

The Luzerne Legal Register

Established 1872

(Cite Vol. 106 Luz. Reg. Reports)

VOL. 106 Wilkes-Barre, PA, Friday, September 23, 2016 NO. 39

POSTMASTER: Send address changes to THE LUZERNE LEGAL REGISTER,
Room 23, Court House, Wilkes-Barre, PA 18711-1001
Periodical postage paid at Wilkes-Barre, PA and additional office.

Price \$75. Per Year

Single Copies \$2.00

Advertising Must Be Received By 12 O'Clock Noon, Tuesday In The Week of Publication



(USPS 322-840)

PUBLISHED WEEKLY BY

The Wilkes-Barre Law and Library Association

Notice is hereby given to all persons concerned that accountants in the following estates have filed their accounts in the Office of the Register of Wills and Clerk of the Orphans' Court of Luzerne County and unless objections are filed thereto, said accounts will be audited and confirmed by the Orphans' Court Division of the Court of Common Pleas of Luzerne County at 9:30 A.M. on October 4, 2016, in Courtroom C, Third Floor, Penn Place, 20 North Pennsylvania Avenue, Wilkes-Barre, PA.

NO.	NAME OF ESTATE	ACCOUNTANT	FIDUCIARY CAPACITY
1.	Louise J. Blair a/k/a Louise Blair	Betty Ann Castree	Executrix
2.	Catherine Yates Britch	Sandor Yelen	Executor
3.	Jane Lampe Groh	Louis T. Palmeri and Nancy Frey	Executors
4.	Frances Irene Trethaway	Janice E. Horn	Guardian

The Luzerne County Orphans' Court, located at Penn Place, 20 North Pennsylvania Avenue, Wilkes-Barre, PA is a facility accessible to persons with disabilities. Please notify a member of the staff of the Honorable Richard M. Hughes, III, Judge at (570) 408-8190, if special accommodations are required.

NOTICE

It is strongly recommended that all attorneys having a matter on an Audit List of the Orphans' Court be present at the call of the Audit List. Any attorney seeking to be excused from attending the call of the Audit List must contact the staff in Judge Hughes' Chambers in advance of the call date in order to obtain permission from the Judge to be absent.

Sept. 16, 23

THE LUZERNE LEGAL REGISTER

DECEDENTS' ESTATES

Notice is hereby given that letters testamentary or of administration have been granted in the following estates. All persons indebted to said estates are required to make payment and those having claims or demands to present the same without delay to the administrators or executors named or their attorneys

FIRST PUBLICATION

ESTATE OF GALINA BRUSILOVSKI, late of Luzerne (died September 12, 2016), Gregory J. Raponi and Konstantin Brusilovski, Co-Executors; Hourigan, Kluger & Quinn, P.C., 600 Third Ave., Kingston, PA 18704

ESTATE OF DOLORES G. DANAY a/k/a Dolores Danay, late of Hazleton (died August 6, 2016), Cynthia Kilner, Administratrix; Frank Bognet, Esquire, P.O. Box 277, Hazleton, PA 18201-0277

ESTATE OF JOSEPHINE DANISHANKO, late of Wilkes-Barre (died May 5, 2016), Mary Rose Zike and Joan Danishanko, Co-Executrices; Michael C. McHugh, II, Esquire, 43 Kenilworth Dr., Shavertown, PA 18708

ESTATE OF MARY ANN FEDORICK, late of Hazle Twp. (died August 18, 2016), Alan S. Fedorick, Executor; Pasco L. Schiavo, Esquire, 1 Columbus Place, 199 North Church St., Hazleton, PA 18201-5874

ESTATE OF ARLENE M. FULK, late of Hazle Twp. (died August 18, 2016), Alan Fedorick, Executor; Pasco L. Schiavo, Esquire, 1 Columbus Place, 199 North Church St., Hazleton, PA 18201-5874

ESTATE OF LENORE HARRIS, late of Kingston (died September 6, 2016), David J. Harris, Esquire, 67-69 Public Sq., Suite 700, Wilkes-Barre, PA 18701, Executor

ESTATE OF MARGRIT HISLOP, late of Kingston Twp. (died August 17, 2016), Sandra Rostkowski, Executrix; Jannell L. Decker, Esquire, 1043 Wyoming Ave., Forty Fort, PA 18704

ESTATE OF RITA M. HOGGARTH, late of Shickshinny (died March 22, 2016), Elaine Carey, 1354 Bethel Hill Rd., Shickshinny, PA 18655, Administratrix

ESTATE OF IRENE E. KUBASEK, late of Conyngham (died February 21, 2016), John Michael Kubasek and Thomas Stephen Kubasek, Co-Executors; Stephen J. Bachman, Esquire, 26 Pierce St., Kingston, PA 18704

ESTATE OF JOHN MATTHEW PAVLICK, late of Ross Twp. (died December 9, 2015), Peter John Pavlick, Executor; Hiscox & Musto, 400 Third Ave., Suite 201, Kingston, PA 18704

ESTATE OF FLORENCE M. SHUBILLA a/k/a Florence Shubilla, late of Kingston (died September 6, 2016), Walter Shubilla, Executor; Bregman & Lantz, LLC, 1205 Wyoming Ave., Forty Fort, PA 18704

ESTATE OF JYSEN ROBERT DOUGLISH THOMPSON, late of Dallas (died September 13, 2014), Barbara A. Andrus, Administratrix; David J. Harris, Esquire, 67-69 Public Sq., Suite 700, Wilkes-Barre, PA 18701

ESTATE OF HELEN REGINA TROYNACKI, late of Exeter (died June 21, 2016), Jean Simenkiwicz and Jane Troynacki, Administratrices; Attorney David R. Lipka, Law Offices, New Bridge Center, 480 Pierce St., Suite #111, Kingston, PA 18704

THE LUZERNE LEGAL REGISTER

ESTATE OF FRANCIS RICHARD WIENCHKOWSKI a/k/a F. Richard Wienschkowski, late of Plymouth (died August 30, 2016), Dolores Bone, Administratrix; Stephen B. Killian, Esquire, 575 Pierce Street, Suite 303, Kingston, PA, 18704

ESTATE OF PASQUALE ZITO, late of Hazleton (died September 1, 2016), Piero J. Zito, Administrator; James V. Senape, Jr. Esquire, Catherine A. McGovern, Esquire and Michael B. Senape, Esquire, Senape & Associates, 612-614 Main St., P.O. Box 179, Freeland, PA 18224-0179

SECOND PUBLICATION

ESTATE OF MARGARET MARIE ATTARDO a/k/a Margaret M. Attardo, late of Pittston (died July 26, 2016), LouAnne Attardo, Executrix; Robert E. Donatelli, Esquire, Norris, McLaughlin & Marcus, P.A., 515 West Hamilton St., Suite 502, Allentown, PA 18101

ESTATE OF MARGARET B. AUSTIN, late of Bear Creek (died June 12, 2016), Margaret B. Austin and Peter R. Austin, Executors; James V. Senape, Jr., Esquire, Catherine A. McGovern, Esquire and Michael B. Senape, Esquire, Senape & Associates, 612-614 Main St., P.O. Box 179, Freeland, PA 18224-0179

ESTATE OF SAMANTHA BAKER, late of Dallas (died July 16, 2016), Mary Hoggarth, Administratrix; Bernard Walter, Esquire, 1674 Memorial Hwy., Shavertown, PA 18708

ESTATE OF RICHARD G. BELZA, late of West Wyoming (died May 18, 2016), Arlene D. Belza, Executrix; Joseph P. Giovannini, Jr., Esquire, 400 Third Ave., Suite 207, Kingston, PA 18704

ESTATE OF DORIS SENCOSKI CHIRICOS, late of Kingston (died February 20, 2016), Paul Chiricos, Administrator; Jeffrey A. Levine, Esquire, Herlands & Levine, 27 N. Main St., Suite 301, Carbondale, PA 18407

ESTATE OF WILLIAM R. CONIGLIO, late of Swoyersville (died May 29, 2016), Joan Coniglio, Executrix; Robert S. Betnar, Esquire, 126 S. Main St., Pittston, PA 18640

ESTATE OF WILLIAM CHARLES GOUDY, late of White Haven (died July 12, 2016), Eugene Goudy, Executor; Thomas J. Mosca, Esquire, 480 Pierce St., Kingston, PA 18704

ESTATE OF JOSEPH HASLEGO, late of Hazle Twp. (died August 30, 2016), William Michael Haslego, Executor; Joseph D. Ustynoski, Esquire, Ustynoski & Marusak, LLC, 101 West Broad St., Suite 205, Hazleton, PA 18201

ESTATE OF WILLIAM F. KELLER, III, late of Swoyersville (died August 19, 2016), Krista Ann Urban, Executrix; Robert S. Betnar, Esquire, 126 S. Main St., Pittston, PA 18640

ESTATE OF ELIZABETH F. KNAPPMAN a/k/a Betty Knappman, late of Wilkes-Barre (died July 14, 2016), Richard F. Knappman, Executor; Matthew Reinert, Esquire, 345 Market St., Kingston, PA 18704

ESTATE OF MICHAEL MICKNICK, late of Avoca (died July 8, 2016), Beverly Kirby, Executrix; John J. McGovern, Jr., Esquire, 321 Spruce St., Suite 201, Scranton, PA 18503

ESTATE OF KRISTOPHER D. MOULES, late of Larksville (died

THE LUZERNE LEGAL REGISTER

July 18, 2016), Kenneth Moules, Administrator; Matthew P. Kelly, Esquire, 400 Third Ave., Suite 205, Kingston, PA 18704

ESTATE OF DELLA NAPOLI a/k/a Della M. Napoli, late of Wyoming (died August 19, 2016), Florence J. Ferraro, Executrix; Saporito, Falcone & Watt, 490 North Main St., Pittston, PA 18640

ESTATE OF ANN H. PARKHURST, late of Shavertown (died July 18, 2016), Scott Parkhurst, Executor; Thomas J. Mosca, Esquire, 480 Pierce St., Kingston, PA 18704

ESTATE OF LOUIS PEZZNER, late of Ashley (died June 25, 2016), Harold Pezzner, Executor; Jeffrey A. Yelen, Esquire, 1000 Citizens Bank Center, 8 West Market St., Wilkes-Barre, PA 18701

ESTATE OF MILLIE DAMIANO ROSS, late of Pittston (died June 19, 2016) Charlene Sammon, Executrix; Francis J. Hoegen, Esquire, 152 S. Franklin St., P.O. Box 346, Wilkes-Barre, PA 18703-0346

ESTATE OF MICHAEL P. RUSH, late of Hazleton (died August 4, 2016), Brittany Marie Harbison, Executrix; Joseph R. Baranko, Jr., Esquire, The Slusser Law Firm, 1620 N. Church St., Suite 1, Hazleton, PA 18202

ESTATE OF JOSEPHINE SHISSION, late of Plains (died March 2, 2016), Lorraine Bozenko and Elizabeth Mushinsky, Co-Executrices; Jeffrey A. Yelen, Esquire, 1000 Citizens Bank Center, 8 West Market St., Wilkes-Barre, PA 18701

ESTATE OF EUGENE J. STUDENT, late of Hazle Township (died March 14, 2016), Joseph Student and Cory Student, Executors; Joseph R. Baranko, Jr., Esquire,

The Slusser Law Firm, 1620 N. Church St., Suite 1, Hazleton, PA 18202

ESTATE OF JOSEPH J. TIMKO, late of Nanticoke (died August 19, 2016), Scott Timko, Executor; Karen Byrnes Noon, Esquire, Michael J. O'Connor & Associates, LLC, 608 West Oak St., P.O. Box 201, Frackville, PA 17931

ESTATE OF DOLORES TORRES, late of Hazle Twp. (died December 29, 2015), Neydine M. Santiago, Administratrix; John R. Zonarich, Esquire, Skarlatos Zonarich, LLC, 17 S. 2nd St., 6th Fl., Harrisburg, PA 17101-2039

ESTATE OF BLANCHE YARRISH, late of Plains (died August 8, 2016), Gail Skupien, Executrix; Jeffrey A. Yelen, Esquire, 1000 Citizens Bank Center, 8 West Market St., Wilkes-Barre, PA 18701

THIRD PUBLICATION

ESTATE OF DAVID T. ANDES a/k/a David Thomas Andes, late of Shavertown (died June 28, 2016), Michelle Andes, Executrix; Hourigan, Kluger & Quinn, P.C., 600 Third Ave., Kingston, PA 18704

ESTATE OF LOUIS J. COLANGELO a/k/a Louis J. Colangelo, Jr. a/k/a Louis Colangelo a/k/a Louis Colangelo, Jr., late of Hazleton (died May 27, 2016), Nancy J. Colangelo, Executrix; Anthony T. Colangelo, Esquire, Gaitens, Tuceri and Nicholas, P.C., 519 Court Pl., Pittsburgh, PA 15219 or Joseph R. Ferdinand, Esquire, 67 North Church St., Hazleton, PA 18201

ESTATE OF PASQUALE CUSANO, late of Butler Twp. (died July 29, 2016), Gail D. Gieringer, 137 Redwood Dr., Douglasville, PA 19464, Executrix

THE LUZERNE LEGAL REGISTER

- ESTATE OF ALBIN S. GORKA, SR., late of Wilkes-Barre (died June 13, 2016), Josephine A. Stettler, Executrix; Richard C. Shiptoski, Esquire, 792 Market St., Kingston, PA 18704
- ESTATE OF MARGARET A. KOBAL a/k/a Margaret Kobal, late of Duryea (died October 17, 1996), Dolores R. Kobal, Administratrix; Girard J. Mecadon, Esquire, 363 Laurel St., Pittston, PA 18640
- ESTATE OF WILLIAM JOSEPH HADLEY, late of Avoca (died January 24, 2003), Margaret M. Sardo, Administratrix; Sebelin Law Offices, P.C., 120 S. First St., Lehighton, PA 18235
- ESTATE OF JOSEPH C. MATUSICK a/k/a Joseph Matusick, late of Pittston (died March 30, 2013), Patricia Wilk, Administratrix; Girard J. Mecadon, Esquire, 363 Laurel St., Pittston, PA 18640
- ESTATE OF EARL F. HARRISON, late of Edwardsville (died August 13, 2016), Helen B. Harrison, Executrix; Hourigan, Kluger & Quinn, P.C., 600 Third Ave., Kingston, PA 18704
- ESTATE OF FRANK M. NESGODA, JR., late of Dupont (died May 6, 2005), Lori Charnogursky, Administratrix; Sebelin Law Offices, P.C., 120 S. First St., Lehighton, PA 18235
- ESTATE OF DAWN IRENE HOBBS, late of Avoca (died November 20, 2006), Noelle Hobbs, Executrix; Sebelin Law Offices, P.C., 120 S. First St., Lehighton, PA 18235
- ESTATE OF RITA NEWTON, late of Sugar Notch (died May 21, 2016), Rose Poulakos, Administratrix; Bernard Walter, Esquire, 1674 Memorial Hwy., Shavertown, PA 18708
- ESTATE OF JOHN HOWARD HOCK a/k/a John H. Hock, late of Kingston (died June 13, 2016), Diane Aston, Executrix; Lewis W. Wetzel, Esquire, 1170 Highway 315, Suite 1, Plains, PA 18702
- ESTATE OF LUCY J. NIEMIEC, late of Wright Township (died August 24, 2016), Marsha Ann Wydra, Executrix; Bregman & Lantz, LLC, 1205 Wyoming Ave., Forty Fort, PA 18704
- ESTATE OF ROBERTA JONES, late of Duryea (died June 9, 2014), Charles Jones, Administrator; Eric W. Wassel, Esquire, 126 South Main St., Pittston, PA 18640
- ESTATE OF ANN REVESZ, late of Avoca (died September 25, 2008), Raymond Revesz, Administrator; Sebelin Law Offices, P.C., 120 S. First St., Lehighton, PA 18235
- ESTATE OF GERALD JOYCE, late of Avoca (died July 11, 1981), Colleen Dudley, Administratrix; Sebelin Law Offices, P.C., 120 S. First St., Lehighton, PA 18235
- ESTATE OF MARIE REVESZ, late of Avoca (died June 10, 2014), Raymond Revesz, Administrator; Sebelin Law Offices, P.C., 120 S. First St., Lehighton, PA 18235
- ESTATE OF EDNA KLUCHINSKUS, late of Avoca (died May 14, 2006), Karen Revesz, Administratrix; Sebelin Law Offices, P.C., 120 S. First St., Lehighton, PA 18235
- ESTATE OF RUTH SHAFFER, late of Avoca (died April 20, 1979), Gary H. Shaffer, Administrator; Sebelin Law Offices, P.C., 120 S. First St., Lehighton, PA 18235

THE LUZERNE LEGAL REGISTER

ESTATE OF KEVIN THOMAS TIGUE, SR., late of Pittston (died November 6, 2014), Jill Ann Tigie, Administratrix; Saporito, Falcone & Watt, 490 North Main St., Pittston, PA 18640

County Courthouse, 200 North River Street, Wilkes-Barre, Pennsylvania 18711, as the time and place for the hearing on said Petition, when and where all interested may appear and show cause why the prayer of the said Petitioner should not be granted.

