

**PUBLIC NOTICE
COURT OF COMMON
PLEAS OF MONROE
COUNTY FORTY-THIRD
JUDICIAL DISTRICT
COMMONWEALTH OF
PENNSYLVANIA
NO. 4767 Civil 2012**

FAIRWAY HOUSE PROPERTY OWNERS ASSOCIATION INC.,
Plaintiff,

vs.

LISA LEE HANNAN,
Defendant

To: **LISA LEE HANNAN**

The Plaintiff, Fairway House Property Owners Association Inc. has commenced a civil action against you for recovery of dues, fees and assessments which you owe to the Fairway House Property Owners Association by virtue of your ownership of Unit FV 19B, Int. No. 17, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$9,615.33 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by Plaintiff. You may lose money or property or other rights important to you.

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

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

Jeffrey A. Durney, Esquire
Royle & Durney
Suite 8, Merchants Plaza
P.O. Box 536
Tannersville, PA 18372
PR - January 3 2014

**PUBLIC NOTICE
COURT OF COMMON
PLEAS OF MONROE
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JUDICIAL DISTRICT
COMMONWEALTH OF
PENNSYLVANIA
NO. 7634 Civil 2012**

DEPUY HOUSE PROPERTY OWNERS ASSOCIATION, INC.,
Plaintiff,

vs.

VIRGINIA RICHBOROUGH
Defendant

To: **VIRGINIA RICHBOROUGH**

The Plaintiff, DePuy House Property Owners Association, Inc. has commenced a civil action against you for recovery of dues, fees and assessments which you owe to the DePuy House Property Owners Association by virtue of your ownership of Unit DV 64F, Interval No. 16, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$6,206.46 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by Plaintiff. You may lose money or property or other rights important to you.

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**PUBLIC NOTICE
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COMMONWEALTH OF
PENNSYLVANIA
NO. 7719 Civil 2012**

DEPUY HOUSE PROPERTY OWNERS ASSOCIATION, INC.,
Plaintiff,

vs.

KEITH ALLEN,
Defendant

To: **KEITH ALLEN**

The Plaintiff, DePuy House Property Owners Association, Inc. has commenced a civil action against you for recovery of dues, fees and assessments which you owe to the DePuy House Property Owners Association by virtue of your ownership of Unit DV 121, Int. No. 15 and Unit DV 128, Int. No. 38, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$5,528.84 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by Plaintiff. You may lose money or property or other rights important to you.

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**PUBLIC NOTICE
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COMMONWEALTH OF
PENNSYLVANIA
NO. 7933 Civil 2012**

DEPUY HOUSE PROPERTY OWNERS ASSOCIATION, INC.,
Plaintiff,

vs.

FLORABELLE M. CORTES and EDGAR H. CORTES
Defendants
To: **FLORABELLE M. CORTES & EDGAR H. CORTES**

The Plaintiff, DePuy House Property Owners Association Inc. has commenced a civil action against you for recovery of dues, fees and assessments which you owe to the DePuy House Property Owners Association by virtue of your ownership of Unit DV 95, Interval No. 13, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$2,582.35 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by Plaintiff. You may lose money or property or other rights important to you.

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**PUBLIC NOTICE
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COMMONWEALTH OF
PENNSYLVANIA
NO. 7945 Civil 2012**

DEPUY HOUSE PROPERTY OWNERS ASSOCIATION, INC.,
Plaintiff,

vs.

FERDINANDO GISMONDI and KELLI ANN GISMONDI,
Defendants
To: **FERDINANDO GISMONDI & KELLI ANN GISMONDI**

The Plaintiff, DePuy House Property Owners Association, Inc. has commenced a civil action against you for recovery of dues, fees and assessments which you owe to the DePuy House Property Owners Association by virtue of your ownership of Unit DV 91, Interval No. 38, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which

Plaintiff has filed seeks payment of \$2,061.83 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by Plaintiff. You may lose money or property or other rights important to you.

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**PUBLIC NOTICE
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COMMONWEALTH OF
PENNSYLVANIA
NO. 7975 Civil 2012**

DEPUY HOUSE PROPERTY OWNERS ASSOCIATION, INC.,
Plaintiff,

vs.

JOSEPH A. LAEZZA and HELEN A. LAEZZA,
Defendants
To: **JOSEPH A. LAEZZA & HELEN A. LAEZZA**

The Plaintiff, DePuy House Property Owners Association, Inc. has commenced a civil action against you for recovery of dues, fees and assessments which you owe to the DePuy House Property Owners Association by virtue of your ownership of Unit DV 99, Interval No. 12, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$2,030.88 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by Plaintiff. You may lose money or property or other rights important to you.

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**PUBLIC NOTICE
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PENNSYLVANIA
NO. 8719 Civil 2012**

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

vs.

GERARDO A. GUERRA and
ALICIA GUERRA,
Defendants

To: **GERARDO A. GUERRA & ALICIA GUERRA**
The Plaintiff, River Village Phase III-B Owners Association Inc. has commenced a civil action against you for recovery of dues, fees and assessments which you owe to the River Village Phase III-B Owners Association by virtue of your ownership of Unit RV 77, Interval No. 47, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$3,186.31 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by Plaintiff. You may lose money or property or other rights important to you.

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**PUBLIC NOTICE
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COMMONWEALTH OF
PENNSYLVANIA
NO. 8727 Civil 2012**

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

vs.

JANICE S. HARRIS,
Defendant
To: **JANICE S. HARRIS**

The Plaintiff, River Village Phase III-B Owners Association Inc. has commenced a civil action against you for recovery of dues, fees and assessments which you owe to the River Village Phase III-B Owners Association by virtue of your ownership of Unit RV 112, Interval No. 2, of Shawnee Village

Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$6,259.75 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by Plaintiff. You may lose money or property or other rights important to you.

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**PUBLIC NOTICE
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JUDICIAL DISTRICT
COMMONWEALTH OF
PENNSYLVANIA
NO. 8904 Civil 2012**

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

vs.

JAMES C. RAWLINS and KATHLEEN RAWLINS,
Defendants
To: **JAMES C. RAWLINS & KATHLEEN RAWLINS**

The Plaintiff, River Village Phase III-B Owners Association, Inc. has commenced a civil action against you for recovery of dues, fees and assessments which you owe to the River Village Phase III-B Owners Association by virtue of your ownership of Unit RV 66, Interval No. 45, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$4,703.99 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by Plaintiff. You may lose money or property or other rights important to you.

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**PUBLIC NOTICE
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JUDICIAL DISTRICT
COMMONWEALTH OF
PENNSYLVANIA
NO. 8912 Civil 2012**

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

vs.

THERESA FALCO and MICHAEL MILANI,
Defendants
To: **THERESA FALCO & MICHAEL MILANI**

The Plaintiff, River Village Phase III-B Owners Association, Inc. has commenced a civil action against you for recovery of dues, fees and assessments which you owe to the River Village Phase III-B Owners Association by virtue of your ownership of Unit RV 41, Interval No. 19, of Shawnee Village Planned Residential Development, Shawnee-on-Delaware, Pennsylvania. The Complaint which Plaintiff has filed seeks payment of \$2,519.31 in delinquent dues, fees and assessments. The Court has authorized service of the Complaint upon you by publication.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed against you and a judgment may be entered against you without further notice for relief requested by Plaintiff. You may lose money or property or other rights important to you.

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Tannersville, PA 18372
PR - January 3 2014

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF **ANNA MARIE von THADEN A/K/A ANNA MARIE VONTHADEN**, Deceased November 27, 2013, of Kunkletown, Monroe County.

Letters of Testamentary in the above named estate having been granted to the undersigned. All persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or their attorney and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe County Branch, Orphans Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the County where notice may be given to Claimant.

Martino and Karasek, LLP
David A. Martino, Esquire
PA Rte 209 PO Box 420
Brodheads ville, PA 18322

Administrator:
Heidi Sonmez

c/o Martino and Karasek, LLP
Route 209, PO Box 420
Brodheads ville, PA 18322

PR - December 27, January 3, 10

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Barbara Goodwin**, deceased, late of Monroe County, Pennsylvania.

Letters of Administration have been granted to the undersigned, who requests all persons having claims or demands against the Estate of the Decedent to make known the same, and all persons indebted to the Decedent to make payments without delay to: Artie Furman, 2029 Route 715, Stroudsburg, PA 18360 Administrator, or to his attorney:

Edwin A. Abrahamson, Esquire
1006 Pittston Ave.
Scranton, PA 18505

PR - Januar 3, 10, 17

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF **HELEN L. REISSEN**, late of East Stroudsburg, Monroe County, Pennsylvania, deceased.

Letters Testamentary in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or his attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-Third Judicial District, a particular statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to claimant.

Augustus Brady
251 Eycland Ave.
Succasunna, NJ 07876

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

PR - December 27, January 3, 10

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Irwin D. Lensky a/k/a Irwin David Lensky and Irwin Lensky**, Deceased. Late of Middle Smithfield Township, Monroe County, PA; D.O.D. 10/2/13.

Letters of Administration C.T.A. on the above Estate have been granted to the undersigned, who request all persons having claims or demands against the estate of the decedent to make known the same and all persons indebted to the decedent to make payment without delay to Denise Lensky, Administratrix, C.T.A., c/o Rachel Fitoussi, Esq., 62 W. Princeton Road, Bala Cynwyd, PA 19004. Or, to her attorney, Rachel Fitoussi, 62 W. Princeton Road, Bala Cynwyd, PA 19004.

PR - Dec. 20, Dec. 27, Jan. 3

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **James H. Webb**, late of 603 Thomas Street, Stroudsburg, PA, Deceased

Letters Testamentary in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Forty-Third Judicial District, a particular statement of claim duly verified by an affidavit setting forth an address within the County where notice may be given to claimant.

Agnes M. Webb,

Executrix
603 Thomas Street
Stroudsburg, PA 18360

MARY LOUIS PARKER &
ASSOCIATES, LLC
By: Mary Louise Parker, Esquire,
900 Scott St.,
Stroudsburg, PA 18360

PR - Dec. 20, Dec. 27, Jan. 3

**PUBLIC NOTICE
ESTATE NOTICE**

ESTATE OF **JOAN CAMISA a/k/a JOAN ANN CAMISA a/k/a JOAN A. CAMISA**, late of Jackson Township, Monroe County, Pennsylvania, deceased. LETTERS TESTAMENTARY in the above-named Estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same, without delay, to the undersigned or their attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty third Judicial District, Monroe County Branch, Orphans Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address within the County where notice may be given to Claimant.

JOHN J. CAMISA, EXECUTOR
c/o Robert C. Lear, Esquire
Attorney for the Estate
818 Ann Street
Stroudsburg, PA 18360
(570) 421-5461

PR - Dec. 20, Dec. 27, Jan. 3

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Judith P. Brown**, late of Stoud Township, Monroe County, Pennsylvania, deceased. LETTERS TESTAMENTARY above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or his attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of Monroe County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant.

Matthew J. Brown, Co-Executor
15 Shelley Terrace
West Orange, NJ 07052
Stephanie B. Brown,
n/bm Stephanie B. Kolber,
Co-Executor
547 11th Street
Brooklyn, NY 11215

NEWMAN, WILLIAMS, MISHKIN
CORVELEYN, WOLFE
& FARERI, P.C.

By: David L. Horvath, Esq.
712 Monroe Street
Stroudsburg, PA 18360-0511
PR - December 27, January 3, 10

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Micheline C. Caffrey a/k/a Micheline Caffrey**, late of Chestnut Hill Township, County of Monroe, State of Pennsylvania.

Letters Testamentary on said estate having been granted to the undersigned, all persons indebted thereto are requested to make immediate payment, and those having claims or demands against the same will present them without delay for settlement to:

Robert J. Caffrey
163 Leisure Lane
Effort, PA 18330
or to his attorney,

Gerald F. Strubinger, Jr., Esquire

STRUBINGER & GAZO, P.C.
505 Delaware Avenue
P.O. Box 158
Palmer ton, PA 18071

PR - January 3, 10, 17

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **MURIEL L. MENCHEY**, deceased. Late of Mount Pocono, Monroe County, Pennsylvania. Letters Testamentary in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or their attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address within the County where notice may be given to Claimant.

