentencing

Commonwealth v. Philip Brown, Jr.
President Judge Gregory H. Chelak
ANDREW KATSOCK

Courtroom 2

9 AM

3-2022 DP Goal Change Hearing
In re: H.S.

Judge Kelly A. Gaughan
JASON OHLIGER
JUSTIN PFAFF

9 AM

3-2022 DP Permanency Review Hearing
In re: HS

Judge Kelly A. Gaughan
NICHOLAS MCINTYRE
JUSTIN PFAFF

LEGAL NOTICES

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

ESTATE NOTICES

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

ESTATE NOTICE

Estate of Charles W. Shay
Late of Westfall Township
EXECUTOR
Judith C. Shay
400 Shay Lane
Matamoras, PA 18336
ATTORNEY
Nicholas D. Tellie
310 E. Drinker Street
Dunmore, PA 18512

11/1/2024 • 11/8/2024 • 11/15/2024

ESTATE NOTICE

Estate of Marilyn Siracuse, Late of Delaware Township, Pike County, Pennsylvania.

Letters Testamentary on the above estate having been granted to Laura Siracuse, all persons indebted to the said estate are requested to make payment, and those having claims to present the same without

delay to her c/o Joseph Kosierowski, Esq. 400 Broad Street, Milford, Pennsylvania 18337.

11/1/2024 • 11/8/2024 • 11/15/2024

ESTATE NOTICE

Estate of William C. Fleming, late of Dingman Township, Pike County, Pennsylvania.

Letters Testamentary on the above estate having been granted to Deborah Cortright, all persons indebted to the said estate are requested to make payment, and those having claims to present the same without delay to her c/o Joseph Kosierowski, Esq. 400 Broad Street, Milford, Pennsylvania 18337.

11/1/2024 • 11/8/2024 • 11/15/2024

ESTATE NOTICE

Estate of Kathleen Ann Brennan, A.K.A Kathleen A. Brennan, whose primary residence was as follows : Physical address 102 Basswood Ln, Hawley, Pike, Pennsylvania, 18428 and mailing address was, 2060 Hemlock Farms, Hawley, Pike, Pennsylvania, 18428, deceased.

Timothy Sean Brennan has been appointed the Executor of this Estate.

ANDREA R. CAPITA, ESQ. OF
CAPITA LAW LLC located at 104
WEST HIGH STREET, MILFORD,
PENNSYLVANIA 18337,
TELEPHONE NUMBER: (570)
832-7498 EMAIL:

ANDREA@CAPITALAWLLC.CO
M is the attorney of record.

All persons indebted to the Estate
are hereby requested to make
immediate payment, and those
having claims are directed to present
the same without delay to this
attorney within twelve (12) months
from the date hereof and to file with
the Clerk of the Court of Common
Pleas of the Sixtieth Judicial
District, Pike County Branch,
Orphans' Court Division, a
particular statement of claim, duly
verified by an Affidavit setting forth
an address within the County where
notice may be given to Claimant.

11/1/2024 • 11/8/2024 • 11/15/2024

EXECUTOR'S NOTICE

Estate of Louis E. Brienza,
Deceased, late of Lehman
Township, Pike County,
Pennsylvania.

Letters Testamentary on the
above-estate have been granted to,
Emilo L. Brienza, the undersigned.
All persons indebted to the said
estate are requested to make
payment, and those having claims
should present the same without
delay to: Emilo L. Brienza,
Executor, of 213 Radcliff Road,
Bushkill, PA 18324, or to the
Attorneys for the Estate, Levy, Stieh
& Baron, P.C., P. O. Box D,
Milford, PA 18337.

Emilo L. Brienz

By: James P. Baron, Esquire
Attorney for Executrix

11/1/2024 • 11/8/2024 • 11/15/2024

ADMINISTRATORS NOTICE

ESTATE OF ARTHUR CHIUSANO
A/K/A ARTHUR ANTHONY
CHIUSANO

LATE OF DELAWARE
TOWNSHIP, PIKE COUNTY

NO. 52-24-00389

Pike County, Pennsylvania,
Deceased

Letters of Administration on the
above estate having been granted to
Cassandra Maclane, Administrator,
all persons indebted to the estate are
requested to make payment and
those having claims present the
same, without delay, to the
undersigned.

Scott G. Hoh, Esquire
Resolution Law Group, LLC
606 North 5th Street
Reading, PA 19601

10/25/2024 • 11/1/2024 • 11/8/2024

ESTATE NOTICE

Estate of Emil A. Pacitti
AKA Emil Pacitti
Late of Lackawaxen Township
EXECUTOR
Thomas John Pacitti
935 Grandview Way NW
Acworth, GA 30101

ATTORNEY

Nicholas A. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

10/25/2024 • 11/1/2024 • 11/8/2024

ESTATE NOTICE

Estate of John Carlo Avon
AKA John C. Avon, John Avon
Late of Lackawaxen Township
EXECUTOR

Steven C. Avon
28 Locust Avenue
Cortlandt Manor, NY 10567
ATTORNEY

Timothy P. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

10/25/2024 • 11/1/2024 • 11/8/2024

ESTATE NOTICE

Estate of Richard Lee Bartsch
AKA Richard L. Bartsch
Late of Palmyra Township
EXECUTOR

Michael D. Sciacca
88 Fenwick Road
Augusta, NJ 07822
ATTORNEY

John F. Spall, Esq.
2573 Route 6
Hawley, PA 18428

10/25/2024 • 11/1/2024 • 11/8/2024

ADMINISTRATOR'S NOTICE

Estate of Caroline Heiselman,
Deceased, late 110 Dogwood Rd.,
Dingmans Ferry, Pennsylvania
18328.

Letters of Administration on the
above estate have been granted to

the undersigned. All persons
indebted to the said estate are
requested to make payment, and
those having claims to present the
same without delay to:

Lorilynn Ackerman
54 Deer Trail South
Greenwood Lake, NY 10925

Or to her Attorney:

Jennifer Onofry
515 Broad Street
Milford, PA 18337

10/25/2024 • 11/1/2024 • 11/8/2024

ADMINISTRATOR'S NOTICE

Estate of Muriel L. Rosenau aka
Murial L. Rosenau, Deceased, 2137
Bucktail Court, Bushkill Lehman
Township, Pennsylvania 18328.

Letters of Administration on the
above estate have been granted to
the undersigned. All persons
indebted to the said estate are
requested to make payment, and
those having claims to present the
same without delay to:

Jennifer Onofry
515 Broad Street
Milford, PA 18337

10/25/2024 • 11/1/2024 • 11/8/2024

ESTATE NOTICE

Estate of Jean Martha Flittner
AKA Jean Flittner, Jean M. Flittner,
Jean Martha Brede, Jean M. Brede,
Jean Brede
Late of Delaware Township

EXECUTOR

Lorraine Willever
735 Berdan Avenue
Wayne, NJ 07470

10/25/2024 • 11/1/2024 • 11/8/2024

EXECUTOR'S NOTICE

Estate of John A. Lonsky, Deceased,
late of Dingman Township, Pike
County, Pennsylvania.