Sept. 23

ESTATE OF VICTORIA ZACK, late of Avoca (died September 24, 1983), James J. DeGerolamo, Administrator; Sebelin Law Offices, P.C., 120 S. First St., Lehighton, PA 18235

PETITION FOR CHANGE OF NAME

NOTICE

NOTICE IS HEREBY GIVEN that on September 15, 2016, the Petition of Danielle Marie Korniskie was filed in the Court of Common Pleas of Luzerne County, No. 09612 of 2016 praying for a Decree to Change her name to Danielle Marie Fischinskie.

NOTICE IS HEREBY GIVEN that a Certificate of Organization for a Domestic Limited Liability Company has been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania on October 6, 2015 pursuant to the provisions of the Limited Liability Company Law of the Commonwealth of Pennsylvania Act of December 7, 1994 (P.L. 703 No. 106) for the following company:

A & B HANDYMAN SERVICES, LLC

Michael F. Bailey, Esquire
4099 Birney Avenue
Moosic, PA 18507

The Court has fixed October 3, 2016 at 9:30 a.m., Luzerne County Courthouse, 200 North River Street, Wilkes-Barre, Pennsylvania 18711, as the time and place for the hearing on said Petition, when and where all interested may appear and show cause why the prayer of the said Petitioner should not be granted.

Sept. 23

Sept. 23

PETITION FOR CHANGE OF NAME

PETITION FOR CHANGE OF NAME

NOTICE IS HEREBY GIVEN that on September 16, 2016, the Petition of Richard Hiroshi Sarker was filed in the Court of Common Pleas of Luzerne County, No. 9643 of 2016 praying for a Decree to Change his/her name to Alina Emi Sarker.

NOTICE IS HEREBY GIVEN that on September 15, 2016, the Petition of Amy Jane Smith was filed in the Court of Common Pleas of Luzerne County, No. 09610 of 2016 praying for a Decree to Change her name to Amy Jane Fischinskie.

The Court has fixed October 31, 2016 at 9:30 A.M., Luzerne

The Court has fixed October 3, 2016 at 9:30 a.m., Luzerne

THE LUZERNE LEGAL REGISTER

County Courthouse, 200 North River Street, Wilkes-Barre, Pennsylvania 18711, as the time and place for the hearing on said Petition, when and where all interested may appear and show cause why the prayer of the said Petitioner should not be granted.

Sept. 23

NOTICE OF HEARING

TO: PAUL HARRIS
RE: Adoption of B.G.B. (File No.: A-8469), Luzerne County Court of Common Pleas

A petition has been filed asking the Court to put an end to all rights you have to your child, B.G.B. The Court has set a hearing to consider ending your rights to your child. That hearing will be held as set forth below:

PLACE: Luzerne County Courthouse, Judge Bernard C. Brominski Building, Hearing Room 328, 113 W. North Street, Wilkes-Barre, PA 18711, USA

DATE: NOVEMBER 23, 2016

TIME: 1:45 p.m.

You are warned that even if you fail to appear at the scheduled hearing the hearing will go on without you and your rights to your child may be ended by the Court without you being present. You have a right to be represented at the hearing by a lawyer. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, go to or phone one of the offices set forth below to find out where you can get legal help.

North Penn Legal Services
33 North Main St.
Suite 200
Pittston, PA 18640, USA
1 (570) 299-4100

- or -

Luzerne County Public Defender's Office
Luzerne County Courthouse
Wilkes-Barre, PA 18711, USA
1 (570) 825-1754
ANTHONY G. ROSS,
ESQUIRE
LAW OFFICES OF
TONY ROSS
126 S. Main Street
Pittston, PA 18640
Phone: 1 (570) 654-6499
Sept. 9, 16, 23

NOTICE OF HEARING

TO: Jamie Taylor and Donald Trollinger

RE: Adoption and Goal Change of J.M.T., K.R.T. and N.N.T., Luzerne County Court of Common Pleas, Wilkes-Barre, Pennsylvania

Petitions have been filed asking the Court to put an end to all rights you have to your children, J.M.T., K.R.T. and N.N.T. The Court has set a hearing to consider ending your rights to your children. That hearing will be held as set forth below:

PLACE: Luzerne County Courthouse, Bernard C. Brominski Building, Orphans' Courtroom, 3rd Floor, 113 West North Street, Wilkes-Barre, Pennsylvania.

DATE: November 16, 2016.

TIME: 1:30 p.m.

THE LUZERNE LEGAL REGISTER

You are warned that even if you fail to appear at the scheduled hearing the hearing will go on without you and your rights to your children may be ended by the Court without you being present. You have a right to be represented at the hearing by a lawyer.

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

Luzerne County Public Defender's Office

Luzerne County Courthouse
200 N. River Street
Wilkes-Barre, PA 18711
(570) 825-1754
ANDREW LAZAR, ESQUIRE
Luzerne County Children
and Youth Services

111 North Pennsylvania
Avenue
Wilkes-Barre, PA 18701
Telephone No.:
(570) 826-8700 *2015
Sept. 23, 30; Oct. 7

NOTICE OF HEARING

TO: Heidi Grabko
RE: Adoption of S.B., Jr., Adoption Number: A-8466, Docket Number: CP-40-DP-167-2015, Luzerne County Court of Common Pleas; Adoption of S.B., Adoption Number: A-8456, Docket Number: CP-40-DP-499-2014, Luzerne County Court of Common Pleas; Adoption of B.G.G., Adoption Number: A-8465, Docket Number: CP-40-DP-62-2016,

Luzerne County Court of Common Pleas

A petition has been filed asking the Court to put an end to all rights you have to your children, S.B., Jr., S.B. and B.G.G. The Court has set a hearing to consider ending your rights to your child and to change the permanency goal from reunification to adoption. That hearing will be held as set forth below:

PLACE: Luzerne County Courthouse, Bernard C. Brominski Building, Orphans' Courtroom, 3rd Floor, 113 West North Street, Wilkes-Barre, PA 18711.

DATE: October 27, 2016.

TIME: 1:30 p.m.

You are warned that even if you fail to appear at the scheduled hearing the hearing will go on without you and your rights to your child(ren) may be ended by the Court without you being present. You have a right to be represented at the hearing by a lawyer. YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE ONE OF THE OFFICES SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

North Penn Legal Services
33 North Main Street
Suite 200
Pittston, PA 18640
(570) 299-4100

- or -

Luzerne County Public Defender's Office
60 North Pennsylvania Blvd.
Wilkes-Barre, PA 18711
(570) 825-1754

THE LUZERNE LEGAL REGISTER

ANDREW F. LAZAR, ESQUIRE
Luzerne County Children
and Youth Services
111 North Pennsylvania
Avenue
Wilkes-Barre, PA 18701
Telephone No.:
(570) 826-8710
Sept. 23, 30; Oct. 7

NOTICE OF HEARING

TO: Sean Boninski, Sr.
RE: Adoption of S.B., Jr., Adop-
tion Number: A-8466, Docket
Number: CP-40-DP-167-2015,
Luzerne County Court of Com-
mon Pleas, Wilkes-Barre,
Pennsylvania

A petition has been filed ask-
ing the Court to put an end to all
rights you have to your child,
S.B., Jr. The Court has set a
hearing to consider ending your
rights to your child and to change
the permanency goal from reuni-
fication to adoption. That hearing
will be held as set forth below:

PLACE: Luzerne County
Courthouse, Bernard C. Bromin-
ski Building, Orphans' Court-
room, 3rd Floor, 113 West North
Street, Wilkes-Barre, Pennsylva-
nia 18711.

DATE: October 27, 2016.

TIME: 1:30 p.m.

You are warned that even if
you fail to appear at the sched-
uled hearing the hearing will go
on without you and your rights
to your child(ren) may be ended
by the Court without you being
present. You have a right to be
represented at the hearing by a
lawyer. YOU SHOULD TAKE
THIS PAPER TO YOUR LAWYER

AT ONCE. IF YOU DO NOT HAVE
A LAWYER OR CANNOT AFFORD
ONE, GO TO OR TELEPHONE
ONE OF THE OFFICES SET
FORTH BELOW TO FIND OUT
WHERE YOU CAN GET LEGAL
HELP.

North Penn Legal Services
33 North Main Street
Suite 200
Pittston, PA 18640
(570) 299-4100

- or -

Luzerne County Public
Defender's Office
60 North Pennsylvania Blvd.
Wilkes-Barre, PA 18711
(570) 825-1754
ANDREW F. LAZAR, ESQUIRE
Luzerne County Children
and Youth Services

111 North Pennsylvania
Avenue
Wilkes-Barre, PA 18701
Telephone No.:
(570) 826-8700

Sept. 23

NOTICE OF HEARING

IN THE COURT OF COMMON
PLEAS OF LUZERNE COUNTY
ORPHANS' COURT DIVISION

NO. A-8327

IN RE: ADOPTION OF
QUENTIN WILLIAM MacBLAIN,
A MINOR

TO: Kathy Jane Moore, 194 Rob-
ert Street, Nanticoke, PA

A Petition has been filed ask-
ing the Court to allow the adop-
tion of your child, Quentin Wil-
liam MacBlain. The Court has set
a hearing to consider ending your

THE LUZERNE LEGAL REGISTER

rights to your child and allowing an adoption. That hearing will be held as set forth below:

PLACE: Luzerne County Courthouse, Bernard C. Brominski Building, 113 West North Street, Third Floor, Wilkes-Barre, Pennsylvania 18711.

DATE: November 23, 2016.

TIME: 2:45 P.M.

If you do not appear at this hearing, the Court may decide that you are not interested in retaining your rights to your child and your failure to appear may affect the Court's decision on whether to end your rights to your child. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and, your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer.

You should take this paper to your lawyer at once. If you do not have a lawyer, go to or telephone the office set forth below. This office can provide you with information about hiring a lawyer. If you cannot afford to hire a lawyer, this office may be able to provide you with information about agencies that may offer legal services to eligible persons at a reduced fee or no fee.

NORTH PENN LEGAL SERVICES, INC.

33 North Main Street

Suite 200

Pittston, PA 18640

(570) 299-4100

(877) 953-4250 Toll Free

(570) 824-0001 Fax

- or -

101 West Broad Street

Suite 513

Hazleton, PA 18201

(570) 455-9512

(877) 953-4250 Toll Free

(570) 455-3625 Fax

Sept. 23

NOTICE

NOTICE IS HEREBY GIVEN to Samuel R. Shaw and Rose Shaw, his wife, their heirs and assigns generally, and all other persons having any interest in the hereafter described property that on August 26, 2016, Lisa Lanning, also known by prior marriage as Lisa Thorne, instituted an action against you filed to No. 8904 of 2016 in the Court of Common Pleas of Luzerne County to Quiet Title to the following described premises:

ALL that certain piece or parcel of land situate in the Township of Ross, County of Luzerne and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the westerly side of a township road leading from Prichards Corners to Sweet Valley, said pint also being common to lands about to be conveyed to Larry Lanning;

THENCE along said lands about to be conveyed to Larry Lanning North 81 degrees 41 minutes West a distance of one thousand thirty-nine and seventy-seven hundredths (1039.77) feet to an iron pin;

THENCE along lands now or late of Charles Long South 7 degrees 50 minutes West a dis-

THE LUZERNE LEGAL REGISTER

tance of three hundred ten (310.00) feet to an iron pin;

THENCE along lands now or late of Ralph Callender South 83 degrees 12 minutes East a distance of six hundred ninety-five and sixty-three hundredths (695.63) feet to an iron pin;

THENCE along lands now or late of Stanley Evans North 5 degrees 26 minutes East a distance of one hundred thirty-one and sixty-two hundredths (131.62) feet to an iron pin;

THENCE still along said lands now or late of Stanley Evans South 82 degrees 02 minutes East a distance of three hundred fifty-seven and thirty-three hundredths (357.33) feet to an iron pin;

THENCE along said township road leading from Prichards Corners to Sweet Valley North 5 degrees 05 minutes East a distance of one hundred fifty-eight and thirty-one hundredths (158.31) feet to an iron pin, the point of beginning.

CONTAINING 6.073 acres of land.

BEING the same premises conveyed to the Grantors herein by Deed of Lisa Thorne, now by retaking maiden name Lisa Lanning and Jason R. Thorne, formerly her husband dated June 13, 2013 and having been recorded in the Office of the Recorder of Deeds in and for Luzerne County as Instrument Number 201408818 in Record Book 3014 at page 30903, et seq. P.I.N.: 54-G4-00A-063-000.

The Court has fixed October 31, 2016 at 9:30 A.M. at the Lu-

zerne County Courthouse, Third Floor as the time and place for hearing on said action.

You are further notified to appear and defend the action within twenty (20) days from publication hereof, and that in default of appearance or defense to such action, a Decree may be entered that Plaintiff has a valid and indefeasible title to said premises against you, and that you will be permanently and perpetually enjoined from impeaching, denying, attacking, or in any way setting up any claim of title to said premises, unless you bring an Action of Ejectment or such other action as the Court may direct within thirty (30) days from the date of said Decree.

You have been sued in Court. If you wish to defend against the claim set forth herein, 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 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 Plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD

THE LUZERNE LEGAL REGISTER

ONE, GO TO OR TELEPHONE
THE OFFICE SET FORTH BE-
LOW TO FIND OUT WHERE YOU
CAN GET LEGAL HELP.

North Penn Legal Services, Inc.
33 N. Main Street
Suite 200
Pittston, PA 18640
(570) 299-4100
(570) 824-0001 Fax
(877) 953-4250 Toll Free

- or -

101 West Broad Street
Suite 513
Hazleton, PA 18201
(570) 455-9512
(570) 455-3625 Fax
(877) 953-4250 Toll Free

MARK P. McNEALIS,
ESQUIRE

5929 Main Road
Hunlock Creek, PA 18621
(570) 477-2971

Sept. 23

NOTICE

NOTICE IS HEREBY GIVEN
that Articles of Incorporation for:

LEFFLER FAMILY
SERVICES, INC.

a Pennsylvania business corpo-
ration, with its principal office
located in Luzerne County, Penn-
sylvania, were filed with the De-
partment of State of the Com-
monwealth of Pennsylvania on
June 13, 2016, pursuant to the
provisions of the Act of December
21, 1988, P.L. 1444, as amended
and supplemented.

KATHRYN L. MASON,
ESQUIRE
JSDC LAW OFFICES

P.O. Box 650
Hershey, PA 17033-0650

Sept. 23

NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY PURSUANT
TO Pa. R.C.P. 3129(2)

IN THE COURT OF COMMON
PLEAS OF CARBON COUNTY

NO. 16-0301

ACTION IN MORTGAGE
FORECLOSURE

CITIZENS SAVINGS BANK,
Plaintiff

vs.

TINA L. WILLIAMS,
Defendant

NOTICE TO: TINA L. WILLIAMS
NOTICE IS GIVEN that by
virtue of a Writ of Execution is-
sued under the judgment entered
in the above-captioned action
and directed to the Sheriff of
Carbon County, there will be
exposed to public sale, by vendue
or outcry to the highest and best
bidders, for cash, in the Carbon
County Courthouse, in the Bor-
ough of Jim Thorpe, Carbon
County, Pennsylvania, on Thurs-
day, November 10, 2016, at
11:00 a.m., in the forenoon of
the said day, all your right title
and interest in and to all certain
piece of parcel of land situate in
Borough of Weatherly, Carbon
County, Pennsylvania, more particu-
larly described in Carbon
County Deed Book 1628, page
367.

