

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 Donna M. Luck, late of Dingmans Township, Pike County, Pennsylvania.

Letters Testamentary on the above estate having been granted to Edward Earl, Jr., all persons indebted to the said estate are requested to make payment, and those having claims to present the same without delay to his attorney, Joseph Kosierowski, Ridley, Chuff, Kosierowski & Scanlon, P.C., 400 Broad Street, Milford, PA 18337.
03/20/15 • 03/27/15 • **04/03/15**

ESTATE NOTICE

IN RE: ESTATE OF RAYMOND J. ROSLEWICZ OLSOMMER, Deceased, late of Greene Township, Pike County, Pennsylvania, who died September 4, 2014. Letters Testamentary having been granted in said Estate, all persons

indebted thereto shall make payment and all creditors shall present their claims without delay to Walker & Walker, P.C., Michael D. Walker, Esquire, Attorney for the Estate, P.O. Box 747, Hamlin, Pennsylvania 18427.
03/20/15 • 03/27/15 • **04/03/15**

EXECUTOR'S NOTICE

ESTATE OF WILMA BEAM, a/k/a, WILMA L. BEAM, a/k/a, WILMA A. BEAM, late of Greene Township, Pike County, Pennsylvania. Any person or persons having claim against or indebted to the estate present same to Bernette Ann Rue, 155 Creamery Road, Greentown, PA 18426. Sally N. Rutherford, Esq., 921 Court St., Honesdale, PA 18431, Attorney for the Estate.
03/20/15 • 03/27/15 • **04/03/15**

EXECUTOR'S NOTICE

ESTATE OF Pauline Hiris, late of Lackawaxen Township, Pike County, Pennsylvania, deceased.

Letters Testamentary on the above estate having been granted to the undersigned, all persons indebted to the said estate are requested to make payment and those having claims to present the same, without delay to
Richard W. Hiris
Cynthia A. Hiris
1130 Towpath Road

Hawley, PA 18428
Co-Executors
03/27/15 • 04/03/15 • 04/10/15

**LETTERS
TESTAMENTARY**

Estate of Eleanore
Olah, Deceased, late of 147
Cottonwood Court, Milford, PA
18337.

Letters Testamentary 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:

Joseph J. Olah
P.O. Box 412

New Hampton, NY 10958
or to his attorney, Douglas J.
Jacobs, Esq., 515 Broad Street,
Milford, PA 18337.
03/27/15 • 04/03/15 • 04/10/15

ESTATE NOTICE

Estate of Agnes H. Boehm,
late of Greeley, Pike County,
Pennsylvania.

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

04/03/15 • 04/10/15 • 04/17/15

ESTATE NOTICE

Estate of Daniel J. Disimile,
Jr., deceased of Milford

Township, Pike County,
Pennsylvania. Letters of
Administration on the above
Estate have been granted to
the undersigned. All persons
indebted to the Estate are
requested to make payment,
and those having claims are to
present same, without delay, to:
Christopher M. Disimile and/
or Daniel Thomas Disimile,
Administrators, c/o Eric L.
Hamill, Esquire, 501 Broad
Street, Suite 3, Milford, PA
18337.

By: Eric L. Hamill, Esquire
Attorney for Administrators
04/03/15 • 04/10/15 • 04/17/15

EXECUTOR'S NOTICE

ESTATE OF Raymond
Howard Haupt, late of
Lackawaxen Township, Pike
County, Pennsylvania, deceased.

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

Gail McNamara
102 Farmingdale Rd
Camillus, NY 13031
Executrix

04/03/15 • 04/10/15 • 04/17/15

ESTATE NOTICE

Estate of ROBERT
MULLINS, late of Pike County,
Pennsylvania

LETTERS
TESTAMENTARY in the
above-named estate, having been
granted to the undersigned, all
persons indebted to the estate

are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned attorney within four (4) months of this date and to file with the Prothonotary, Pike County Orphan's Court, Pike County, Pennsylvania, a particular statement of claim duly verified by an Affidavit setting forth an address within the county where notice may be given to Claimant.

Susan Annable

Executrix

04/03/15 • 04/10/15 • 04/17/15

EXECUTOR'S NOTICE

Estate of Kathleen M.

Donohue, late of Dingmans Township, Pike County, Pennsylvania, deceased.

Letters Testamentary on the above estate having been granted to the undersigned, all persons indebted to said estate are requested to make payment and those having claims to present same, without delay to Peter Donohoe, 104 Sagamore Rd, Shohola PA 18458, Executor.

04/03/15 • 04/10/15 • 04/17/15

Pike County

Court of Common Pleas

Number: 160-2015 CIVIL

Notice of Action in Ejectment

Bayview Loan Servicing, LLC,
Plaintiff v. Warren D. Taylor
and Occupants, Defendants
TO: Premises subject to
Ejectment: 129 Alford Court
f/k/a Lot 3064 Section 33 Alford
Court, Bushkill, Pennsylvania
18324. NOTICE: If you wish to
defend, you must enter a written

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

IN THE COURT OF
COMMON PLEAS OF
PIKE COUNTY,
PENNSYLVANIA
CIVIL ACTION-LAW
NO. 918-2011-CIVIL
NOTICE OF ACTION
IN MORTGAGE
FORECLOSURE

Deutsche Bank National
Trust Company, as Trustee
for NovaStar Mortgage
Funding Trust, Series 2006-6

NovaStar Home Equity Loan Asset-Backed Certificates, Series 2006-6, c/o Ocwen Loan Servicing, LLC, Plaintiff vs. Vincent Butler a/k/a Vincent J. Butler, Last Record Owner, Barbara Butler, Record Owner, Dawn M. Partch, Known Heir of Vincent Butler a/k/a Vincent J. Butler and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or Under Vincent Butler a/k/a Vincent J. Butler, Deceased, Defendants
TO: Vincent Butler a/k/a Vincent J. Butler, Last Record Owner and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or Under Vincent Butler a/k/a Vincent J. Butler, Deceased, Defendant(s), whose last known address is 111 Gary Lane, Greeley, PA 18425; 104 Quarter Horse Lane, Milford, PA 18337; 776 Wolley Avenue, Staten Island, NY 10314 and 156 Don Drive (Hinkel Estates), Shohola, PA 18458.

**AMENDED COMPLAINT
IN MORTGAGE
FORECLOSURE**

You are hereby notified that Plaintiff, Deutsche Bank National Trust Company, as Trustee for NovaStar Mortgage Funding Trust, Series 2006-6 NovaStar Home Equity Loan Asset-Backed Certificates, Series 2006-6, c/o Ocwen Loan Servicing, LLC, has filed an Amended Mortgage Foreclosure Complaint endorsed

with a Notice to Defend, against you in the Court of Common Pleas of Pike County, Pennsylvania, docketed to NO. 918-2011-CIVIL, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 156 Don Drive (Hinkel Estates), Shohola, PA 18458, whereupon your property would be sold by the Sheriff of Pike County.

NOTICE

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in the notice above, you must take action within twenty (20) days after this 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 THE 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. LAWYERS REFERRAL SERVICE, Pike County Commissioner's Office, Pike County Admin. Bldg., 506 Broad St., Milford, PA 18337, 570.296.7613. Udren Law Offices, P.C., Attys. for Plaintiff, Udren Law Offices, P.C., 111 Woodcrest Rd., Ste. 200, Cherry Hill, NJ 08003, 856.669.5400.

**IN THE COURT OF
COMMON PLEAS OF
PIKE COUNTY
CIVIL ACTION - LAW
IONOIC PROPERTIES, LLC
Plaintiff**

v.

**RITA BISNAR
Defendant**

**ACTION TO QUIET TITLE
NO. 1511-2014-CIVIL
ORDER**

AND NOW, this 25th day of February, 2015, upon consideration of the Plaintiff's Motion for Order and the fact that the Defendant has not answered the Complaint or taken any action to defend this matter, it is hereby DECREED that:

1) Defendant shall have thirty (30) days from the date of this Order in which to contest the entering of Judgment in this matter.

2) If such action is not taken

within the thirty-day period, the Defendant shall be forever barred from asserting any right, lien, title or interest in the land, specifically Lot 377, Section 6, Falling Waters at Masthope, Lackawaxen Township, Pike County, Pa. as described in Deed Book 2450, Page 180.

3) If such action is not taken within the thirty-day period, the Prothonotary on Praecept of the Plaintiff shall enter final judgment and the Plaintiff is thereby authorized to record the same at its expense as a conveyance from the Defendant to itself with the Recorder of Deeds of Pike County, Pennsylvania;

4) The Plaintiff is hereby ORDERED to serve a copy of this Order upon the named Defendants via publication, one time, in a newspaper of general circulation and in the Pike County Legal Journal.

BY THE COURT:

HON. JOSEPH F. KAMEEN, P.J.
c: Stacey Beecher, Esquire
Court Administrator

**NOTICE OF FILING
OF ARTICLES OF
INCORPORATION**

Pursuant to the (Non-Profit) Corporation Law of 1988, as amended, notice is hereby given that on December 20, 2014, Articles of Incorporation for Delaware Valley Youth Sports League, INC were filed with the Department of State, Harrisburg, Pennsylvania, the said corporation being organized under the provisions of the

(Non-Profit) Corporation Law of 1988, as amended.

The purposes of the Corporation are: To engage in and to do any lawful act concerning any or all business for which corporations may be incorporated under the Pennsylvania (Non-Profit) Business Corporation Law of 1988, as amended and supplemented, and to do all things and exercise all powers, rights and privileges which a corporation may now or hereafter be organized or authorized to do or to exercise under the said Business (Non-Profit) Corporation law of Pennsylvania as amended and supplemented.