Vincent April and Dawn April Towne
Co-Executors

c/o Timothy B. Fisher II, Esquire
FISHER & FISHER LAW OFFICES
P.O. Box 396
Gouldsboro, PA 18424

PR - Dec. 27, Jan. 3, Jan. 10

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **ROBERT A. WILLIAMS**, late of 52 Village Drive, Stroudsburg, Monroe County, Pennsylvania 18360, deceased.

Letters Testamentary in the above-named Estate having been granted to the undersigned, all persons indebted to the Estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Monroe County Branch, Orphan's Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address within the County where notice may be given to Claimant.

Richard A. Williamsm, Executor
49 Village Drive
Stroudsburg, PA 18360

WILLIAM J. REASER JR., ESQ.
111 North Seventh St.
Stroudsburg, PA 18360

PR - Jan. 3, 10, 17, 2014

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **Virginia R. Unterberger a/k/a Virginia Unterberger**, Deceased. Late of Middle Smithfield Township, Monroe County, PA; D.O.D. 11/17/13. Letters Testamentary on the above Estate have been granted to the undersigned, who request all persons having claims or demands against the estate of the decedent to make known the same and all persons indebted to the decedent to make payment without delay to Frank R. Unterberger, 1639 Marshalls Creek Rd., East Stroudsburg, PA 18301 & Ronald C. Unterberger, 123 S. Broad St., Ste. 1840, Phila., PA 19109, Executors. Or to their Atty: Ronald C. Unterberger, Harper & Driver, 123 S. Broad St., Ste. 1840, Phila., PA 19109.

PR - January 3, 10, 17

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of **WILLIAM M. SVIRZOVSKY**, late of the Township of Tobyhanna, County of Monroe and Commonwealth of Pennsylvania, deceased.

Letters Testamentary in the above Estate having been granted to the undersigned, all persons indebted to said Estate are requested to make payment, and those having claims or demands against it to

make the same known without delay to:

Robert Sovorsky c/o
John J. Bartos, Esq.
100 Brodhead Road
Suite 130
Bethlehem, PA 18017

John J. Bartos, Esquire
100 Brodhead Road, Suite 130
Bethlehem, PA 18017

PR - December 27, January 3, 10

**PUBLIC NOTICE
ESTATE NOTICE**

GRANT OF LETTERS TESTAMENTARY IN THE Estate of **Robert W. McEwan**, deceased, have been granted on the 7th day of November 2013 to the undersigned, all persons indebted to the Estate are requested to make payment, and all those having claims, to present the same without delay to the undersigned.

Thomas V. Bergen, Executor
c/o P. Patrick Morrissey, Esq.
1318 North Fifth St.
Stroudsburg, PA 18360
(570) 420-1991

PR - December 20, 27, January 3

**PUBLIC NOTICE
ESTATE NOTICE**

Letters Testamentary have been granted on the Estate of **Dorothy Knaak**, Deceased, late of Monroe County, who died on August 5, 2013, to Paul Knaak, Executor.

Connie J. Merwine, Esquire, 501 New Brodheadsville Blvd. N., Brodheadsville, PA 18322, is counsel. All persons having claims against the estate are requested to present them in writing within four (4) months and all persons indebted to the estate to make payment to it in care of the Attorney noted.

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

PR - January 3, 10, 17

**PUBLIC NOTICE
INCORPORATION NOTICE**

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA.

The corporation is incorporated under the Pennsylvania Business Corporation Law of 1988. The name of the proposed corporation is **Pocono Nigerian Women's Association**

Brett J. Riegel, Esq.
18 N. 8th St.
Stroudsburg, PA 18360

PR - Jan. 3, 10, 17, 2014

**PUBLIC NOTICE
IN THE COURT OF
COMMON PLEAS OF
CIVIL ACTION - LAW
NO. 8127 CV 2013
NOTICE OF ACTION IN
MORTGAGE FORECLOSURE**

Green Tree Servicing LLC, Plaintiff vs. **Julie Wellington**, Mortgagor and Real Owner, Defendant To: Julie Wellington, Mortgagor and Real Owner, Defendant, whose last known address is H 653 Pheasant Lane, Tobyhanna, PA 18466. This firm is a debt collector and we are attempting to collect a debt owed to our client. Any information obtained from you will be used for the purpose of collecting the debt. You are hereby notified that Plaintiff, Green Tree Servicing LLC, has filed a Mortgage Foreclosure Complaint endorsed with a notice to defend against you in the Court of Common Pleas of Monroe County, Pennsylvania, docketed to No. 8127 CV 2013, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, H 653 Pheasant Lane, Tobyhanna, PA 18466, whereupon your prop-

erty will be sold by the Sheriff of Monroe County. Notice: You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after the Complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, go to or telephone the office set forth below. This office can provide you with information about hiring a lawyer. If you cannot afford to hire a Lawyer, this office may be able to provide you with information about agencies that may offer legal services to eligible persons at a reduced fee or no fee. Monroe County Bar Association - Lawyer Referral Service, 913 Main St., PO Box 786, Stroudsburg, PA 18360, 570-424-7288. Michael T. McKeever, Atty. for Plaintiff, KML Law Group, P.C., Ste. 5000, Mellon Independence Center, 701 Market St., Phila., PA 19106-1532, 215.627.1322.
PR - January 3

**PUBLIC NOTICE
IN THE COURT OF
COMMON PLEAS OF
MONROE COUNTY,
FORTY THIRD JUDICIAL DISTRICT
COMMONWEALTH OF
PENNSYLVANIA
CIVIL ACTION
NO. 4415 CV 10**

PNC Mortgage, a division of PNC Bank NA, Plaintiff vs. **Pamela Riley-Robinson and Shakinah M. Riley-Lavender**, Defendants

**NOTICE OF SALE
OF REAL PROPERTY**

To: Shakinah M. Riley-Lavender, Defendant, whose last known addresses are 937 Ironwood Court, Long Pond, PA 18334 and 3106 Emerald Boulevard, Long Pond, PA 18334. Your house (real estate) at 937 Ironwood Court, Long Pond, PA 18334, is scheduled to be sold at the Sheriff's Sale on February 27, 2014 at 10:00 a.m. in the Monroe County Courthouse, Stroudsburg, PA, to enforce the court judgment of \$313,456.62, obtained by Plaintiff above (the mortgage) against you. If the sale is postponed, the property will be relisted for the Next Available Sale. Property Description: ALL THAT CERTAIN TRACT, PARCEL OR PIECE OF LAND LYING AND BEING LOT 937, SITUATE IN THE TOWNSHIP OF TOBYHANNA, COUNTY OF MONROE, AND COMMONWEALTH OF PENNSYLVANIA, BOUND-ED AND DESCRIBED IN ACCORDANCE TO SURVEY MAP OF LOT 937, SECTION F, EMERALD LAKES, DATED JANUARY 11, 2006 DESCRIBED AS FOLLOWS, TO WIT: BEGINNING AT A POINT IN COMMON WITH LOT 936, LOT 937 AND THE RIGHT OF WAY LANE OF IRONWOOD COURT, SAID POINT BEING THE SOUTH EASTERLY MOST CORNER OF LOT 936, AS SHOWN ON MAP ENTITLED "SURVEY MAP OF LOT 937, SECTION F, OF EMERALD LAKES, DATED JANUARY 11, 2006. THENCE ALONG LOT 936 NORTH ELEVEN DEGREES ELEVEN FEET FIFTY-FIVE INCHES WEST, (N 11 DEGREES 11' 55" W), A DISTANCE OF ONE HUNDRED SEVENTY THREE AND THIRTY TWO ONE-HUNDREDDTHS FEET (173.32') TO AN IRON PIN, THENCE SOUTHEAST ALONG LOT NO. 938, SOUTH SEVENTY TWO DEGREES THIRTY-FIVE FEET FORTY SIX INCHES EAST, (S72 DEGREES 35' 46" E), A DISTANCE OF ONE HUNDRED NINETY TWO AND SEVENTY SEVEN ONE HUNDREDDTHS FEET (192.77') TO AN IRON PIN, THENCE SOUTH EAST ALONG PARCEL "A", SOUTH TWENTY-SIX DEGREES, TWENTY SIX

FEET EIGHT INCHES EAST (S26 DEGREES 26' 08" E), A DISTANCE OF ONE HUNDRED THIRTY NINE AND FOURTEEN ONE HUNDREDDTHS FEET (139.14') TO AN IRON PIN, THENCE ALONG THE RIGHT OF WAY LANE OF IRONWOOD COURT, ON A CURVE TO THE RIGHT HAVING A RADIUS OF 186.11 FEET AN ARC LENGTH OF 185.00' FEET TO A POINT OF TANGENCY, THENCE ALONG THE RIGHT OF WAY OF FIFTY FEET (50') RADIUS AN ARC LENGTH OF THIRTY-SIX POINT SIXTEEN FEET (36.16') TO A POINT OF TANGENCY, TO THE PLACE OF BEGINNING, AS DESCRIBED IN MORTGAGE BOOK 2256 PAGE 566. BEING KNOWN AS: 937 IRONWOOD COURT, LONG POND, PA 18334. TAX CODE: 19/ 3D/1/50 PIN NO.: 19634401153667. TITLE TO SAID PREMISES IS VESTED IN PAMELA RILEY-ROBINSON, MARRIED AND SHAKINAH RILEY-LAVENDER, MARRIED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP BY DEED FROM CHRISTIAN CHARITY FOUNDATION DATED 01/20/2006 RECORDED 01/27/2006 IN DEED BOOK 2256 PAGE 561. HAVING BEEN ERECTED THEREON A SINGLE FAMILY DWELLING. Udren Law Offices, P.C., Attorneys for Plaintiff, 111 Woodcrest Rd., Ste. 200, Cherry Hill, NJ 08003, 856.482.6900.
PR - January 3

**PUBLIC NOTICE
IN THE COURT OF
COMMON PLEAS OF
MONROE COUNTY,
PENNSYLVANIA
CIVIL ACTION-LAW
NO. 8647-CV-13
NOTICE OF ACTION IN
MORTGAGE FORECLOSURE**

PNC Bank, National Association, c/o PNC Bank, N.A., Plaintiff vs. **Michael O'Connell a/k/a Michael T. O'Connell**, Defendant

To: Michael O'Connell a/k/a Michael T. O'Connell, Defendant, whose last known address is 112 Church Avenue, Mount Pocono, PA 18344.

**COMPLAINT IN MORTGAGE
FORECLOSURE**

You are hereby notified that Plaintiff, PNC Bank, National Association, c/o PNC Bank, N.A., has filed a Mortgage Foreclosure Complaint endorsed with a Notice to defend, against you in the Court of Common Pleas of Monroe County, Pennsylvania, docketed to NO. 8647-CV-13, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 112 Church Avenue, Mount Pocono, PA 18344, whereupon your property would be sold by the Sheriff of Monroe County.

NOTICE

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in the notice above, you must take action within twenty (20) days after this Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you. YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH THE INFORMATION ABOUT HIRING A LAWYER. IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE. LAWYERS REFERRAL SERVICE, Monroe County Bar Association, 913 Main St., Stroudsburg, PA 18360, 570.424.7288. Mark J. Udren, Stuart Winneq,

Lorraine Gazzara Doyle, Sherri J. Braunstein, Salvatore Carollo, Harry B. Reese, Elizabeth L. Wassall, John Eric Kishbaugh, Nicole B. Labletta, David Neeren & Jordan David, Atty.s for Plaintiff, Udren Law Offices, P.C., 111 Woodcrest Rd., Ste. 200, Cherry Hill, NJ 08003, 856.669.5400.
PR - January 3

**PUBLIC NOTICE
IN THE COURT OF
COMMON PLEAS OF
MONROE COUNTY,
PENNSYLVANIA
CIVIL ACTION-LAW
NO. 8648-CV-13**

**NOTICE OF ACTION IN
MORTGAGE FORECLOSURE**

The Bank of New York Mellon f/k/a The Bank of New York, as Trustee for the Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2007-8, Plaintiff vs. **Barbara Vidal**, Defendant
TO: Barbara Vidal, Defendant, whose last known address is 73 Pine Creek Estates n/k/a 328 Estate Drive, Price Township, East Stroudsburg, PA 18302.