NOTICE OF SHERIFF'S SALE
of Real Property (real estate) on
Thursday, November 10, 2016,
at 11:00 a.m., in the Carbon
County Courthouse, 4 Broadway,
Jim Thorpe, Pennsylvania 18229.

THE LUZERNE LEGAL REGISTER

THE PROPERTY TO BE SOLD is located at: 331 Third Street, Weatherly Borough, Carbon County, Pennsylvania 18255 and is improved with a home.

THE PROPERTY TO BE SOLD is assessed under TAX MAP #: 102A1-58-L14.

BEING THE SAME PREMISES conveyed by Russell W. Onimus and Sheryl Onimus, his wife to TINA L. WILLIAMS by Deed dated September 28, 2007 and recorded in Carbon County Deed Book 1628, page 367.

THE JUDGMENT ON WHICH THE SALE IS BEING HELD is a judgment in mortgage foreclosure in the amount of \$95,993.93 docketed in Carbon County to the above term and number, as reflected in the Writ of Execution, plus additional interest, attorney's fees, late charges, costs and escrow advances through the date of payment in full.

THE OWNER(S) OR REPUTED OWNER(S) OF THE PROPERTY IS: TINA L. WILLIAMS.

NOTICE IS GIVEN to all parties and claimants in interest

that the sheriff will, for all sales where the filing a schedule of distribution is required, file the said schedule of distribution not later than thirty (30) days of sale, in his office, where the same will be available for inspection, and that distribution will be made in accordance with the schedule, unless exceptions are filed there-to within ten (10) days after the filing of the schedule.

SEIZED AND TAKEN IN EXECUTION at the suit of Citizens Savings Bank vs. Tina L. Williams. Sheriff to collect \$95,993.93 as reflected in the Writ of Execution, plus additional interest, attorney's fees, late charges and escrow advances through the date of payment in full.

DAVID K. BROWN, ESQUIRE
KREDER BROOKS
HAILSTONE LLP
Attorneys for Plaintiff
220 Penn Avenue
Suite 200
Scranton, PA 18503
(570) 346-7922

Sept. 23



Luzerne County, Pennsylvania

Sheriff's Department

SALE DATE:

FRIDAY - OCTOBER 7, 2016

EDITOR'S NOTE:

The following Geographical Index of Municipalities for the Sheriff Sale Property Listings included in this Volume is merely an Editor's Note for readers. It is not part of the official sale listing received by *The Luzerne Legal Register* from the Sheriff's Department.

Please note that the Sheriff's Department sometimes removes properties from the official listing prior to publication of the issue. So, if a Property Sale Number is listed in this unofficial index but is not in the official body, it has been removed by the Sheriff's Department.

THE LUZERNE LEGAL REGISTER

Luzerne County Sheriff's Department
 Sale Date: FRIDAY, OCTOBER 7, 2016

Municipality	Property Sale Listing Nos.
ASHLEY BORO	
AVOCA BORO	109
BEAR CREEK TWP	89
BLACK CREEK TWP	96
BUCK TWP	18
BUTLER TWP	39, 55, 67, 133
CONYNGHAM BORO	
CONYNGHAM TWP	35
COURTDALE BORO	
DALLAS BORO	
DALLAS TWP	76
DORRANCE TWP	
DUPONT BORO	
DURYEA BORO	12
EDWARDSVILLE BORO	121, 132
EXETER BORO	49
EXETER TWP	28
FAIRVIEW TWP	33, 82

THE LUZERNE LEGAL REGISTER

Luzerne County Sheriff's Department - Sale Date: FRIDAY, OCTOBER 7, 2016

FAIRMOUNT TWP	98, 127
FORTY FORT BORO	20, 112, 119
FOSTER TWP	115
FRANKLIN TWP.	
FREELAND BORO	1, 32, 77, 103
HANOVER TWP	21, 30, 66, 72, 85, 97, 108, 111, 123, 135
HARVEY'S LAKE BORO	5, 59
HAZLE TWP	54, 80, 128
HAZLETON CITY	4, 22, 23, 45, 48, 52, 57, 61, 64, 65, 73 91, 92, 95, 100, 113, 117, 126, 129
JACKSON TWP	11
JENKINS TWP	114
KINGSTON BORO	29, 42, 70, 120, 134
KINGSTON TOWNSHIP	122, 124
LAFLIN BORO	79
LAKE TWP	
LARKSVILLE BORO	13, 31
LEHMAN TWP	105
LUZERNE BORO	9, 86, 110

THE LUZERNE LEGAL REGISTER

Luzerne County Sheriff's Department - Sale Date: FRIDAY, OCTOBER 7, 2016

NANTICOKE CITY	3, 8, 16, 94, 106
NEWPORT TWP	
PITTSTON CITY	14, 43, 62, 83, 107, 116
PITTSTON TWP	
PLAINS TWP	58, 118, 125, 131
PLYMOUTH BORO	15, 19, 34, 40, 88
PLYMOUTH TWP	
PRINGLE BORO	
ROSS TWP	99, 104
SALEM TWP	51
SHICKSHINNY BORO	56
SLOCUM TWP	
SUGARLOAF TWP	53
SWOYERSVILLE BORO	17, 26, 68, 102
UNION TWP	
WARRIOR RUN BORO	
WEST HAZLETON BORO	7, 81, 87
WEST PITTSTON BORO	25, 74
WHITE HAVEN BORO	37

THE LUZERNE LEGAL REGISTER

Luzerne County Sheriff's Department - Sale Date: FRIDAY, OCTOBER 7, 2016

WILKES-BARRE CITY	2, 6, 10, 24, 36, 38, 41, 44, 46, 47, 60, 63, 69, 71, 75, 78, 90, 93, 101, 130
WILKES-BARRE TWP	
WRIGHT TWP	27, 50
WYOMING BORO	84
YATESVILLE BORO	

END of Listing.

THE LUZERNE LEGAL REGISTER

LUZERNE COUNTY SHERIFF'S SALES
SALE DATE: OCTOBER 7, 2016

By virtue of Writs of Execution issued out of the Court of Common Pleas of Luzerne County, directed to me, there will be exposed to public sale, by vendue or outcry to the highest and best bidders, for cash in the Courthouse, in the City of Wilkes-Barre, Luzerne County, Pennsylvania on October 7, 2016, at 10:30 A.M., in the forenoon of the said day, all rights, titles and interests of the Defendants to the following real estate to wit:

SHERIFF'S SALE NO. 1610-1

Case Number: 2016-4217

Plaintiff: Nationstar Mortgage LLC vs. Defendant(s): Victor Abreu.
Owner(s) of the property situate in the Borough of Freeland, Luzerne County, Pennsylvania.
Being parcel number and pin number R9NE2 B20 L15.
Property being known as: 831 Front Street, Freeland, PA 18224.
Improvements thereon: Residential Dwelling.

ROBERT W. WILLIAMS, ESQUIRE

SHERIFF'S SALE NO. 1610-3

Case Number: 2013-02548

Plaintiff: U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF vs. Defendants: KRISTY L. ANDREJACK AND THOMAS J. ANDREJACK, JR., owners of the property situate in the City of Nanticoke, County of Luzerne, Commonwealth of Pennsylvania and being property known as 162 South Hanover Street, Nanticoke, PA 18634.

PIN NO. J7SW2-B14-L25. PLATE NO. 42-11-106-3.
IMPROVEMENTS THEREON: A residential dwelling house.

LEON P. HALLER, ESQUIRE
PURCELL, KRUG & HALLER
Attorneys for Plaintiff
1719 North Front Street
Harrisburg, PA 17102

SHERIFF'S SALE NO. 1610-4

Case Number: 2015-13058

Plaintiff: Carrington Mortgage Services, LLC vs. Defendant: Hector Anziani.
Owner(s) of the property situate in the City of Hazleton, Luzerne County.
Being parcel number and pin number: T8SW31 B12 L13A.
Property being known as: 121 East Green Street, Hazleton, PA 18201.
Improvements thereon: Residential Dwelling.

SARAH K. McCAFFERY, ESQUIRE
SHAPIRO & DeNARDO, LLC
3600 Horizon Drive
Suite 150
King of Prussia, PA 19406

SHERIFF'S SALE NO. 1610-5

Case Number: 2016-5014

Plaintiff: Federal National Mortgage Association ("Fannie Mae") vs. Defendant(s): Scott A. Arellano.
Owner of the property situate in the Harvey's Lake Borough, Luzerne County, Pennsylvania.
Being Plate 74-37-827-8. Pin No. 74-D6S4-19-4.
Property being known as: 30 May Avenue f/k/a 211 May Avenue, Harveys Lake, PA 18618.
Improvements thereon: Residential Dwelling.

MARTHA E. VON ROSENSTIEL, ESQUIRE / No. 52634
HEATHER RILOFF, ESQUIRE / No. 309906
JENIECE D. DAVIS, ESQUIRE / No. 208967
MARTHA E. VON ROSENSTIEL, P.C.
Attorneys for Plaintiff
649 South Avenue, Unit 6
Secane, PA 19018
(610) 328-2887

SHERIFF'S SALE NO. 1610-6

Case Number: 2016-00939

CAPITAL ONE N.A. s/b/m TO CHEVY CHASE BANK vs. VICTORIA C. ARGENTA & VIRGIL E. ARGENTA JR.

THE LUZERNE LEGAL REGISTER

OWNERS of the property Victoria C. Argenta & Virgil E. Argenta Jr. situate in the City of Wilkes-Barre., Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: H10NW4 B18 L17.

PROPERTY being known as: 345 North Main Street, Wilkes-Barre, PA 18702.

IMPROVEMENTS thereon: Residential Dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-7

Case Number: 2016-01806

NATIONSTAR MORTGAGE LLC vs. FRANCIS CRESPO ARIAS.

OWNER of the property Francis Crespo Arias situate in the Borough of West Hazleton, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: T7SE2 B15 L10.

PROPERTY being known as: 216-218 Winters Avenue, West Hazleton, PA 18202.

IMPROVEMENTS thereon: Residential Dwelling.

NORA C. VIGGIANO, ESQUIRE, Pa. ID 320864
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-8

Case Number: 2016-2769

Wells Fargo Bank, NA vs. Jaquelyn Avery.

Owner(s) of the property situate in NANTICOKE CITY, Luzerne County, Pennsylvania.

Property being known as: 285 East Grand Street, Nanticoke, PA 18634-3209.

PIN: 42-J7SE1-23-14. Plate: 42-9-326-2.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN Jaquelyn Avery, single, by Deed from Casimir Lasecki, Executor of the Estate of Eleanor Lasecki, deceased and Casimir A. Lasecki and Joseph P. Lasecki, dated 06/30/2009, recorded 07/01/2009 in Book 3009, Page 128423.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-9

Case Number: 2015-11866

Plaintiff WELLS FARGO BANK, N.A. s/b/m TO WELLS FARGO HOME MORTGAGE, INC. vs. Defendant(s) SAMUEL C. BARBOSE and KAREN A. BARBOSE.

Owner(s) of property situate in BOROUGH OF LUZERNE, Luzerne County, Pennsylvania.

Being parcel number and pin number G9NE2B011L007.

Property being known as 392 BENNETT ST, LUZERNE, PA 18709.

Improvements thereon: Residential property.

POWERS, KIRN & ASSOCIATES, LLC

SHERIFF'S SALE NO. 1610-10

Case Number: 2016-411

Plaintiff BANK OF AMERICA, N.A. vs. Defendant(s) EUGENE BASHAM.

Owner(s) of property situate in CITY OF WILKES-BARRE, Luzerne County, Pennsylvania.

Being parcel number and pin number 73-19NE1 -014-005-000.

Property being known as 117 PARRISH STREET, WILKES-BARRE, PA 18702.

Improvements thereon: Residential property.

POWERS, KIRN & ASSOCIATES, LLC

SHERIFF'S SALE NO. 1610-11

Case Number: 2015-06345

Deutsche Bank Trust Company Americas, as Trustee for Residential Accredit Loans, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2004-QA2, c/o Ocwen Loan Servicing, LLC v. Carol Bella and Paul Bella.

Owner(s) of the property SITUATE IN THE TOWNSHIP OF JACKSON, COUNTY OF LUZERNE AND STATE OF PENNSYLVANIA.

ALSO KNOWN AS 132 Briarwood Drive, Shavertown, PA 18708.

TITLE TO SAID PREMISES IS VESTED IN, Carol Bella and Paul Bella, dated December 2, 1993 and recorded December 3, 1993 in the Office of the Recorder of Deeds for the County of Luzerne in Book 2477 Page 079.

THE LUZERNE LEGAL REGISTER

Being Luzerne County tax PLATE NUMBER 31-130-2-D9-2 PIN NUMBER 31-G8S2 -001-010-000.

Improvements thereon consist of: Residential Real Estate.

NOTICE IS HEREBY given to all claimants and parties in interest that the Sheriff will within thirty (30) days thereafter file a schedule of distribution in his office, where the same will be available for inspection and the distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

SEIZED AND TAKEN into execution at the suit of By virtue of a Writ of Execution issued by: Deutsche Bank National Trust Company as Trustee for Citigroup Home Equity Loan Trust, Series 2003-HE1, Asset Backed Pass-Through Certificates, Series 2003-HE1 c/o Ocwen Loan Servicing, LLC v. Carlos Disla and Rafael E. Disla.

STERN & EISENBERG, PC
Attorneys for Plaintiff
The Shops at Valley Square
1581 Main Street, Suite 200
Warrington, PA 18976
(215) 572-8111

SHERIFF'S SALE NO. 1610-12

Case Number: 201601002

Plaintiff LSF9 Master Participation Trust vs. Defendant(s) ELAINE BELLAS a/k/a ELAINE YVETTE BELLAS, WAYNE BELLAS a/k/a WAYNE STEVEN BELLAS.

Owner(s) of the property situate in Borough of Duryea, Luzerne County, Pennsylvania.

Being plate number: 14-3-485-2. Pin number: 14-D12SW2-004-001-000.

Property being known as: 212 Foote Avenue, Duryea, PA 18642.

Improvements thereon: Residential Property.

UDREN LAW OFFICES, P.C.

SHERIFF'S SALE NO. 1610-13

Case Number: 2016-03535

BAYVIEW LOAN SERVICING, LLC vs. STEVEN M. BERG.

OWNER of the property Steven M. Berg situate in the Borough of Larksville, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: G9S1 B5 L4A.

PROPERTY being known as: 88-90 Thomas Street, Larksville, PA 18704.

IMPROVEMENTS thereon: Residential Dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-14

Case Number: 2015-5789

Pennymac Loan Services, LLC vs. William J. Brennan a/k/a William Brennan and Kathryn Brennan.

Owner(s) of the property situate in PITTSTON CITY, Luzerne County, Pennsylvania.

Being Plate Number: 72-11-353-11 and Pin #: 72-E11SE1-037-030-000.

Property being known as: 156 Johnson Street, Pittston, PA 18640.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN William J. Brennan and Kathryn Brennan, his wife, by Deed from C.R. Homes, LLC, dated 04/21/2006, recorded 05/19/2006 in Book 3006, Page 132864.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-15

Case Number: 2012-10237

Plaintiff Ocwen Loan Servicing, LLC vs. Defendant(s) ESTATE OF RICHARD D. BURKE c/o ROSEMARY A. BURKE, ADMINISTRATRIX, ROSEMARY A. BURKE, INDIVIDUALLY AND ADMINISTRATRIX OF THE ESTATE OF RICHARD D. BURKE, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER RICHARD D. BURKE, LAST RECORD OWNER.

Owner(s) of the property situate in Borough of Plymouth, Luzerne County, Pennsylvania.

Being plate number: 48-8-198-6. Pin number: 18NW2 B013 L009.

Property being known as: 99 Coal Street, Plymouth, PA 18651.

Improvements thereon: Residential Property.

UDREN LAW OFFICES, P.C.

THE LUZERNE LEGAL REGISTER

SHERIFF'S SALE NO. 1610-16

Case Number: 2015-14334

Pingora Loan Servicing, LLC vs. Mandy A. Burkland and William T. Graboske.