Daniel Senior
107 Cornelia Lane
Milford, PA 18337

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

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 105-2014r SUR JUDGEMENT NO. 105-2014 AT THE SUIT OF Green Tree Servicing, LLC vs Kathleen J. Boyer, Individually as the Executrix of

the Estate of Katherine Lamont, Deceased DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY April 22, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

All that certain lot, piece or parcel of land situate, lying and being in the Township of Blooming Grove, County of Pike and State of Pennsylvania, more particularly described as follows:

Being Lot No. 1 in the subdivision of Sandy Hill Court, as shown on a revised map by John A. Boehm, R. S. dated November 15, 1974 and recorded with the Pike County of recorder of Deeds in Plat Book 12, Page 48. Excepting And Reserving unto Grantors, their successors and assigns all rights to oil, gases, sand, gravel, and other minerals upon or under said land without, however, reserving unto Grantors any rights in the surface of the above described lot for purpose of exploration or extraction.

Together with the right and privilege to use the private roadways of the subdivision from the public highway known as U. S. Route 6 for the purposes of ingress, and regress to and

from the lands herein conveyed in common with, however, the Grantors herein, their heirs and assigns, upon the condition that the Grantees, their heirs and assigns covenants and agree to share with other grantees of the grantors the cost and expense of the maintenance, repair, snow removal and cindering said private roads, the Grantors herein expressly disclaiming and denying any responsibility or obligation for the maintenance, repair, snow removal or cindering of said private roads, to the grantee does not constitute a dedication of such private roads to the public.

Together with unto the Grantees, their heirs and assigns, the right to use the pond as shown on the aforesaid plat, in common with the Grantors, their successors and assigns, for swimming, fishing, skating, or boating, motor powered boats of any type being strictly prohibited, the said rights to be exercised in common with other grantees of land in the subdivision from the Grantor, and provided further that all fishing in said pond shall governed by the laws of the Commonwealth of Pennsylvania and such rules and regulations as may be prescribed by the Grantors, and provided further that the Grantors reserve the right to drain, dredge, pump or clean said pond from time to time as Grantors may see fit. Under and subject to those certain restrictions and covenants attached hereto and made a part

hereof on Schedule "A".
BEING KNOWN AS
TAX PARCEL NUMBER:
060.00-02-16
BEING KNOWN AS: 1 Deer
Run Road, Shohola, PA 18458

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Kathleen J. Boyer,
Individually and as the
Executrix of the Estate of
Katherine Lamont, Deceased
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$77,941.44,
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 Kathleen
J. Boyer, Individually and as
the Executrix of the Estate of
Katherine Lamont, Deceased
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$77,941.41 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, P A 19106-1532
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
223-2014r SUR JUDGEMENT
NO. 223-2014 AT THE
SUIT OF Nationstar Mortgage
LLC vs Christine Kastet aka
Christine R. Kastet and Deric
Kastet DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 223-2014-CIVIL
Nationstar Mortgage LLC
v.
Christine Kastet a/k/a Christine
R. Kastet
Deric Kastet
owner(s) of property situate in
SHOHOLA TOWNSHIP,
PIKE County, Pennsylvania,
being
120 Oak Drive, Shohola, PA
18458-4115
Parcel No. 049.02-06-81,
049.02-06-60, 049.04-02-17,
049.02-06-82, 049.02-06-83,
AND 049.02-06-84
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$138,826.44
Attorneys for Plaintiff
Phelan Hallinan, LP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Christine Kastet aka Christine
R. Kastet and Deric Kastet
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$138,826.44,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE

ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Christine Kastet aka Christine R. Kastet and Deric Kastet DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$138,826.44PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., Ste. 1400
1 Penn Ctr Plaza
Philadelphia, PA 19103
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 275-2014r SUR JUDGEMENT NO. 275-2014

AT THE SUIT OF Bank of America, NA vs Thomas J. Gehrig DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY April 22, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

All that certain piece or parcel or Tract of land situate Lehman, Pike County, Pennsylvania, and being known as 2110 Yorkshire Court, a/k/a 153 Yorkshire Court, Bushkill, Pennsylvania 18324.

Control Number: 06-0-041604

Map Number: 192.03-04-23

THE IMPROVEMENTS THEREON ARE: Residential Dwelling

REAL DEBT: \$105,077.99

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: Thomas J. Gehrig

McCabe, Weisberg and Conway, P.C.

123 South Broad Street, Suite 1400 Philadelphia, PA 19109

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

TO Thomas J. Gehrig
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$105,077.99,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Thomas
J. Gehrig DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$105,077.99 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe, Weisberg & Conway
123 South Broad Street, te. 1400
Philadelphía, PA 19109

03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
290-2012r SUR JUDGEMENT
NO.290-2012 AT THE SUIT
OF Nationstar Mortgage, LLC
vs Peter Santini aka Peter D.
Santini DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

All that certain Lot/lots, parcel
or piece of ground situate in
the Township of Dingman,
County of Pike, and State of
Pennsylvania, being Lot/Lots
No., 25, Block No. 2, section
No. 5, as shown on map entitled
Pennsylvania, Inc. or Sunrise
Lake” on file in the Recorder’s
Office at Milford, Pennsylvania
in Plat Book No. 7, Page 224.
Together with the right at
the Grantor to use the private
roadways as shown on said
recorded map, together with
such other rights of way over
other lands of Sunnyslads, Inc.

at the said preceding corporate Grantor may designate from time to time, for purposes of Ingress, agrees, and egress in common with the preceding corporate Grantor, its successor and assigns and other person to and from public highway, excepting and reserving however, to the said preceding corporate Grantor, an easement for the said preceding corporate Grantor to easement, repair, replace, operate and maintain, gas sewer, and other utility lines. The said preceding corporate Grantor does not hereby dedicate said private roads to public use and does hereby reserve the right for itself, its successors and assigns, to chance the location of said rights of way over lands of the said preceding corporate Grantor, its successors and assigns at any time, and from time to time, to much other location or Locations as the said preceding corporate Grantor, or its successors or assigns my determine in the said discretion, provided same does not deprive Grantees of road frontage and of ingress and egress to and from said Lot to a public road of highway.

Under and subject to Stipulation of Restrictive Covenants recorded in Pike County Clerks Office on November 23, 1973, in Deed Volume 405, page 152, and those beginning in Deed Book 511, page 324.

BEING PARCEL NUMBER: 122.01.06-43/020546.

Title to said premises vested in Peter Santini aka Peter D.

Santini by deed from Thomas M. Leiper by his Agent Janice Leiper and Janice Leiper dated July 30, 2004 and recorded August 27, 2004 in Deed Book 2066, Page 0299.

Being known as: 107 KNOB HILL COURT, MILFORD, PENNSYLVANIA 18337.
Map Number: 122.01-06-43
Control Number: 03-0-020546

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Peter Santini aka Peter D. Santini DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$117,966.49, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Peter Santini aka Peter D. Santini DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$117,966.49 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe, Weisberg & Conway
123 South Broad Street, te. 1400
Philadelphia, PA 19109
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 360-2013r SUR JUDGEMENT NO. 360-2013 AT THE SUIT OF Wells Fargo Bank, NA vs Richard Quigley DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY April 22, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION
By virtue of a Writ of Execution No. 360-2013-CV Wells Fargo Bank, NA v. Richard Quigley owner(s) of property situate in PALMYRA TOWNSHIP, PIKE County, Pennsylvania, being Parcel No. 056.02-01-29- (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$112,021.07 Attorneys for Plaintiff Phelan Hallinan, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Richard Quigley DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$112,021.07, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Richard Quigley DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$112,021.07 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., Ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 409-2012r SUR JUDGEMENT NO. 409-2012 AT THE SUIT OF Bank of America, NA successor by merger to BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing, LP vs Deborah L. Reynolds and Eric L. Penson DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC

VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY April 22, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION ALL THAT CERTAIN LOT OR PARCEL OF LAND SITUATE IN THE TOWNSHIP OF LEHMAN, COUNTY OF PIKE AND COMMONWEALTH OF PENNSYLVANIA, BEING LOT 499 SECTION 3E, AS SHOWN ON PLAN OF POCONO MOUNTAIN LAKE ESTATES, ON FILE IN THE RECORDER OF DEEDS OFFICE AT MILFORD, PIKE COUNTY, PENNSYLVANIA, IN PLAT BOOK VOLUME 9, PAGE 123.

Title to premises vested unto Eric L. Penson by Deed from Deborah Reynolds dated October 25, 2010 and recorded on December 30, 2010 in Deed Book 2354, Page 191.