Letters Testamentary on the above
estate have been granted to Andrew
J. Lonsky. All persons indebted to
the said estate are requested to make
payment, and those having claims
should present the same without
delay to: Andrew J. Lonsky at P.O.
Box 472, Dingmans Ferry, PA
18328, or to the Attorneys for the
Estate, Levy, Stieh & Baron, P.C.

By: John T. Stieh, Esquire
Attorney for the Estate
Levy, Stieh & Baron, P. C
542 U.S. Routes 6 & 209
P.O. Box D, Milford, PA 18337

10/25/2024 • 11/1/2024 • 11/8/2024

ESTATE NOTICE

Estate of Jacquelyn Cooke
AKA Jacquelyn Baker
Late of Dingmans Ferry
EXECUTOR

Mary Anne Centanni
121 Branch Brook Drive
Belleville, NJ 07109

10/18/2024 • 10/25/2024 • 11/1/2024

ESTATE NOTICE

Estate of Patricia A. DeBerardinis
AKA Patricia DeBerardinis, Angela
Patricia DeBerardinis
Late of Greene Township

EXECUTOR

Robert Andrew DeBerardinis, Jr.
1228 Chesapeake Drive
Churchton, MD 20733

ATTORNEY

Nicholas A. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

10/18/2024 • 10/25/2024 • 11/1/2024

ESTATE NOTICE

Estate of Barbara D. Johansson
Late of Blooming Grove Township
EXECUTOR

Robert Kreisler, PR
3886 Hemlock Farms
Lords Valley, PA 18428
ATTORNEY

Robert Onofry, Esq.
MacVEAN, LEWIS, SHERWIN &
McDERMOTT, P.C.
34 Grove Street, PO Box 310
Middletown, NY 10940

10/18/2024 • 10/25/2024 • 11/1/2024

ESTATE NOTICE

Estate of THOMAS COLE, late
of 50 Whippoorwill Drive, Bushkill,
Monroe County, Pennsylvania
18324, deceased.

Letters of Administration in the
above named Estate having been
granted to the undersigned, all
persons indebted to the Estate are
requested to make immediate
payment, and those having claims
are directed to present the same
without delay to the undersigned or
her attorney within four months
from the date hereof and to file with
the Clerk of the Court of Common
Pleas of the Sixtieth Judicial
District, Pike County Branch,
Orphans' Court Division, a

particular statement of claim, duly verified by an Affidavit setting forth an address within the County where notice may be given to Claimant.

June Cole
504 Whippoorwill Drive
Bushkill, PA. 18324

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

10/18/2024 • 10/25/2024 • 11/1/2024

ESTATE NOTICE

Christine J. Maggs, deceased
Late of Palmyra Township
Executrix: Valerie L. Doherty
c/o Linda Kling, Esquire
121 E. Main Street
New Holland, PA 17557

Attorneys:
Smoker Gard Associates LLP

10/18/2024 • 10/25/2024 • 11/1/2024

OTHER NOTICES

NOTICE

CIVIL ACTION
COURT OF COMMON PLEAS
PIKE COUNTY, PA
CIVIL ACTION-LAW
NO. 2024-00275
NOTICE OF ACTION IN
MORTGAGE FORECLOSURE

DLJ MORTGAGE CAPITAL,
INC., Plaintiff
v.
DOROTHY PLACEK, IN
HIS/HER CAPACITY AS HEIR

OF THERESA TOTO; ET AL.,
Defendants

To: UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS AND
ALL PERSONS, FIRMS OR
ASSOCIATIONS CLAIMING
RIGHT, TITLE OR INTEREST
FROM OR UNDER THERESA
TOTO Defendant(s), 135
KATHRYN STREET,
SHOHOLA, PA 18458

COMPLAINT IN MORTGAGE FORECLOSURE

You are hereby notified that Plaintiff, DLJ MORTGAGE CAPITAL, INC., has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of PIKE County, PA docketed to No. 2024-00275, seeking to foreclose the mortgage secured on your property located, 135 KATHRYN STREET, SHOHOLA, PA 18458.

NOTICE

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

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

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

Pennsylvania Lawyer Referral Service
(800) 692-7375

North Penn Legal Services
10 N. 10th St.
Stroudsburg PA, 18360
(877) 953-4250
Robertson, Anschutz, Schneid,
Crane & Partners, PLLC
A Florida professional limited liability company
ATTORNEYS FOR PLAINTIFF
Troy Freedman, Esq. ID No. 85165
133 Gaither Drive, Suite F
Mt. Laurel, NJ 08054
855-225-6906

11/1/2024



SHERIFF SALES

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

SHERIFF SALE NOVEMBER 20, 2024

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO850-2024r SUR JUDGEMENT NO. 850-2024 AT THE SUIT OF **Freedom Mortgage Corporation vs Raymond Padgett and Terrylynn Padgett** DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at <https://www.Bid4Assets.com/PikePAsheriffSales> ON **WEDNESDAY, November 20, 2024 at 11:00 AM** PREVAILING TIME IN THE AFORENOON OF SAID DATE:

By virtue of a Writ of Execution
No. 850-2024

FREEDOM MORTGAGE CORPORATION

v.
**RAYMOND PADGETT;
TERRYLYNN PADGETT**

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

107 KIEL RD.
MILFORD. PA 18337
Tax ID No. 122.02-06-58.001

(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING

Judgment Amount: **\$129,733.45**

Attorneys for Plaintiff
Brock & Scott, PLLC

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO **Raymond Padgett and Terrylynn Padgett** DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF **\$129,733.45** PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF **Raymond Padgett and Terrylynn Padgett** DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT **\$129,733.45** PLUS

COSTS AND INTEREST AS AFORESAID.

Jason Cameron, Chief Deputy
PIKE COUNTY,
PENNSYLVANIA
Brock & Scott, PLLC
2011 Renaissance Blvd., Ste. 100
King of Prussia, PA 19406

10/25/2024 • 11/1/2024 • 11/8/2024

SHERIFF SALE
NOVEMBER 20, 2024

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO552-2024r SUR JUDGEMENT NO. 552-2024 AT THE SUIT OF Nikles Realty, Inc vs Jason Waldron and Allyson Waldron DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at <https://www.Bid4Assets.com/PikeP ASheriffSales> ON **WEDNESDAY, November 20, 2024 at 11:00 AM** PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN PARCEL, piece or tract of land, situate, lying and being in the Township of Dingman, County of Pike and State of Pennsylvania, being more particularly described as follows:

BEING Lot 1126 Section E-2, as shown on a map or plan of Pocono Mountain Woodland Lakes, on file in the Recorder of Deeds Office at Milford, Pike County, Pennsylvania in Plat 11 Page 44.

Improvements: None.

BEING the same premises that Vincent D. Dellarocco, by deed dated May 31, 2011 and recorded in the Office of the Recorder of Deeds in and for the county of Pike, State of Pennsylvania in Record Book 2364, page 121, granted and conveyed unto Nikles Realty, Inc. Tax Map # 111.03-05-72

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Jason Waldron and Allyson Waldron DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF **\$34,326.25** PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

REPUTED OWNERS TO COLLECT **\$34,326.25** PLUS COSTS AND INTEREST AS AFORESAID.