Owner(s) of the property situate in Nanticoke City, Luzerne County, Pennsylvania.

Being Plate Number: 42-4-220-4. Pin #: 42-J7NW2 -010-011-000.

Property being known as: 108 Garfield Street, Nanticoke, PA 18634.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN Mandy A. Burkland and William T. Graboske, as joint tenants with rights of survivorship, by Deed from Jean Price, widow, dated 08/22/2003, recorded 08/25/2003 in Book 3003, Page 249218.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-17

Case Number: 2015-12742

Plaintiff, Fairway Consumer Discount Company vs. CARC, LLC.

Owner of the properties situate in the Borough of Swoyersville, Luzerne County, Pennsylvania.

Being Parcel Numbers and Property Identification Numbers: F10NE1 B014 L009 and F10NW3 B011 L003.

Properties being known as: 256-258 Hughes Street and 323 Hughes Street.

Improvements thereon: Two (2) multiple family dwellings.

CHARITON, SCHWAGER & MALAK

SHERIFF'S SALE NO. 1610-18

Case Number: 2016-01063

Plaintiff CITIZENS BANK, N.A. f/k/a RBS CITIZENS, N.A. vs. Defendant(s) Joseph Peter Carr, Personal Representative of the Estate of Patricia M. Godfrey a/k/a Patricia Godfrey.

Owner(s) of property situate in Buck Township, Luzerne County, Pennsylvania.

Being plate number 5-50-D22-D7 and pin number 05-J14S1E-013-004-000.

Property being known as 343 Indian Lake Trail, White Haven, PA 18661.

Improvements thereon: Residential property.

LAW OFFICE OF GREGORY JAVARDIAN, LLC

SHERIFF'S SALE NO. 1610-19

Case Number: 201602252

Plaintiff: U.S. Bank National Association as Indenture Trustee for Springleaf Mortgage Loan Trust 2013-1, Mortgage-Backed Notes, Series 2013-1 vs. defendants: James E. Casterline and Sheri Casterline.

Owner(s) of the property situate in the Borough of Plymouth, Luzerne County.

Being parcel number and pin number: 48-H8SE4 -035-019-000.

Property being known as: 154-156 Gaylord Avenue, Plymouth, PA 18651.

Improvements thereon: Residential Dwelling.

SARAH K. McCAFFERY, ESQUIRE
SHAPIRO & DeNARDO, LLC
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

SHERIFF'S SALE NO. 1610-20

Case Number: 1511 of 2016

By virtue of a Writ of Execution issued by: HSBC Bank USA, National Association as Trustee for Deutsche Alt-A Securities Mortgage Loan Trust, Series 2006-AR6 Mortgage Pass-Through Certificates c/o Ocwen Loan Servicing, LLC v. Christian F. Castillo a/k/a Christian Castillo.

Owner(s) of the property SITUATE IN THE BOROUGH OF FORTY FORT, COUNTY OF LUZERNE AND STATE OF PENNSYLVANIA.

ALSO KNOWN AS 18- 20 Owen Street a/k/a 18 Owen Street 20, Kingston, PA 18704-4306 a/k/a 18-20 Owen Street Forty Fort, PA 18704.

TITLE TO SAID PREMISES IS VESTED IN, Christian Castillo, dated August 14, 2006 and recorded August 29, 2006 in the Office of the Recorder of Deeds for the County of Luzerne in Book 3006 Page 235026.

Being Luzerne County tax PLATE NUMBER 21-3-279-4 PIN NUMBER 21-F10SW1-004-007-000.

Improvements thereon consist of: Residential Real Estate.

NOTICE IS HEREBY GIVEN to all claimants and parties in interest that the Sheriff will within thirty (30) days thereafter file a schedule of distribution in his office, where the same will be available for inspection and the distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

THE LUZERNE LEGAL REGISTER

SEIZED AND TAKEN into execution at the suit of By virtue of a Writ of Execution issued by: HSBC Bank USA, National Association as Trustee for Deutsche Alt-A Securities Mortgage Loan Trust, Series 2006-AR6 Mortgage Pass-Through Certificates c/o Ocwen Loan Servicing, LLC v. Christian F. Castillo a/k/a Christian Castillo.

STERN & EISENBERG, PC
Attorneys for Plaintiff
The Shops at Valley Square
1581 Main Street, Suite 200
Warrington, PA 18976
(215) 572-8111

SHERIFF'S SALE NO. 1610-21

Case Number: 2013-10365

Plaintiff: Wells Fargo Bank, NA vs. Defendants: Danielle C. Cimakosky; Christopher W. Cimakosky.

Owner(s) of the property situate in the Township of Hanover, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: 25-I9NW2 -004-020-000.

Property being known as: 184 West Division Street a/k/a 184 Division Street, Hanover Twp, PA 18706.

Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 1610-23

Case Number: 201212076

Plaintiff: Wells Fargo Bank, N.A. vs. Defendant: Jose M. Concepcion, a/k/a Jose Concepcion.

Owner(s) of the property situate in the City of Hazleton, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: 71-T8SW24-013-01A-000.

Property being known as: 18 East Holly Street, Hazleton, PA 18201.

Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 1610-24

Case Number: 201602136

Plaintiff: Nationstar Mortgage LLC vs. Defendants: Cherie Cruz; Victor M. Cruz, Jr., aka Victor Cruz, Jr. (deceased).

Owner(s) of the property situate in the City of Wilkes-Barre, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: 73-H10NW4-018-013-000.

Property being known as: 325 North Main Street, Wilkes-Barre, PA 18702.

Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 1610-25

Case Number: 201603277

Plaintiff Federal National Mortgage Association (Fannie Mae) Corporation organized and existing under the laws of the United States of America vs. defendant James Deangelo.

Owner of the property situate in the Borough of West Pittston, Luzerne County, Pennsylvania.

Being parcel number and pin number 65-D11SE4-015-008-000.

Property being known as: 142 Elm Street, West Pittston, Pennsylvania 18643.

Improvements thereon: Residential Dwelling.

McCABE, WEISBERG & CONWAY, P.C.

SHERIFF'S SALE NO. 1610-26

Case Number: 2015-14379

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR IN INTEREST TO NATIONAL CITY REAL ESTATE SERVICES, LLC, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, INC., FORMERLY KNOWN AS NATIONAL CITY MORTGAGE CO. vs. THE UNKNOWN HEIRS OF VINCENT T. DENNIS DECEASED, CYNTHIA DENNIS PUGH SOLELY IN HER CAPACITY AS HEIR OF VINCENT T. DENNIS DECEASED, DONNA DENNIS RIGLE SOLELY IN HER CAPACITY AS HEIR OF VINCENT T. DENNIS DECEASED, LISA DENNIS LYLO SOLELY IN HER CAPACITY AS HEIR OF VINCENT T. DENNIS DECEASED & VINCENT T. DENNIS, JR. SOLELY IN HIS CAPACITY AS HEIR OF VINCENT T. DENNIS DECEASED.

THE LUZERNE LEGAL REGISTER

OWNERS of the property the Unknown Heirs of Vincent T. Dennis Deceased, Cynthia Dennis Pugh Solely in Her Capacity As Heir of Vincent T. Dennis Deceased, Donna Dennis Ragle Solely in Her Capacity As Heir of Vincent T. Dennis Deceased, Lisa Dennis Lylo Solely in Her Capacity As Heir of Vincent T. Dennis Deceased & Vincent T. Dennis, Jr. Solely in His Capacity As Heir of Vincent T. Dennis Deceased.

Situate in the Borough of Swoyersville, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: F10SW1 B2 L2.

PROPERTY being known as: 43 Jay Street Swoyersville, PA 18704.

IMPROVEMENTS thereon: Residential Dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-27

Case Number: 201603215

Plaintiff: Federal National Mortgage Association ("Fannie Mae") vs. Defendant(s): Anthony Despirito.

Owner of the property situate in the Wright Township, Luzerne County, Pennsylvania.

Being Plate No. 64-217-1-D1-D27-6 Pin No. 64-M9S13-3-6.

Property being known as: 128 White Tail Drive, Mountain Top, PA 18707.

Improvements thereon: Residential Dwelling.

MARTHA E. VON ROSENSTIEL, ESQUIRE / No. 52634
HEATHER RILOFF, ESQUIRE / No. 309906
JENIECE D. DAVIS, ESQUIRE / No. 208967
MARTHA E. VON ROSENSTIEL, P.C.
Attorneys for Plaintiff
649 South Avenue, Unit 6
Secane, PA 19018
(610) 328-2887

SHERIFF'S SALE NO. 1610-28

Case Number: 2015-9174

Plaintiff BANK OF AMERICA, N.A. vs. Defendant(s) MICHAEL J. DOBOSH a/k/a MICHAEL DOBOSH and KAREN A. DOBOSH a/k/a KAREN DOBOSH.

Owner(s) of property situate in BOROUGH OF EXETER, Luzerne County, Pennsylvania.

Being parcel number and pin number 16-E11NW4-003-008-000.

Property being known as 253 LINCOLN STREET, EXETER, PA 18643.

Improvements thereon: Residential property.

POWERS, KIRN & ASSOCIATES, LLC

SHERIFF'S SALE NO. 1610-29

Case Number: 2016-4374

Wells Fargo Financial Pennsylvania, Inc. vs. Kristin E. Dow and Timothy M. Dow.

Owner(s) of the property situate in KINGSTON BOROUGH, Luzerne County, Pennsylvania.

Being Plate Number: 34-1-158-8 Pin #: 34-G9SE4 -001-022-000.

Property being known as: 14 Curtis Street, Kingston, PA 18704-3226.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN Timothy M. Dow and Kristin E. Dow, his wife, by Deed from George R. Frazier, Jr. and Tonnelle J. Frazier, his wife, dated 05/15/2006, recorded 05/18/2006 in Book 3006, Page 131712.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-30

Case Number: 2015-02392

M&T BANK vs. COLLEN DRAZBA, SOLELY IN HER CAPACITY AS HEIR OF STANLEY J KOLENDA, DECEASED & CHRISTOPHER KOLENDA, SOLELY IN HIS CAPACITY AS HEIR OF STANLEY J KOLENDA, DECEASED.

OWNERS of the property Collen Drazba, Solely in Her Capacity As Heir of Stanley J Kolenda, Deceased & Christopher Kolenda, Solely in His Capacity As Heir of Stanley J Kolenda, Deceased situate in the Township of Hanover, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: I9NW3 B2 L4.

PROPERTY being known as: 40 Luzerne Street, Hanover, PA 18706.

THE LUZERNE LEGAL REGISTER

IMPROVEMENTS thereon: Residential Dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-31

Case Number: 3319-2010

Plaintiff: U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY vs. Defendant(s): CHRISTOPHER J. EMMETT AND PATRICIA M. EMMETT.

Owner(s) of the property situate in the Borough of Larksville, County of Luzerne, Commonwealth of Pennsylvania and being property known as: 219 NESBITT STREET, LARKSVILLE, PA 18651.

PIN: H8S2-B4-L12, PLATE: 38-3-19-3. (Lot size .17 A)

PIN: H8S4-B4-L13A, PLATE: 38-3-28-1-D1-3. (Lot size .03 A)

IMPROVEMENTS THEREON: A residential dwelling house.

LEON P. HALLER, ESQUIRE
PURCELL, KRUG & HALLER
Attorneys for Plaintiff
1719 North Front Street
Harrisburg, PA 17102

SHERIFF'S SALE NO. 1610-32

Case Number: 2016-04878

M&T BANK vs. SHARON EVANS, SOLELY IN HER CAPACITY AS HEIR OF SCOTT E. EVANS, DECEASED. OWNERS of the property Sharon Evans, Solely in Her Capacity As Heir of Scott E. Evans, Deceased Situate in the Township of Foster, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: R9NE2 B8 L13.

PROPERTY being known as: 421 PARK STREET, FREELAND PA 18224.

IMPROVEMENTS thereon: Residential Dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-34

Case Number: 2016-00186

U.S. Bank National Association vs. Chad D. Faldowski and Robin M. Faldowski.

Owner(s) of the property situate in PLYMOUTH BOROUGH, Luzerne County, Pennsylvania.

Being Plate Number: 48-1-185-9 and Pin #: 48-H8SE2 -013-002-000.

Property being known as: 162 Conrad Lane, Plymouth, PA 18651-2406.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN Chad D. Faldowski and Robin M. Faldowski, his wife, by Deed from Cynthia R. Sikora and Donald Sikora, her husband, dated 09/14/2001, recorded 09/18/2001 in Book 3001, Page 174298.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-35

Case Number: 2016-2458

Wells Fargo Bank, NA vs. John H. Fink.

Owner(s) of the property situate in CONYNGHAM TOWNSHIP, Luzerne County, Pennsylvania.

Being PIN number 09-M4S2 -006-001-000 and plate number 9-68-2.

Property being known as: 149 Main Street, Mocanaqua, PA 18655-1508.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN John H. Fink, by Deed from Gary Capece, Administrator of the Estate of Sara Capece, a/k/a Sara Amanda Capece, Deceased, dated 02/11/2009, recorded 02/12/2009 in Book 3009, Page 23814.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-36

Case Number: 2016-00811

Plaintiff, ESSA Bank & Trust vs. Defendant, Kathleen S. Fluegel.

Owner of the property situate at 32-34 Larch Lane, Wilkes-Barre City, PA 18702, in the County of Luzerne, Commonwealth of Pennsylvania.

THE LUZERNE LEGAL REGISTER

BEING PARCEL NUMBER: 73-13-1-217-4; and PROPERTY IDENTIFICATION NUMBER: I9NE2-B038-L039.
Property being known as: 32-34 Larch Lane, Wilkes-Barre, PA 18702.
Improvements thereon: Residential Dwelling.

JAMES V. FARERI, ESQUIRE
Attorney for Plaintiff
712 Monroe St.
Stroudsburg, PA 18360
Tel. No.: (570) 421-9090

SHERIFF'S SALE NO. 1610-37

Case Number: 201603710

Plaintiff LSF9 Master Participation Trust vs. Defendant(s) PATRICIA W. FLURI.
Owner(s) of the property situate in Borough of White Haven, Luzerne County, Pennsylvania
Being plate number: 68-1-92-2. Pin number: 68-P12NW1-022-004-000.
Property being known as: 309 Berwick St., White Haven, PA 18661.
Improvements thereon: Residential Property.

UDREN LAW OFFICES, P.C.

SHERIFF'S SALE NO. 1610-38

Case Number: 678-16

Plaintiff PNC Bank, National Association vs. Defendants LEWIS S. FOSTER a/k/a LEWIS SCOTT FOSTER AND ANN E. FOSTER.

Owner(s) of the property situate in the 7th Ward, City of Wilkes-Barre, Luzerne County, Pennsylvania.
Being parcel number and pin number 73-H10NE1-23-4.
Property being known as: 885 Scott Street, Wilkes-Barre, Pennsylvania 18705.
Improvements thereon: Residential Dwelling.

BRETT A. SOLOMON, ESQUIRE
1500 One PPG Place
Pittsburgh, PA 15222

SHERIFF'S SALE NO. 1610-39

Case Number: 2016-1403

Wells Fargo Bank, N.A. vs. Samuel E. Francis, Jr.
Owner(s) of the property situate in BUTLER TOWNSHIP, Luzerne County, Pennsylvania.
Being PIN number 06-Q8S9 -002-006-000 and plate number 6-C-31-2-R2-D53-8.
Property being known as: 44 Edge Rock Drive, Drums, PA 18222-1001.
Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN Samuel E. Francis, Jr., by Deed from Thomas J. Shreve and Annette R. Shreve, his wife, dated 06/09/2006, recorded 06/14/2006 in Book 3006, Page 157944.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-40

Case Number: 2016-4618

Wells Fargo Bank, NA vs. Patricia A. Franks and Philip F. Wolfe.
Owner(s) of the property situate in PLYMOUTH BOROUGH, Luzerne County, Pennsylvania.
Property being known as: 100 Turner Street, Plymouth, PA 18651-2015.
Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN Patricia A. Franks and Karen L. McRoy and Philip F. Wolfe, by Deed from Edward H. Antos and Elizabeth Y. Antos, b/w, dated 12/22/2003, recorded 12/24/2003 in Book 3003, Page 380518.
PARCEL IDENTIFICATION NO: 48-H8SE4-19-14, PLATE #: 48-6-229-6.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-41

Case Number: 2016-4432

Citifinancial Servicing LLC vs. George J. Fristic a/k/a George Fristic and Irene S. Fristic a/k/a Irene Fristic.
Owner(s) of the property situate in WILKES-BARRE CITY, Luzerne County, Pennsylvania.
Property being known as: 259 Madison Street, Wilkes-Barre, PA 18705.
PARCEL IDENTIFICATION NO: 73-HIONW3-12-4, PLATE #: 73-16-1-630-4.
Improvements thereon consist of RESIDENTIAL.