IF THE mineral estate has been severed from the above-described real property, THIS DOCUMENT MAY NOT SELL, CONVEY, TRANSFER, INCLUDE OR INSURE THE TITLE TO THE COAL AND RIGHTS OF SUPPORT UNDERNEATH THE LAND DESCRIBED OR

REFERRED HEREIN, AND THE OWNER OR OWNERS OF SUCH COAL MAY HAVE THE COMPLETE LEGAL RIGHT TO REMOVE ALL SUCH COAL AND, IN THAT CONNECTION, DAMAGE MAY RESULT TO THE SURFACE OF THE LAND AND ANY HOUSE, BUILDING OR OTHER STRUCTURE ON OR IN SUCH LAND. THE INCLUSION OF THIS NOTICE DOES NOT ENLARGE, RESTRICT OR MODIFY ANY LEGAL RIGHTS OR ESTATES OTHERWISE CREATED, TRANSFERRED, EXCEPTED OR RESERVED BY THIS INSTRUMENT. SUBJECT TO any Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record; Together with all and singular the tenements, hereditaments and appurtenances, 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, as well at law as in equity, of, in, and to the same.
Being known as: 499 Sparrow Road, Bushkill, Pennsylvania 18324
Map Number: 182.04-01-16
Control Number: 06-0-043579

THE SALE IS MADE BY

VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Deborah L. Reynolds and Eric L. Penson DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$278,716.21, 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 Deborah L. Reynolds and Eric L. Penson DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$278,716.21 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe, Weisberg & Conway
123 South Broad Street, te. 1400
Philadelphia, PA
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
435-2014r SUR JUDGEMENT
NO. 435-2014 AT THE SUIT
OF Bank of America, NA vs
Nicole D. Wampler and Jason
P. Wampler DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

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

BEING Lot 44, Section 6,
as shown on a map or plan of
Pocono Mountain Lake Estates,

on file in the Recorder of Deeds
Office at Milford, Pike County,
Pennsylvania in Plat Book
Volume 10, Page 87.
PARCEL No. 032137
Tax ID 03-0-02060
BEING known and numbered
as 106 Hillside Court, Dingmans
Ferry, PA 18328.
BEING the same premises
which Gibraltar Development
Corp. Inc., by Deed dated
March 31, 2008 and recorded
April 1, 2008 in and for Pike
County, Pennsylvania, in Deed
Book Volume 2271, Page 1678,
granted and conveyed unto Jason
P. Wampler and Nicole D.
Wampler, husband and wife
Exhibit "A".

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Nicole D. Wampler
and Jason P. Wampler
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$304,105.95
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 Nicole D. Wampler and Jason P. Wampler DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$304,105.95 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Zucker Goldberg & Ackerman
200 Sheffield Street, Ste. 201
Mountainside, Nj 07092
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 450-2013 SUR JUDGEMENT NO. 450-2013 AT THE SUIT OF Bank of America, NA vs Francisco Perez aka Francisco A. Perez & Yima Perez DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC

VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY April 22, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in Lehman Township, Pike County, Pennsylvania, being Lot or Lots No. 3558, Section No. 37 as is more particularly set forth on the Plot Map of Lehman-Pike Development Corporation, Saw Creek Estates, as same is duly recorded in the Office for the Recording of Deeds, Milford, Pike County, Pennsylvania in Plot Book Volyme 34, Page 112-117.

BEING Parcel 197.01-03-24.
BEING THE SAME PREMISES which Roger D. Ellsworth, Jr. And Kelly L. Ellsworth, husband and wife, by Deed dated October 10, 2002 and recorded June 10, 2003 in the Office for the Recording of Deeds in and for the County of Pike in Record Book 1986, Page 2289, granted and conveyed unto Edward O. Sandoval and Susan Sandoval, husband and wife, the Grantors herein, in fee.
BEING KNOWN AS: 3558 Dorset Drive, Bushkill, PA 18324
PROPERTY ID NO.: 197.01-03-24
TITLE TO SAID PREMISES

IS VESTED IN FRANCISCO PEREZ AND YIMA PEREZ, HIS WIFE BY DEED FROM EDWARD O. SANDOVAL AND SUSAN SANDOVAL, HIS WIFE DATED 11/03/2005 RECORDED 11/16/2005 IN DEED BOOK 2144 PAGE 1903.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA vs Francisco Perez aka Francisco A. Perez & Yima Perez DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$246,621.90, 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 vs Francisco Perez aka Francisco A. Perez & Yima Perez DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$246,621.90 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Udren Law Offices, PC
111 Woodcrest Rd, Ste 200
Cherry Hill, NJ 08003-3620
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 479-2013r SUR JUDGEMENT NO. 479-2013 AT THE SUIT OF Green Tree Servicing, LLC vs Christopher R. Hensel and Teri L. Hensel DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY April 22, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 479-2013

Green Tree Servicing LLC

v.

Christopher R. Hensel

Teri L. Hensel

owner(s) of property situate in
GREENE TOWNSHIP, PIKE

County, Pennsylvania, being

104 Trout Terrace,

Newfoundland, PA 18445-2129

Parcel No. 153.00-03-65, and

153.00-03-64

(Acreage or street address)

Improvement thereon:

RESIDENTIAL DWELLING

Judgment Amount \$339,156.92

Attorneys for Plaintiff

Phelan Hallinan, LLP

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

TO Christopher R.

Hensel and Teri L. Hensel

DEFENDANTS, OWNER,

OR REPUTED OWNERS

OF THE AFORESAID

REAL PROPERTY FOR

EXECUTION UPON A

JUDGMENT ON THE

AMOUNT OF \$339,156.92,

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 Christopher
R. Hensel and Teri L. Hensel
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$339,156.92 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA

Phelan & Hallinan

1617 JFK Blvd., ste. 1400

1 Penn Center Plaza

Philadelphia, PA 19103

03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
535-2014r SUR JUDGEMENT
NO. 535-2014 AT THE SUIT
OF JPMorgan Chase Bank, NA
vs Omaira C. Cole aka Amaira
C. Cole DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC

VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 535-2014

JPMorgan Chase Bank, N.A.

v.

Omaira C. Cole a/k/a Amaira C.
Cole

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

22 The Glen, Tamiment, PA
18371-9702

Parcel No. 187.02-01-14

(Acreage or street address)

Improvements thereon:

RESIDENTIAL DWELLING

Judgment Amount: \$164,507.17

Attorneys for Plaintiff

Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Omaira C. Cole aka Amaira
C. Cole DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE

AMOUNT OF \$164,507.17,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Omaira
C. Cole aka Amaira C. Cole
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$164,507.17 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., Ste. 1400
1 Penn Ctr Plaza
Philadelphia, PA 19103
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE
April 22, 2015
BY VIRTUE OF WRIT
OF EXECUTION ISSUED

OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
602-2014r SUR JUDGEMENT
NO. 602-2014 AT THE SUIT
OF Green Tree Servicing,
LLC vs Margaret M.
Himpler DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ALL THAT CERTAIN piece,
parcel or tract of land situate,
lying and being in the Township
of Porter, County of Pike and
Commonwealth of Pennsylvania,
being Lot No. 30A, Spruce
Run Creek Farm, as recorded
in the Office of the Recorder of
Deeds in and for Pike County
at Milford, Pennsylvania in Plot
Book Volume 29, Page 235.
TOGETHER WITH all the
improvements now or hereafter
erected on the property, and
all easements, appurtenances,
and fixtures now or hereafter
a part of the property. All
replacements and additions shall
also be covered by this Security
Instrument. All of the foregoing
is referred to in this Security
Instrument as the "Property".
Borrower understands and agrees
that MERS holds only legal

title to the interests granted
by Borrower in this Security
Instrument, but, if necessary
to comply with law or custom,
MERS (as nominee for Lender
and Lender's successors and
assigns) has the right; to exercise
any or all of those interests,
including, but not limited to the
right to foreclose and sell the
Property; and to take any action
required of Lender including,
but not limited to, releasing
and canceling this Security
Instrument.

TAX PARCEL #11-0-109153
BEING: Lot 30A Spruce Run
Creek, Dingmans Ferry, PA
18328

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Margaret M. Himpler
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$243,599.75,
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 Margaret M. Himpler DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$243,599.75 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, P A 19106-1532
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 609-2013r SUR JUDGEMENT NO. 609-2013 AT THE SUIT OF The Bank of New York Mellon fka The Bank of New York as Trustee for the Benefit of the Certificate Holders of The CWALT, Inc., Alternative Loan Trust 2004-18CB, Mortgage Pass Through Certificates, Series 2004-18CB vs Marian

Finley DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY April 22, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION ALL THAT CERTAIN lot, piece or parcel of land, situate, lying and being in the Township of Lehman, County of Pike and State of Pennsylvania, more particularly described as follows. LOT NUMBER 49, Stage VI, Pine Ridge as shown on Plat of Pine Ridge, Inc., Stage VI, recorded in the Office of the Recorder of Deeds of Pike County in Plat Book Volume 10, Page 74 on March 28, 1973. PARCEL No. 06-0-043139 BEING known and numbered as Lot 49-6, Pine Ridge, Bushkill, PA, 18324. BEING the same premises which Harmon Homes, Inc., a corporation existing under the laws of the State of Pennsylvania, by Deed dated December 3, 2002 and recorded December 13, 2002 in and for Pike County, Pennsylvania, in Deed Book Volume 1957, Page 2554, granted and conveyed unto Marian Finley, Married woman.

THE SALE IS MADE BY VIRTUE OF A WRIT OF

EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA

TO Marian Finley
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$182,565.09,
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 Marian Finley
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$182,565.09 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA

Zucker Goldberg & Ackerman
200 Sheffield Street, Ste. 201
Mountainside, Nj 07092
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
638-2013r SUR JUDGEMENT
NO. 638-2013 AT THE SUIT
OF Nationwide Advantage
Mortgage Company vs Beth
A. Tirella and Richard G.
Tirella, Jr. DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT PROPERTY
DESCRIPTION
BY VIRTUE OF A WRIT OF
EXECUTION TO CASE NO.
2013-00638
ISSUED TO PLAINTIFF:
NATIONWIDE
ADVANTAGE MORTGAGE
COMPANY
PROPERTY BEING
KNOWN AS:
ALL THAT CERTAIN piece
or parcel of land lying, situate
and being in the Township of

Lackawaxen, County of Pike and Commonwealth of Pennsylvania
PARCEL IDENTIFICATION
NO: 016.03-01-12, CONTROL
#: 05-0-023315

BEING KNOWN AS: 1972
Route 590 Hawley, PA 18428
IMPROVEMENTS

THEREON CONSIST OF:

Residential Dwelling

SEIZED AND TAKEN

IN EXECUTION AS THE

PROPERTY OF Beth A.