Jason Cameron, Chief Deputy
PIKE COUNTY,
PENNSYLVANIA
Levy, Steih & Baron
542 RTE. 6 & 209
Milford, PA 18337

10/25/2024 • 11/1/2024 • 11/8/2024

**SHERIFF SALE
NOVEMBER 20, 2024**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 680-2024r SUR JUDGEMENT NO. 680-2024 AT THE SUIT OF Legacy Mortgage Asset Trust 2021-GS3 vs **Robert Compton aka Robert L. Compton and Stephanie C. Compton** DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at <https://www.Bid4Assets.com/PikePAsheriffSales> ON **WEDNESDAY, November 20, 2024 at 11:00 AM** PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATED IN GREENE TOWNSHIP, PIKE COUNTY, PENNSYLVANIA BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTER OF TOWNSHIP ROAD 372 (SAW MILL ROAD),

BEING THE NORTHEASTERLY CORNER OF LANDS OF MARK GIBLIN, ET AL (DEED BOOK 1120, PAGE 50) AND RUNNING; THENCE NORTH 89 DEGREES 20 MINUTES 34 SECONDS WEST 430.02 FEET ALONG THE NORTHERLY LINE OF SAID GIBLIN PASSING A #4 REBAR SET AT 25 FEET TO A #4 REBAR SET, BEING THE COMMON CORNER OF LOT 1 AND LOT 4; THENCE NORTH 03 DEGREES 34 MINUTES 14 SECONDS EAST 314.90 FEET ALONG THE EASTERLY LINE OF LOT 4 TO A #4 REBAR SET, BEING THE COMMON CORNER OF LOT 1 AND LOT 2; THENCE NORTH 88 DEGREES 32 MINUTES 19 SECONDS EAST 416.29 FEET ALONG THE SOUTHERLY LINE OF LOT 2 PASSING A #4 REBAR SET AT 391.29 FEET TO A POINT IN THE CENTER OF 1'-372; THENCE SOUTH 01 DEGREE 00 MINUTE 10 SECONDS WEST 329.88 FEET ALONG THE CENTER OF T-372 TO THE POINT OF BEGINNING. CONTAINING 3.13 ACRES MORE OR LESS. BEING LOT 1 IN THE M & 0 PROPERTIES SUBDIVISION PREPARED BY CHRISTOPHER KNASH, P.L.S. DATED APRIL 26,2000 AND RECORDED IN THE PIKE COUNTY BOOK 1852 AT PAGE 150. UNDER AND SUBJECT TO THE FOLLOWING COVENANTS, CONDITIONS, AND RESTRICTIONS: 1. A DRAINAGE AND UTILITY EASEMENT OF TEN (10) FEET IS RESERVED ALONG EACH

BOUNDARY LINE OF EACH LOT. 2. NO TENTS, TRAILERS, TEMPORARY STRUCTURES OR MOBILE HOMES SHALL BE ERECTED ON ANY LOT MULTI-SECTION MANUFACTURED HOMES MAY BE ERECTED PROVIDED THAT THEY HAVE RESIDENTIAL HOUSE TYPE SIDING AND SHINGLED ROOF. 3. NO JUNK CARS OR ABANDONED VEHICLES, GARBAGE, TRASH OR DEBRIS SHALL BE ALLOWED TO ACCUMULATE ON ANY LOT. 4. ALL DWELLINGS MUST HAVE ENCLOSED LIVING AREA OF AT LEAST 1,500 SQUARE FEET AND MUST BE ERECTED ON A FULLY ENCLOSED PERMANENT FOUNDATION. NO MORE THAN ONE DWELLING UNIT MAY BE ERECTED ON ANY LOT. 5. NO ANIMALS OTHER THAN NORMAL HOUSEHOLD PETS AND HORSES MAY BE KEPT ON ANY LOT. 6. EACH LOT OWNER IS RESPONSIBLE FOR SEDIMENTATION AND EROSION CONTROL DURING ANY EARTH DISTURBANCE ON HIS/HER LOT, IF NEEDED. 7. ALL LOT OWNERS ARE SUBJECT TO ALL RULES, REGULATIONS CONTAINED ON THE APPROVED SUBDIVISION PLAN. BEING THE SAME PREMISES WHICH MARTIN J. O'HORA, JR., PARTNER, LEONARD MAIOCCO, PARTNER AND EUGENE F. CAREY, PARTNER, COPARTNERS D/B/A M & 0 PROPERTIES, BY DEED

DATED SEPTEMBER 15,2000,
AND RECORDED ON
OCTOBER 3,2000 IN DEED
BOOK 1864 AT PAGE 2463,
A(JTI) CONVEYED UNTO
STEPHEN F. SCHUSTER AND
SANDRA J. SCHUSTER, IN
FEE. TOGETHER WITH ALL
AND SINGULAR THE
BUILDINGS AND
IMPROVEMENTS, WAYS,
STREETS, ALLEYS,
DRIVEWAYS, PASSAGES,
WATERS, WATER-COURSES,
RIGHTS, LIBERTIES,
PRIVILEGES,
HEREDITAMENTS AND
APPURTENANCES,
WHATSOEVER UNTO THE
HEREBY GRANTED
PREMISES 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 THEM,
THE SAID GRANTORS, AS
WELL AT LAW AS IN EQUITY,
OF, IN AND TO THE SAME.
TO HAVE AND TO HOLD
THE SAID LOT OR PIECE OF
GROUND DESCRIBED
ABOVE, WITH THE
BUILDINGS AND
IMPROVEMENTS THEREON
ERECTED, HEREDITAMENTS
AND PREMISES HEREBY
GRANTED, OR MENTIONED
AND INTENDED SO TO BE,
WITH THE
APPURTENANCES, UNTO
THE SAID GRANTEES, THEIR
HEIRS AND ASSIGNS, TO
AND FOR THE ONLY PROPER
USE AND BEHOOF OF THE

SAID GRANTEES, THEIR
HEIRS AND ASSIGNS,
FOREVER.

BEING KNOWN AS: 280 SAW
MILL ROAD, GREENTOWN,
PA 18426

PROPERTY ID NUMBER:
128.00-01-05

BEING THE SAME PREMISES
WHICH STEPHEN F.
SCHUSTER AND SANDRA J.
SCHUSTER, HIS WIFE BY
DEED DATED 6/5/2009 AND
RECORDED 6/9/2009 IN THE
OFFICE OF THE RECORDER
OF DEEDS IN DEED BOOK
2310 AT PAGE 644, GRANTED
AND CONVEYED UNTO
EDWARD T. SISCO, ROBERT L.
COMPTON AND STEPHANIE
C. COMPTON, AS JOINT
TENANTS WITH THE RIGHT
OF SURVIVORSHIP AND NOT
AS TENANTS IN COMMON.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY THE
PROTHONOTARY OF THE
COMMONWEALTH OF
PENNSYLVANIA TO Robert
Compton aka Robert L. Compton
and Stephanie C. Compton
DEFENDANTS, OWNER, OR
REPUTED OWNERS OF THE
AFORESAID REAL PROPERTY
FOR EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$128,259.19 PLUS
COSTS & INTEREST. THE
SALE MADE SUBJECT TO
ALL PAST DUE AND
CURRENT REAL ESTATE
TAXES UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF **Robert Compton aka Robert L. Compton and Stephanie C. Compton** DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT **\$128,259.19** PLUS COSTS AND INTEREST AS AFORESAID.