THE LUZERNE LEGAL REGISTER

TITLE TO SAID PREMISES IS VESTED IN George J. Fristic and Irene S. Fristic, his wife, by Deed from Kathleen Judge, widow, dated 07/14/1983, recorded 07/15/1983 in Book 2104, Page 464.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-42

Case Number: 2016-CV-01521

PLAINTIFF: PNC BANK, NATIONAL ASSOCIATION vs. DEFENDANTS: NORMAN R. GAVLICK a/k/a NORMAN GAVLICK AND ANGELA GAVLICK.

PROPERTY SITUATE IN: the Borough of Kingston, Luzerne County, Pennsylvania.

PIN: G9NE3 B2 L8.

IMPROVEMENTS: IMPROVED.

PREMISES: 136 WEST UNION STREET, KINGSTON.

ROBERT P. SHEILS, JR., ESQUIRE
Attorney for Plaintiff

SHERIFF'S SALE NO. 1610-43

Case Number: 2013-13801

Plaintiff: Wells Fargo Bank, National Association successor by merger to Wells Fargo Bank Minnesota, National Association, f/k/a Norwest Bank Minnesota, National Association as Trustee for First Union Home Equity Loan Trust 1997-3, Home Equity Loan Asset-Backed Certificates, Series 1997-3 vs. Defendant: Eleanor J. Giamusso.

Owner(s) of the property situate in the City of Pittston, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: 72-E11SE1-036-006-000.

Property being known as: 165 Tompkins Street, Pittston, PA 18640.

Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 1610-44

Case Number: 2016-04400

M&T BANK vs. SEAN GINYARD.

Owner of the property situate in the Township of Hanover, Luzerne County, Pennsylvania.

Being Luzerne County Tax Plate No. 25-5-329-3 and PIN No. 25-18S2-015-013-000.

Property being known as: 56 CIST STREET, WILKES-BARRE, PA 18706.

TITLE TO SAID PREMISES IS VESTED IN Sean Ginyard, Executor of the Estate of Caleb N. Ginyard, III, Deceased, by virtue of the following:

BEING THE SAME PREMISES AS Leo Kaminski, Administrator of the Estate of Rose Kaminski, Leo Kaminski and Rosemarie Kaminski, his wife, Helen Samuels and Harold Samuels, her husband, Raymond J. Kaminski and Mary Kaminski, his wife, and Joseph R. Kaminski and Jane Kaminski, his wife, by Deed dated April 1, 1992, and recorded on April 1, 1992, in the Luzerne County Recorder of Deeds in Deed Book 2415, at Page 474, granted and conveyed unto Caleb N. Ginyard, Jr., an Individual.

AND THE SAID Caleb N. Ginyard, Jr., departed this life on April 28, 2013, leaving a Last Will and Testament dated November 24, 2007.

AND THE SAID Last Will and Testament having been probated by the Luzerne County Register of Wills on May 7, 2013, as Case No. 4013-0732.

WHEREBY ON May 7, 2013, Sean Ginyard was granted Letters Testamentary and appointed as the Executor of the Estate of Caleb N. Ginyard, Deceased.

WHEREBY title to the premises vested with Sean Ginyard, Executor of the Estate of Caleb N. Ginyard, Deceased, by Operation of Law.

Improvements thereon consist of: Residential Real Estate.

STERN & EISENBERG, PC
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-45

Case Number: 2016-682

Deutsche Bank Trust Company Americas, as Trustee for Saxon Asset Securities Trust 2005-4, Mortgage Loan Asset Backed Certificates, Series 2005-4 vs. Diana Herron and John Herron.

Owner(s) of the property situate in HAZLETON CITY, Luzerne County, Pennsylvania.

Being PIN number 71-U8S1-013-012-000 and plate number 71-15-C-11-2-R-2-D53.

THE LUZERNE LEGAL REGISTER

Property being known as: 117 Saint Charles Drive, Hazleton, PA 18201-7560.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN Diana Herron and John Herron, husband and wife, by Deed from Lawrence M. Klemow and Marion A. Klemow, his wife, dated November 25, 2002, Recorded December 4, 2002 in Book 3002, Page 301690.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-46

Case Number: 2014-06934

BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWABS 2005-06 vs. JEREMIAH L. HIGHTOWER & ALISON M. HIGHTOWER.

OWNERS of the property Jeremiah L. Hightower & Alison M. Hightower Situate in the City of Wilkes-Barre: Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: H9SE4 B1 L2.

PROPERTY being known as: 138 Old River Road, Wilkes-Barre, PA 18702.

IMPROVEMENTS thereon: Residential Dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-47

Case Number: 2016-1667

Plaintiff: Carrington Mortgage Services, LLC vs. defendants: Ralph W. Hulsizer, Jr. and Nina Hulsizer.

Owner(s) of the property situate in the City of Wilkes-Barre, Luzerne County.

Being parcel number and pin number: 73-H10SW2-011-047-000 Plate: 73-2-3-561-3.

Property being known as: 322 New Grant Street, Wilkes-Barre, PA 18702.

Improvements thereon: Residential Dwelling.

SARAH K. McCAFFERY, ESQUIRE
SHAPIRO & DeNARDO, LLC
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

SHERIFF'S SALE NO. 1610-48

Case Number: 201513458

Plaintiff: Federal National Mortgage Association ("Fannie Mae") vs. Defendant(s): Ana M. Iglesias.

Owner of the property situate in the Hazleton City, Luzerne County, Pennsylvania.

Being Plate No. 71-11-406-7. Pin No. 71-T8SW11-18-3.

Property being known as: 554 Peace Street, Hazleton, PA 18201.

Improvements thereon: Residential Dwelling.

MARTHA E. VON ROSENSTIEL, ESQUIRE / No. 52634
HEATHER RILOFF, ESQUIRE / No. 309906
JENIECE D. DAVIS, ESQUIRE / No. 208967
MARTHA E. VON ROSENSTIEL, P.C.
Attorneys for Plaintiff
649 South Avenue, Unit 6
Secane, PA 19018
(610) 328-2887

SHERIFF'S SALE NO. 1610-49

Case Number: 2015-8035

Plaintiff WELLS FARGO BANK, N.A., AS TRUSTEE, FOR CARRINGTON MORTGAGE LOAN TRUST, SERIES 2006-NC3 ASSET-BACKED PASS-THROUGH CERTIFICATES c/o CARRINGTON MORTGAGE SERVICES, LLC vs. Defendant(s) Michael Thomas Jones and Rebecca E. Jones.

Owner(s) of property situate in Exeter Township, Luzerne County, Pennsylvania.

Being plate number 17-440-D2-2 and pin number 17-C11S1-001-009-000.

Property being known as Box 96 RR 1 RT 92, Exeter, PA 18643 a/k/a 1650 State Route 92 Highway, Harding, PA 18643.

Improvements thereon: Residential property.

LAW OFFICE OF GREGORY JAVARDIAN, LLC

THE LUZERNE LEGAL REGISTER

SHERIFF'S SALE NO. 1610-50

Case Number: 2015-13957

PNC BANK, NATIONAL ASSOCIATION vs. BRIAN J. KANE.

OWNER of the property Brian J. Kane Situate in the Township of Wright, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: M9 BA L15 & M9 BA L15,001.

PROPERTY being known as: 489 S Main Road, Mountain Top, PA 18707.

IMPROVEMENTS thereon: Residential Dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567

KML LAW GROUP, P.C.

Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-52

Case Number: 2013-08547

Plaintiff The Bank of New York Mellon, f/k/a The Bank of New York, as Indenture Trustee on behalf of the Noteholders and the Note Insurer of the ABFS Mortgage Loan Trust 2001-4 vs. Defendant(s) DAVID KING.

Owner(s) of the property situate in City of Hazleton, Luzerne County, Pennsylvania.

Being plate number: 71-1-39-5. Pin number: 71-T8SW24-016-004-000.

Property being known as: 85-87 North Wyoming Street, Hazleton, PA 18201-6027.

Improvements thereon: Residential Property.

UDREN LAW OFFICES, P.C.

SHERIFF'S SALE NO. 1610-53

Case Number: 2015-12681

M&T BANK s/b/m MANUFACTURERS AND TRADERS TRUST COMPANY vs. THE UNKNOWN HEIRS OF FRANK S. KOSSA a/k/a FRANCIS S. KOSSA, DECEASED & KIM KOSSA SOLELY IN HER CAPACITY AS HEIR OF FRANK S. KOSSA a/k/a FRANCIS S. KOSSA, DECEASED.

OWNERS of the property the Unknown Heirs of Frank S. Kossa a/k/a Francis S. Kossa, Deceased & Kim Kossa Solely in Her Capacity As Heir of Frank S. Kossa a/k/a Francis S. Kossa, Deceased, Situate in the Township of Sugarloaf : Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: Q5 BA L20H.

PROPERTY being known as: 244 Acer Lane f/k/a 51 Acer Lane Sugarloaf Township, PA 18222.

IMPROVEMENTS thereon: Residential Dwelling With a Single Family Dwelling.

NORA C. VIGGIANO, ESQUIRE, Pa. ID 320864

KML LAW GROUP, P.C.

Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-54

Case Number: 2016-1138

Wells Fargo Bank, N.A. vs. Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Ellen J. Kost, Deceased.

Owner(s) of the property situate in Hazle Township, Luzerne County, Pennsylvania.

Being PIN number 26-S8S13-003-002-000 and plate number 26C190D1R1D28A1D1-D30.

Property being known as: 21 Pinecrest Road, a/k/a 959 Pinecrest Road, Hazleton, PA 18202.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN Ellen J. Kost by virtue of mortgage dated 01/20/2007 and recorded 02/26/2007 in Book 3007 Page 49344 in Luzerne County.

JOHN R. KOST was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of JOHN R. KOST's death on or about February 1994, his ownership interest was automatically vested in the surviving tenant by the entirety.

Mortgagor ELLEN J. KOST died on 09/08/2015, and upon information and belief, her surviving heir is LYNNE SLUSSER.

Plaintiff's representative contacted the Register of Wills of LUZERNE COUNTY and SCHUYKILL COUNTY and was informed that no estate has been raised on behalf of the decedent mortgagor. By executed waiver, LYNNE SLUSSER waived her right to be named as a defendant in the foreclosure action.

PHELAN HALLINAN DIAMOND & JONES, LLP

Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-55

Case Number: 2016-00259

Plaintiff: Wells Fargo Bank, N.A. vs. Defendant(s): Judith A. Kranyak and Donald W. Peters.

THE LUZERNE LEGAL REGISTER

Owner(s) of the property situate in the Township of Butler, Luzerne County, Pennsylvania.
Being parcel number and pin number R8S4 001 044.
Property being known as: 29 Makara Drive, Drums, PA 18222.
Improvements thereon: Residential Dwelling.

ROBERT W. WILLIAMS, ESQUIRE

SHERIFF'S SALE NO. 1610-56

Case Number: 2015-14306

Santander Bank, N.A. vs. Janet Krzywicki.
Owner(s) of the property situate in SHICKSHINNY BOROUGH, Luzerne County, Pennsylvania.
Property being known as: 38 South Main Street, Shickshinny, PA 18655-1215.
Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN Janet Krzywicki, single, by Deed from Francis J. Krzywicki, dated 04/25/2002, recorded 05/16/2002 in Book 3002, Page 125025.
Plate #: 56-3-183-3. Pin#: 56-L4SE1-026-003-000.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-57

Case Number: 201600809

Plaintiff: LSF9 Master Participation Trust vs. Defendant: Barbara Kulsa.
Owner(s) of the property situate in the City of Hazleton, Luzerne County, Pennsylvania.
Being Parcel Number and Pin Number: T8SW34 B14 L9A.
Property being known as: 329 East Chapel Street, Hazleton, PA 18201.
Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 1610-58

Case Number: 5646-2013

U.S. Bank National Association as Trustee Successor in Interest to Bank of America, National Association as Trustee, Successor by Merger to Lasalle Bank National Association, as Trustee for Structured Asset Investment Loan Trust Mortgage Pass-Through Certificates, Series 2005-2 vs. Mary E. Kunec.

Owner(s) of the property situate in PLAINS TOWNSHIP, Luzerne County, Pennsylvania.
Property being known as: 311 -313 Maffett Street, Plains, PA 18705.
Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN Joseph M. Kunec and Mary E. Kunec, his wife, by Deed from Michael A. Kunec and Sophie Kunec, his wife, dated 02/03/1986, recorded 02/04/1986 in Book 2184, Page 74. Joseph M. Kunec departed this life on 07/08/2013, automatically vesting interest solely in Mary E. Kunec as the remaining tenant by the entirety.
Plate #: 50-2-375-2. Pin #: 50-G10SW2-006-004-000.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-59

Case Number: 2015-5854

JPMorgan Chase Bank, National Association vs. Thomas M. Kutzer and Lorri D. Kutzer.
Owner(s) of the property situate in HARVEYS LAKE BOROUGH, Luzerne County, Pennsylvania.
Property being known as: Pole 134 Lakeside Drive a/k/a, 1479 Lakeside Drive, a/k/a Pole 134 Lakeside Drive a/k/a, 1479 Lakeside Drive, Harveys Lake, PA 18618.
Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN Thomas M. Kutzer and Lorri D. Kutzer, h/w, by Deed from Thomas M. Kutzer and Lorri D. Kutzer, h/w, dated 11/08/2006, recorded 2/11/2006 in Book 3006, Page 342765.
Plate Number: 74-37-1221-1-D1. Pin #: 74-C6S6 -003-011-000.
Plate Number: 74-37-H-1221-2. Pin #: 74-C6S6 -03A-035-000.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-60

Case Number: 2016-00764

Plaintiff: Federal National Mortgage Association ("Fannie Mae") vs. Defendant(s): Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or Under John Lamb, Deceased.

THE LUZERNE LEGAL REGISTER

Owners of the property situate in the Wilkes-Barre City, Luzerne County, Pennsylvania.
Being Plate No. 73-9-141-1-3. Pin No73-I10NWI-18-21.
Property being known as: 93 Joseph Lane, Wilkes-Barre, PA 18702.
Improvements thereon: Residential Dwelling.

MARTHA E. VON ROSENSTIEL, ESQUIRE / No. 52634
HEATHER RILOFF, ESQUIRE / No. 309906
JENIECE D. DAVIS, ESQUIRE / No. 208967
MARTHA E. VON ROSENSTIEL, P.C.
Attorneys for Plaintiff
649 South Avenue, Unit 6
Secane, PA 19018
(610) 328-2887

SHERIFF'S SALE NO. 1610-61

Case Number: 2016-4376

Lsf8 Master Participation Trust vs. Maryellen Lehman.
Owner(s) of the property situate in the City of Hazelton, Ward 9, Luzerne County, Pennsylvania.
Being Parcel Number: 71-9-342-3. Pin Number: 78NM34B018L009.
Property being known as: 551 North Wyoming Street, Hazleton, PA 18201-5144.
Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN Maryellen Lehman, by Deed from Robert L. Lehman and Maryellen Lehman, his wife, dated 05/08/2003, Recorded 05/20/2003, Book 3003, Page 137232, Instrument Number 5508667.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-62

Case Number: 2016-4042

Wells Fargo Bank, NA vs. Melissa Lehman.
Owner(s) of the property situate in PITTSTON CITY, Luzerne County, Pennsylvania.
Property being known as: 210 Rear Mill Street, Pittston, PA 18640-2616.
Plate Number: 72-5-22-3. Pin: 72-E11NE3-019-043-000.
Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN Melissa Lehman, by Deed from Thomas J. Clonan, Jr., Executor of the Estate of Thomas J. Clonan, deceased and Thomas J. Clonan and Lori Ann Clonan, his wife and Mary Ann Bevilaqua and John Bevilaqua, Sr., her husband, dated 12/16/2011, recorded 12/23/2011 in Book 3011, Page 233673.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-63

Case Number: 2016-739

Plaintiff PNC Bank, National Association vs. Defendants BONNIE LENAHEEN a/k/a BONNIE LENAHEAN AND THE KNOWN AND UNKNOWN HEIRS OF DORIS J. FLOWERS.