Tirella and Richard G. Tirella,
Jr.

PIN NUMBER, WHICH IS
THE ASSESSMENT OR
PARCEL NO., MAP, BLOCK
AND LOT): 016.03-01-12

ATTORNEY ON WRIT:

MARTHA E. VON
ROSENSTIEL, P.C.

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

TO Beth A. Tirella and

Richard G. Tirella, Jr.

DEFENDANTS, OWNER,
OR REPUTED OWNERS

OF THE AFORESAID

REAL PROPERTY FOR

EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$132,342.53,
PLUS COSTS & INTEREST.

THE SALE MADE

SUBJECT TO ALL PAST

DUE AND CURRENT

REAL ESTATE TAXES

UNLESS OTHERWISE

ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Beth
A. Tirella and Richard G.
Tirella, Jr. DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$132,342.53 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA

Martha E. Von Rosenstiel

649 South Avenue, Ste. 7

Secane, PA 19018

03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
643-2013 SUR JUDGEMENT
NO. 643-2013 AT THE SUIT
OF Wells Fargo Bank, NA vs
Steven R. Saufroy and Robin
D. Henry DEFENDANTS,

I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

Wells Fargo Bank, N.A.

v.

Steven R. Saufroy

Robin D. Henry

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

112 Pine Drive # 1, Shohola, PA
18458-4117

Parcel No. 049.04-02-32 -,
049.04-32.001, 049.04-02-12
(Acreage or street address)

Improvements thereon:

RESIDENTIAL DWELLING

Judgment Amount: \$89,619.07

Attorneys for Plaintiff

Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Steven R. Saufroy and Robin
D. Henry DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A

JUDGMENT ON THE
AMOUNT OF \$89,619.07,
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 Steven R.
Saufroy and Robin D. Henry
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$89,619.07 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA

Phelan & Hallinan

1617 JFK Blvd, Ste. 1400

1 Penn Ctr Plaza

Philadelphia, PA 19103

03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE
April 22, 2015
BY VIRTUE OF WRIT

OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
650-2013 SUR JUDGEMENT
NO. 650-2013 AT THE
SUIT OF PNC Bank, NA
s/b/m/t National City Mortgage
A division of National
City Bank vs. Christopher
Tepedino & Bonnie N.
Tepedino DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ALL THAT CERTAIN lot,
piece or parcel of land situate,
lying and being in the Township
of Dingman, County of Pike,
Commonwealth of Pennsylvania,
being Tract No. 5506, Section
No. XVIII, Conashaugh
Lakes, as shown on plat or
map recorded in the office of
the Recorder of Deeds of Pike
County in Plat Book 18 page
141.
TAX PARCEL #121.04-01-84
BEING KNOWN AS: 4350
Conashaugh Lakes, Milford, PA
18337

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

THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Christopher Tepedino
& Bonnie N. Tepedino
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$302,532.73,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Christopher
Tepedino & Bonnie N.
Tepedino DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$302,532.73 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF

PIKE COUNTY,
PENNSYLVANIA
KML LAW GROUP
701 Market Street, Ste 5000
Philadelphia, PA 19106-1532
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
680-2014r SUR JUDGEMENT
NO. 680-2014 AT THE
SUIT OF Federal National
Mortgage Association
("Fannie Mae") A Corporation
Organized and Existing Under
The Laws of The United
States of America vs Glenn
G. Johnston and Bernadette
Johnston DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 680-2014-CV
Federal National Mortgage
Association ("Fannie Mae"),
A Corporation Organized and
Existing Under The Laws of The
United States of America

v.
Glenn G. Johnston
Bernadette Johnston
owner(s) of property situate in
DINGMAN TOWNSHIP,
PIKE County, Pennsylvania,
being
186 Dark Swamp Road,
Dingmans Ferry, PA 18328
Parcel No. 136.00-01-33 –
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount \$155,132.34
Attorneys for Plaintiff
Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Glenn G. Johnston
and Bernadette Johnston
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$155,132.34,
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 Glenn G. Johnston and Bernadette Johnston DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$155,132.34 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., Ste. 1400
1 Penn Ctr Plaza
Philadelphia, PA 19103
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 738-2014r SUR JUDGEMENT NO. 738-2014 AT THE SUIT OF Green Tree Servicing, LLC vs Walter E. Vicuna DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION

BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY April 22, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN lot or parcel of land situate in the Township of Lehman, County of Pike and Commonwealth of Pennsylvania, being Lot 3, Stage 9, as shown on map of plan of PINE RIDGE on file in the Recorder of Deeds Office at Milford, Pike County, Pennsylvania, in Plat Book Volume 12, Page 12.

UNDER AND SUBJECT to all conditions, covenants, and restrictions as of record. TAX PARCEL #188.02-02-47 BEING KNOWN AS: 93 Pipher Road, Bushkill, PA 18324

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Walter E. Vicuna DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$222,957.86, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES

UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Walter E.
Vicuna DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$222,957.86 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, PA 19106-1532
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
743-2013r SUR JUDGEMENT
NO. 743-2013 AT THE SUIT
OF Bank of America, NA

successor by Merger to BAC
Home Loans Servicing, LP vs
Lawrence Fosmire and Melanie
Fosmire DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 743-2013-CV
Bank of America, N.A.
Successor by Merger to BAC
Home Loans Servicing, L.P.
v.
Lawrence Fosmire
Melanie Fosmire
owner(s) of property situate in
DELAWARE TOWNSHIP,
PIKE County, Pennsylvania,
being
109 Laverne Drive, Dingmans
Ferry, PA 18328-3086
Parcel No. 148.04-01-19
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$232,020.44
Attorneys for Plaintiff
Phelan Hallinan, LLP

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

TO Lawrence Fosmire
and Melanie Fosmire
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$232,020.44,
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 Lawrence
Fosmire and Melanie Fosmire
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$232,020.44 PLUS
COSTS AND INTEREST AS
AFORESAID.
PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., ste. 1400
1 Penn Center Plaza

Philadelphia, PA 19103
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
890-2014r SUR JUDGEMENT
NO. 890-20 AT THE
SUIT OF Deutsche Bank
Trust Company Americas,
as Trustee for Residential
Accredit Loans, Inc. mortgage
Asset-Backed Pass-Through
Certificates, Series 2007-QS3
vs Joseph Ferrara and Jeanne
Ferrara DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 890-2014
Deutsche Bank Trust Company
Americas, as Trustee for
Residential Accredit Loans,
Inc., Mortgage Asset-Backed
Pass-Through Certificates, Series
2007-QS3
v.
Joseph Ferrara
Jeanne Ferrara

owner(s) of property situate
in the TOWNSHIP OF
PORTER, PIKE County,
Pennsylvania being
108 Jackson Drive, Hawley, PA
18428
Parcel No. 133.01-06-45
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$242,509.29
Attorneys for Plaintiff
Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Joseph Ferrara and Jeanne
Ferrara DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$242,509.29,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Joseph
Ferrara and Jeanne Ferrara
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$242,509.29 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT OF
COMMON PLEAS, PIKE
COUNTY, CIVIL DIVISION,
TO EXECUTION NO
945-2014r SUR JUDGEMENT
NO. 945-2014 AT THE SUIT
OF Wells Fargo Bank, NA vs
Nancy J. Kimble and Chester
Kimble DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM

PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION

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

PARCEL I:

BEING fifty-five (55) feet IN
front and rear and one hundred
fifty (150) feet in depth, being
five (5) feet off the Northwesterly
side of Lot Number one hundred
and sixteen (116) and along the
line of land of Marshall Myer
and Lot Number one hundred
fifteen (115) as laid out and
shown on Map of property of
Nell Q. Wells, dated May 20th,
1932, and about to be placed
of record in the Office of the
Recorder of Deeds in and for
said County of Pike and as
further set forth on a Map or
plan as surveyed by V. Paul
Struthers, R.S., July 25, 1959.

PARCEL II:

BEING a parcel of land, which
is located between Lot No.
115 and (5) feet off of Lot No.
116, being the premises above
described and Bennett Avenue,
as shown on the above map.
Title to said premises vested in
Nancy J. Kimble, a/k/a Nancy
Kimble and Chester Kimble,
a/k/a Chester Kimble, Jr. by
deed from Chester Kimble Jr and
Nancy Hohnarth n/b/m Nancy
Kimble dated August 13, 2003
and recorded August 20, 2003 in

Deed Book 2001, Page 1245.
TOGETHER with all
rights and privileges and
UNDER AND SUBJECT
to the covenants, exceptions,
conditions, reservations and
restrictions as of record.
Being known as:
134 BENNETT
AVENUE, MILFORD,
PENNSYLVANIA 18337.
Map Number: 113.01-03-14
Control Number: 09-0-000568

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH OF
PENNSYLVANIA TO
Nancy J. Kimble and Chester
Kimble DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$52,527.09,
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 Nancy J. Kimble and Chester Kimble DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$52,527.09 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street, Ste.
1400
Philadelphia, PA 19109
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 989-2014r SUR JUDGEMENT NO. 989-2014 AT THE SUIT OF Wells Fargo Bank, NA vs Gregory A. Zukowski aka Gregory Zukowski DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY

April 22, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 989-2014-CIVIL Wells Fargo Bank, N.A.

v.