Jason Cameron, Chief Deputy
PIKE COUNTY,
PENNSYLVANIA
KML Law Group, PC
701 Market Street, Ste. 5000
Philadelphia, PA 19106-1532

10/25/2024 • 11/1/2024 • 11/8/2024

**SHERIFF SALE
NOVEMBER 20, 2024**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1044-2023r SUR JUDGEMENT NO. 1044-2023 AT THE SUIT OF **Nationstar Mortgage, LLC vs Nicholas Van Isham DelCorpo, known Heir of Marcel L. DelCorpo, deceased; Justin DelCorpo, known Heir of Marcel**

L. DelCorpo, deceased; and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Marcel L. DelCorpo, deceased DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at <https://www.Bid4Assets.com/PikePAsheriffSales> ON **WEDNESDAY, November 20, 2024 at 11:00 AM** PREVAILING TIME IN THE AFORENOON OF SAID DATE:

PARCEL 1

ALL THAT CERTAIN LOT, parcel or piece of ground situate in the Township of Lehman, County of Pike and State of Pennsylvania, BEING Lot/Lots No. 58, Section No. 3B as shown on map of Pocono Mountain Lake Estates, Inc. on file in the Recorder's Office at Milford, Pennsylvania in Plot Book No.9, page 75.

PARCEL II

ALL THAT CERTAIN LOT, parcel or piece of ground situate in the Township of Lehman, County of Pike and State of Pennsylvania, BEING Lot/Lots No. 59, Section No. 3B as shown on map of Pocono Mountain Lake Estates, Inc. on file in the Recorder's Office at Milford, Pennsylvania in Plot Book No.9, page 75.

TOGETHER WITH all and singular the buildings, improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever, unto the hereby granted

premises belonging, or in any wise appertaining, and the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of the said Grantors as well at law as in equity, of, in, and to the same.

TOGETHER WITH unto the Grantee herein, his heirs and assigns, all rights, liabilities and privileges and UNDER AND SUBJECT to all conditions, restrictions, rights-of-way, reservations and exceptions recorded in all prior deeds filed in the Recorder of Deeds Office, Pike County, Pennsylvania. Reference may be had to said deeds or the records thereof for any and all purposes in connection with this conveyance with the same force and effect as if the same were more fully and at large set forth herein.

FOR INFORMATIONAL PURPOSES ONLY: Being known as 1208 Bluebird Lane, Bushkill, PA 18324

Map Numbers 182.03-01-73 and 182.03-01-74;

BEING THE SAME PREMISES which GRANTORS Robert C. Marney and Clara F. Marney, by Deed dated May 29,2019 and recorded June 7,2019 in the Office of the Recorder of Deeds in and for the County of Pike, Pennsylvania in Instrument No. 201900004154, Book 2577, Page 1903 granted and conveyed unto Marcel L. DelCorpo in fee.

THE SALE IS MADE BY VIRTUE OF A WRIT OF

EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO_Nicholas Van Isham DelCorpo, known Heir of Marcel L. DelCorpo, deceased; Justin DelCorpo, known Heir of Marcel L. DelCorpo, deceased; and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Marcel L. DelCorpo, deceased
DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF **\$130,891.79** PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Nicholas Van Isham DelCorpo, known Heir of Marcel L. DelCorpo, deceased; Justin DelCorpo, known Heir of Marcel L. DelCorpo, deceased; and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title

or Interest from or under Marcel L. DelCorpo, deceased DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT **\$130,891.79** PLUS COSTS AND INTEREST AS AFORESAID.

Jason Cameron, Chief Deputy
PIKE COUNTY,
PENNSYLVANIA
LOGS Legal Group
985 Old Eagle School Road,
Ste. 514
Wayne, PA 19087

10/25/2024 • 11/1/2024 • 11/8/2024

**SHERIFF SALE
NOVEMBER 20, 2024**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 348-2023r SUR JUDGEMENT NO. 348-2023 AT THE SUIT OF Allied First Bank, SB d/b/a Servbank vs Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under John Orr a/k/a John A. Orr, Deceased, Diana Orr, solely in capacity as heir of John Orr a/k/a John A. Orr, Deceased, Matthew Orr, Solely in capacity as Heir of John Orr a/k/a John A. Orr, Deceased and Millisa Orr, solely in capacity as heir of John Orr a/k/a John A. Orr, Deceased DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at <https://www.Bid4Assets.com/PikePAsheliffSales> ON **WEDNESDAY,**

November 20, 2024 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID DATE:

DOCKET NO: 2023-00348

ALL THAT CERTAIN lot or piece of ground situate in the Township of Milford, County of Pike and Commonwealth of Pennsylvania.

TAX PARCEL NO:
097.03-01-57.013

PROPERTY ADDRESS:
104 Maple Court, Milford,
Pennsylvania 18337

IMPROVEMENTS:
a Residential Dwelling

SOLD AS THE PROPERTY OF:
John Orr a/k/a John A. Orr,
Deceased

ATTORNEY'S NAME:
Powers Kim, LLC

SHERIFF'S NAME:
JASON CAMERON,
CHIEF DEPUTY

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under John Orr a/k/a John A. Orr, Deceased, Diana Orr, solely in capacity as heir of John Orr a/k/a John A. Orr, Deceased, Matthew Orr, Solely in capacity as Heir of John Orr a/k/a

John A. Orr, Deceased and Millisa Orr, solely in capacity as heir of John Orr a/k/a John A. Orr, Deceased
DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF **\$247,127.24** PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF **Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under John Orr a/k/a John A. Orr, Deceased, Diana Orr, solely in capacity as heir of John Orr a/k/a John A. Orr, Deceased, Matthew Orr, Solely in capacity as Heir of John Orr a/k/a John A. Orr, Deceased and Millisa Orr, solely in capacity as heir of John Orr a/k/a John A. Orr, Deceased** DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT **\$247,127.24** PLUS COSTS AND INTEREST AS AFORESAID.

Jason Cameron, Chief Deputy
PIKE COUNTY,
PENNSYLVANIA
Powers Kim, LLC
8 Neshaminy Interplex, Ste. 215
Trevose, PA 19053

10/25/2024 • 11/1/2024 • 11/8/2024

**SHERIFF SALE
NOVEMBER 20, 2024**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 542-2024r SUR JUDGEMENT NO. 542-2024 AT THE SUIT OF The Huntington National Bank vs Camille M. DiPalermo DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at <https://www.Bid4Assets.com/PikePAsheriffSales> ON **WEDNESDAY, November 20, 2024 at 11:00 AM** PREVAILING TIME IN THE AFORENOON OF SAID DATE:

All that certain piece or parcel or Tract of land situate in the Lackawaxen, Pike County, Pennsylvania, and being known as 111 Ranger Road, Greeley, Pennsylvania 18424.