**COMPLAINT IN MORTGAGE
FORECLOSURE**

You are hereby notified that Plaintiff, The Bank of New York Mellon f/k/a The Bank of New York, as Trustee for the Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2007-8, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to defend, against you in the Court of Common Pleas of Monroe County, Pennsylvania, docketed to NO. 8648-CV-13, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 73 Pine Creek Estates n/k/a 328 Estate Drive, Price Township, East Stroudsburg, PA 18302, whereupon your property would be sold by the Sheriff of Monroe County.

NOTICE

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in the notice above, you must take action within twenty (20) days after this Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you. YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH THE INFORMATION ABOUT HIRING A LAWYER. IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE. LAWYERS REFERRAL SERVICE, Monroe County Bar Association, 913 Main St., Stroudsburg, PA 18360, 570.424.7288. Mark J. Udren, Stuart Winneq, Lorraine Gazzara Doyle, Sherri J. Braunstein, Salvatore Carollo, Harry B. Reese, Elizabeth L. Wassall, John Eric Kishbaugh, Nicole B. Labletta, David Neeren, Jordan David & Amanda Rauer, Atty.s for Plaintiff, Udren Law Offices, P.C., 111 Woodcrest Rd., Ste. 200, Cherry Hill, NJ 08003, 856.669.5400.
PR - January 3

**PUBLIC NOTICE
IN THE COURT OF COMMON
PLEAS OF MONROE COUNTY
COMMONWEALTH OF
PENNSYLVANIA**

HISHAM SOBHY,
Plaintiff

v.

**HASSAN ABDELMAGUID,
KONSTANTINO TOLIS and
METERORON CAPITAL, LLC,**
a Texas Corporation,
Defendants

TO HASSAN ABDELMAGUID, KONSTANTINO TOLIS AND METERORON CAPITAL, LLC, a Texas Corporation:

On November 25, 2013 a Court Order was entered in the above matter permitting service of a Writ of Execution and personal property levy by publication in a newspaper of general circulation in Monroe County, as well as the Monroe County Legal Reporter.

On October 29, 2013 Judgment was entered against you in the total amount of \$250,000.00 plus interest at the rate of 8% per annum. On November 5, 2013 Plaintiff filed a Writ of Execution. On November 19, 2013 the Sheriff levied on certain personal property which is described in the attached levy.

WRIT OF EXECUTION NOTICE

This paper is a Writ of Execution. It has been issued because there is a judgment against you. If you cause your property to be held or taken to pay the judgment. You may have legal rights to prevent your property from being taken. A lawyer can advise you more specifically of these rights. If you wish to exercise your rights, you must act promptly.

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

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

MONROE COUNTY
BAR ASSOCIATION
LAWYER REFERRAL SERVICE
913 MAIN STREET
STROUDSBURG, PA 18360
(570) 424-7288
www.monroebar.org

**SCHEDULE OF PROPERTY LEVIED
UPON AND SET ASIDE**

DATE: 11-19-2013
TIME: 8:45 A.M.

PROPERTY LEVIED UPON

ITEM #1 18x11 Portrait of Standing Woman
(1) Gold Colored Wood Frame
22x15

Black Writing on Back of Frame Mr. MME
Meyez

Oil like Painting on canvas
Signature on back of canvas

Black Paint Mme M

(6) Spring Clips Hold Canvas in Frame

Sheriff Sale of Personal Property to be held on
February 13, 2014.

NEWMAN, WILLIAMS, MISHKIN,
CORVELEYN, WOLFE
& FARERI, P.C.

Attorney for Plaintiff
712 Monroe Street
Stroudsburg, PA 18360

PR - January 3

**PUBLIC NOTICE
MONROE COUNTY
COURT OF COMMON PLEAS
NO. 11930 CV 2010**

**McCABE, WEISBERG and CONWAY, P.C.
BY: TERRANCE J. McCABE, ESQUIRE - ID #16498
MARC S. WEISBERG, ESQUIRE - ID #17616
EDWARD D. CONWAY, ESQUIRE - ID #34687
MARGARET GAIRO, ESQUIRE - ID #34419
ANDREW L. MARKOWITZ, ESQUIRE - ID #28009
HEIDI R. SPIVAK, ESQUIRE - ID #74770
MARISA J. COHEN, ESQUIRE - ID #87830**

**KEVIN T. McQUAIL, ESQUIRE - ID #307169
CHRISTINE L. GRAHAM, ESQUIRE - ID #309480
BRIAN T. LaMANN, ESQUIRE - ID #310321
123 South Broad St., Suite 2080, Philadelphia, PA
19109
(215) 790-1010**

CIVIL ACTION LAW

Bank of America, N.A., as successor by merger to
BAC Home Loans Servicing, LP fka Countrywide
Home Loans Servicing LP

v.

Joao Faria a/k/a Joao C. Faria and Laura Faria a/k/a
Laura M. Faria

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

Joao Faria a/k/a Joao C. Faria

5119 Mayfair Road

Tobyhanna, Pennsylvania 18466

TO: Joao Faria a/k/a Joao C. Faria

179 Boston Avenue

Hillside, New Jersey 07205

Laura Faria a/k/a Laura M. Faria

5119 Mayfair Road

Tobyhanna, Pennsylvania 18466

Laura Faria a/k/a Laura M. Faria

179 Boston Avenue

Hillside, New Jersey 07205

Your house (real estate) at 5119 Mayfair Road,

Tobyhanna, Pennsylvania 18466 is scheduled to be

sold at Sheriff's Sale on February 27, 2014 at 10:00

a.m. in the Monroe County Courthouse, Stroudsburg,

Pennsylvania to enforce the court judgment of

\$267,047.14 obtained by Bank of America, N.A., as

successor by merger to BAC Home Loans Servicing,

LP fka Countrywide Home Loans Servicing LP

against you.

NOTICE OF OWNER'S RIGHTS

YOU MAY BE ABLE TO PREVENT

THIS SHERIFF'S SALE

To prevent this Sheriff's Sale, you must take **immediate action:**

1. The sale will be canceled if you pay to Bank of America, N.A., as successor by merger to BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing LP the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.

2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See the following notice on how to obtain an attorney.)

YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.

2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.

3. The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, P.C. at (215) 790-1010.

4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.

5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.

6. You may be entitled to a share of the money which was paid for your real estate. A schedule of distribution of the money bid for your real estate will be filed

by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.

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

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

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

Find a Lawyer Program
Monroe County Bar Association
913 Main St.
P.O. Box 786
Stroudsburg, PA 18360
570-424-7288

ASSOCIATION DE LICENCIADOS
Monroe County Bar Association, Find a Lawyer Program, 913 Main Street, P.O. Box 786 Stroudsburg, Pennsylvania 18360; (570) 424-7288.
PR - January 3

**PUBLIC NOTICE
NOTICE OF ACTION
IN EJECTMENT
IN THE COURT OF
COMMON PLEAS OF
MONROE COUNTY, PA
COURT OF COMMON PLEAS
CIVIL DIVISION
MONROE COUNTY
NO. 7777-CV-2013**

FEDERAL NATIONAL MORTGAGE ASSOCIATION
Plaintiff

vs.

RICHARD M. BOUTELLE, I or occupants

Defendant

**CIVIL ACTION-LAW
NOTICE**

TO: RICHARD M. BOUTELLE, I or occupants:

You are hereby notified that on September 10, 2013, Plaintiff, FEDERAL NATIONAL MORTGAGE ASSOCIATION filed an Ejectment Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of MONROE County Pennsylvania, docketed at No. 7777-CV-2013. Wherein Plaintiff seeks to Evict all occupants at the property 307 BIG OAK LANE, TANNERSVILLE, PA 18372-9105 whereupon your property was sold by the Sheriff of MONROE County.

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

****This firm is a debt collector attempting to collect a debt and any information obtained will be used for that purpose. If you have previously received a discharge in bankruptcy and this debt was not reaffirmed, this correspondence is not and should not be construed to be an attempt to collect a debt, but only enforcement of a lien against property.**

NOTICE

You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within (20) days after this complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without

further notice for any money claimed in the complaint or for and other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

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

Monroe County Bar Association
913 Main Street
Stroudsburg, PA 18360
570-424-7288

PR - Jan. 3

**PUBLIC NOTICE
NOTICE OF ACTION
IN MORTGAGE FORECLOSURE
IN THE COURT OF
COMMON PLEAS OF
MONROE COUNTY,
PENNSYLVANIA
CIVIL ACTION - LAW
COURT OF COMMON PLEAS
CIVIL DIVISION
MONROE COUNTY
NO. 2476-CV-13**

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

Plaintiff

vs.

RICHARD VEGA

Defendant

NOTICE

To RICHARD VEGA

You are hereby notified that on April 26, 2013, Plaintiff, BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of MONROE County Pennsylvania, docketed to No. 2476-CV-13. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 16 BROADHEAD HEIGHTS, A/K/A 208 EVERGREEN COURT, EAST STROUDSBURG, PA 18301 whereupon your property would be sold by the Sheriff of MONROE County.

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

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

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

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

Lawyer Referral Service
Monroe County Bar Association
913 Main Street
Stroudsburg, PA 18360

570-424-7288

PR - Jan. 3, 10, 17

**PUBLIC NOTICE
NOTICE OF INCORPORATION**

Notice is hereby given that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania for the purpose of obtaining a Certificate of Incorporation pursuant to the provisions of the Business Corporation Law of the Commonwealth of Pennsylvania, Act of December 21, 1988 (P.L. 1444, no. 177), by the following corporation:

Positive Outlook Behavior Consultants, Inc.
PR - January 3

**PUBLIC NOTICE
PETITION TO CHANGE NAME**

Notice is hereby given that a petition was filed on behalf of **Beckett A. LaPorte**, a minor with the Court of Common Pleas of Monroe County, on December 12, 2013 to change his name to **Beckett A. Cordero**. Said Court has set the hearing to be held in Court Room No. 6, Monroe County Courthouse, Stroudsburg, Pennsylvania 18360 at 9:15 a.m. on February 3, 2014.

Any person having interest in this matter may be heard at that time.

Fisher & Fisher Law Offices, LLC
Michelle F. Farley, Esq.
Attorneys for Petitioner

PR - Jan. 3

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10263 CIVIL 2007, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot parcel or piece of ground situate in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, described as follows:

BEGINNING on the centerline of Wood Chuck Terrace, the common corner with Lot 273; thence along Lot No. 273, North 51 degrees 39 minutes 23 seconds West 130 feet to an iron pin; thence along Lots 277 and 278, North 38 degrees 20 minutes 37 seconds East 145.42 feet to an iron pin; thence, South 51 degrees 39 minutes 23 seconds East 130 feet to the centerline of Wood Chuck Terrace; thence, along the centerline of said Road, South 8 degrees 20 minutes 30 seconds West 145.42 feet to the place of BEGINNING.

BEING the combined lots 271 and 272, Section H, Pocono Country Place, which combined Lot was recorded in the Recorder's Office at Stroudsburg, Pa., on April 4, 2000, in Plot Book 72, Page 31. The above combined parcel is hereinafter referred to as Lot 272-A, Section H, Pocono Country Place.

UNDER and SUBJECT to covenants, restrictions and conditions as set forth in the chain of title, and as more fully set for the in Deed Book 1565 at Page 1277.

TITLE TO SAID PREMISES VESTED IN Cesar M. Gonzalez, Jr., married, by Deed from mark Rottmann and Carole N. Rottmann, husband and wife, dated 05/29/2002, recorded 06/03/2002, in Deed Book

2123, page 4058.

TAX CODE: 03/8E/1/74

TAX PIN: 03635809053286

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: CESAR GONZALEZ, JR.

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ROBERT CUSICIK,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10324 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot situate in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 2307, Section IV, as shown on Plotting of Pocono Farms - East, Coolbaugh Township, Monroe County, Pennsylvania, made by Achtermann Associates' and recorded in Monroe County, Pennsylvania, in Plot Book No. 17, Page 119.

TITLE TO SAID PREMISES VESTED IN Hildarine Ryan and Jeanmarie Benjamin-Pigott, as joint tenants with right of survivorship and not as tenants in common, by Deed from Shane E. Witt, unmarried and Alvin E. Witt and Barbara J. Witt, h/w, dated 10/07/2005, recorded 10/11/2005 in Book 2243, Page 3097.