Gregory A. Zukowski a/k/a Gregory Zukowski owner(s) of property situate in the DELAWARE TOWNSHIP, PIKE County, Pennsylvania, being 709 Lake Forest Drive, a/k/a 226 Lake Forest Drive, Dingmans Ferry, PA 18328-3156 Parcel No. 161.02-01-12 – (Acreage or street address)

Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$179,399.24
Attorneys for Plaintiff
Phelan Hallinan, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Gregory A. Zukowski aka Gregory Zukowski DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$179,399.24, 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 Gregory
A. Zukowski aka Gregory
Zukowski DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$179,399.24 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION

NO 1001-2014r SUR
JUDGEMENT NO 1001-2014
AT THE SUIT OF Green
Tree Servicing, LLC vs Nicolas
H. Bakker DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 1001-2014
Green Tree Servicing LLC
v.
Nicholas H. Bakker
owner(s) of property situate in
the GREENE TOWNSHIP,
PIKE County, Pennsylvania,
being
126 Rocky Road, Greentown,
PA 18426-4475
Parcel No. 129.02-02-49 –
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$55,244.21
Attorneys for Plaintiff
Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Nicolas H. Bakker
DEFENDANTS, OWNER,

OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$55,244.21, 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 Nicolas H. Bakker DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$55,244.21 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd, Ste. 1400
1 Penn Ctr Plaza
Philadelphia, PA 19103
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1036-2014r SUR JUDGEMENT NO. 1036-2014 AT THE SUIT OF ARLP Trust by its servicer Ocwen Loan Servicing, LLC vs Jennifer Pacella and Vincent Pacella DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY April 22, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN piece, parcel and lot of land situate, lying and being in the Township of Dingman, County of Pike and Commonwealth of Pennsylvania, more particularly described as Lot No. 5, Block No. 20, Section No. 2, Gold Key Estates, as shown on Plat or Map of Gold Key Estates, Subdivisions recorded in the Office of the Recorder of Deeds of Pike County in Plat Book 6 at Page 5. PARCEL #122.04-01-31 BEING KNOWN AS 187 Butternut Road, Milford, PA 18337 BEING THE SAME

PREMISES which John K. Vester, Jr. and Patricia A. Vester, by Deed dated August 21, 2004 and recorded August 23, 2004 in Book 2065 page 408 in the Office for the Recording of Deeds of Pike County conveyed unto Vincent Pacella and Jennifer Pacella.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Jennifer Pacella and Vincent Pacella DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$274,286.69, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Jennifer Pacella and Vincent Pacella DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$274,286.69 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Stern & Eisenberg
1581 Main Street, Ste. 200
Warrington, PA 18976
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1056-2014r SUR JUDGEMENT NO. 1056-2014 AT THE SUIT OF Wells Fargo Bank, NA as Trustee for the Certificateholders of Bank of America Alternative Loan Trust 2005-1, Mortgage Pass-Through Certificates, Series 2005-11 vs Alan Perez and Stacia L. Cellura aka Stacia Cellura DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY

April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

All that certain piece or parcel
or Tract of land situate Lehman,
Pike County, Pennsylvania, and
being known as 22 Pomolea
Drive, Dingmans Ferry,
Pennsylvania 18328.

Map Number: 183-03-02-62

Control Number: 06-0-041548

THE IMPROVEMENTS
THEREON ARE: Residential
Dwelling

REAL DEBT: \$126,649.81

SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF: Alan Perez
and Stacia L. Cellura, a/k/a
Stacia Cellura

McCabe, Weisberg and Conway,
P.C.

123 South Broad Street, Suite
1400

Philadelphia, PA 19109

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Alan Perez and Stacia L.
Cellura aka Stacia Cellura
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$126,649.81,
PLUS COSTS & INTEREST.
THE SALE MADE

SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Alan Perez
and Stacia L. Cellura aka Stacia
Cellura DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$126,649.81 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe Weisberg & Conway
123 South Broad Street
Philadelphia, PA 19109
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL

DIVISION, TO EXECUTION
NO 1063-2014r SUR
JUDGEMENT NO. 1063-2014
AT THE SUIT OF Wells
 Fargo Bank, NA as Trustee for
 Option One Mortgage Loan
 Trust 2006-3 Asset-Backed
 Certificates, Series 2006-3 vs
 Shannon Cron and Robert
 Cron DEFENDANTS,
 I WILL EXPOSE TO
 SALE OF PUBLIC
 VENDUE OR OUTCRY
 IN THE PIKE COUNTY
 ADMINISTRATION
 BUILDING, 506 BROAD
 STREET, MILFORD, PA
 18337 ON WEDNESDAY
 April 22, 2015 at 11:00 AM
 PREVAILING TIME IN THE
 AFORENOON OF SAID
 DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 1063-2014-CIVIL
Wells Fargo Bank, N.A.
as Trustee for Option One
Mortgage Loan Trust 2006-3
Asset-Backed Certificates, Series
2006-3
v.
Shannon Cron
Robert Cron
owner(s) of property situate
in the Township of Delaware,
PIKE County, Pennsylvania,
being
167 Skyview Road, Dingmans
Ferry, PA 18328-4041
Parcel No. 175.02-08-73-
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$151,920.02
Attorneys for Plaintiff

Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Shannon Cron and Robert Cron
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$151,920.02,
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 Shannon
Cron and Robert Cron
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$151,920.02 PLUS
COSTS AND INTEREST AS

AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., Ste. 1400
1 Penn Ctr Plaza
Philadelphia, PA 19103
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1088-2002r SUR
JUDGEMENT NO. 1088-2002
AT THE SUIT OF LaSalle
Bank, NA fka Lasalle National
Bank, as Trustee under
the Pooling and Servicing
Agreement Dated December
1, 1999, Series 1999-4 vs
Robert J. Turner and Cynthia
M. Turner DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 1088-2002
Lasalle Bank, N.A., f/k/a Lasalle

National Bank, as Trustee Under
The Pooling and Servicing
Agreement Dated December 1,
1999, Series 1999-4

v.

Robert J. Turner
Cynthia M. Turner
owner(s) of property situate
in the DELAWARE
TOWNSHIP, PIKE County,
Pennsylvania, being
103 Michele Court, a/k/a 1
Michelle Court, Dingmans
Ferry, PA 18328
Parcel No. 148.02-01-32-
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$295,371.76
Attorneys for Plaintiff
Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Robert J. Turner
and Cynthia M. Turner
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$295,371.76,
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 J.
Turner and Cynthia M. Turner
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$295,371.76 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1101-2008r SUR
JUDGEMENT NO. 1101-2008
AT THE SUIT OF Bank
of America, NA vs Henry
Bell, Jr DEFENDANTS,
I WILL EXPOSE TO

SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

LEGAL DESCRIPTION
ALL THAT CERTAIN lot
or piece of land situate in the
Township of Lehman, County of
Pike and State of Pennsylvania,
bounded and described as
follows:

BEING shown and designated
as Lot No. 174 on a certain map
or plan of lots entitled, "Pocono
Ranch Lands, Lmted, Owner and
Developer, Lehman Township,
Pike County, Pennsylvania,
dated August 1973, "Sheet No.
3 of 5", prepared by Elliot and
Associates, Engineers-Planners.
Scale being 1"-100", recorded
November 8, 1973 in the
Recorder's Office, Milford, Pike
County, Pennsylvania in Plot
Book Volume 10, Page 205.
CONTAINING 44,983 square
feet more or less.
BEING Lot No. 174, on the
above mentioned plan
Prepared by Elliot and
Associates, Engineer-Planners.
TOGETHER with all
rights and privileges and
UNDER AND SUBJECT
to the covenants, exceptions,
conditions, reservations and
restrictions as of record.
Being known as: LOT174

SEC4 POCONO
RANCLANDS, BUSHKILL,
PENNSYLVANIA 18324.

Title to said premises is vested
in Henry Bell Jr. by deed from
GIUSEPPE MAURO AND
FRANCESCO MAURO
A/K/A FRANCESCA
MAURO dated September 6,
2006 and recorded September
13, 2006 in Deed Book 2194,
Page 1134.

Map Number: 189-01-01-31
Control Number: 06-0-042643

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

TO Henry Bell, Jr
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$351,735.17,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

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

(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Henry Bell, Jr
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$351,735.17 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe, Weisberg & Conway
123 South Broad Street, te. 1400
Philadelphia, PA 19109
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1104-2014r SUR
JUDGEMENT NO. 1104-2014
AT THE SUIT OF LSF8
Master Participation Trust vs
Joseph Violet DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID

DATE:

LEGAL DESCRIPTION

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

LOT 5 Block W-1402 as set forth on a Plat of Lots, Wild Acres, Section Fourteen, Delaware Township, Pike County, Pennsylvania, dated February 2, 1972 by Joseph D. Sindavage, Monroe Engineering, Inc., Stroudsburg, Pennsylvania and filed in the Office for the Recording of Deeds in and for Pike County, Pennsylvania in Plat Book 9 page 146 on March 24, 1972.

SUBJECT to conditions, reservations and restrictions of record.

Being known as 137 Lakewood Drive, Dingmans Ferry, PA 18328

Map No. 168.04-01-17

Parcel No. 02-0-063038

Improvements: Residential Dwelling

Being the same premises which Marcon Inc. granted and conveyed unto Joseph Violett and Mildred V. Violett by Deed dated February 16, 1979 and recorded May 9, 1979 in the Office of the Recorder of Deeds for Pike County, Pennsylvania in Deed Book 667, Page 336.