Owner(s) of the property situate in the 2nd Ward, City of Wilkes-Barre, Luzerne County, Pennsylvania.
Being parcel number and pin number 73-H10NW3-010-023 73-2-234-5.
Property being known as: 258 Bowman Street, Wilkes-Barre, PA 18702.
Improvements thereon: Residential Dwelling.

BRETT A. SOLOMON, ESQUIRE
1500 One PPG Place
Pittsburgh, PA 15222

SHERIFF'S SALE NO. 1610-64

Case Number: 2016-1773

PHH Mortgage Corporation vs. William Loger, Jr. a/k/a William F. Loger, Jr.
Owner(s) of the property situate in HAZLETON CITY, Luzerne County, Pennsylvania.
Property being known as: 534 Peace Street, Hazleton, PA 18201.
Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN William F. Loger, Jr., by Deed from William E. Loger, Jr., sole devisee under the last will and testament of William F. Loger a/k/a William Loger, Sr., dated 08/21/1990, recorded 08/27/1990 in Book 2359, Page 476.

THE LUZERNE LEGAL REGISTER

Plate #: 71-11-212-2-D2-1. Pin #: 71-T8SW11-019-03A-000.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-65

Case Number: 2015-12483

Plaintiff: Wells Fargo Bank, N.A. vs. Defendant: Eduart Lopez.
Owner(s) of the property situate in the City of Hazelton, Luzerne County, Pennsylvania.
Being Parcel Number and Pin Number: 71-T8SW12-011-001.
Property being known as: 528 West 2nd Street, Hazelton, PA 18201.
Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 1610-66

Case Number: 2016-01904

TRIFERA, LLC vs. MARK P. MAKOWSKI & ANGELA R. MAKOWSKI.
OWNERS of the property Mark P. Makowski & Angela R. Makowski situate in the Township of Hanover, Luzerne County, Pennsylvania.
BEING Parcel Number and Pin Number: I9SE1 B14 L4.
PROPERTY being known as: 25 East Liberty Street, Ashley, PA 18706.
IMPROVEMENTS thereon: Residential Dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-67

Case Number: 201512967

Plaintiff: Wells Fargo Bank, NA vs. Defendant: Scott Mangan.
Owner(s) of the property situate in the Township of Butler, Luzerne County, Pennsylvania.
Being Parcel Number and Pin Number: Q8-S11-001-006.
Property being known as: 136 Debbie Drive, Drums, PA 18222.
Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 1610-68

Case Number: 2014-14031

M&T BANK s/b/m WITH FRANKLIN FIRST SAVINGS BANK vs. MARK A. MARGALLIS.
OWNER of the property Mark A. Margallis situate in the Borough of Swoyersville, Luzerne County, Pennsylvania.
BEING Parcel Number and Pin Number: F10SW1 B10 L18.
PROPERTY being known as: 49 Hazle Street, Swoyersville, PA 18704.
IMPROVEMENTS thereon: Residential Dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-69

Case Number: 201602368

Plaintiff Navy Federal Credit Union vs. defendants Darcy Brown Martin a/k/a Darcy B. Martin and Asha Martin.
Owners of the property situate in the City of Wilkes-Barre, Luzerne County, Pennsylvania.
Being parcel number and pin number 73-19NW2-010-007-000.
Property being known as: 145-147 Hanover Street, Wilkes-Barre, Pennsylvania 18702.
Improvements thereon: Residential Dwelling.

McCABE, WEISBERG & CONWAY, P.C.

SHERIFF'S SALE NO. 1610-70

Case Number: 2015-11101

Wells Fargo Bank, NA vs. Mandy Mccarley and Lucas M. King.
Owner(s) of the property situate in KINGSTON BOROUGH, Luzerne County, Pennsylvania.

THE LUZERNE LEGAL REGISTER

Being Plate Number 34-3-100-3, Pin Number 34-G9SE4-005-017-000.
Property being known as: 429 North Maple Avenue, Kingston, PA 18704-3629.
Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN Mandy McCarley, by Deed from Robert J. Baur, Jr. and Linda R. Chase, dated 03/13/2013, recorded 03/28/2013 in Book 3013, Page 59364.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-71
Case Number: 12618 CV 2008

Penn Wilco Federal Credit Union v. Adam N. McGahee and Lisa M. McGahee, owner(s) of property situate in City of Wilkes-Barre, Luzerne County, Pennsylvania, being 459 South River Street, Pennsylvania 18702.

THE PROPERTY IDENTIFICATION NUMBER IS 73-H9SE4-023-010.

Assessed Value Figure: \$135,200.00.

Judgment Amount: \$62,607.43.

Improvements thereon: None.

EDWARD J. KAUSHAS, ESQUIRE

SHERIFF'S SALE NO. 1610-72
Case Number: 2013-4171

Nationstar Mortgage LLC vs. James P. Mcguire and Lynn M. Mcguire.

Owner(s) of the property situate in HANOVER TOWNSHIP, Luzerne County, Pennsylvania.

Being PIN number 25-19SE3 -001-005-000 and plate number 25-2-181-1.

Property being known as: 87 Charles Street, Hanover Township, PA 18706-3028.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN James P. McGuire and Lynn M. McGuire, his wife, by Deed from Paul Goliias, administrator of the estate of Anne E. Hudak, dated 01/07/2009, recorded 01/13/2009 in Book 3009, Page 6817.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-73
Case Number: 2016-2399

The Bank of New York Mellon f/k/a The Bank of New York as Successor Trustee for JPMorgan Chase Bank, N.A., as Trustee for The Benefit of The Certificateholders of Equity One Abs, Inc. Mortgage Pass-Through Certificates Series 2003-4 vs. Kimberly Mejia and Walter Mejia.

Owner(s) of the property situate in the CITY OF HAZLETON, Luzerne County, Pennsylvania.

Being PIN number 71-T8SW11-016-07A-000 and plate number 71-1-356-2.

Property being known as: 815 West 1ST Street, Hazleton, PA 18201-4828.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN Kimberly Mejia and Walter Mejia, husband and wife, by Deed from Ted W. Banning, Executor of the Estate of Sue J. Saul, by Deed dated 08/20/2003, Recorded 08/22/2003, in Book 3003, Page 247565.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-74
Case Number: 201603596

Plaintiff: Federal National Mortgage Association ("Fannie Mae") vs. Defendant(s): Matthew Middleton and Heather Middleton.

Owners of the property situate in the West Pittston Borough, Luzerne County, Pennsylvania.

Being Plate No. 65-1-306-7. Pin No. 65-E11NE1-3-33.

Property being known as: 424 Liberty Street, West Pittston, PA 18643.

Improvements thereon: Residential Dwelling.

MARTHA E. VON ROSENSTIEL, ESQUIRE / No. 52634

HEATHER RILOFF, ESQUIRE / No. 309906

JENIECE D. DAVIS, ESQUIRE / No. 208967

MARTHA E. VON ROSENSTIEL, P.C.

Attorneys for Plaintiff

649 South Avenue, Unit 6

Secane, PA 19018

(610) 328-2887

THE LUZERNE LEGAL REGISTER

SHERIFF'S SALE NO. 1610-75

Case Number: 10577-14

Plaintiff PNC Bank, National Association vs. Defendants JASON P. MIELE AND MELISSA A. MIELE a/k/a MELISSA A. MAMOLA.

Owner(s) of the property situate in the City of Wilkes-Barre, Luzerne County, Pennsylvania.
Being parcel number and pin number 73-19NE2-032-006-000 73-13-2-775-1-D1-4.
Property being known as: 239 Dana Street, Wilkes-Barre, PA 18702.
Improvements thereon: Residential Dwelling.

BRETT A. SOLOMON, ESQUIRE
1500 One PPG Place
Pittsburgh, PA 15222

SHERIFF'S SALE NO. 1610-76

Case Number: 2013-08428

Plaintiff: Wells Fargo Bank, N.A. vs. Defendant: Brenda A. Misson.
Owner(s) of the property situate in the Township of Dallas, Luzerne County, Pennsylvania.
Being Parcel Number and Pin Number: 10-E8S4-002-007-000.
Property being known as: 615 Main Road, Dallas, PA 18612.
Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 1610-77

Case Number: 2016-3404

Wells Fargo Bank, N.A. vs. Micheal J. Morrison, Sr.
Owner(s) of the property situate in FREELAND BOROUGH, Luzerne County, Pennsylvania.
Being PIN number 22-R9NE2 -021-019-000 and plate number 22-1-119-6.
Property being known as: 721 Centre Street a/k/a 721 Center Street, Freeland, PA 18224-1455.
Improvements thereon consist of RESIDENTIAL.
TITLE TO SAID PREMISES IS VESTED IN Micheal J. Morrison, Sr. and Donald K. Deremer, as joint tenants with the right of survivorship and not as tenants in common, by Deed from Michael J. Morrison, Sr. and Donald K. Deremer, dated 02/08/2005, recorded 02/14/2005 in Book 3005, Page 34128.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-78

Case Number: 2015-04549

Wells Fargo Bank, NA vs. Jill E. Moyer and Michael J. Moyer.
Owner(s) of the property situate in WILKES-BARRE CITY, Luzerne County, Pennsylvania.
Plate Number: 73-15-1-589-6. Pin #: 73-H9SW3 -030-005-000.
Property being known as: 86 Diebel Street, Wilkes-Barre, PA 18702-1525.
Improvements thereon consist of RESIDENTIAL.
TITLE TO SAID PREMISES IS VESTED IN Michael J. Moyer and Jill E. Moyer, his wife, by Deed from Paul M. DeFabo, dated 01/31/2002, recorded 02/01/2002 in Book 3002, Page 31653.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-79

Case Number: 2016-1352

Branch Banking and Trust Company vs. Robert Mullins a/k/a Robert H. Mullins.
Owner(s) of the property situate in LAFLIN BOROUGH, Luzerne County, Pennsylvania.
Property being known as: 116 Haverford Drive, Wilkes-Barre, PA 18702-7207.
PARCEL IDENTIFICATION NO: 36-F11S7-1C-8, PLATE #: 36-C-18-R-D1A-3-D8-D23-6.
Improvements thereon consist of RESIDENTIAL.
TITLE TO SAID PREMISES IS VESTED IN Robert Mullins, by Deed from Mark Lindow, dated 06/06/2007, recorded 06/07/2007 in Book 3007, Page 150631.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

THE LUZERNE LEGAL REGISTER

SHERIFF'S SALE NO. 1610-80

Case Number: 2014-02075

BANK OF AMERICA, N.A. vs. LINDA A. NAUGLE & DAVID L. NAUGLE.

OWNERS of the property Linda A. Naugle & David L. Naugle situate in the Township of Hazle, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: S8S14 B5 L2.

PROPERTY being known as: 2028 Father Angelo Drive a/k/a 234 Father Angelo Drive Hazle, PA 18202.

IMPROVEMENTS thereon: Residential Dwelling.

REBECCA A. SOLARZ, ESQUIRE, Pa. ID 315938

KML LAW GROUP, P.C.

Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-81

Case Number: 2016-01946

Central Mortgage Company vs. Barbara A. Neaus and Harold E. Neaus a/k/a Harold E. Neaus, Jr.

Owner(s) of the property situate in the Borough of West Hazleton, Luzerne County, Pennsylvania.

Being Luzerne County Tax Plate No. 63-899-50-1 and Pin No. 63-T7SE1-010-005-000.

Property being known as: 426 West Green Street, West Hazleton, PA 18202.

TITLE TO SAID PREMISES IS VESTED IN Harold E. Neaus, Jr., and Barbara A. Neaus, his wife by deed from, John S. Vercusky, Jr., and Michael P. Vercusky, dated 2/27/1998, recorded 3/3/1998, in the Luzerne County Recorder of deeds in Deed Book 2630, Page 801.

Improvements thereon consist of: Residential Real Estate.

NOTICE IS HEREBY GIVEN to all claimants and parties in interest that the Sheriff will within thirty (30) days thereafter file a schedule of distribution in his office, where the same will be available for inspection and the distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

SEIZED AND TAKEN into execution at the suit of Central Mortgage Company v. Barbara A. Neaus and Harold E. Neaus a/k/a Harold E. Neaus, Jr.

M. TROY FREEDMAN, ESQUIRE

STERN & EISENBERG, PC

Attorneys for Plaintiff

The Shops at Valley Square

1581 Main Street, Suite 200

Warrington, PA 18976

(215) 572-8111

SHERIFF'S SALE NO. 1610-82

Case Number: 2015-5977

Plaintiff: Wells Fargo Bank, N.A. vs. Defendants: William J. Novis; Sherry A. Novis.

Owner(s) of the property situate in the Township of Fairview, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: 20-L10S3-003-045-000.

Property being known as: 6 Autumn Drive, Mountain Top, PA 18707.

Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC

P.O. Box 165028

Columbus, OH 43216-5028

SHERIFF'S SALE NO. 1610-83

Case Number: 201512004

Plaintiff Reverse Mortgage Funding LLC vs. Defendant(s) BERNARD O'BRIEN, KNOWN HEIR OF CATHERINE O'BRIEN, JAMES O'BRIEN, KNOWN HEIR OF CATHERINE O'BRIEN, JOHN O'BRIEN, KNOWN HEIR OF CATHERINE O'BRIEN, PATRICIA HEALY, KNOWN HEIR OF CATHERINE O'BRIEN, TERESA O'BRIEN, KNOWN HEIR OF CATHERINE O'BRIEN, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER CATHERINE O'BRIEN.

Owner(s) of the property situate in City of Pittston, Luzerne County, Pennsylvania.

Being plate number: 72-6-161-5. Pin number: E11NE3 B21 L15/72-6-161-5.

Property being known as: 3 Hunter Street, Pittston, PA 18640.

Improvements thereon: Residential Property.

UDREN LAW OFFICES, P.C.

THE LUZERNE LEGAL REGISTER

SHERIFF'S SALE NO. 1610-84

Case Number: 2015-01000

Wells Fargo Bank, NA vs. Karen Ostroskie and Kenneth R. Kovalick.

Owner(s) of the property situate in WEST WYOMING BOROUGH, Luzerne County, Pennsylvania.

Being PIN number 66-E10SE1-009-07A-000 and plate number 66-42-3-D1-2.

Property being known as: 289 West 8th Street, Wyoming, PA 18644-1611.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN Karen Ostroskie, single and Kenneth R. Kovalick, single, not as tenants in common but as joint tenants with the right of survivorship, by Deed from Gene J. Stone and Arlane J. Stone, his wife, dated 02/14/1996, recorded 02/16/1996 in Book 2554, Page 629.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-86

Case Number: 2016-3822

Wells Fargo Bank, NA vs. Edwin A. Parks.

Owner(s) of the property situate in LUZERNE BOROUGH, Luzerne County, Pennsylvania.

Being PIN number 41-G9NE2-015-009-000 and plate number 41-1-32-3.

Property being known as: 330 Miller Street, Luzerne, PA 18709-1506.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN Edwin A. Parks, by Deed from Christina M. Holly, now by marriage, Christina Tomkins and Keith Tomkins, her husband, dated 09/17/2004, recorded 09/22/2004 in Book 3004, Page 236411.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-87

Case Number: 2016-00668

DITECH FINANCIAL LLC f/k/a GREEN TREE SERVICING LLC vs. EMMANUEL PAULINO & EDMUNDO R. SANTANA.

OWNERS of the property Emmanuel Paulino & Edmundo R. Santana situate in the Borough of West Hazleton, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: T7SE2 B6 L15.

PROPERTY being known as: 218 North 4th Street, West Hazleton, PA 18202.