TAX CODE: 03/4D/1/287
TAX PIN: 03636601178967

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

HILDARINE RYAN

JEANMARIE BENJAMIN-PIGOTT

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOHN MICHAEL KOLEŠNIK,
Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10358 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Coolbaugh**, County of Monroe, and Commonwealth of Pennsylvania, being Lot 5303, Section V, Pocono Farms East, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 17, Page 23.

UNDER AND SUBJECT to all conditions, covenants and restrictions as of record.

TITLE TO SAID PREMISES VESTED IN Philip nohe and Amy Lynne Conn, by Deed from James P. Kemp and Kathleen M. Kemp, h/w, dated 10/31/2003, recorded 11/12/2003, in Deed Book 2173, page 7935.

TAX CODE: 03/4D/1/115
TAX PIN: 03636703205133

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

PHILIP NOHE

AMY LYNNE CONN

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOHN MICHAEL KOLEŠNIK,
Esquire

Sheriff's Office

Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Jan. 3, 10, 17

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10416 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN message, tract, or piece of land, with the buildings thereon erected, situated in the Village of Kunkletown, **Township of Eldred**, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at the Southeast corner in the middle of the Public Road leading from the Village of Kunkletown, thence South four and one-half degrees West twelve and one-half perches to a pin on the North side of the Mill Race, thence South four and one-half degrees West twelve and one-half perches to a pin on the North side of the Mill Race, thence along the North side or bank of said Mill Race North eighty-six and three-fourths degrees West Nine and two-tenths perches to a white walnut tree; thence by land of George H. Frantz North three and one-four degrees West seven and two-tenths perches to an iron pin, thence by the same, North one-half degrees West four and six-tenths perches to an iron pin in the middle of the aforesaid public road, thence along the middle of the said public road, South eighty-nine and one-half degrees East eight and one-half perches to the place of BEGINNING.

TOGETHER with all rights and privileges and UNDER AND SUBJECT to the covenants, exceptions, conditions, reservations and restrictions as of record.

TITLE TO SAID PREMISES VESTED IN Antonio Fernandez, Jr. and Dale E. Fernandez, h/w, by Deed from Antonio Fernandez, Jr. and Dale E. Fernandez, h/w, dated 04/12/1996, recorded 04/18/1996 in Book 2024, Page 1269.

TAX CODE: 06/7/1/52
TAX PIN: 06623502768768

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ANTONIO FERNANDEZ, JR. DALE E. FERNANDEZ

A/K/A DALE FERNANDEZ

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

CHRISTINA C. VIOLA,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10434 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN townhouse residence and appurtenant land situate in **Middle Smithfield Township**, Monroe County, Commonwealth of Pennsylvania, being identified as Unit D Cluster Building 6, Phase 1, (Section 1), Chateau Mont De Ville 'Townhouse Development' as shown on Plot Plan of same approved by the Middle Smithfield Township Planning Commission and the Middle Smithfield Township Board of Supervisors and recorded in Monroe County Recorders' Office in Plot Book 34, Page 33, said map having been prepared by Edward C. Hess Associates, Inc. Said townhouse unit is twenty feet in width by thirty-four feet in width by thirty-four feet in depth with rear yard consisting of concrete pad, twenty feet in depth and a front yard of twenty feet in width and eight feet in depth.

UNDER AND SUBJECT to a Declaration of Covenants, Conditions and Restrictions also recorded in the Office of the Monroe County Recorder of Deeds in Deed Book 840, Page 54, and also under the subject Code of Regulations recorded in the same Office in Deed book 840, Page 38.

TOGETHER WITH a 1/28th or 3.5714% proportionate undivided interest in common elements as that term is defined in said Declaration.

TITLE TO SAID PREMISES VESTED IN Hazel M. Riboni, by Deed from David P. Lewis and Patricia A. Lewis, trustee of the Lewis Revocable Living Trust, dated 09/19/2005, recorded 09/20/2005 in Book 2240, Page 4538.

TAX CODE: 09/10C/2/28

TAX PIN: 09733401094064B6D

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
HAZEL M. RIBON**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

JOHN MICHAEL KOLESNIK,
Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10453 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

All that certain lot, parcel or piece of land situate in the **Township of Price**, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 211 on the map entitled Plotting I, Rock Ledge Manor Estates, as recorded in the Recorder's Office of Monroe County, Pennsylvania in Plot Book Volume 11, page 175, bounded and described as follows, to wit:

Beginning at an iron pin on the Northern line of Legislative Route 45020, said iron pipe being the Southeasterly corner of Lot Number 212 as shown on said map; thence along Lot Number 212 as shown on said map, (a radial line to the hereinafter described curve), North 7 degrees 1 minute 50 seconds West 404.37 feet to a point; thence along Lot Number 240 as shown on said map, South 88 degrees 15 minutes 45 seconds East 32.64 feet to a point; thence along Lot Number 210 as shown on said map, South 31 degrees 24 minutes 40 seconds East 374.98 feet to an iron pipe; thence along the Northernly line of said Legislative Route 45020 as shown on said map, South 58 degrees 35 minutes 20 seconds West 80.74 feet to a point of curvature; thence by the same as shown on said map, on a curve to the right having a radius of 275.00 feet to an arc length of 117.02 feet to the place of Beginning.

CONTAINING 1.00 acres, more or less.

BEING Lot Number 211 as shown on said map.

UNDER AND SUBJECT to the covenants, conditions and restrictions which shall run with the land as set forth in the above recited deed.

TOGETHER with all and singular, the buildings, improvements, ways, street, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in any wise appertaining, and the reversions and remainders, rents, issues and profits thereof; and all the estate, right, title interest, property, claim and demand whatsoever of the said Grantors, as well at law as in equity, of, in, and to the same.

TITLE TO SAID PREMISES VESTED IN Grzegorz Rusek and Magdalena Rusek, his wife, by Deed from James W. Bochancow, Jr. and Tracy L. Bochancow, his wife, dated 12/20/2006, recorded 01/12/2007 in Book 2293, Page 5061.

MAGDALENA RUSEK was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of MAGDALENA RUSEK's death on or about 07/09/2009, her ownership interest was automatically vested in the surviving tenant by the entirety.

TAX CODE: 14/9A/1/8

TAX PIN: 14639602687774

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

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ANDREW J. MARLEY, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10507 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or parcel of land SITUATE in the **Township of Price**, County of Monroe and State of Pennsylvania, designated as Lot Number 7, Block 6, on a map of Sunset Estates as recorded in the Office for the Recording of Deeds, &c, in and for the County of Monroe at Stroudsburg, Pennsylvania, in Plat Book 25 page 105, bounded and described as follows, to wit:

BEGINNING at a point on the edge of a forty foot road known as Spring Run Drive, said point being also a corner of Lot Number 8; thence along Lot Number 8, north thirty-six degrees thirty-seven minutes ten seconds west 294.23 feet to a point in line of Lot Number 9; thence along Lot Number 9 and along Lot Number 10, north forty-three degrees fifteen minutes fifty-two seconds east 273.80 feet to a point, said point being also a corner of Lot Number 6; thence along the edge of the said Spring Run Drive on a curve to the left with a radius of 300 feet for 142.49 feet to a point; thence along the same, south fifty-three degrees twenty-two minutes fifty-seconds west 55.25 feet to the point of beginning.

BEING Lot Number 7, block 6, as shown on said map.

CONTAINING 2.006 Acres.

TITLE TO SAID PREMISES VESTED IN Nilda L. Rosa, by Deed from First Union National Bank, as trustee, by its servicing agent, Interbay Funding, LLC, its Attorney-in-fact Interbay Funding, LLC, (Power of Attorney to be recorded simultaneously herewith), dated 03/27/2002, recorded 04/08/2002 in Book 2119, Page 2435.

TAX CODE: 14/9E/1/61

TAX PIN: 14639704902646

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10555 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THOSE TWO (2) CERTAIN tracts or pieces of land situate in the **Township of Middle Smithfield**, County of Monroe, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

NO. 1: ALL that certain lot or piece of land situate in Middle Smithfield Township, Monroe County, Pennsylvania; BEING Lot No. 27, Section C, as shown on Plan of Lots entitled 'Plotting No. 1, Leisure Lands, Inc., Middle Smithfield Township, Monroe County, Pennsylvania, Guyton Kemper, Registered Civil engineer, dated February 22, 1965' and recorded in the Office for the Recording of Deeds, in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Plat Book Vol. 9, page 103.

The exact dimensions of the aforesaid lot are as follows:

Along the centerline of Cottontail Lane, one hundred feet, along Lot No. 26, Section C, one hundred seventy feet; along Lot No. 28, Section C, one hundred feet; along Lot No. 30, Section C, one hundred seventy feet.

UNDER and SUBJECT to the conditions, covenants, restrictions and reservations contained in the hereinabove recited Deed.

NO. 2: ALL that certain lot or piece of land situate in Middle Smithfield Township, Monroe County, Pennsylvania; BEING Lot No. 28, Section C, as shown on Plan of Lots entitled 'Plotting No. 1, Leisure Lands, Inc., Middle Smithfield Township, Monroe County, Pennsylvania, Guyton Kemper, Registered Civil Engineer, dated February 22, 1965' and recorded in the Office for the Recording of Deeds, in and for the County of Monroe, at Stroudsburg, Pennsylvania,

in Plat Book Vol. 9, page 103.

UNDER and SUBJECT to the conditions, covenants, restrictions and reservations contained in the herein-above recited Deed.

TOGETHER WITH the right to take water from the well situate on Lot Nos. 29 and 30 pursuant to a Well Agreement dated February 1, 1977 between Betty M. Rosendale, now by marriage, Betty M. Harrison and Russell L. Harrison, her husband, and Ramond Berger and Ruth Berger, his wife, and recorded in the Office for the Recording of Deeds, in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Deed Book Vol. 767, page 109.

TITLE TO SAID PREMISES VESTED IN Elizabeth A. Toomey, by Deed from Norman Berger, Executor of the Estate of Ruth B. Berger, dated 07/14/2000, recorded 08/01/2000 in Book 2082, Page 1923.

Parcel 1:
TAX CODE: 09/13A/1/69, PIN #: 09731604921287

Parcel 2:
TAX CODE: 09/13A/1/121, PIN #: 09731604922186
SEIZED AND TAKEN IN EXECUTIO AS THE PROPERTY OF:

ELIZABETH A. TOOMEY

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10684 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or tract of land situate in the **Borough of Mount Pocono**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the Northeasterly side of Forest Road, said point being also the Southeasterly corner of Lot No. 12, Section G, on the herein mentioned map; thence North 73 degrees 00 minutes East 100 feet to a point, said point, said point being also the Southwesterly corner of Lot No. 10, Section G; thence North 17 degrees 00 minutes West 200

feet to a point, said point being also the Northwesterly corner of Lot No. 10 Section G; thence South 73 degrees 00 minutes West 100 feet to a point, said point being also the Northwesterly corner of Lot No. 11, Section G; thence South 17 degrees 00 minutes East 200 feet to the place of beginning. BEING Lot No. 11, Section G, Pine Hill Park.

PARCEL NO. 10/5/11/31-11
PIN NO. 10636505092370

TITLE TO SAID PREMISES IS VESTED IN Iva Regina Goode and Manuel D. Rivera by deed from Nicholas D. Itsines and Christina Itsines, husband/wife, dated November 30, 2006 and recorded December 18, 2006 in Deed Book 2290, Page 8694.