And the said Mildred V. Violett departed this life on December 6, 1993.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Joseph Violett DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$263,966.86, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Joseph Violett DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$263,966.86 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF

PIKE COUNTY,
PENNSYLVANIA
Richard M. Squire & Assoc.
115 West Avenue
Jenkintown, PA 19046
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1121-2013 SUR
JUDGEMENT NO. 1121-2013
AT THE SUIT OF Nationstar
Mortgage, LLC vs. Douglas H.
Simon, Sr DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION
DOCKET NO: 1121-2013
ALL THAT CERTAIN lot or
piece of ground situate in Greene
Township, County of Pike, and
Commonwealth of Pennsylvania
TAX PARCEL NO:
03-0-111159;127.00-01-
29;127.00-01-30
PROPERTY ADDRESS 116
Daffodil Drive a/k/a 236 Balsam
Drive Newfoundland, PA 18445
IMPROVEMENTS: a

Residential Dwelling
SOLD AS THE PROPERTY
OF: Douglas H. Simon, Sr.
ATTORNEY'S NAME: Robert
W. Williams, Esquire
SHERIFF'S NAME: Phil Bueki

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Douglas H. Simon, Sr.
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$198,940.59,
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 Douglas H.

Simon, Sr DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$198,940.59 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Milstead & Associates, LLC
1 E. Stow Road
Marlton, NJ 08053
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1148-2013r
SUR JUDGEMENT NO.
1148-2013 AT THE SUIT
OF Citimortgage, Inc. vs
Deborah A. DeClassis aka
Deborah DeClassis and Ronald
B. DeClassis DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ALL THAT CERTAIN lot or
lots, parcel or piece of ground
situate in Lehman Township,

Pike County, Pennsylvania,
being lot or lots No. 2440,
Section No. 31 as is more
particularly set forth on the
Plot Map of Lehman-Pike
Development Corporation, Saw
Creek Estates, as same is duly
recorded in the Office for the
Recording of Deeds, Milford,
Pike County, Pennsylvania in
Plot Book Volume 21, Page 35.
BEING THE SAME
PROPERTY AS THAT
CONVEYED TO Deborah
DeClassis, Single and Ronald
B. DeClassis, Single, as joint
tenants with the rights of
survivorship, by Deed of George
R. Logan and Cynthia Logan,
His Wife and Helen A. Logan,
Single, dated 07/26/2005 and
recorded 08/29/2005 in Book
2129, Page 310 With Instrument
No. 200500016243, Pike
County, Pennsylvania.
BEING KNOWN AS: 1283
Saw Creek Estates A/K/A 2440
Southport Dr. N/K/A 2302
Southport Dr., Bushkill, PA
18324
TAX PARCEL #196.02-02-61
IMPROVEMENTS:
Residential property.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH OF
PENNSYLVANIA
TO Deborah A. DeClassis
aka Deborah DeClassis
and Ronald B. DeClassis
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID

REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$101,308.46 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 Deborah A. Declassis aka Deborah Declassis and Ronald B. Declassis DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$101,308.46 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Powers Kirn & Assoc.
8 Neshaminy Interplex, Ste. 215
Trevose, PA 19053
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1162-2014 SUR JUDGEMENT NO. 1162-2014 AT THE SUIT OF HSBC Bank USA, NA vs. Anne Marie Allen & Glenn Allen aka Glenn A. Allen DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY April 22, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

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

LOT 32, BLOCK W-1302, as set forth on a plan of Lots – WILD ACRES, SECTION 13, Delaware Township, Pike County, Pennsylvania, dated September 1971, by Joseph D. Sincavage, Monroe Engineering, Inc., Stroudsburg, Pennsylvania, and filed in the Office for the Recording of Deeds in and for Pike County, Pennsylvania, in

Map Book Vol. 9 Page 87 on
December 14, 1970.
BEING KNOWN AS: 32 Lake
Shore Drive, (Township of
Delaware), Dingmans Ferry, PA
18328
PROPERTY ID NO.:
02-0-031996
TITLE TO SAID PREMISES
IS VESTED IN ANNE
MARIE ALLEN AND
GLENN ALLEN, HUSBAND
AND WIFE, AS TENANTS
BY THE ENTIRETIES
BY DEED FROM FIRST
HORIZON HOME LOAN
CORPORATION BY
WELLS FARGO HOME
MORTGAGE, INC. ITS
ATTORNEY IN FACT
DATED 09/03/2002
RECORDED 10/16/2002 IN
DEED BOOK 1948 PAGE
2566.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Anne Marie Allen & Glenn
Allen aka Glenn A. Allen
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$49,452.44,
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 Anne Marie
Allen & Glenn Allen aka Glenn
A. Allen DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$49,452.44 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Udren Law Offices, PC
111 Woodcrest Rd, Ste 200
Cherry Hill, NJ 08003-3620
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1199-2014r SUR
JUDGEMENT NO.1199-2014
AT THE SUIT OF Deutsche

Bank National Trust Company,
as Trustee for Holders of
the GSAA Home Equity
Trust 2006-16 Asset-Backed
Certificates Series 2005-16 vs
Yury Zhuk DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ALL THAT CERTAIN lot
or piece of ground situate, lying
and being in the Township
of Lehman, in the County of
Pike and Commonwealth of
Pennsylvania, more particularly
described as follows:
BEING lot or lots no. 1785,
Section No. 5 as is more
particularly set forth on the
Plot Map of Lehman-Pike
Development Corporation, Saw
Creek Estates, as same is duly
recorded in the Office for the
Recording of Deeds, Milford,
Pike County, Pennsylvania in
Plot Book Volume 24, Page 50.
PARCEL No. 06-0-102542
BEING the same premises
which Richard Mummendey and
Carol Mummendey, his wife, by
Deed dated July 21, 2006 and
recorded August 3, 2006 in the
Pike County Recorder of Deeds
Office in Deed Book 2188, page
717, granted and conveyed unto
Yury Zhuk, married.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Yury Zhuk DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$259,921.81,
PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Yury Zhuk
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$259,921.81 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF

PIKE COUNTY,
PENNSYLVANIA
Shapiro & DeNardo
3600 Horizon Drive, Ste. 150
King of Prussia, PA 18406
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1206-2014r SUR
JUDGEMENT NO. 1206-2014
AT THE SUIT OF Pennstar
Bank, a division of NBT Bank,
NA, now by assignment,
CNB Realty Trust vs Estate
of Maria Elena Salinas, by and
Through its Administratrix,
Teresita Ines Salinas
Archini DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

BY VIRTUE OF A WRIT
OF EXECUTION ISSUED
BY PENNSTAR BANK,
a division of NBT BANK,
NA, now by assignment
CNB REALTY TRUST v.
ESTATE OF MARIA ELENA
SALINAS, by and through its

Administratrix, TERESITA
INES SALINAS-ARCHINI,
Case No. 1206-2014.
ALL THAT CERTAIN lot
or parcel of land situate in the
Township of Delaware, County
of Pike and Commonwealth
of Pennsylvania. BEING Lot
No. 1, Block No. 109, Section
No. 2, as show on a map or
plan of Wild Acres, on file in
the Recorder of Deeds Office
at Milford, Pike County,
Pennsylvania, in Plat Book
Volume 6, Page 38.
BEING THE SAME
PREMISES in which Michael
Dalessio, Jr. by that certain deed
dated June 5, 1990 and recorded
in the office of the Recorder of
Deeds in and for the County
of Pike, State of Pennsylvania,
in Record Book 0266 Page
200, granted and Conveyed
unto Michael Dalessio, Jr. and
Debra Z. Dalessio, his wife, the
grantors herein.
TOGETHER with all and
singular, the rights, members,
hereditaments and appurtenances
to the said premises belonging
or in anywise incident or
appertaining.
TO HAVE AND TO HOLD
all and singular the premises
before mentioned unto the said
Grantee, Grantee's heirs and
assigns forever.
MAP/PARCEL/PLATE:
169.03-01-50
PIN NO. Control 072967
Lot Size:
PROPERTY ADDRESS:
101 Misty Morning Drive,
Dingmans Ferry, PA 18328

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Estate of Maria Elena Salinas, by and Through its Administratrix, Teresita Ines Salinas Archini DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$77,994.37, 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 Estate of Maria Elena Salinas, by and Through its Administratrix, Teresita Ines Salinas Archini DEFENDANTS, OWNERS REPUTED OWNERS TO

COLLECT \$77,994.37 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Hourigan Kluger & Quinn
600 3rd Avenue
Kingston, PA
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1214-2009r SUR JUDGEMENT NO. 1214-2014 AT THE SUIT OF Bank of America, NA successor by merger to BAC Home Loans Servicing, LP fka Countrywide Home Loan Servicing, LP vs Sheila D. Roberts aka Sheila Roberts and John J. Roberts DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY April 22, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 2009-01214

Bank of America, NA successor
by merger to BAC Home Loans
Servicing, LP fka Countrywide
Home Loan Servicing, LP v.
Sheila D. Roberts a/k/a Sheila
Roberts
John J. Roberts
owner(s) of property situate in
the PALMYRA TOWNSHIP,
PIKE County, Pennsylvania,
being
124 First Tafton Road f/k/a 123
Tafton View, Hawley, PA 18428
Parcel No. 043.01-02-17
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING
Judgment Amount: \$91,342.34
Attorneys for Plaintiff
Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Sheila D. Roberts aka Sheila
Roberts and John J. Roberts
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$91,342.34,
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
Sheila D. Roberts aka Sheila
Roberts and John J. Roberts
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$91,342.34 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., Ste 1400
1 Penn Ctr Plaza
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE
April 22, 2015
BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1320-2014r
SUR JUDGEMENT NO.
1320-2014 AT THE SUIT
OF Federal National Mortgage
Association (Fannie Mae)
vs Amy Turner aka Amy S.
Turner DEFENDANTS,

I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT PROPERTY
DESCRIPTION
BY VIRTUE OF A WRIT OF
EXECUTION TO CASE NO.
13202014

ISSUED TO PLAINTIFF:
FEDERAL NATIONAL
MORTGAGE
ASSOCIATION (“FANNIE
MAE”)
PROPERTY BEING
KNOWN AS:

ALL THAT CERTAIN piece,
parcel and tract of land situate,
lying and being in the Township
of Blooming Grove, County of
Pike and Commonwealth of
Pennsylvania, more particularly
described as follows to wit:
LOT 15, Block LIII, Hemlock
Farms Community, Stage VIII,
as shown on Plat of Hemlock
Farms Community, Laurel
Ridge, Stage VIII, recorded in
the office of the Recorder of
Deeds of Pike County in plat
book 5, page 134, on the 3rd day
of September, 1966.