TAX MAP AND PARCEL NUMBER:046.04-0 1-0 1.0 11

THE IMPROVEMENTS THEREON ARE: Residential Dwelling

REAL DEBT: \$55,301.87

SEIZED AND TAKEN TN EXECUTION AS THE

PROPERTY OF: Camille M.
DiPalermo

McCabe, Weisberg & Conway, LLC
1420 Walnut Street, Suite 1501
Philadelphia, PA 19102

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY THE
PROTHONOTARY OF THE
COMMONWEALTH OF
PENNSYLVANIA TO Camille M.
DiPalermo
DEFENDANTS, OWNER, OR
REPUTED OWNERS OF THE
AFORESAID REAL PROPERTY
FOR EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$55,301.87 PLUS
COSTS & INTEREST. THE
SALE MADE SUBJECT TO
ALL PAST DUE AND
CURRENT REAL ESTATE
TAXES UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS HEREBY
GIVEN THAT A SCHEDULE
OF DISTRIBUTION WILL BE
FILED BY THE SHERIFF ON A
DATE SPECIFIED BY THE
SHERIFF NOT LATER THAN
THIRTY (30) DAYS AFTER
THE SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN IN
EXECUTION AS THE
PROPERTY OF Camille M.
DiPalermo DEFENDANTS,
OWNERS REPUTED OWNERS
TO COLLECT \$55,301.87 PLUS
COSTS AND INTEREST AS
AFORESAID.

Jason Cameron, Chief Deputy
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway, LLC
1420 Walnut Street, Ste. 1501
Philadelphia, Pa 19102

10/25/2024 • 11/1/2024 • 11/8/2024

Pike County Bar Association



Pike County Bar Association • P.O. Box 553 • Milford, PA 18337
(570) 500-2954 • pikecountybar@gmail.com

CIVIL ACTIONS FILED

From October 17, 2024 to October 24, 2024

Accuracy of the entries is not guaranteed.

CERTIFIED COPY OF LIEN

2024-45496	Pa Department Of Revenue Bureau Of Compliance	Creditor	10/23/2024
2024-45496	Schultz Melissa	Debtor	10/23/2024
2024-45497	Pa Department Of Revenue Bureau Of Compliance	Creditor	10/23/2024
2024-45497	Fox Timothy E	Debtor	10/23/2024
2024-45497	Fox Laura G	Debtor	10/23/2024
2024-45498	Pa Department Of Revenue Bureau Of Compliance	Creditor	10/23/2024
2024-45498	Kappes Jennifer R Antola	Debtor	10/23/2024
2024-45498	Kappes William R	Debtor	10/23/2024
2024-45499	Pa Department Of Revenue Bureau Of Compliance	Creditor	10/23/2024
2024-45499	Fox Timothy E	Debtor	10/23/2024

CONTRACT – DEBT COLLECTION: CREDIT CARD

2024-01178	Jpmorgan Chase Bank Na	Plaintiff	10/17/2024
2024-01178	Guarniero Joseph A	Defendant	10/17/2024
2024-01179	Jpmorgan Chase Bank Na	Plaintiff	10/17/2024
2024-01179	Thalassinos Jessica M	Defendant	10/17/2024
2024-01194	Discover Bank	Plaintiff	10/21/2024
2024-01194	Himber Laura C	Defendant	10/21/2024
2024-01197	Jpmorgan Chase Bank Na	Plaintiff	10/21/2024
2024-01197	Flansburg Sharlene	Defendant	10/21/2024
2024-01214	Us Bank National Association	Plaintiff	10/23/2024
2024-01214	Elan Financial Services	Plaintiff	10/23/2024
2024-01214	Kehm Ronald	Defendant	10/23/2024

CONTRACT – DEBT COLLECTION: OTHER

2024-01180	Portfolio Recovery Associates Llc	Plaintiff	10/17/2024
2024-01180	Morgan Clarence	Defendant	10/17/2024
2024-01181	Portfolio Recovery Associates Llc	Plaintiff	10/17/2024
2024-01181	Stewart Gwnasia	Defendant	10/17/2024
2024-01182	Portfolio Revovery Associates Llc	Plaintiff	10/17/2024
2024-01182	Cruz Jose A	Defendant	10/17/2024
2024-01185	Wild Acres Lakes Property And Homeowners Association	Plaintiff	10/18/2024
2024-01185	Vandermark Elijah L	Defendant	10/18/2024
2024-01186	Wild Acres Lake Property And Homeowners Association	Plaintiff	10/18/2024
2024-01186	Ziolkowski Daniel	Defendant	10/18/2024
2024-01187	Wild Acres Lake Property And Homeowners Association	Plaintiff	10/18/2024
2024-01187	Degraw Patricia	Defendant	10/18/2024
2024-01187	Henderson Amanda	Defendant	10/18/2024

2024-01188	Wild Acres Lake Property And Homeowners Association	Plaintiff	10/18/2024
2024-01188	Carlson Michael	Defendant	10/18/2024
2024-01189	Wild Acres Lake Property And Homeowners Association	Plaintiff	10/18/2024
2024-01189	Falvey Christopher	Defendant	10/18/2024
2024-01190	Wild Acres Lake Property And Homeowners Association	Plaintiff	10/18/2024
2024-01190	Spicer Gregg	Defendant	10/18/2024
2024-01191	Wild Acres Lake Property And Homeowners Association	Plaintiff	10/18/2024
2024-01191	Gagliardo Antoinette	Defendant	10/18/2024
2024-01191	Gagliardo Joseph	Defendant	10/18/2024
2024-01191	Gagliardo Michelle	Defendant	10/18/2024
2024-01193	First Commonwealth Federal Credit Union	Plaintiff	10/Lb/2024
2024-01193	Lucabech Orlando Christopher	Defendant	10/18/2024
2024-01201	Wild Acres Lake Property And Homeowners Association	Plaintiff	10/22/2024
2024-01201	Samuels Victor	Defendant	10/22/2024
2024-01202	Wild Acres Lake Property And Homeowners Association	Plaintiff	10/22/2024
2024-01202	Shufelt Janine	Defendant	10/22/2024
2024-01203	Wild Acres Lake Property And Homeowners Association	Plaintiff	10/22/2024
2024-01203	Del Freo Robert	Defendant	10/22/2024
2024-01203	Del Freo Alisa	Defendant	10/22/2024
2024-01204	Wild Acres Lake Property And Homeowners Association	Plaintiff	10/22/2024
2024-01204	Meyers Christopher H	Defendant	10/22/2024

DIVORCE

2024-01196	Giordano Megan L	Plaintiff	10/21/2024
2024-01196	Giordano Joshua S	Defendant	10/21/2024
2024-01198	Ayala Alex	Plaintiff	10/21/2024
2024-01198	Dearmas Adriana	Defendant	10/21/2024
2024-01209	Conklin Kimberly A	Plaintiff	10/22/2024
2024-01209	Conklin Jamie A	Defendant	10/22/2024
2024-01211	Tusinean Maria M	Plaintiff	10/22/2024
2024-01211	Tusinean Ovidiu H	Defendant	10/22/2024