Being Known As: 10 Holly Forest Road, Mount Pocono, Mount Pocono, Monroe County, PA 18344
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: IVA REGINA GOODE A/K/A IVA REGINA GOOD

MANUEL D. RIVERA

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
TERRENCE J. MCCABE,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10685 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

All that certain lot or parcel situated in the **Township of Middle Smithfield**, County of Monroe and Commonwealth of Pennsylvania being Lot No. 1077 as shown on a plan entitled, "Final Land Development Plan, Country Club of the Poconos, Phase III, Sections 1, 2 and 3" dated July 10, 2002 last revised May 5, 2003, pages 1 through 9 of 26, prepared by R.K.R. Hess Associates, Inc. East Stroudsburg, PA and recorded May 22, 2003 in Plat Book 75 Pages 74 through 81, more particularly described as follows: Beginning at a common corner of Lots No. 1077 and 1078 on the southwesterly side of Pine Valley Way (50 feet R.O.W.); thence

1. Along the southwesterly side, South 41 degrees 28

minutes 11 seconds East, a distance of 61.08 feet to a point of curve; thence

2. Continuing along the southwesterly side, passing along an arc of a circle curving to the left, having a radius of 525.00 feet, an arc distance of 18.92 feet to a corner of Lot No. 1076; thence

3. Along Lot No. 1076, South 48 degrees 31 minutes 49 seconds West, a distance of 137.34 feet to a corner on line of Lot No. 1075; thence

4. Along Lots No. 1075 and No. 1074, North 41 degrees 28 minutes 11 seconds West, a distance of 80.00 feet to a corner of Lot No. 10768; thence

5. Along Lot No. 1078, North 48 degrees 31 minutes 49 seconds East, a distance of 137.00 feet to the first mentioned point and place of beginning.

Containing 10,962 square feet or 0.25 acres of land. Subject to a Twenty Foot Wide Drainage, Slope and Utility Easements shall be provided along all road right of ways, except as shown on aforesaid referenced Final Land Development Plan. Subject to a Ten Foot Wide Drainage and Utility Easement shall be provided adjacent to all side and rear lot lines, except as shown on aforesaid referenced Final Land Development Plan. Subject to restrictions and easements of record, if any.
As may be amended from time to time.

TITLE TO SAID PREMISES VESTED IN Michael Urbanski and Anna Urbanski, h/w, by Deed from Toll PA IV, L.P., dated 02/22/2005, recorded 03/07/2005 in Book 2218, Page 913.

TAX CODE: 09/96938

TAX PIN: 09733403230360

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

MICHAEL URBANSKI

ANNA URBANSKI

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10804 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

CHECK OR CASH

Parcel 1: All those certain lots or pieces of ground, with improvements thereon erected, situate in the **Township of Polk**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

Beginning at a point in the centerline of Robin Hood Drive (33 feet in width); said point being distant 180 feet on a course of South 78 degrees 56 minutes West from the point of intersection of the centerline of Robin Hood Drive with the Westerly line of Mountain Lane (20 feet in width); thence along the said centerline of Robin Hood Drive South 78 degrees 56 minutes West 60 feet to a point; thence along the Easterly line of Lot D-16 South 11 degrees 4 minutes East 160 feet to a point; thence along the Northerly line of Lot No. D-42 North 78 degrees 56 minutes East 60 feet to a point; thence along the Westerly line of Lot No. D-18 North 11 degrees 4 minutes West 160 feet the place of beginning.

Being Lot No. D-17 as shown on a map entitled Robin Hood Lake dated April 29, 1958 prepared by W.D. Kitson, Registered Surveyor.

Parcel 2: Beginning at a point in the centerline of Robin Hood Drive (33 feet in width); said point being distant 120 feet on a course of South 78 degrees 56 minutes West from the point of intersection on the centerline of Robin Hood Drive with the Westerly line of Mountain Lane (20 feet in width); thence along the said centerline of Robin Hood Drive South 78 degrees 56 minutes West 60 feet to a point; thence along the Easterly line of Lot D-17 South 11 degrees 4 minutes East 160 feet to a point; thence along the Northerly line of Lot No. D-41 North 78 degrees 56 minutes East 60 feet to a point; thence along the Westerly line of Lot No. D-19 North 11 degrees 4 minutes West 160 feet to the place of beginning.

Being Lot No. D-18 as shown on a map entitled Robin Hood Lake dated April 29, 1958 prepared by W.D. Kitson, Registered Surveyor.

EXCEPTING AND RESERVING that portion of the premises which lies in bed of Robin Hood Lane. UNDER AND SUBJECT to the covenants, conditions and restrictions as stated in the deed recorded in Deed Book Volume 374, page 1017 and Record Book Volume 1927, page 27.

TITLE TO SAID PREMISES VESTED IN Keith O. Schoch, Jr. and Shanen Lee Bigley, brother and sister, as joint tenants with the right of survivorship, by Deed from Karen Aldred and Howard Smith, h/w, dated 03/10/2006, recorded 04/11/2006 in Book 2263, Page 7458.

TAX CODE: 13/10/227

TAX PIN: 13621905196150

SEIZED AND TAKEN IN EXECUTIO AS THE PROPERTY OF:

KEITH O. SCHOCH, JR.

SHANEN LEE BIGLEY

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ANDREW J. MARLEY, Esquire

Sheriff's Office
Stroudsburg, Penna.

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10843 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN piece, parcel and tract of land situate, lying and being in the Township of Coolbaugh, County of Monroe, and Commonwealth of Pennsylvania, as recorded on a plot in the Office for the Recording of Deeds at Stroudsburg, Pennsylvania in Plat Book Volume 20 Page 23, more particularly described as follows:
Being Lot No. 1719, Section G-V, Stillwater Lakes, having a distance of 80.00 feet along Vacation Lane, a rear line of 81.72 feet, a northerly side line of 183.40 feet and a southerly side line of 166.70 feet, more or less.

Being Tax Parcel Number: 3/14E/1/234 and Pin #03/6345/02/98/3297.

Being Known As: 1719 Vacation Lane, Pocono Summit, PA 18346

TAX CODE: 03/14E/1/234

PIN NO.: 03634502983297

TITLE TO SAID PREMISES IS VESTED IN Christopher R. Adams, Sr by deed from Jill E. Fackenthal, single dated 08/11/2003 recorded 08/25/2003 in Deed Book 2164 Page 7007.

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KASSIA FIALKOFF,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of

Pennsylvania to 10930 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

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

BEING shown and designated as Lot 49 on a certain map or plan of lots entitled, "Subdivision of Winona Lakes, Section 6, Mountain Vista Village, American Landmark Corporation, Owner & Developer, Middle Smithfield Township, Monroe County, PA, dated March 3, 1972 and revised April 6, 1972, prepared by Edward C. Hess Associates, Scale being 1 inch = 100 feet", recorded in the Recorder's Office at Stroudsburg, Monroe County, Pennsylvania, in Plat Book Vol. 16, Page 85.

CONTAINING: 38,080 square feet, more or less. TOGETHER with all rights privileges and UNDER AND SUBJECT to the covenants, exceptions, conditions, reservations and restrictions as of record.

TITLE TO SAID PREMISES VESTED IN Kenneth Quattrone and Belinda Quattrone, h/w, by Deed from Jurolf A. Oen and Joyce A. Oen, h/w, dated 11/28/2000, recorded 11/30/2000 in Book 2087, Page 8949.

TAX CODE: 09/6C/2/15

TAX PIN: 09733402878277

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: KENNETH QUATTRONE BELINDA QUATTRONE

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10964 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or lots, parcel or piece of ground, situate in the Township of Stroud, Monroe County, Pennsylvania, being lot or lots No. 85, Section 'F' as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estate as same is duly recorded in the Office for the Recording to Deeds, etc., Stroudsburg, Monroe County, Pennsylvania in Plat Book Vol. 33 pages 101, 103, 105.

UNDER AND SUBJECT to restrictions, covenants, conditions, etc., as set forth of record in Monroe County Courthouse.

TITLE TO SAID PREMISES VESTED IN Keith Grassia and Ria Grassia, h/w, by Deed from Charles H. Niclaus and Maureen A. Niclaus, h/w and Timothy C. Niclaus, dated 10/07/2005, recorded 10/14/2005 in Book 2244, Page 529.

TAX CODE: 17/15F/1/85

TAX PIN: 17638204819062

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: KEITH GRASSIA RIA GRASSIA

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ANDREW J. MARLEY,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 10970 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN parcel of land and improvements therein situate in the Township of Coolbaugh, County of Monroe, and Commonwealth of Pennsylvania, and designated as Parcel No. 3/9E/1/8 and more fully described in a Deed dated December 28, 2004 and recorded December 28, 2004 in Monroe County in Deed Book Volume 2211

at Page 9035, granted and conveyed unto WM Specialty Mortgage, LLC.

UNDER AND SUBJECT to rights of way, restrictions, conditions, easements and covenants as set forth in Record Book 1396, Page 104 and Record Book 1396, Page 108.

BEING the same premises, which WM Specialty Mortgage, LLC, by Countrywide Home Loans, Inc., its Attorney in Fact by Power of Attorney recorded simultaneously herewith, by deed dated January 7, 2005 and recorded April 18, 2005 in Monroe County in Deed Book Volume 2222 at page 3587, granted and conveyed unto Antonio Polanco.

Being Known As: 1010 Knollwood Drive, Tobyhanna, PA 18466

TAX CODE: 3/9E/1/8

PIN NO.: 03635919703115

TITLE TO SAID PREMISES IS VESTED IN Jason Duncan, a single person and Lynn M. Gottstein, a single person by deed from Anthony Polcano, a single person dated 04/10/2007 recorded 04/26/2007 in Deed Book 2303 Page 3984.

Having been erected thereon a single family dwelling. **SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JASON DUNCAN LYN M. GOTTSSTEIN**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KASSIA FIALKOFF,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 11115 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Coolbaugh, County of Monroe, and State of Pennsylvania, being Lot No. 241, Section K, as shown on map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plat Book No. 24, Pages 1, 3, & 5.

TITLE TO SAID PREMISES VESTED IN Luis Cuadrado, individual, by Deed from Walter E.

Biedrzycki, individual, dated 11/06/2007, recorded 12/28/2007 in Book 2324, Page 1414.
TAX CODE: 03/9E/1/146
TAX PIN: 03635920916079

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: LUIS CUADRADO

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 11234 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THOSE CERTAIN lots, parcels or pieces of land situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being Lots No. 411, of Subdivision of Lands of Miles Weaver, now known as Sterling Estates, as recorded in Plot Book 10, page 83, in the Office for the Recording of Deeds, in and for the County of Monroe, at Stroudsburg, Pennsylvania.

UNDER AND SUBJECT to covenants, easements, restrictions and reservations appearing in the chain of title or otherwise visible upon the land.

TITLE TO SAID PREMISES VESTED IN Elhannan L. Keller and Sue Ann Keller, h/w, by Deed from Elhannan L. Keller, married, dated 05/15/2003, recorded 06/09/2003 in Book 2155, Page 9520.

TAX CODE: 03/4A/3/69
TAX PIN: 03635604944838

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ELHANNAN L. KELLER
SUE ANN KELLER**

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

amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

MATTHEW BRUSHWOOD, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 11235 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN plot or parcel of land, with the dwelling unit now situated thereon, or to be erected thereon, designated as Unit 16-C of Building Site No. 16, Phase 2 of NorthSlope at Shawnee Mountain, situate in the **Township of Middle Smithfield**, County of Monroe and Commonwealth of Pennsylvania, as those Unit and Building designations appear on a certain plat or plotting entitled "Phase 2 of NorthSlope at Shawnee Mountain" recorded in Monroe County Office for Recording of Deeds & c. at Stroudsburg, Pennsylvania at Map Book Volume 58, Pages 354 and 355.

UNDER AND SUBJECT, nevertheless, to the 'Declaration of Protective Covenants, Restrictions and Easements, as Restated, for Phase 2, NorthSlope at Shawnee Mountain' as the same is recorded in the aforesaid Office in Record Book Vol. 1537, Page 140 & c.

TITLE TO SAID PREMISES VESTED IN Myra Romero from Alfred Aalafiore and Donna C. Calafiore, husband and wife, by means of Deed, recorded 09/16/2002 book 2131 page 4715.

The said Myra Romero departed this life on 10/22/2010, and upon information and belief, her surviving heir(s) are Jacqueline Ortiz and Steven Melendez. By executed waivers, Jacqueline Ortiz and Steven Melendez waived their right to be named as defendants in the foreclosure action.

TAX CODE: 09/8A/2/16-1C
TAX PIN: 09733304506902C1

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MYRA ROMERO, DECEASED

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

amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

JOHN MICHAEL KOLEŚNIK,
Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 11320 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of ground situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 198 Section C, as shown on Map of "A Pocono County Place", on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book Volume No. 20 at Page No. 113.