IMPROVRMENTS thereon: Residential Dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-88

Case Number: 2015-1129

Plaintiff: The Bank of New York Mellon f/k/a The Bank of New York successor Trustee to JPMorgan Chase Bank, N.A., as Trustee for the First Franklin Mortgage Loan Trust 2004-FF10 c/o Specialized Loan Servicing, LLC vs. Defendants: Debra Sayre Pearson known heir of James Askew, Becky Logan, known heir of James Askew, Vickie Zalewski, known heir of James Askew, Jamie Trenary, known heir of James Askew, Anna Askew; known heir of James Askew, Jennifer Pearson, known heir of James Askew, Jeffrey Pearson, known heir of James Askew, Jason Pearson, known heir of James Askew, Sean Pearson, known heir of James Askew; and Unknown Heirs of James Askew.

Owners of the property situation in the Plymouth Borough, Luzerne County, Pennsylvania.

Being parcel and PIN number: Parcel ID: 48-C-6-R6-D3-2 PIN NO.: 48-H8SE4-018-001-000.

Property being known as: 59-61 Turner Street, Plymouth, PA 18651.

Improvements thereon: Residential Apartments.

RICHARD J. NALBANDIAN, III, ESQUIRE
PARKER McCAY PA

SHERIFF'S SALE NO. 1610-89

Case Number: 2016-2770

Wells Fargo Bank NA f/k/a Wachovia Mortgage FSB, f/k/a World Savings Bank, FSB vs. Amanda Petroski.

Owner(s) of the property situate in BEAR CREEK TOWNSHIP, Luzerne County, Pennsylvania.

Being PIN number 04-J11S2 -006-007-000 and plate number 4-60-D31-4.

Property being known as: 3886 Ridge Road, a/k/a 207 Oak Ridge Road, Bear Creek Township, PA 18702-9715.

Improvements thereon consist of RESIDENTIAL.

THE LUZERNE LEGAL REGISTER

TITLE TO SAID PREMISES IS VESTED IN Paul Petroski, Sr., by Deed from Paul Petroski, Sr. and Dorothy Petroski, dated 12/17/2002, recorded 03/13/2003 in Book 3003, Page 62225.

PAUL PETROSKI, SRAIKIA PAUL JOSEPH PETROSKI, SR. died on 11/30/2013, leaving a Last Will and Testament dated 05/10/2012. Letters Testamentary were granted to AMANDA PETROSKI on 12/30/2013 in LUZERNE COUNTY, No. 4013-2126. The Decedent's surviving heir at law and next-of-kin is PAUL PETROSKI, JR.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-90

Case Number: 13462-15

Plaintiff PNC Bank, National Association vs. Defendant AMANDA PETROSKI, EXECUTRIX OF THE ESTATE OF PAUL PETROSKI, SR.

Owner(s) of the property situate in the City of Wilkes-Barre, Luzerne County, Pennsylvania.

Being parcel number and pin number H10NE1-14-2 73-13-2-775-1-D1-4.

Property being known as: 103-105 George Avenue, Wilkes-Barre, Pennsylvania 18705.

Improvements thereon: Residential Dwelling.

BRETT A. SOLOMON, ESQUIRE
1500 One PPG Place
Pittsburgh, PA 15222

SHERIFF'S SALE NO. 1610-91

Case Number: 2013-07192

U.S. Bank National Association as Trustee Successor in Interest to Bank of America, National Association as Trustee, Successor by Merger to Lasalle Bank National Association, as Trustee for Structured Asset Securities Corporation Mortgage Pass-Through Certificates, Series 2005-NC1 vs. Timothy Piacente a/k/a Timothy Piacente.

Owner(s) of the property situate in HAZLETON CITY, Luzerne County, Pennsylvania.

Being PIN number 71-T8NE41-006-005-000 and plate number 71-14-514-5.

Property being known as: 550-552 Pardee Street a/k/a 552 Pardee Street, Hazleton, PA 18201.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN Timothy Piacente, single, by Deed from Michael Medvitz, single, dated 11/06/2003, recorded 11/10/2003 in Book 3003, Page 339836.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-92

Case Number: 2015-12966

Plaintiff PENNYMAC LOAN SERVICES, LLC vs. Defendant(s) FAUSTO PINA and DANIELA I. SOLORZANO.

Owner(s) of property situate in HAZELTON CITY, Luzerne County, Pennsylvania.

Being parcel number and pin number 1300060100001200 U8NE14-B001-L006.

Property being known as 89 TAFT STREET, HAZLETON, PA 18201.

Improvements thereon: Residential property.

POWERS, KIRN & ASSOCIATES, LLC

SHERIFF'S SALE NO. 1610-93

Case Number: 2016-1302

Plaintiff: Nationstar Mortgage LLC vs. defendants: Halina Piwowarczyk and Jan Piwowarczyk.

Owner(s) of the property situate in the 12th Ward of the City of Wilkes-Barre, Luzerne County.

Being parcel number and pin number: H9SE4-B019-L014.

Property being known as: 114-116 New Alexander Street, Wilkes-Barre, PA 18702.

Improvements thereon: Residential Dwelling.

SARAH K. McCAFFERY, ESQUIRE
SHAPIRO & DeNARDO, LLC
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

SHERIFF'S SALE NO. 1610-94

Case Number: 2016-1491

Plaintiff, CITIZENS BANK OF PENNSYLVANIA vs. Defendant, ADHAM RAHMAN.

Owner(s) of the Property Situate in the: CITY OF NANTICOKE, Luzerne County, Pennsylvania.

Being Plate Number and PIN Number: 42-13-206-10 AND 42-J7SE1-035-014-000.

THE LUZERNE LEGAL REGISTER

Property Being Known As: 169 EAST RIDGE STREET, NANTICOKE, PA 18634 a/k/a 169-171 EAST RIDGE STREET, NANTICOKE, PA 18634.

Improvements thereon: RESIDENTIAL PROPERTY.

LAUREN BERSCHLER KARL, ESQUIRE

SHERIFF'S SALE NO. 1610-95

Case Number: 2015-04994

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE UNDER THE POOLING AND SERVICING AGREEMENT RELATING TO IMPAC SECURED ASSETS CORP., MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-4 vs. LUCIANO RAMIREZ.

OWNER of the property Luciano Ramirez situate in the City of Hazleton, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: T8SW43 B22 L7.

PROPERTY being known as: 150 South Laurel Street, Hazleton, PA 18201.

IMPROVEMENTS thereon: Residential Dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567

KML LAW GROUP, P.C.

Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-96

Case Number: 7272 CIVIL 2015

Plaintiff Eagle Rock Community Association, Inc. vs. Defendant SMAKO REDZEPAGIC.

Owner of the property situate in the Township of Black Creek, Luzerne County, Pennsylvania.

Being parcel number and pin number U5S2 003 007.

Property being known as: Lot 7 of the B Subdivision located in Eagle Rock Resort f/k/a Valley of Lakes Subdivision in the Township of Black Creek, County of Luzerne, Commonwealth of Pennsylvania.

Improvements thereon: VACANT LAND.

LORINE ANGELO OGURKIS, ESQUIRE

SHERIFF'S SALE NO. 1610-97

Case Number: 201600879

Plaintiff: Wells Fargo Bank, NA vs. Defendant: Carlton Riggins.

Owner(s) of the property situate in the Township of Hanover, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: 25-18S2-014-005-000.

Property being known as: 19 Frank Street, Wilkes-Barre, PA 18706.

Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC

P.O. Box 165028

Columbus, OH 43216-5028

SHERIFF'S SALE NO. 1610-98

Case Number: 2015-3736

Wells Fargo Financial Pennsylvania, Inc. vs. James H. Riley a/k/a James H. Riley, Jr. and Brenda J. Riley a/k/a Brenda Riley.

Owner(s) of the property situate in FAIRMOUNT TOWNSHIP, Luzerne County, Pennsylvania.

Property being known as: 722 State Route 118, Sweet Valley, PA 18656-2043.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN James H. Riley, Jr., by Deed from James H. Riley, Jr. and Brenda J. Riley, his wife, dated 07/15/2010, recorded 08/04/2010 in Book 3010, Page 128492.

Plate #: 19-312-2-D1-2. Pin #: 19-F2-00A-18A-000.

PHELAN HALLINAN DIAMOND & JONES, LLP

Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-99

Case Number: 8219-2009

LPP MORTGAGE LTD vs. ARTRINA L. ROSENCRANS & JAMES SIDNEY ROSENCRANS, JR.

OWNERS of the property situate in the Ross Township, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: E4 BA L20A.

PROPERTY being known as: 132 Old State Road, Sweet Valley, PA 18656.

IMPROVEMENTS thereon: Residential Dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567

KML LAW GROUP, P.C.

Attorneys for Plaintiff

THE LUZERNE LEGAL REGISTER

SHERIFF'S SALE NO. 1610-100

Case Number: 2014-12745

Bank of America, N.A Successor by Merger to BAC Home Loans Servicing, L.P. f/k/a Countrywide Home Loans Servicing, L.P. vs. Martina Salvador and Roberto Curiel.

Owner(s) of the property situate in CITY OF HAZLETON, Luzerne County, Pennsylvania.

Plate Number: 71-3-425-1-D2-D1A-2. Pin #: 71-U8NW21-004-001-000.

Property being known as: 123 South Hazle Street, Hazleton, PA 18201-6747.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN Martina Salvador and Roberto Curiel, as joint tenants with right of survivorship, by Deed from Mary Beth Tomzack, surviving co-executor of the estate of Marie E. Dobash, deceased, dated 05/14/2008, recorded 05/15/2008 in Book 3008, Page 113000.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-101

Case Number: 2016-00412

Plaintiff Ditech Financial LLC vs. defendants Tyiesha Nicole San Martino and John N. San Martino.

Owners of the property situate in the City of Wilkes-Barre, Luzerne County, Pennsylvania.

Being parcel number and pin number H10-NW3-B014-L016-000.

Property being known as: 540N Pennsylvania Avenue, Wilkes-Barre, Pennsylvania 18705.

Improvements thereon: Residential Dwelling.

McCABE, WEISBERG & CONWAY, P.C.

SHERIFF'S SALE NO. 1610-102

Case Number: 2014-9123

Plaintiff Sun West Mortgage Company, Inc. vs. defendants United States of America c/o United States Attorney Middle District of Pennsylvania and Herbert L. Sartin.

Owners of the property situate in the Borough of Swoyersville, Luzerne County, Pennsylvania.

Being parcel number and pin number 59-F10NW4-B9-L3.

Property being known as: 915 Main Street, Swoyersville, Pennsylvania 18704.

Improvements thereon: Residential Dwelling.

McCABE, WEISBERG & CONWAY, P.C.

SHERIFF'S SALE NO. 1610-103

Case Number: 2015-12385

QUICKEN LOANS INC. vs. CHRISTINE E. SEELY.

OWNER of the property Christine E. Seely situate in the Borough of Freeland, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: Q9SE3 B13 L22.

PROPERTY being known as: 1039 Birkbeck Street, Freeland, PA 18224.

IMPROVEMENTS thereon: Residential Dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-104

Case Number: 2015-07494

JPMC SPECIALTY MORTGAGE LLC vs. CHARLENE C. SEPRISH & EDWARD M. SEPRISH.

OWNERS of the property Charlene C. Seprish & Edward M. Seprish situate in the Township of Ross, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: F4S3 B4 L16.

PROPERTY being known as: 84 Creek Side Lane a/k/a RD #1 Box 131-3B, Sweet Valley, PA 18656.

IMPROVEMENTS thereon: Residential Dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-105

Case Number: 12674-2011

Plaintiff Nationstar Mortgage LLC vs. defendant Troy M. Shafer aka Troy Michael Shafer aka Troy Shafer.

Owner of the property situate in the Township of Lehman, Luzerne County, Pennsylvania.

Being parcel number and pin number 40-D7-00A-11B-000.

THE LUZERNE LEGAL REGISTER

Property being known as: 238 Idetown Road, Dallas, Pennsylvania 18612.
Improvements thereon: Residential Dwelling.

McCABE, WEISBERG & CONWAY, P.C.

SHERIFF'S SALE NO. 1610-106

Case Number: 2016-00288

Specialized Loan Servicing LLC vs. Brandon E. Shea a/k/a Brandon Shea and Sarah E. Toback a/k/a Shea Sarah.
Owner(s) of the property situate in NANTICOKE CITY, Luzerne County, Pennsylvania.

Being pin# J7SE2 B3 14.

Property being known as: 413 East Grand Street, Nanticoke, PA 18634-2926.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES VESTED IN Brandon E. Shea and Sarah E. Toback, both single persons, by Deed from Melvin A. Beck, Jr. and Sharon J. Beck, h/w, dated 10/24/2007, recorded 11/02/2007 in Book 3007, Page 290544.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-107

Case Number: 2014-12107

Plaintiff, Wilmington Trust et al. vs. defendant, Shaun Shearer.

Owner(s) of the property situate in the City of Pittston, Luzerne County, Pennsylvania.

Being Plate Number and PIN Number 72-10-156-3 and 72-E11SE1-011-009.

Property being known as 174 Vine Street, Pittston, PA 18640.

Improvements thereon erected: a dwelling.

LOIS M. VITTI, ESQUIRE
215 Fourth Avenue
Pittsburgh, PA 15222
(412) 281-1725

SHERIFF'S SALE NO. 1610-108

Case Number: 2015-01901-0

LSF8 Master Participation Trust vs. Barbara A. Shimko, United States of America and United States of America.

Owner(s) of the property situate in the Hanover Township, Luzerne County, Pennsylvania.

Being Plate Number: 25-C-2-R5-D39-1-D4 and Pin No. 25-I9SW1 -09B-13A-000.

Property being known as: 208 Woodview Road, Hanover Township, PA 18706.

Improvements thereon: Residential Dwelling.

RICHARD M. SQUIRE & ASSOCIATES, LLC

SHERIFF'S SALE NO. 1610-109

Case Number: 201513179

Plaintiff: Federal National Mortgage Association ("Fannie Mae") vs. Defendant(s): Chris A. Shiner and Susan Kevra Shiner a/k/a Susan C. Kevra-Shiner.

Owners of the property situate in the Avoca Borough, Luzerne County, Pennsylvania.

Being Plate No. 2-2-204-5 Pin No. 02-D12SE2-008-014-000.

Property being known as: 748 Grove Street, Avoca, PA 18641.

Improvements thereon: Residential Dwelling.

MARTHA E. VON ROSENSTIEL, ESQUIRE / No. 52634
HEATHER RILOFF, ESQUIRE / No. 309906
JENIECE D. DAVIS, ESQUIRE / No. 208967
MARTHA E. VON ROSENSTIEL, P.C.

Attorneys for Plaintiff
649 South Avenue, Unit 6
Secane, PA 19018
(610) 328-2887

SHERIFF'S SALE NO. 1610-110

Case Number: 201601263

Plaintiff Stearns Lending, LLC vs. defendants Amanda J. Shinko and Jason J. Shinko.

Owners of the property situate in the Borough of Luzerne, Luzerne County, Pennsylvania.

Being parcel number and pin number 41-G9NE2-018-023-000.

Property being known as: 411 Bennett Street, Luzerne, Pennsylvania 18709.

Improvements thereon: Residential Dwelling.

McCABE, WEISBERG & CONWAY, P.C.

THE LUZERNE LEGAL REGISTER

SHERIFF'S SALE NO. 1610-111

Case Number: 2016-00107

Plaintiff: Visio Financial Services, Inc. vs. Defendants: Robert Shirer and Everett D. Myrick.
Owners of the property situation in the Hanover Township, Luzerne County, Pennsylvania.
Being parcel and PIN number: Parcel ID: 25-7-51-5, PIN NO.: 25-19NW3 -017-001-000.
Property being known as: 114 Elk Street, Hanover Township, PA 18706.
Improvements thereon: Residential Apartments.

RICHARD J. NALBANDIAN, III, ESQUIRE
PARKER McCAY PA

SHERIFF'S SALE NO. 1610-112

Case Number: 2013-01230

Plaintiff Wells Fargo Bank, National Association, successor by merger to Wells Fargo Bank Minnesota, National Association, as Trustee for Morgan Stanley ABS Capital I Inc. Trust 2005-HE5 Mortgage Pass-Through Certificates, Series 2005-HE5 vs. Defendant(s) CHARLES SIGLIN, JR.

Owner(s) of the property situate in Borough of Forty Fort, Luzerne County, Pennsylvania.
Being plate number: 21-3-391-5. Pin number: 21-F10SW1-004-005-000.
Property being known as: 28 Owen Street, Swoyersville, PA 18704.
Improvements thereon: Residential Property.