MARRIAGE LICENSES

2024-00265	Gomez Arisandy Rodriguez Yeimy Lisbeth	10/17/2024
2024-00266	Murray Michael A Bishop Pamela	10/17/2024
2024-00267	Butler Kenneth W Valentos Ivy Yumol	10/18/2024
2024-00268	Nimphius Brianna Freiman Benjamin Michael	10/21/2024

2024-00269	Keal Seth Conor Collier Brandy Gail	10/22/2024
2024-00270	Gromelski Andrew Carl Re Maria Ann	10/23/2024
2024-00271	Semon Kaitlyn Joan Campagna Daniel Joseph	10/24/2024

REAL PROPERTY – MORTGAGE FORECLOSURE: RESIDENTIAL

2024-01176	Mclp Asset Company Inc	Plaintiff	10117/2024
2024-01176	Obara Domenica	Defendant	10/17/2024
2024-01176	Obara Mark Stanislaw	Defendant	10/17/2024
2024-01177	Us Bank National Association	Plaintiff	10/17/2024
2024-01177	Cherry Allan	Defendant	10/17/2024
2024-01177	Cherry Linda	Defendant	10/17/2024
2024-01195	Federal Home Loan Mortgage Corporation	Plaintiff	10/21/2024
2024-01195	Daddario Charlene Deceased	Defendant	10/21/2024
2024-01195	Daddario Marie	Defendant	10/21/2024
2024-01195	Unknown Surviving Heirs Of Charlene Daddario	Defendant	10/21/2024
2024-01213	Pnc Bank	Plaintiff	10/23/2024
2024-01213	Gregoire Ruth H	Defendant	10/23/2024
2024-01215	Pennymac Loan Service Llc	Plaintiff	10/23/2024
2024-01215	Bryan Valerie	Defendant	10/23/2024
2024-01215	Propaga Landis	Defendant	10/23/2024

REAL PROPERTY – QUIET TITLE

2024-01183	Silvafox Pch Llc	Plaintiff	10/17/2024
2024-01183	Hsu Henry Shnei-Chi	Defendant	10/17/2024

MORTGAGES AND DEEDS

*Recorded from October 17, 2024 to October 23, 2024
Accuracy of the entries is not guaranteed.*

MORTGAGES

BORROWER	LENDER	LOCATION	AMOUNT
High Cause Construction Llc			
Roman Companies Llc Ga Homes Inc	Acdc Investment Group	Lehman Twp	\$130,000.00
G A Homes Inc Welk Debra Eileen	Dime Bank Guaranteed Rate Inc	Lackawaxen Twp	\$75,000.00
	Mortgage Electronic Registration System Inc	Westfall Twp	\$180,000.00
Romatowskl Michal	Jpmorgan Chase Bank Na	Delaware Twp	\$200,000.00

Rush Donald	Jpmorgan Chase Bank Na	Delaware Twp	\$176,000.00
Rondon Michael	Guaranteed Rate Affinity Llc		
Rafferty Megan	Mortgage Electronic Registration System Inc	Delaware Twp	\$338,800.00
Ross Nancy Jane	Keystone Funding Inc		
Ross Connor James	Mortgage Electronic Registration System Inc	Blooming Grove Twp	\$296,100.00
Kamal Maruf	Cross Country Mortgage Llc		
Kamal Nazneen	Mortgage Electronic Registration System Inc	Matamoras Borough	\$260,200.00
Mujica Rodrigo A	Td Bank Na	Palmyra Twp	\$295,075.00
Knothe Paul L			
Knothe Wendy L	Freedom Mortgage Corporation Mortgage Electronic Registration System Inc	Blooming Grove Twp	\$268,797.00
Dixon John J	Secretary Of Housing & Urban Development	Lehman Twp	\$4,333.63
Dixon Shontel			
Trifletti Stephen			
Magnuszewska Grazyna	Honesdale National Bank	Palmyra Twp	\$219,000.00
Waldron Victoria E	Waldron R Anthony	Palmyra Twp	\$100,000.00
T & C Realty Llc	Honesdale National Bank	Dingman Twp	\$295,362.00
Glass Barry Lee	Absolute Home Mortgage Corporation		
Natter Khylad	Mortgage Electronic Registration System Inc	Delaware Twp	\$262,163.00
Natter Khylad Agent			
Snow Christopher M	Mortgage Electronic Registration System Inc Pennymac Loan Services Llc	Blooming Grove Twp	\$50,000.00
Bennett Leora L	Summit Mortgage Corporation Mortgage Electronic Registration System Inc	Dingman Twp	\$359,437.00
Carrasquillo Gustavo			
Oqueli Mejia Lizeth M			
Mejia Lizeth M Oqueli	Usaa Federal Savings Bank	Lehman Twp	\$350,000.00
Wolff Jason C	Smith Family Trust		
Wolff Megan Kathleen	06/25/2012	Blooming Grove Twp	\$200,000.00
Rosa Arlean			
Herkert Scott	Pnc Bank Na	Lehman Twp	\$65,500.00
Bastanza Rosemarie	Novus Home Mortgage Ixon Bank Mortgage Electronic Registration System Inc	Shohola Twp	\$141,550.00

Perdomo Nolasco Josue Ramon			
Nolasco Josue Ramon Perdomo			
Yudelki Nolasco Deperdomo Maria			
Nolasco Deperdomo Maria Yudelki	Mld Mortgage Inc		
Deperdomo Maria Yudelkl Nolasco	Mortgage Electronic Registration System Inc	Lehman Twp	\$392,755.00
Washington Errol	Secretary Of Housing & Urban Development	Lehman Twp	\$12,284.14
Omalley Mora Ann Omalley Michael	Guaranteed Rate Inc Mortgage Electronic Registration System Inc	Lackawaxen Twp	\$378,008.00
Hampson David John	Kind Lending Llc Mortgage Electronic Registration System Inc	Palmyra Twp	\$208,384.00
Seder Stephen Seder Joanne	Heritage Financial Credit Union	Dingman Twp	\$50,540.00
Santos Harry	Rocket Mortgage Llc Mortgage Electronic Registration System Inc	Lehman Twp	\$180,000.00
Niper Richard D Niper Janep Lehrer Naomi	Secretary Of Housing & Urban Development Pennsylvania Housing Finance Agency	Blooming Grove Twp	\$25,000.00
Stubeckl Laura	Heritage Financial Credit Union	Dingman Twp	\$280,000.00
Falletta Richard Henning Kimberlee	Novus Home Mortgage Ixonla Bank Mortgage Electronic Registration System Inc	Dingman Twp	\$273,600.00
Coulthard Rebecca	Extreme Loans Llc	Greene Twp	\$286,268.00
Shohola Properties Llc	Honesdale National Bank	Greene Twp	\$53,500.00
Reitz Philip J Reitz Michael P Alexander Melissa	Wells Fargo Bank Na Ne Pa Community Federal Credit Union	Palmyra Twp Lehman Twp	\$190,400.00 \$189,500.00
Syfor James M	Dime Bank	Lehman Twp	\$25,000.00
Price Cynthia	Dime Bank	Palmyra Twp	\$25,000.00
Cooper Ronald A	Philadelphia Letter Carriers Federal Credit Union	Lehman Twp	\$30,000.00
Richards Priscilla Richards Sean	Figure Lending Llc	Blooming Grove Twp	\$113,289.00
Bayoumi Salaah Mohamed Yasmin	Rocket Mortgagae Llc Mortgage Electronic Registration System Inc	Lehman Twp	\$319,500.00