UNDER AND SUBJECT to restrictions, covenants, conditions as set forth in the chain of title recorded in Monroe County Courthouse.

Being Known As: C-198 Lakeview Drive, Tobyhanna, PA 18466

TAX CODE: 03/8B/1/239
PIN NO.: 03635815535064

TITLE TO SAID PREMISES IS VESTED IN Miguel A. Cabrera, married by Deed from Peter Jansen and Heather Jansen, husband/wife dated 10/09/2002 recorded 10/23/2002 in Deed Book 2134 Page 9034. Having been erected thereon a single family dwelling, **SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: MIGUEL A. CABRERA**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KASSIA FIALKOFF,

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

ESQUIRE

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 11554 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

All that certain lot contained in nineteen (19) building envelopes in the development known as Northslope III at Shawnee Mountain, located in **Middle Smithfield Township**, Monroe County, Pennsylvania, as shown on the final, plan for Northslope III, Smithfield Township, Monroe County, Pennsylvania, filed of record in the Office of the Recorder of Deeds of Monroe County in Plat Book 63 page 307 and further described as follows:

All that certain townhouse unit situate in the Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania, known as Unit 50-D on the attached exhibit titled "As-Built Map of Survey, Unit 50, Northslope III", dated March 29, 2004 as prepared by Frank J. Smith, Jr., Inc. Professional Land Surveyors of Marshalls Creek, PA, more fully described as follows, to wit:

Beginning at the most northerly common corner of Units 50-C and 50-D, said corner being South 28 degrees 22 minutes 31 seconds East and distant 55.13 feet from the centerline of P.C. Station 1+98.5 in Lower Ridge View Drive, as shown on the above mentioned plan; thence (1) by said Unit 50-C South 40 degrees 36 minutes 02 seconds East 36.00 feet to a point; thence (2) through lands now or formerly of Northslope III, South 49 degrees 23 minutes 58 seconds West 24.00 feet to a point; thence (3) through the same and by Unit 50-E, North 40 degrees 36 minutes 02 seconds West 34.00 feet to a point; thence (4) through said lands of Northslope III, North 49 degrees 23 minutes 58 seconds East 10.83 feet to a point; thence (5) through the same, North 40 degrees 36 minutes 02 seconds West 2.00 feet to a point; thence (6) through the same, North 49 degrees 23 minutes 58 seconds East 13.17 feet to the place of beginning.

UNDER AND SUBJECT to all conditions, covenants and restricts as of record.

TITLE TO SAID PREMISES VESTED IN Daniel Magnotta, by Deed from Bernadette A. Mullin, a married woman, dated 02/17/2005, recorded 02/23/2005 in Book 2217, Page 1417.

TAX CODE: 09/96760/50D
TAX PIN: 09733201390946D

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**DANIEL MAGNOTTA
PATRICIA MAGNOTTA**

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

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOHN MICHAEL KOLEŠNIK,
Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 11773 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL CERTAIN lot, parcel or piece of ground situate in the **Township of Coolbaugh**, County of Monroe, and State of Pennsylvania, being Lot No. 5 Ryan's Landing as shown on map of M. Alecander & Associates, Inc., on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 49, page 125.

UNDER AND SUBJECT to restrictions as of record. TITLE TO SAID PREMISES VESTED IN Flor M. Intriago, by Deed from Edward Wood and Albert Chairavalle, by his agent Edward Wood, dated 01/30/2006, recorded 02/01/2006 in Book 2256, page 5440.

TAX CODE: 03/3B/3/21
TAX PIN: 03635702794964

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
FLOR M. INTRIAGO**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOHN MICHAEL KOLEŠNIK,
Esquire

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor

PR - Jan. 3, 10, 17

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 11890 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or piece of land situate in the **Township of Pocono**, County of Monroe and State of Pennsylvania, marked and designated as Lot No. C23, as shown on Plotting of Pocono Haven Corp., Pocono Township, Monroe County, Pennsylvania, made by Guyton Kempter, Registered Surveyor, and recorded in the Office for the Recording of Deeds, in and for the County of Monroe, Commonwealth of Pennsylvania, in Plot Book No. 13, Page 3.

PARCEL NO. 12/3A/1/77
PIN NO. 12638201183576

Title to said premises is vested in Jeffrey Lopez and Wanda Lopez, husband and wife, by deed from RAIN TREE HOMES, INC., A PENNSYLVANIA CORPORATION dated August 27, 2002 and recorded August 29, 2002 in Deed Book 2130, Page 1612. Being Known As: 23C Beech Place, Tannersville, Pocono, Monroe County, PA 18372

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
WANDA LOPEZ
JEFFREY LOPEZ**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
TERRENCE J. MCCABE, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1215 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County,

Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN piece or parcel of land situated in the **Township of Tobyhanna**, County of Monroe and State of Pennsylvania, more particularly bounded and described as follows, to wit: BEGINNING at a point on the southeasterly sideline of 50.00 foot wide Beechwood Road and in the dividing line between Lots No. 13 and 14 on Plot of Lots known as "Green Wood Acres", Block 2, as prepared by Edward C. Hess, P.E., dated June 23, 1987 and recorded 23 October, 1967 in the Recorder of Deeds Office in and for Monroe County in Plot Book Volume 11, Page 85;

Thence from said beginning point and along the line between said Lots 13 and 14 South 38 degrees 20 minutes 10 seconds East, two hundred (200) feet to a point in line of lands now or formerly of Thomas Francis Dale;

Thence from said point and along the line of said lands, South 51 degrees 39 minutes 50 seconds West, one hundred (100) feet to a point in the dividing line between Lots Nos. 12 and 13;

Thence from said point and along the line between said Lots Nos. 12 and 13 North 38 degrees 20 minutes 10 seconds West, two hundred (200) feet to a point in the aforesaid southeasterly side line of Beechwood Road;

Thence from said point and along said southeasterly side line of Beechwood Road, North 51 degrees 39 minutes 50 seconds East, one hundred (100) feet to a point, the place of beginning. Containing 20,000 square feet. Being all of Lot 13, Section "A", Block 2, Green Wood Acres.

Subject to the same exceptions, reservations and easements as appear in the chain of title and the aforementioned deed, and set back lines and easements as set forth in the aforesaid plot and subject to certain protective covenants. Being Known As: 13 Beechwood Drive Blakeslee, PA 18610

TAX CODE: 19/19A/1/22
PIN NO.: 19539402660780

TITLE TO SAID PREMISES IS VESTED IN William L. Curtis, Jr. and Laura Clark-Curtis, husband and wife, as tenants by entireties by deed from P C & C Realty, LLC., a limited liability company dated 01/21/03 recorded 01/22/03 in Deed Book 2142 Page 7920.

Having been erected thereon a single family dwelling. **SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: WILLIAM L. CURTIS, JR.
LAURA CLARK-CURTIS**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
PAIGE M. BELLINO,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1237 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of ground situate in the **Township of Coolbaugh**, County of Monroe, State of Pennsylvania, being Lot No. 442, Section F, as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book #19, Pages 11, 13 and 15. BEING THE SAME PREMISES which Washington Mutual Bank, by deed dated 05/17/2006 and recorded 05/23/2006 in Book 2268 Page 5383 conveyed to Nathaniel Duvert and Steven Joseph, joint tenants with right of survivorship, not as tenants in common. Pin #: 03-6358-1434-5497

Tax Code #: 3/8C/1/390

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: NATHANIEL DUVERT
STEVEN A. JOSEPH**

MORTGAGOR(S) AND RECORD OWNER(S)

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1265 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.

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

ALL THAT CERTAIN tract, piece or lot of land situate in the **Township of Chestnut Hill**, County of Monroe and State of Pennsylvania, being Lot No. 88, Old McMichael Estates, Section Three, recorded in Plot Book Volume 68, page 149 and being described as follows, to wit:

BEGINNING at an iron on the westerly side of Twelve Oaks Trail, being also a corner of Lot No. 87, Old McMichael Estates, Section Three, thence along Lot No. 87, 86 and 85, N 89 degrees 19 minutes 52 seconds W (magnetic meridian) for 450.00 feet to an iron in line of Lot No. 84, Old McMichael Estates, Section Three, thence along Lot No. 84, N 00 degrees 40 minutes 08 seconds E for 150.00 feet to an iron, a corner of Lot No. 89, Old McMichael Estates, Section Three, thence along Old McMichael Estates, S 89 degrees 19 minutes 52 seconds E for 450.00 feet to an iron on the westerly side of Twelve Oaks Trail, thence along the westerly side of Twelve Oaks Trail, S 00 degrees 40 minutes 08 seconds W for 150.00 feet to the place of BEGINNING.

CONTAINING 1.549 acres more or less.

UNDER AND SUBJECT to restrictions as or record. TITLE TO SAID PREMISES VESTED IN Medhat A. Bary, an individual, by Deed from Ahmed Michael Bary, single, dated 03/30/2006, recorded 04/04/2006 in Book 2262, Page 8788.

TAX CODE: 02/90100

TAX PIN: 02634000353345

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: MEDHAT A. BARY

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1348 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S

COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN piece or parcel of land situate, lying and being in the **Township of Price**, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

BEING Lot No. 501 as shown on the original plan of lots known as Pine Creek Estates, Section A, dated August 22, 1975 and prepared by Achtermann Associates, East Stroudsburg, Pennsylvania, approved on September 16, 1975 by the Monroe County Planning and Zoning Commission, and on October 16, 1975 by the Price Township Supervisors, and recorded in the Office of the Recorder of Deeds of Monroe County in Plot Book 27, page 111. Having thereon erected a dwelling known as: 25 Pine Creek Estates, East Stroudsburg, PA 18302
TAX CODE #14/8C/1/64
PIN 14-6395-02-95-2791

BEING THE SAME PREMISES WHICH Eileen Grace et al by deed dated 4/7/03 and recorded 5/1/03 in Monroe County Record Book 2151, page 9865, granted and conveyed unto Lani Culley.

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments or record.

To be sold as the property of Lani Culley on Judgment No. 1348-CV-12

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: LANI CULLEY

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
LEON P. HALLER,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 148 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.

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

ALL THAT CERTAIN piece, parcel and tract of land situate, lying and being in the **Township of Coolbaugh**, County of Monroe and State of

Pennsylvania, more particularly described as follows, to wit: Lot 6, Block A-1804, as set forth on a map entitled Plan of Lots, Arrowhead North (Arrowhead Lake), Section Eighteen, Coolbaugh Township, Monroe County, Pennsylvania, dated June 1973, scale 1 inch to 100 feet by Joseph D. Sincavage, Monroe Engineering, Inc., Stroudsburg, Pennsylvania and filed in the Office for the Recording of Deeds in and for Monroe County, Pennsylvania in Plat Book 25, Page 25 on January 17, 1975.

Being part of the same premises which James H. Wilson, et al. by its Deed dated October 12, 1972 and recorded in the Office for the Recorder of Deeds at Stroudsburg, Pennsylvania in and for the County of Monroe in Deed Book Volume 434, Page 127 granted and conveyed unto All American Realty Company, Inc.

Parcel Identification No: 3/19B/1/232

Map #: 03-6307-13-03-7107

Improvements: Residential dwelling

TITLE TO SAID PREMISES IS VESTED IN William R. Gray and Kathleen E. Gray, his wife, as tenants by the entireties, by Deed from All-American Realty Company, Inc., dated 07/18/1979, recorded 01/25/1980 in Book 1002, Page 194.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: WILLIAM R. GRAY AND KATHLEEN E. GRAY AND UNITED STATES OF AMERICA

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
HEATHER RILOFF,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 14 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel or piece of ground situate in **Middle Smithfield Township**, Monroe County, Pennsylvania, being Lot No. 114, Phase I, as is more completely set forth on the Big Ridge Plot Plan of Mid-Monroe Development Corp., which Plan is duly recorded in the Office of the Recorder of

Deeds, Stroudsburg, Monroe County, Pennsylvania at Plot Book Volume 62, Page 225.