TOGETHER with all
rights and privileges and
UNDER AND SUBJECT
to the covenants, exceptions,
conditions, reservations and

restrictions as of record.
Excepting and reserving unto
the Grantor, its successors and
assigns, the oil, minerals, and
gases therein.

PARCEL IDENTIFICATION
NO: 107.04-03-45, CONTROL
#: 01-0-037371

BEING KNOWN AS: 105
Ironwood Lane Hawley, PA
18428

IMPROVEMENTS
THEREON CONSIST OF:

Residential Dwelling
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Amy Turner
a/k/a Amy S. Turner
PIN NUMBER, WHICH IS
THE ASSESSMENT OR
PARCEL NO., MAP, BLOCK
AND LOT): PARCEL
IDENTIFICATION NO:
107.04-03-45, CONTROL #: 01-0-037371

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

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Amy Turner aka Amy S. Turner
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$137,474.83,
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 Amy
Turner aka Amy S. Turner
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$137,474.83 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Martha E. Von Rosenstiel
649 South Avenue, Ste. 7
Secane, PA 19018
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE
APRIL 22, 2015
BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1351-2013r

SUR JUDGEMENT NO
1351-2013 AT THE SUIT
OF Deutsche Bank National
Trust Company as Trustee
for the Certificateholders of
The Morgan Stanley ABS
Capital I Inc. Trust 2005-HE2,
Mortgage Pass-Through
Certificates, Series 2005-HE2
vs Matthew P. Wasileski
aka Matthew Wasileski and
Susan M. Wasileski aka Susan
Wasileski DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION
DOCKET NO: 1351-2013
ALL THAT CERTAIN lot
or piece of ground situate in
Dingman Township, County
of Pike, and Commonwealth of
Pennsylvania
TAX PARCEL NO:
110-040369
PROPERTY ADDRESS 210
Arbutus Lane Milford, PA
18337
IMPROVEMENTS: a
Residential Dwelling
SOLD AS THE PROPERTY
OF: Matthew P. Wasileski a/k/a
Matthew Wasileski Susan M.
Wasileski a/k/a Susan Wasileski
ATTORNEY'S NAME: Robert
W. Williams, Esquire

SHERIFF'S NAME: Phil Bueki

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Matthew P. Wasileski aka Matthew Wasileski and Susan M. Wasileski aka Susan Wasileski DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$279,376.17, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

Wasileski aka Susan Wasileski DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$279,376.17 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Milstead & Assoc.
1 E. Stow Road
Marlton, NJ 08053
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1386-2010r SUR JUDGEMENT NO. 1386-2010 AT THE SUIT OF Wells Fargo Bank, NA as Trustee for WaMu Mortgage Pass-Through Certificates, Series 2005-PR1 Trust vs Antonina Haughey and John Haughey DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY April 22, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN piece,

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

BEING Lot 35, Section B, Shohola Heights, as shown on plat or map of Shohola Heights subdivision recorded in the Office of Deeds of Pike County, in Plat Book 13, at page 26. Parcel No. 027.00-02-26 BEING the same premises which Josepha M. Riccardi and Laura A. Riccardi, husband and wife, by Deed dated September 16, 2004 and recorded in the Pike County of Deeds Office on September 20, 2004 in Deed Book 2069, page 1322, granted and conveyed unto John Haughey Antonina Haughey, husband and wife.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Antonina Haughey and John Haughey DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$86,089.98, 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 Antonina Haughey and John Haughey DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$86,089.98 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Shapiro & DeNardo
3600 Horizon Drive, Ste. 150
King of Prussia, PA 18406
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1453-2008r SUR JUDGEMENT NO.1453-2008r AT THE SUIT OF The Bank of New York Mellon

fka The Bank of New York as Trustee for the Benefit of the Certificateholders of the CWABS, Inc. asset-Backed Certificates, Series 2004-5 vs Ishaurna James and Cheryl Morris DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY April 22, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN lot, piece or parcel of land situate, lying and being the Township of Lehman, County of Pike and Commonwealth of Pennsylvania, more particularly described as follows:

Being Lot Number 107, Stage VIII, Pine Ridge, as shown on Plot of Pine Ridge, Inc. Stage VIII, recorded in the Office of the Recorder of Deeds, of Pike County in Plot Book Volume 10, Page 27, on June 20, 1973.

BEING KNOWN AS 1332 PINE RIDGE, BUSHKILL PA 18324

TAX PARCEL NO:

188.04-04-22

PARCEL ID#06-0-043273

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

OF PENNSYLVANIA TO Ishaurna James and Cheryl Morris DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$143,095.94, 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 Ishaurna James and Cheryl Morris DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$143,095.94 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group

701 Market Street
Philadelphia, PA 19106-1532
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1591-2013r SUR
JUDGEMENT NO. 1591-2013
AT THE SUIT OF Bank
of America, NA successor by
merger to BAC Home Loans
Servicing, LP fka countrywide
Home Loans Servicing, LP vs
Alexander Fontes and Sandra
Pinto DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

All that certain piece or parcel
or Tract of land situate Lehman,
Pike County, Pennsylvania,
and being known as 60
The Glen, FKA Lot51 The
Glen Tamiment, Bushkill,
Pennsylvania 18324.
Map Number: 188.03-04-43
Control Number: 06-0-105278
THE IMPROVEMENTS
THEREON: Residential

Dwelling
REAL DEBT: \$320,405.46
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF: Alexander
Fontes and Sandra Pinto
McCabe, Weisberg and
Conway, P.C.
123 South Broad Street, Suite
1400
Philadelphia, PA 19109

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Alexander Fontes and Sandra
Pinto DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$320,405.46,
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 Alexander Fontes and Sandra Pinto DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$320,405.46 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
McCabe, Weisberg & Conway
123 South Broad Street, te. 1400
Philadelphia, PA 19109
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE
April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1654-2013r SUR JUDGEMENT NO.1654-2013 AT THE SUIT OF JPMorgan Chase Bank, National Association vs Dimitrios Angelakakis DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY April 22, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID

DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 1654-2013-CIVIL JPMorgan Chase Bank, National Association

v.

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

238 At The Fls, Bushkill, PA 18324-9515

Parcel No. 196.04-03-04 – (Acreage or street address)

Improvements thereon:

RESIDENTIAL DWELLING

Judgment Amount: \$108,134.61

Attorneys for Plaintiff

Phelan Hallinan, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Dimitrios Angelakakis DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$108,134.61, 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 Dimitrios
Angelakakis DEFENDANTS,
OWNERS REPUTED
OWNERS TO COLLECT
\$108,134.61 PLUS COSTS
AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., Ste. 1400
1 Penn Ctr Plaza
Philadelphia, PA 19103
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION
ISSUED OUT OF THE
COURT OF COMMON
PLEAS, PIKE COUNTY,
CIVIL DIVISION, TO
EXECUTION NO 1786-2013r
SUR JUDGEMENT NO.
1786-2013 AT THE SUIT
OF JPMorgan Chase Bank,
National Association s/b/m
Chase Home Finance, LLC

s/b/m to Chase Manhattan
Mortgage Corporation vs
Thomas A. Molloy aka Thomas
A. Molley aka Thomas Andrew
Molloy and Nannette M.
Molloy aka Nannette M.
Molloy aka Nannette Marie
Molloy DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 1786-2013-CV
JPMorgan Chase Bank, National
Association s/b/m Chase
Home Finance, LLC s/b/m to
Chase Manhattan Mortgage
Corporation
v.
Thomas A. Molloy a/k/a Thomas
A. Molley aka Thomas Andrew
Molloy
Nannette M. Molloy a/k/a
Nannette M. Molley a/k/a
Nannette Marie Molloy
owner(s) of property situate
in LEHMAN TOWNSHIP,
PIKE County, Pennsylvania,
being
73 Walnut Drive, aka RR2 Box
72 A10, Bushkill, PA 18324
Parcel No. 197.03-01-59.005-
(Acreage or street address)
Improvements thereon:
RESIDENTIAL DWELLING

Judgment Amount: \$97,732.30
Attorneys for Plaintiff
Phelan Hallinan, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Thomas A. Molloy aka Thomas A. Molley aka Thomas Andrew Molloy and Nannette M. Molloy aka Nannette M. Molley aka Nannette Marie Molloy DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$97,732.30, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

PROPERTY OF Thomas A. Molloy aka Thomas A. Molley aka Thomas Andrew Molloy and Nannette M. Molloy aka Nannette M. Molley aka Nannette Marie Molloy DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$97,732.30 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1827-2011r SUR JUDGEMENT NO. 1827-2011 AT THE SUIT OF Christina Trust, a division of Wilmington Savings Fund Society, FSB, as trustee for Normandy Mortgage Loan Trust, Series 2013-17 vs Duron Holmes and Dina Sockwell DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY

April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION
CHRISTINA TRUST,
A DIVISION OF
WILMINGTON SAVINGS
FUND SOCIETY, FSB,
AS TRUSTEE FOR
NORMANDY MORTGAGE
LOAN TRUST, SERIES
2013-17

v.