Achbreger Jamie	Cmg Mortgage Inc Mortgage Electronic Registration System Inc	Palmyra Twp	\$136,977.00
Abela Kathleen	Secretary Of Housing & Urban Development	Lehman Twp	\$8,488.92
Frissora Joseph	Heritage Financial		
Frissora Susan	Credit Union	Delaware Twp	\$200,000.00
Vanopdorp Stephanie M			
Vanopdorp James D	Wayne Bank	Lehman Twp	\$188,968.00
Serlin Gerald M	Reliance First Capital Llc		
Serlin Susan C	Mortgage Electronic Registration System Inc	Blooming Grove Twp	\$79,500.00
Dibella Doreen	Honesdale National Bank	Lackawaxen Twp	\$50,000.00
Morton Nina			
Crance David C	Dime Bank	Palmyra Twp	\$84,364.00
Pozzan Lucia	Guaranteed Rate Inc		
Marchette Steven	Mortgage Electronic Registration System Inc	Lehman Twp	\$228,750.00
Roi Properties Of Pennsylvania Llc	Kiavi Funding Inc	Palmyra Twp	\$94,300.00
Donohue Peter	Figure Lending Llc		
Weis Stephanie	Figure	Blooming Grove Twp	\$82,392.00
Sannes Paul Edward James	Mortgage Electronic Registration System Inc		
Sannes Paul E	Rocket Mortgage Llc	Dingman Twp	\$100,000.00
Sannes Yvonne	Secretary Of Housing & Urban Development	Lackawaxen Twp	\$24,984.09
Mady Nicholas Jr	Citizens Bank Na	Milford Twp	\$60,000.00
Smith Lewanda M	Rocket Mortgage Llc		
Singer Jackie	Mortgage Electronic Registration System Inc	Delaware Twp	\$416,250.00
Mccartuy Patrick W	Wells Fargo Bank Na	Lackawaxen Twp	\$145,000.00
Scott John J	Mortgage Research Center Llc		
Scott Jennifer L	Veterans United Home Loans Mortgage Electronic Registration System Inc	Palmyra Twp	\$205,537.00

DEEDS

SELLER	BUYER	LOCATION	AMOUNT
Ireland Stephen W	Ramos-Dillinger Aaron		
Ireland Linda B	Dillinger Aaron Ramos		
	Ramos Dillinger Aaron	Dingman Twp	\$4,500.00
Virtual Flips Llc	Cano Michelle	Lehman Twp	\$7,500.00
Lake Wallenpaupack Estates Property Owners Association Inc	Baker Jmin E, Jr Wasniewski Thomas E	Greene Twp	\$17,600.00
Young Dolandae	High Cause Construction Llc		
	Roman Companies Llc	Lehman Twp	\$125,000.00
Cameron Jason Chief Deputy Sheriff Vanginneken Peggy Admrx Vanginneken Peggy J Admrx Frazer Anna Mae Est Frazer Anna Est Frazer Annamaest Frazer Frederick D Jr Frazer Steven	Federal National Mortgage Association	Delaware Twp	\$115,500.00
Frazer Kenneth	Deluca Dona		
Deluca Dona	Carrozza Dona E Janis Veda F Deluca Carl Matthew	Shohola Twp	\$1.00
Butler Thomas J	Ga Homes Inc		
Butler Kathryn	G A Homes Inc	Lackawaxen Twp	\$150,000.00
Rmd Contracting Llc	Librizzi Leo Librizzi Gail	Lackawaxen Twp	\$622,400.00
Rivera Rene Rivera Zaira Y	Rivera Rene Rivera Zaira Y Rivera Matthew R	Dingman Twp	\$1.00
Stewart James W	Welk Debra Eileen	Westfall Twp	\$355,000.00
Stewart Eric Agent	Wood Walter IV		
Alfani Luigi	Wood Jennifer	Lackawaxen Twp	\$5,400.00
Skinner Verdie	Skinner Verdie Skinner Parkes Karen Parkes Karen Skinner Skinner Parkes Karen	Shohola Twp	\$1.00
Silva Luis	Rivera Jose Luis		
Silva Ramona	Rivera Mirtao	Dingman Twp	\$14,000.00
Effectus Clothing Llc	Romatowski Michal	Delaware Twp	\$360,000.00
Harris Kevin			
Harris Sandra	Demarco Rosario	Lackawaxen Twp	\$373,000.00
Kees Michael D	Rush Donald		
Kees Jennifer M	Rush Eleanore	Delaware Twp	\$220,000.00

Hooghuis Carl III	Rondon Michael		
Hooghuis Alana	Rafferty Megan	Delaware Twp	\$423,500.00
Kreiter Kyle	Ross Nancy Jane		
Kreiter Julia	Ross Connor James	Blooming Grove Twp	\$329,000.00
Porter Lisa	Kamal Maruf		
Samson Andrew F	Kamal Nazneen	Matamoros Borough	\$265,000.00
Reynolds Lerner			
Alexander Craig			
Lerner Alexander			
Craig Reynolds	Mujica Rodrigo A	Palmyra Twp	\$340,000.00
Rodriguez			
Rosalinda R Est	Grabher Warren W		
Galanis Grace R Exrx	Cavanaugh Theresa M	Lackawaxen Twp	\$16,500.00
Vi Network Inc	Baptista Peter	Lehman Twp	\$2,959.60
Lake Region	Trifiletn Stephen		
Development 6 Llc	Magnuszewska Grazyna	Palmyra Twp	\$349,000.00
White Charles W Jr	White Charles W Jr		
White Charlene M	White Charlene M	Milford Borough	\$1.00
Borough Of Milford	White Charles W Jr		
	White Charlene M	Milford Borough	\$1.00
Lake Region			
Development 6 Llc	Waldron Victoria E	Palmyra Twp	\$249,000.00
Benjamin & Francis			
Investments Llc	Francis Rosemarie E	Lehman Twp	\$284,690.00
Bliese Justin	Glass Barry Lee		
	Natter Khyla D	Delaware Twp	\$267,000.00
Beitler Bruce D	Davco Jordan		
Beitler Phyllis Kay	Davco Tracy	Greene Twp	\$85,000.00
T & C Realty Llc	Bennett Leora L	Dingman Twp	\$465,000.00
Kuhn Bernhard	Carrasquillo Gustavo		
	Oqueli Mejia Lizeth M		
	Mejia Lizeth M Oqueli	Lehman Twp	\$350,000.00
Mugno Raymond	Bushkill Pa		
Mugno Santa A	Eagle Village Llc	Lehman Twp	\$2,959.60
Brewer Robert R	Bushkill Pa		
Brewer Christina	Eagle Village Llc	Lehman Twp	\$2,959.60
Blekher Ilva	Bushkill Pa		
Blekher Sofia	Eagle Village Llc	Lehman Twp	\$2,959.60
Jew Seto	Bushlull Pa		
Jew Jennie	Eagle Village Llc	Lehman Twp	\$2,959.60
Burkhardt Karen Exrx			
Burkhardt Thomas M Est			
Burkhardt Thomas Est	Perez Rebecca	Dingman Twp	\$10,000.00
Smith Family Trust	Wolff Jason C		
06/25/2012	Wolff Megan		
	Kathleen	Blooming Grove Twp	\$200,000.00
Hagin Jolynn Frances	Progressive Rehab		
Hagin James Michael	Of Pa Inc	Milford Twp	\$330,000.00
O & C Realty Inc	Bastanza Rosemarie	Shohola Twp	\$1.00
O & C Realty Inc	Bastanza Rosemarie	Shohola Twp	\$149,000.00