TITLE TO SAID PREMISES VESTED IN Dexter W. Lurch and Geneva C. Goldstein-Lurch, h/w, by Deed from Dexter W. Lurch and Geneva C. Goldstein n/b/m Geneva C. Goldstein-Lurch, h/w, dated 01/13/2005, recorded 01/20/2005 in Book 2213, Page 9560.

TAX CODE: 09/86831

TAX PIN: 09-7323-02-99-2666

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

GENEVA C. GOLDSTEIN-LURCH

DEXTER W. LURCH

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ROBERT W. CUSICK,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1574 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.

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

ALL the following described lot or parcel of land situate, lying and being in the **Township of Jackson**, in the development of Pocono Sportsman Clubs International, Inc., county of Monroe, and State of Pennsylvania.

BEING tract 17, block 1 as shown on the survey and original plot of Forest land, Monroe County, Pennsylvania, made by a registered surveyor and recorded in the recorder of deed's office of Monroe County, Pennsylvania, in plat book no. 14, at page 33 and 35.

TITLE TO SAID PREMISES VESTED IN William J. Iannone and Michael E. Iannone, h/w, by Deed from Keith T. Brain and Judith A. Brain, dated 02/22/2008, recorded 03/06/2008 in Book 2328, Page 7146.

TAX CODE: 08/10/1/5-47

TAX PIN: 08634102784063

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

WILLIAM J. IANNONE

MICHELE E. IANNONE

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

ROBERT W. CUSICK, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1581 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THE FOLLOWING lot situate in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, marked and designated at Lot No. 39, Section H, as shown on 'Plotting of Laurel Village Inc., Coolbaugh Twp, Monroe County, Pennsylvania' made by Charles Carey Kanavy RE and recorded in Monroe County, Pennsylvania in Plot Book No. 14, Pages 117, 119 and 121.

TOGETHER with all rights and privileges and UNDER AND SUBJECT to the covenants, exceptions, conditions, reservations and restrictions as of record.

TITLE TO SAID PREMISES VESTED IN Annie Peters, by Deed from Gabriel Martinez and Patricia Martinez, his wife, dated 05/15/2008, recorded 05/19/2008 in Book 2333, Page 7770.

TAX CODE: 03/8A/1/154

PIN NO: 03635702673089

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANNIE PETERS

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

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

with will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ANDREW J. MARLEY, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1633 CIVIL 2007, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of ground situate in the **Township of Stroud**, County of Monroe and State of Pennsylvania, being 101 set forth on the Plot Map of Mill Brooke Farms, dated March 14, 2002 and recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania, in Plot Book Volume 74, Page 195. Together with all rights and privileges and under and subject to the covenants, exceptions, conditions, reservations and restrictions as of record.

Having been erected thereon a single family dwelling, Being Known As: 101 Mill Brooke Farms a/k/a 101 Freda Drive (Stroud Township) Stroudsburg, PA 18360

Property ID No.: 17/96644

Pin No.: 17639012758842

TITLE TO SAID PREMISES IS VESTED IN Jurgita Gotlibaite by deed from LTS Development, LLC, successor by merger to LTS Development, Inc. dated 5/24/06 recorded 6/22/06 in Deed Book 2271 Page 8741.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JURGITA GOTLIBAITE

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KATHERINE E. KNOWLTON,
ESQUIRE

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

PUBLIC NOTICE

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1682 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Middle Smithfield**, County of Monroe and Commonwealth of Pennsylvania, consisting of and being Lot No. 102, as shown on Map entitled "Plotting No. 1, Map of Woodcliff Country Acres", filed and entered if record in the Office for the Recording of Deeds, etc., at Stroudsburg, PA, in and for the County of Monroe, in Plot Book Volume 21, page 19.

TOGETHER WITH all rights and privileges and UNDER AND SUBJECT to conditions, restrictions, reservations, etc., as of record.

TITLE TO SAID PREMISES VESTED IN James J. Migut, Jr., by Deed from Claus Feldmann, dated 01/31/2007, recorded 02/01/2007 in Book 2295, Page 3763.

TAX CODE: 09/17B/1/3

TAX PIN: 09730402989461

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JAMES J. MIGUT, JR A/K/A JAMES MIGUT

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1744 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN tract or parcel of land located in **Stroud Township** Monroe County, Pennsylvania, and known as Manorhome Site Number 9 located on Meadowsage Court as shown on the final plans, Phase 1, Blue Mountain Lake, a planned unit development, approved by the Stroud Township Board of Supervisors on March 17, 1993 and filed of record in the office of the recorder of deeds of Monroe County, Pennsylvania on May 11, 1993, in Plot Book 65 at Pages 80, 81 and 82, and as the same may be further defined by "as built" plans to be filed of record upon completion of Manorhome on said Manorhome site (the "premises"), together with the conditional rights to use the common areas of the Blue Mountain Lake properties and the yards and cluster 1 (Manorhome) common areas and limited common areas appurtenant thereto. The said Manorhome site is assessed to property I.S. #17/112471.

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

BEING KNOWN AS: 9 Meadowsage Court East Stroudsburg, PA 18301
TAX CODE: 17/112471
PIN NO: 17730202573953

Title to said premises is vested in Constantine Lsakariss and Ann Lsakariss, his wife by deed from Lynn Boggier, lender dated 12/30/2004 recorded 01/03/2005 in deed book 2212 page 3678. Having been erected thereon a single family dwelling.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

CONSTANTINE LASKARIS (LAST RECORD OWNER)

ANN LASKARIS

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
STUART WINNEG, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1882 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF

PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot/lots, parcel or piece or ground situated in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, being Lot No. 411, Section G, as shown on a map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book No. 19, Pages 11, 17, and 19.

UNDER AND SUBJECT to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited deed.

TITLE TO SAID PREMISES VESTED IN Ekaterina Tchernychova, a single woman, by Deed from Yuriy Glukhovskiy and Marianna Babayeva, his wife and Michael Krasner, a single man, dated 12/11/2007, recorded 12/14/2007 in Book 2323, Page 2263.

TAX CODE: 03/8D/1/644

TAX PIN: 03635809261377

SEIZED AND TAKEN IN EXECUTIO AS THE PROPERTY OF:

EKATERINA TCHERNYCHOVA

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOHN MICHAEL KOLENSNIK,
Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1908 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THE FOLLOWING lot situate in the **Township of Middle Smithfield**, County of Monroe and Commonwealth of Pennsylvania, marked and designated as Lot Number 82, as shown on 'Plotting of Wilderness Acres' Middle Smithfield Township, Monroe County, Pennsylvania, made by Guyton Kempter & Associates, Inc., and recorded in Monroe County, Pennsylvania, in Plot Book Volume 20, page 17.

TITLE TO SAID PREMISES VESTED IN Anthony C. Hernandez, Sr. and Elba L. Hernandez, h/w, by Deed

from Deborah Luca and Susan Everson, dated 05/09/2003, recorded 05/20/2003 in Book 2153, Page 9022.

TAX CODE: 09/14E/1/19

TAX PIN: 09731504831051

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANTHONY L. HERNANDEZ, SR.

A/K/A ANTHONY C. HERNANDEZ, SR.

A/K/A ANTHONY L. HERNANDEZ

ELBA L. HERNANDEZ

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ROBERT W. CUSICK, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 1991 CIVIL 2006, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or piece of land situate in the **Township of Pocono**, County of Monroe and State of Pennsylvania, being the following lots and sections, as more particularly set forth on map of plotting of Pocono Haven Corporation, Pocono Township, Monroe County, Pennsylvania, made by Guyton Kempter, registered surveyor, on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book 13, Page 3. Being Lot 15, section C, containing .490 acres.

UNDER AND SUBJECT all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited deed and as may run with the land.

Being known as: 15C Beech Place (Pocono Township) East Stroudsburg, PA 18301
Property ID No.: 12/3A/1/69

Title to said premises is vested in James L. High and Sheryl Gilmore-High by deed from Percudani House, LP dated 4/22/05 recorded 4/26/05 in deed book 2223 page 2321.

Having been erected thereon a single family dwelling. **SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**JAMES L. HIGH
SHERYL GILMORE HIGH**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
SHERRI BRAUNSTEIN, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2050 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL that certain parcel of land and improvements thereon situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, and designated as Parcel No. 03-6356-02-68-8304 and more fully described in a Deed dated May 21, 1999 and recorded July 13, 1999 in Monroe County in Deed Book Volume 2066 at Page 3241, granted and conveyed unto Lester Joseph. UNDER AND SUBJECT to covenants, conditions and restrictions which shall run with the land as appear in the chain of title.

TITLE TO SAID PREMISES VESTED by Quit Claim Deed, dated 04/12/2010, given by Andrew L. Ellis, a single man to Lester Joseph, single man and recorded 4/12/2010 in Book 2369 Page 1256 Instrument # 201008137

TAX CODE: 03-89854

TAX PIN: 03635602688304

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

LESTER JOSEPH

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

A schedule of proposed distribution for the proceeds

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
MATTHEW BRUSHWOOD, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2093 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 1412, Section G-IV, Stillwater Lake Estates, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for Monroe County in Plot Book Volume 13, Page 11.

HAVING THEREON ERECTED a dwelling known as 1412 Hemlock Drive, Pocono Summit, PA 18346. BEING THE SAME PREMISES WHICH Leszek Hapunik by deed dated 10/29/04 and recorded 11/10/04 in Monroe County Record Book 2207, Page 4017, granted and conveyed unto Jose Rivera.

TAX CODE #: 3/14E/1/55

PIN #: 03-6345-02-89-7283

UNDER AND SUBJECT to all conditions, covenants and restrictions of record. UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JOSE RIVERA

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
LEON P. HELLER, Esquire

Sheriff's Office
Stroudsburg, Penna.

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 211 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of ground situate in the **Township of Coolbaugh**, County of Monroe, and State of Pennsylvania, Being Lot No. 263, Section E, as shown on Map of A Pocono Country Place, on File in the Recorder's office at Stroudsburg, Pennsylvania, in Plot Book No. 18, pages 101, 107 and 109.

UNDER AND SUBJECT to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions and more fully set forth in the chain of title.

Being Known As: East 263 Lotus Terrace (Township of Coolbaugh) Tobyhanna, PA 18466

TAX CODE: 03/9A/1/80

PIN NO.: 03635811665561

TITLE TO SAID PREMISES IS VESTED IN Clairmonte W. Cox and Tricia A. Cox, husband and wife as tenants by the entirety by deed from Edwina S. Williams dated 6/30/03 recorded 7/25/03 in Deed Book 2161 page 1584.

Having been erected thereon a single family dwelling. **SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: CLAIRMONTE W. COX TRICIA A. COX**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
HARRY B. REESE,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2198 CIVIL 2007, I, Todd A. Martin,

Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

All that certain tract, piece or lot of land situate in the **Township of Stroud**, County of Monroe and Commonwealth of Pennsylvania, being Lot 1, Willow Pond Estates, recorded in Plot Book volume 62, Page 511, being more fully described as follows, to wit:

Beginning at an iron pin on the northerly side of Willow Pond Drive, being also the southwest corner of the herein described lot;

Thence along Lots 3 and 2, 'Subdivision of Walter H Schmidt, Jr.', recorded in Plot Book Volume 58, Page 105, N 48 degrees 40 minutes 53 seconds W 249.55 feet to an iron pin;

Thence along Lot 3 Willow Pond Estates, N 45 degrees 35 minutes 58 seconds E 143.63 feet to an iron pin;

Thence along Lot 2, Willow Pond Estates, S 44 degrees 24 minutes 02 seconds E 248.46 feet to an iron pin;

Thence along the northerly side of Willow Pond Drive, S 45 degrees 34 minutes 58 seconds W 125.00 feet to the place of beginning.

Under and subject to all restrictions, reservations, conditions, covenants, and exceptions as set forth in prio deeds in the chain of title.

TITLE TO SAID PREMISES VESTED IN Victoria L. Villines, by Deed from Manufacturers and Traders Company, s/b/m to Franklin First Savings Bank, dated 06/29/2006, recorded 07/07/2006, in Deed Book 2273, page 5411.