Duron Holmes

Dina Sockwell

owner(s) of property situate in
the LEHMAN TOWNSHIP,
PIKE County, Pennsylvania,
being 1608/7 Wells Court, a/k/a
105 Wells Court, Bushkill, PA
18324

Parcel No. 196.02-05-68 –
(Acreage or street address)

Improvements thereon:

RESIDENTIAL DWELLING

Judgment Amount: \$220,132.73

Attorneys for Plaintiff

Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA TO
Duron Holmes and Dina
Sockwell DEFENDANTS,
OWNER, OR REPUTED
OWNERS OF THE
AFORESAID REAL
PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$220,132.73,

PLUS COSTS & INTEREST.
THE SALE MADE
SUBJECT TO ALL PAST
DUE AND CURRENT
REAL ESTATE TAXES
UNLESS OTHERWISE
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES
AND CLAIMANTS IS
HEREBY GIVEN THAT
A SCHEDULE OF
DISTRIBUTION WILL BE
FILED BY THE SHERIFF
ON A DATE SPECIFIED
BY THE SHERIFF NOT
LATER THAN THIRTY
(30) DAYS AFTER THE
SALE AND THAT
DISTRIBUTION WILL BE
MADE IN ACCORDANCE
WITH THAT SCHEDULE,
SEIZED AND TAKEN
IN EXECUTION AS THE
PROPERTY OF Duron
Holmes and Dina Sockwell
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$220,132.73 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
03/27/15 · **04/03/15** · 04/10/15

SHERIFF SALE
April 22, 2015
BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT

OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 1954-2013 SUR
JUDGEMENT NO. 1954-2013
AT THE SUIT OF Deutsche
Bank, National Trust Company
as Trustee for Equifirst Loan
Securitization Trust 2007-1,
Mortgage Pass-Through
Certificates, Series 2007-1 vs
Lynn A. Albrecht & William
Albrecht aka William B.
Albrecht DEFENDANTS,
I WILL EXPOSE TO
SALE OF PUBLIC
VENDUE OR OUTCRY
IN THE PIKE COUNTY
ADMINISTRATION
BUILDING, 506 BROAD
STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

ALL that certain lot, piece or
parcel of land situate in the
Township of Dingman, County
of Pike and Commonwealth
of Pennsylvania, being Lot
Number 11, Block No. 12,
Section Number 4. "Gold Key
Lake Estates", and recorded in
the Recorder of Deeds Office of
Milford, Pennsylvania, in Plat
Book Volume 6, at Page 16.
BEING Control #03-0-068953
and Map #109.02-02-17,005.
BEING the same premises
granted and conveyed unto
William Albrecht and Lynn
A. Albrecht, his wife, by Deed
of Robert Grazilla and Maria
Grazilla, his wife, dated October

3, 2003 and recorded October
6, 2003 in Pike County Record
Book 2010, page 1381.
BEING KNOWN AS: 132
Johnson Road, Milford, PA
18337
PROPERTY ID NO.:
109.02-02-17.005 and
03-0-068953
TITLE TO SAID PREMISES
IS VESTED IN William
Albrecht and Lynn A. Albrecht,
his wife, as tenants by the
entireties BY DEED FROM
Robert Grazilla and Maria
Grazilla, his wife DATED
10/03/2003 RECORDED
10/06/2003 IN DEED BOOK
2010 PAGE 1381.

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Lynn A. Albrecht
& William Albrecht aka
William B. Albrecht
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$357,217.04,
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 Lynn A. Albrecht & William Albrecht aka William B. Albrecht DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$357,217.04 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Udren Law Offices, PC
111 Woodcrest Rd, Ste 200
Cherry Hill, NJ 08003-3620
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 2014-2013r SUR JUDGEMENT NO. 2014-2013 AT THE SUIT OF Green Tree Servicing, LLC vs Luis A. Rivera DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC

VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY April 22, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

EXHIBIT A

APN 196-04-03-32

PARCEL 06-007-2167

The land referred to in this policy is situated in the State of PA, County of PIKE, City of BUSHKILL and described as follows:

All that certain property situated in the TOWNSHIP OF LEHMAN in the county of PIKE, and the Commonwealth of Pennsylvania, being described as follows: PARCEL 196-01-03-32 and being more fully described in a deed dated 05/07/2004, and recorded 05/14/2004, among the land records of the county and state set forth above, in Deed Book 2046, page 517.

ALL THAT CERTAIN LOT, PARCEL OR PIECE OF LAND SITUATE IN THE TOWNSHIP OF LEHMAN, COUNTY OF PIKE, AND COMMONWEALTH OF PENNSYLVANIA, BEING LOT 202, PHASE 1, SECTION 1, THE FALLS AT SAW CREEK, AS SHOWN ON A PLAN OF LOTS RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN

AND FOR THE COUNTY OF PIKE, IN PLOT BOOK VOLUME 22, PAGES 48 AND 50. BEING THE SAME PROPERTY CONVEYED TO LUIS A. RIVERA, A SINGLE INDIVIDUAL BY DEED FROM LINDA M. AROZARENA, A SINGLE INDIVIDUAL RECORDED 05/14/2004 IN DEED BOOK 2046 PAGE 517, IN THE OFFICE OF THE RECORDER OF DEEDS OF PIKE COUNTY, PENNSYLVANIA. BEING KNOWN AS: 202 At The Falls, Bushkill PA 18324

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Luis A. Rivera DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$90,593.01, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Luis A. Rivera DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$90,593.01 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
KML Law Group
701 Market Street
Philadelphia, PA 19106-1532
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 2232-2009r SUR JUDGEMENT NO. 2232-2009 AT THE SUIT OF Wells Fargo Bank, NA vs Marcos Otero DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD

STREET, MILFORD, PA
18337 ON WEDNESDAY
April 22, 2015 at 11:00 AM
PREVAILING TIME IN THE
AFORENOON OF SAID
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution
No. 2232-2009

Wells Fargo Bank, N.A.

v.

Marcos Otero

owner(s) of property situate
in the TOWNSHIP OF
DINGMAN, PIKE County,
Pennsylvania, being
198 Seneca Drive, A/K/A 4328
Conashaugh Lakes, Milford, PA
18337-9710

Parcel No. 121.04-02-23-
(Acreage or street address)

Improvements thereon:

RESIDENTIAL DWELLING

Judgment Amount: \$200,397.60

Attorneys for Plaintiff

Phelan Hallinan, LLP

THE SALE IS MADE BY
VIRTUE OF A WRIT OF
EXECUTION ISSUED BY
THE PROTHONOTARY OF
THE COMMONWEALTH
OF PENNSYLVANIA
TO Marcos Otero
DEFENDANTS, OWNER,
OR REPUTED OWNERS
OF THE AFORESAID
REAL PROPERTY FOR
EXECUTION UPON A
JUDGMENT ON THE
AMOUNT OF \$200,397.60,
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 Marcos Otero
DEFENDANTS, OWNERS
REPUTED OWNERS TO
COLLECT \$200,397.60 PLUS
COSTS AND INTEREST AS
AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,
PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., ste. 1400
1 Penn Center Plaza
Philadelphia, PA 19103
03/27/15 · 04/03/15 · 04/10/15

SHERIFF SALE

April 22, 2015

BY VIRTUE OF WRIT
OF EXECUTION ISSUED
OUT OF THE COURT
OF COMMON PLEAS,
PIKE COUNTY, CIVIL
DIVISION, TO EXECUTION
NO 2644-2010r SUR
JUDGEMENT NO. 2644-2010

AT THE SUIT OF Bank of America, NA as Successor by Merger to BAC Home Loans Servicing, LP vs Fredy A. Delarosa and Yanis Guilamo De Delarosa DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY April 22, 2015 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 2644-2010-CIVIL Bank of America, N.A. as Successor by Merger to BAC Home Loans Servicing, LP v. Fredy A. Delarosa Yanis Guilamo DE Delarosa owner(s) in the property situate in the LEHMAN TOWNSHIP, PIKE County, Pennsylvania, being 1781 Manchester Drive, Bushkill, PA 18324 Parcel No. 196.04-06-69 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$350,725.57 Attorneys for Plaintiff Phelan Hallinan, LLP

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

THE COMMONWEALTH OF PENNSYLVANIA TO Fredy A. Delarosa and Yanis Guilamo De Delarosa DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$350,725.57, 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 Fredy A. Delarosa and Yanis Guilamo De Delarosa DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$350,725.57 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF
PIKE COUNTY,

PENNSYLVANIA
Phelan & Hallinan
1617 JFK Blvd., Ste. 1400

1 Penn Ctr Plaza
03/27/15 · **04/03/15** · 04/10/15