Gaidamashvili Vakhtang	Perdomo Nolasco Josue Ramon Nolasco Josue Ramon Perdomo Yudelki Nolasco Deperdomo Mari Nolasco Deperdomo Maria Yudelki Deperdomo Maria Yudelki Nolasco	Lehman Twp	\$400,000.00
Kutz Nancy	Omalley Michael Omalley Mora Ann	Lackawaxen Twp	\$385,500.00
Mccullough Chad W	Mccullough Peter W	Lehman Twp	\$1.00
Andre Danielle	Andre Danielle Grillman Cheyenne Eden	Lehman Twp	\$1.00
Alboher Isaac E	Beta Frank	Lackawaxen Twp	\$19,600.00
Armstrong Judith M			
Armstrong Judith Marie			
Fitzpatrick James Francis Agent	Londrico Zachary A	Lehman Twp	\$1.00
Vora Bhupendra N	Meyer Andrew T		
Vora Shobhana B	Meyer Micheler	Lackawaxen Twp	\$9,000.00
Urevich Boris	Powell George E		
Idelchik Yelena	Powell Kathy L	Palmyra Twp	\$412,500.00
Fernandez Laura M	Joco Insurance Inc	Dingman Twp	\$2,000.00
Rodriguez Ismael			
Rodriguez Rita	Stubecki Laura	Dingman Twp	\$480,000.00
Skazka House Llc	Falletta Richard Henning Kimberlee	Dingman Twp	\$342,000.00
Mcdonough Sharon	Adames-Taveras Esther E Taveras Esther E Adames Adames Taveras Esther E Adames-Taveras Carmen Taveras Carmen Adames Adames Taveras Carmen	Delaware Twp	\$40,000.00
Waldron Victoria Eleanor	Reitz Philip J Reitz Michael P Reitz Martha L	Palmyra Twp	\$238,000.00
Dziedzina John	Mccarthy Thomas A		
Putzrath Robin	Mccarthy Linda D	Lackawaxen Twp	\$3,250,000.00
Oceanwide Enterprises Llc	Winne Mackenzie Mateo Ryan	Dingman Twp	\$4,500.00
Delia Sieglinde	Ness William G Ness Donna J	Shohola Twp	\$5,000.00
Rubin David			
Whiterubin Kelly	David Rubin & Kelly White-Rubin Irrevocable Family Trust	Lackawaxen Twp	\$1.00
Rubin Kelly White			
White Rubin Kelly			
Cerullo Michael			
Cerullo Michael A			
Cerullo Joann Agent			
Cerullo Joann	Cerullo Joann	Porter Twp	\$1.00

Loche Thomas	Mustardo Julian		
Loche Debra	Mustardo Nancy	Lackawaxen Twp	\$450,000.00
Spano Karen I	Karen Spano Irrevocable		
Spano Karen	Family Trust	Lackawaxen Twp	\$1.00
Tashllk Stan	Sela Ayelet		
Tashlik Jesse	Mcgreedy Douglas B	Dingman Twp	\$250,000.00
Otto Linda M	Maney Jonathan		
	Maney Sarah	Matamoras Borough	\$25,000.00
Natalini Christopher M	Bayoumi Salami		
Colucci Stephen B	Mohamed Yasmin	Lehman Twp	\$355,000.00
Oprysko Karen I			
Oprysko Karen Agent			
Ushler William R	Achbreger Jamie	Palmyra Twp	\$161,150.00
Szezorak Gary E Sr	Suarez Washington D		
Szezorak Darlene L	Varela Fabian	Dingman Twp	\$10,000.00
Moore Richard	Schlaugies Edward		
Moore Sonya	Schlaugies Patricia	Blooming Grove Twp	\$509,900.00
Brzezinski Anthony S	Wild Acres Lakes		
	Property & Homeowner		
	Association Inc	Delaware Twp	\$1,960.00
Silha Joseph	Leone Jamie		
Paek Soo	Liebowitz Jeffrey	Delaware Twp	\$584,000.00
Angel Jeffrey	Angel Jeffrey		
Angel Nicole	Angel Nicole		
Klett Angel Nicole	Klett Angel Nicole		
Angel Nicole Klett	Angel Nicole Klett	Lehman Twp	\$1.00
Rohlova Kamila			
Torok Jozsef	Woodbridge Drive Llc	—	\$393,666.00
Kerremans Hans	Pozzan Lucia		
Kerremans Grecia	Marchette Steven	Lehman Twp	\$305,000.00
Valentino John	Parraga Rosales Pedro Pablo		
	Rosales Pedro Pablo Parraga	Lehman Twp	\$8,000.00
Valentino John	Parraga Rosales Pedro Pablo		
	Rosales Pedro Pablo Parraga	Lehman Twp	\$8,000.00
Roi Properties Of	Roi Properties Of		
Pennsylvania Llc	Pennsylvania Llc	Palmyra Twp	\$1.00
Slack Josiah	Slack Josiah		
Slack Charlene	Slack Charlene	Shohola Twp	\$1.00
Wilson Theresa	Bertz Group Llc	Lehman Twp	\$80,000.00
Kelleher Shamus	Kelleher Shamus		
Wojcik-Kelleher Carrie	Wojcik-Kelleher Carrie		
Kelleher Carrie Wojcik	Kelleher Carrie Wojcik		
Wojcik Kelleher Carrie	Wojcik Kelleher Carrie	Greene Twp	\$1.00
Dellatore Deborah	Sobczak Kathryn L	Dingman Twp	\$47,500.00
Patunoff Casey	Bushkill Pa Eagle Village Llc	Lehman Twp	\$2,959.60
Lessard Karen M	Bushkill Pa Eagle Village Llc	Lehman Twp	\$2,959.60
Haloda Properties Llc	Scott John J		
	Scott Jennifer L	Palmyra Twp	\$382,000.00



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