UDREN LAW OFFICES, P.C.

SHERIFF'S SALE NO. 1610-113

Case Number: 2015-12555

Santander Bank, N.A. vs. Leslie P. Skorpil.
Owner(s) of the property situate in HAZLETON CITY, Luzerne County, Pennsylvania.
Being Plate Number 71-3-329-4, Pin Number 71-T8SW33-001 -002-000.

Property being known as: 332-334 East Broad Street a/k/a 334 East Broad Street, Hazleton, PA 18201-6650.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN Leslie P. Skorpil, by Deed from Victor Medeiros, dated 10/09/2007, recorded 10/15/2007 in Book 3007, Page 273152.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-114

Case Number: 2016-231

Plaintiff: Wells Fargo Bank, National Association, as Trustee for Banc of America Alternative Loan Trust 2005-2 Mortgage Pass-Through Certificates, Series 2005-2 vs. defendants: David E. Smith and Tammy M. Smith.

Owner(s) of the property situate in the Township of Jenkins, Luzerne County.

Being parcel number and pin number: 33-E11S1 -013-010-000 & 33-E11S1-013-010A-000.

Property being known as: 1176 - 1178 Main Street, Pittston, PA 18640.

Improvements thereon: Residential Dwelling.

SARAH K. McCAFFERY, ESQUIRE
SHAPIRO & DeNARDO, LLC
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

SHERIFF'S SALE NO. 1610-115

Case Number: 2015-4547

OCWEN Loan Servicing, LLC vs. John F. Stempien, Jr. and Luann Stempien.

Owner(s) of the property situate in FOSTER TOWNSHIP, Luzerne County, Pennsylvania.

Property being known as: 16 Prescott Road, White Haven, PA 18661-2846

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN John F. Stempien, Jr. and Luann Stempien, by Deed from Paul E. Drake, Jr. and Josephine E. Drake, dated 05/21/1998, recorded 05/26/1998 in Book 2640, Page 30.

Plate No: 23-474-3-D392-6. PIN: 23-Q11S8-004-008-000.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-116

Case Number: 2015-12718

Plaintiff: Federal National Mortgage Association ("Fannie Mae") vs. Defendant(s): Michael E. Studders.

Owner of the property situate in the Pittston City, Luzerne County, Pennsylvania.

Being Plate No. 72-2-13-2-D1-1 Pin No. 72-D11SE2-5-11A.

THE LUZERNE LEGAL REGISTER

Property being known as: 57 Chapel Street Rear, Pittston, PA 18640.
Improvements thereon: Residential Dwelling.

MARTHA E. VON ROSENSTIEL, ESQUIRE / No. 52634
HEATHER RILOFF, ESQUIRE / No. 309906
JENIECE D. DAVIS, ESQUIRE / No. 208967
MARTHA E. VON ROSENSTIEL, P.C.
Attorneys for Plaintiff
649 South Avenue, Unit 6
Secane, PA 19018
(610) 328-2887

SHERIFF'S SALE NO. 1610-117
Case Number: 2012-02488

Plaintiff: Deutsche Bank National Trust Company, as Trustee for HSI Asset Securitization Corporation Trust 2007-WF1 vs. Defendants: Jose L. Taveras; Victor Manuel Berroa a/k/a Victor M. Berroa; The United States of America.
Owner(s) of the property situate in the City of Hazleton, Luzerne County, Pennsylvania.
Being Parcel Number and Pin Number: 71-T8NW34-020-009-000.
Property being known as: 21 West 1st Street, Hazleton, PA 18201.
Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 1610-118
Case Number: 2016-01300

Plaintiff: PHH Mortgage Corporation vs. defendants: Angela Wachilla and Jesse D. Cook.
Owner(s) of the property situate in the Plains Township, Luzerne County.
Being parcel number and pin number: G10SE1 B13 L11.
Property being known as: 19 East Charles Street, Plains, PA 18705.
Improvements thereon: Residential Dwelling.

SARAH K. McCAFFERY, ESQUIRE
SHAPIRO & DeNARDO, LLC
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

SHERIFF'S SALE NO. 1610-119
Case Number: 2016-02250

THE BANK OF NEW YORK MELLON, AS TRUSTEE FOR CWABS, INC. ASSET-BACKED CERTIFICATES, SERIES 2003-BC3 vs. MICHAEL F. WAGNER.
Owner of the property MICHAEL F. WAGNER situate in the Borough of Forty Fort, Luzerne county, Pennsylvania.
Being parcel number and pin number: G9NE2 B8 L22.
Property being known as: 64 Slocum Street, Forty Fort, PA 18704.
Improvements thereon: residential dwelling.

REBECCA A. SOLARZ, ESQUIRE, Pa. ID 315938
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-120
Case Number: 2015-3518

Plaintiff NATIONSTAR MORTGAGE LLC vs. Defendant(s) GINGER WALSH.
Owner(s) of property situate in BOROUGH OF KINGSTON, Luzerne County, Pennsylvania.
Being parcel number and pin number 34-7-524-5 AND 34-H9NE3-008-036-000.
Property being known as 31 2ND AVENUE, KINGSTON, PA 18704.
Improvements thereon: Residential property.

POWERS, KIRN & ASSOCIATES, LLC

SHERIFF'S SALE NO. 1610-121
Case Number: 201513476

Plaintiff: Wells Fargo Bank, N.A. vs. Defendants: Jessica Wandel; Shawn E. Wandel.
Owner(s) of the property situate in the Borough of Edwardsville, Luzerne County, Pennsylvania.
Being Parcel Number and Pin Number: 18-6954-008-12C.
Property being known as: 172 Tobin Lane, Kingston, PA 18704.

THE LUZERNE LEGAL REGISTER

Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 1610-122

Case Number: 2015-9867

Plaintiff CITIZENS BANK N.A. f/k/a RBS CITIZENS N.A. vs. Defendant(s) David L. Warneka.
Owner(s) of property situate in Kingston Township, Luzerne County, Pennsylvania.
Being plate number 35-518-1-D2-5; and pin number 35-E8S8-001-02A-000.
Property being known as 118 North Pioneer Avenue n/k/a 11 Dovetail Lane, Shavertown, PA 18708.
Improvements thereon: Residential property.

LAW OFFICE OF GREGORY JAVARDIAN, LLC

SHERIFF'S SALE NO. 1610-123

Case Number: 2016-3923

Plaintiff: Bank of America, N.A. vs. defendant: Donna M. Weidow.
Owner(s) of the property situate in the Township of Hanover, Luzerne County.
Being parcel number and pin number: 25-19NW2-005-001.
Property being known as: 413 Wyoming Street, Hanover Township, PA 18706.
Improvements thereon: Residential Dwelling.

SARAH K. McCAFFERY, ESQUIRE
SHAPIRO & DeNARDO, LLC
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

SHERIFF'S SALE NO. 1610-124

Case Number: 2016-01842

BAYVIEW LOAN SERVICING, LLC, A DELAWARE LIMITED LIABILITY COMPANY vs. THE UNKNOWN HEIRS OF KIM Y. WILLIAMS a/k/a KIM YVONNE TARBOX-WILLIAMS, DECEASED, KEELY HERSEY, SOLELY IN HER CAPACITY AS HEIR OF KIM Y. WILLIAMS a/k/a KIM YVONNE TARBOX-WILLIAMS, DECEASED & KIP OROSZ, SOLELY IN HIS CAPACITY AS HEIR OF KIM Y. WILLIAMS a/k/a KIM YVONNE TARBOX-WILLIAMS, DECEASED.

OWNERS of the property the Unknown Heirs of Kim Y. Williams a/k/a Kim Yvonne Tarbox-Williams, Deceased, Keely Hersey, Solely in Her Capacity As Heir of Kim Y. Williams a/k/a Kim Yvonne Tarbox-Williams, Deceased & Kip Orosz, Solely in His Capacity As Heir of Kim Y. Williams a/k/a Kim Yvonne Tarbox-Williams, Deceased situate in the Township of Kingston, Luzerne County, Pennsylvania.

BEING Parcel Number and Pin Number: E8S7 B18 L9.
PROPERTY being known as: 130 Inman Avenue, Shavertown, PA 18708.
IMPROVEMENTS thereon: Residential Dwelling.

MATTHEW K. FISSEL, ESQUIRE, Pa. ID 314567
KML LAW GROUP, P.C.
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-125

Case Number: 12535-2009

Plaintiff: First National Bank of Pennsylvania, successor by merger to Guaranty Bank N.A. vs. Defendants: Richard Winiewicz, Jr. and the United States of America.

Owners of the property situate in the Township of Plains, Luzerne County, Pennsylvania.
Being parcel number and pin number: F10S4 B3 L14.
Property being known as: 27 South Beech Road, Plains, PA 18705.
Improvements thereon: N/A.

JAMES D. YOUNG, ESQUIRE
JSDC LAW OFFICES
P.O. Box 650
Hershey, PA 17033
(717) 533-3280

SHERIFF'S SALE NO. 1610-126

Case Number: 201600885

Plaintiff: Nationstar Mortgage LLC vs. Defendants: Daniel P. Witmer; Elaine Witmer.
Owner(s) of the property situate in the City of Hazleton, Luzerne County, Pennsylvania.

THE LUZERNE LEGAL REGISTER

Being Parcel Number and Pin Number: 71-T8NW11-004-003-000.
Property being known as: 1003 Alter Street, Hazleton, PA 18201.
Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 1610-127

Case Number: 2015-8958

US Bank National Association, as Trustee for Structured Asset Securities Corporation Mortgage Pass-Through Certificates, Series 2006-EQ1 vs. Lori A. Womelsdorf and David J. Womelsdorf.

Owner(s) of the property situate in FAIRMOUNT TOWNSHIP, Luzerne County, Pennsylvania.

Being Plate Number: 19-9-5 and Pin #: 19-H1 -00A-04B-000.

Property being known as: 185 Municipal Road, Benton, PA 17814-7719.

Improvements thereon consist of RESIDENTIAL.

TITLE TO SAID PREMISES IS VESTED IN David J. Womelsdorf and Lori A. Womelsdorf, his wife, by Deed from Russell H. Beishline and Bernice L. Beishline, his wife, dated 06/26/1997, recorded 06/30/1997 in Book 2605, Page 376.

PHELAN HALLINAN DIAMOND & JONES, LLP
Attorneys for Plaintiff

SHERIFF'S SALE NO. 1610-128

Case Number: 2014-13760

Plaintiff Eagle Rock Resort Co., LLC vs. Defendant KIMBERLY WOUDSMA.

Owner of the property situate in the Township of Hazle, Luzerne County, Pennsylvania.

Being parcel number and pin number T5S2 001 001.

Property being known as: Lot 1 of the MVII Subdivision located in Eagle Rock Resort f/k/a Valley of Lakes Subdivision in the Township of Hazle, County of Luzerne, Commonwealth of Pennsylvania.

Improvements thereon: VACANT LAND.

LORINE ANGELO OGURKIS, ESQUIRE

SHERIFF'S SALE NO. 1610-129

Case Number: 2014-06232

Plaintiff: Nationstar Mortgage LLC vs. Defendants: Andrew Wrzesniewsky; Sharon Wrzesniewsky.

Owner(s) of the property situate in the City of Hazleton, Luzerne County, Pennsylvania.

Being Parcel Number and Pin Number: 71-T8NW41-011-001-000.

Property being known as: 797 799 James St., Hazleton, PA 18201.

Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 1610-130

Case Number: 17272-2010

Plaintiff DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR CARRINGTON MORTGAGE LOAN TRUST, SERIES 2005-NC1 ASSET BACKED PASS THROUGH CERTIFICATES vs. Defendant(s) Stanley Stephen Wysocki, Jr. and Christine Wysocki.

Owner(s) of property situate in City of Wilkes-Barre, Luzerne County, Pennsylvania.

Being plate number 73-12-2-850-11 and pin number 73-H9SE4-020-011-000.

Being plate number 73-12-2-546-7 and pin number 73-H9SE4-020-010-000.

Property being known as 157-159 Charles Street, Wilkes-Barre, PA 18702.

Improvements thereon: Residential property.

LAW OFFICE OF GREGORY JAVARDIAN, LLC

SHERIFF'S SALE NO. 1610-131

Case Number: 201602013

Plaintiff: Federal National Mortgage Association ("Fannie Mae") vs. Defendant(s): Marlena M. Yale and Donald K. Biggs, Jr.

Owners of the property situate in the Plains Township, Luzerne County, Pennsylvania.

Being Plate No. 50-C-162-1-D1-R2-D1-D1-5 Pin No. 50-G10SW2-16-2A.

Property being known as: 24 Mercer Street, Plains, PA 18705.

THE LUZERNE LEGAL REGISTER

Improvements thereon: Residential Dwelling.

MARTHA E. VON ROSENSTIEL, ESQUIRE / No. 52634
HEATHER RILOFF, ESQUIRE / No. 309906
JENIECE D. DAVIS, ESQUIRE / No. 208967
MARTHA E. VON ROSENSTIEL, P.C.
Attorneys for Plaintiff
649 South Avenue, Unit 6
Secane, PA 19018
(610) 328-2887

SHERIFF'S SALE NO. 1610-132

Case Number: 201600880

Plaintiff: Wells Fargo Bank, N.A. vs. Defendant: William Francis Yarmel a/k/a William F. Yarmel.
Owner(s) of the property situate in the Borough of Edwardsville, Luzerne County, Pennsylvania.
Being Parcel Number and Pin Number: 18-G9S4-009-014-000.
Property being known as: 115 Tobin Lane, Edwardsville, PA 18704.
Improvements Thereon: Single Family Dwelling.

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus, OH 43216-5028

SHERIFF'S SALE NO. 1610-133

Case Number: 1858 of 2016

Plaintiff, First National Bank of Pennsylvania, successor by merger to Omega Bank vs. Defendant, Linda H. Yeagley.
Owner of the property situate in the Township of Butler, Luzerne County, Pennsylvania.
Being parcel number and pin number 06-P8S6001048.
Property being known as 44 Sycamore Drive, Drums, PA 18222.
Improvements thereon: A dwelling house.

KRISTINE M. ANTHOU, ESQUIRE

SHERIFF'S SALE NO. 1610-134

Case Number: 2015-9184

Plaintiff: Midfirst Bank vs. Defendant(s): CARMEN M. ZANGARDI n/k/a CARMEN M. JONES, KENEL DEMETRIUS JONES AND THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT.
Owner(s) of the property situate in the Borough of Kingston, County of Luzerne, Commonwealth of Pennsylvania and being property known as 166 Price Street, Kingston, PA 18704.
PIN NO. G9SE1-036-013. PLATE NO. 34-3-102-7.
IMPROVEMENTS THEREON: RESIDENTIAL DWELLING.

LEON P. HALLER, ESQUIRE
PURCELL, KRUG & HALLER
Attorneys for Plaintiff
1719 North Front Street
Harrisburg, PA 17102

SHERIFF'S SALE NO. 1610-135

Case Number: 2016-02880

M&T BANK vs. BERNICE ZIOMKOWSKI AND STANLEY ZIOMKOWSKI, JR.
Owners of the property situate in the Township of Hanover, Luzerne County, Pennsylvania.
Being Luzerne County tax plate number tax plate number 25-6-98-5 and pin number 25-K8S1-007-006-000.
Property being known as: 100 TOMKO AVENUE a/k/a 100 TOMCO AVENUE, WILKES-BARRE, PA 18706.
TITLE TO THE SAID PREMISES IS VESTED IN Stanley Ziomkowski, Jr., by Deed dated dated September 17, 2003, and recorded on September 26, 2003, in the Office of the Recorder of Deeds in and for Luzerne County in Deed Book 3003, at Page 291671.
Improvements thereon consist of: Residential Real Estate.

STERN & EISENBERG, PC
Attorneys for Plaintiff

NOTICE IS HEREBY GIVEN to all Claimants and Parties in Interest that the Sheriff will within thirty (30) days thereafter file a Schedule of Distribution in his office, where the same will be available for inspection and the distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

Sheriff of Luzerne County.

Sept. 9, 16, 23



PERIODICAL PUBLICATION

*** Dated Material. Do Not Delay. Please Deliver Before Monday, September 26, 2016**