TAX CODE: 17/88162

TAX PIN: 17639100194469

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: VICTORIA L. VILLINES A/K/A VICTORIA C. VILLINES

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of

Pennsylvania to 232 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

All that certain lot or piece of land situate in the **Township of Barrett**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a pipe in line of lands of Oakland M.E. Cemetery, being a corner of lands of the Estate of Irvin G. Mick; thence by lands of said Oakland M.E. Cemetery (bearings from Magnetic Meridian of 1941)

North forty-four degrees fifty-five minutes East two hundred five feet to a pipe; thence by the same and by lands of Thomas B. Mullen South forty-three degrees eighteen minutes East (at 228 feet passing a pipe) two hundred fifty-nine feet to a corner in the

eighteen minutes East (at 228 feet passing a pipe) two hundred fifty-nine feet to a corner in the public road leading from Mountainhome to Cresco; thence in and along said public road and by lands intended to be conveyed by Walter B. Preunsch, et al, to Willard C. Sengle South twenty-nine degrees fifty-two minutes West ninety-six and two-tenths feet to a corner; thence by lands of Mrs. J.W. Smith (at 31 feet passing an iron bar) one hundred eighty-nine and three-tenths feet to an iron bar; thence by the same

South thirty-four degrees forty-three minutes West fifty-two and nine-tenths feet to a fence post; thence by lands of the Estate of Irvin G. Mick North fifty-five degrees two minutes West one hundred eight feet to the place of Beginning.

Under and subject to restrictions, conditions and covenants as set forth in the chain of title.

TITLE TO SAID PREMISES VESTED IN Thomas Medcraft and Deborah Medcraft, h/w, by Deed from Deborah Moran, n/k/a, Deborah Medcraft and Thomas Medcraft, her husband, dated 09/24/2001, recorded 10/02/2001 in Book 2105, Page 5841.

TAX CODE: 01/11/1/9

TAX PIN: 01638703131961

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: THOMAS MEDCRAFT DEBORAH MEDCRAFT A/K/A DEBORAH A. MEDCRAFT

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2354 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN Lot/Lots, parce or piece of ground situated in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, being Lot No. 138, Sectino G, as shown on map of a Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Boo #19, Page 11, 17 and 19.

UNDER AND SUBJECT to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited deed.

TAX CODE: 03/8D/1/568

TAX PIN: 03635810353190

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: MARY ANN TUCCI

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ROBERT W. CUSICK, ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2371 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN townhouse unit situate in the

Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown as Unit 50-E on the attached exhibit titled "As-Built Map of Survey, Unit 50, Northslope III", dated March 29, 2004 as prepared by Frank J. Smith Jr., Inc., Professional Land Surveyor of Marshalls Creek, Pa., more fully described as follows, to wit:

BEGINNING at the most westerly corner of Unit 50-E, said corner being South 04 degrees 17 minutes 31 seconds West and distant 78.88 feet from centerline P.C. Station 1+98.5 in Lower Ridge View Drive, as shown on the above mentioned plan;

THENCE 1.) through lands now or formerly of Northslope III, North 49 degrees 23 minutes 58 seconds East 10.33 feet to a point;

THENCE 2.) through the same, North 40 degrees 36 minutes 02 seconds West 2.00 feet to a point;

THENCE 3.) through the same, North 49 degrees 23 minutes 58 seconds East 9.67 feet to a point;

THENCE 4.) through the same and by Unit 50-D, South 40 degrees 36 minutes 02 seconds East 30.00 feet to a point;

THENCE 5.) through said lands of Northslope III, South 49 degrees 23 minutes 58 seconds West 20.00 feet to a point;

THENCE 6.) through the same, North 40 degrees 36 minutes 02 seconds West 28.00 feet to the place of Beginning.

BEING all of Unit 50-E, Northslope III, as shown on the attached exhibit.

TITLE TO SAID PREMISES VESTED IN Lori J. Baerenklau from Robert T. Fenlon by Warranty Deed, dated 11/04/2005 and recorded 11/10/2005 Volume 2194 Page 9234.

TAX CODE: 09/96761/50E
TAX PIN: 09733201390946E

TAKEN IN EXECUTION AS THE PROPERTY OF: LORI J. BAERENKLAU

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2401 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF

PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL the following lot(s) situate in the **Township of Price**, County of Monroe and State of Pennsylvania, marked and designated as lot(s) No. 203, as shown on Plotting 3, Timber Hill, Inc., Monroe County, Pennsylvania, made by Leo A. Achterman, Jr., R.E., and recorded in Monroe County, Pennsylvania, in Plot Book No. 11, Page 171.

PARCEL NO. 14/8A/1/53
PIN NO. 14639503430029

Title to said premises is vested in Joseph W. Ryand and Elaine Ryan, his wife, by deed from ELAINE THOMPSON, NOW BY MARRIAGE, ELAINE RYAN dated March 3, 1989 and recorded March 10, 1989 in Deed Book 1670, Page 1067.

On February 6, 2011 Elaine Ryan departed this life leaving title vested solely in the name of Joseph W. Ryan by operation of law.

Being Known As: 203 Bromley Road, Henryville, Price, Monroe County, PA 18332

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JOSEPH W. RYAN

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

TERRENCE J. MCCABE, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 242 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot of land situate in the **Township of Tunkhannock**, County of Monroe, Commonwealth of Pennsylvania, as set forth as follows:

Section -1; Lot No. 203, as set forth on a plan of lots of Stonecrest Park recorded in the office of for the Recording of Deeds, etc. in and for Monroe County, Pennsylvania in Plot Book 9 at Page 209.
Being Known As: 127 Stonecrest Road Blakeslee, PA 18610

TAX CODE: 20/8E/1/22

PIN NO.: 20632101250815

TITLE TO SAID PREMISES IS VESTED IN Dana Driebe and Christopher P. Deleo, as joint tenants with the right of survivorship by deed from Daba Driebe dated 6/29/06 recorded 7/7/06 in Deed Book 2273 Page 6158.

Having been erected thereon a single family dwelling. **SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: DANA DRIEBE CHRISTOPHER P. DELEO**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
HARRY B. REESE,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2447 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot/lots, parcel or piece of ground situated in the **Township of Coolbaugh**, County of Monroe, and State of Pennsylvania being Lot No. 17, Section F, as shown on Map of a Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 19, pages 11, 13, and 15, with the address of 6134 Boardwalk Terrace, Tobyhanna, PA 18466.

TITLE TO SAID PREMISES VESTED IN Luis Cuadrado, by Deed from HSBC Mortgage Services, Inc., by FIS Asset Management Solutions, Inc. as attorney in fact, dated 03/25/2008, recorded 05/01/2008 in Book 2332, Page 5043.

TAX CODE: 03/8C/1/4
TAX PIN: 03635811568102

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: LUIS CUADRADO

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

amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2537 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN tract of land lying and being in the **Township of Middle Smithfield**, County of Monroe, State of Pennsylvania, being more particularly described as follows:

Being shown and designated as Lot No. 20 on a certain map or plan of lots entitled "Subdivision of Winona Lakes, Section 8, Alpine Village, American Landmark Corporation, Owner and Developer Middle Smithfield Township, Monroe County, Pennsylvania, dated March 3, 1972, and revised March 30, 1972, prepared by Edward C. Hess Associates, Scale being 1 inch = 100 feet recorded in the Recorder's office for Monroe County in Stroudsburg, Pennsylvania on April 19, 1972 in Plot Book 16, Page 89. Containing 47,826 square feet, more or less.

UNDER AND SUBJECT to the covenants, conditions and restrictions as set forth in the chain of title and specifically referencing a Deed in Book 423, Page 1076.

TITLE TO SAID PREMISES VESTED IN Robert A. Chamberlain, a married man, by Deed from Michael Castro, a single man, dated 01/21/1998, recorded 01/29/1998 in Book 2044, Page 4417.

TAX CODE: 09/6C/1/137

TAX PIN: 09733402975461

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ROBERT A. CHAMBERLAIN

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

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

with will be made within ten (10) days thereafter unless exceptions are filed within said time.

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2601 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of ground, situate in **Coolbaugh Township**, Monroe County, Pennsylvania, being known as Lot 360, Section H, as shown on map of A Pocono County Place, Monroe County Plot Book 19, Pages 21, 23 and 25. UNDER AND SUBJECT TO restrictions, covenants, conditions, etc., of record in Monroe County Courthouse which appear in the chain of title. TITLE TO SAID PREMISES VESTED IN Eldon R. Francis, married, by Deed from Bryan Kime and Deborah Kime, married, dated 08/04/2009, recorded 08/21/2009 in Book 2358, Page 7072.

TAX CODE: 03/8E/1/242
TAX PIN: 03634812953630

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ELDON R. FRANCIS

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ANDREW J. MARLEY,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of

Pennsylvania to 2681 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or parcel of land situate in the **Township of Polk**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pin on the Southeasterly line of Maple Spring Drive, being a common corner of Lot No. 50 and Lot No. 51, as shown on a Plan titled: "Final Plan, Subdivision of Maple Spring Acres", Sheet 2 of 3 dated December 1, 1994 and recorded June 16, 1995 in Plot Book Vol. 67, page 88; thence along said Southeasterly line of Maple Spring Drive, North 23 degrees 06 minutes 08 seconds East 26.40 feet to a point; thence by the same on a curve to the right having a radius of 233.00 feet for an arc length of 172.40 feet (chord bearing and distance being North 37 degrees 22 minutes 31 seconds East 168.49 feet to a concrete monument, a point of tangency; thence by the same North 58 degrees 34 minutes 18 seconds East 130.00 feet to an iron pin; thence by Lot No. 52, South 31 degrees 25 minutes 42 seconds East (at 382.01 feet passing an iron pin) 400.26 feet to a point in the centerline of Pa. S.R. 3007 (Burger Hollow Road); thence in and along said Pa. S.R. 3007, South 33 degrees 19 minutes 12 seconds West 64.33 feet to a point; thence leaving said centerline of Pa. S.R. 3007, by aforementioned Lot No. 50, North 66 degrees 53 minutes 52 seconds West (at 16.76 feet passing an iron pin) 431.54 feet to the place of BEGINNING.

CONTAINING 1.899 acres, more or less, and being Lot No. 51 as shown on the above described plan.

BEING THE SAME PREMISES WHICH P&K Developers, LLC, by Deed dated 8/16/2002 recorded 8/19/2002 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2129, Page 2646, granted and conveyed unto Keith Dillon and Tina M. Dillon.

IMPROVEMENTS: Residential property.
TAX CODE NO. 13/89692
PIN #13622900814142

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: KEITH DILLON
TINA M. DILLON**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
GREGORY JAVARDIAN,
ESQUIRE

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

Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

All that certain piece, parcel and tract of land situated, lying and being in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 2509, Section VI, as shown on "Plotting of Pocono Farms East, Coolbaugh Township, Monroe County, Pennsylvania, made by Achterman Associates" and recorded in Monroe County, Pennsylvania in Plot Book No. 17, Page 121.

BEING KNOWN AS: 2509 Warwick Circle a/k/a Lot No. 2509, Section VI, Pocono Farms East (Coolbaugh Twp.) Tobyhanna, PA 18466

TAX CODE: 03/4B/3/130
PIN NO.: 03636601099773

TITLE TO SAID PREMISES IS VESTED IN Krystine D. Miller single and Frank J. Logsdon, single as joint tenants with right of survivorship, and now as tenants in common by deed from Wayne Kenneth Kiefer and Sarah M. Kiefer, his wife dated 09/18/2002 recorded 10/08/2002 in deed book 2133 page 6062.

Having been erected thereon a single family dwelling. **SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:**

**FRANK J. LOGSDON
KRISTINE D. MILLER**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KASSIA FIALKOFF, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2916 CIVIL 2013, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or piece of land situate in the **Township of Paradise**, County of Monroe and State of Pennsylvania, bounded and described as follows,

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2706 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THE FOLLOWING lot situate in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 2810, Section VI, as shown on "Plotting of POCONO FARMS EAST, Coolbaugh Township, Monroe County, Pennsylvania, made by Achterman Associates" and recorded in Monroe County, Pennsylvania in Plot Book No. 17, page 121.

UNDER AND SUBJECT TO all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited deed.

TITLE TO SAID PREMISES VESTED IN Elias Candelario and Yolanda Ramos Candelario, h/w, by Deed from Edward C. Blaut, III and Bertha Blaut, h/w, dated 06/19/1998, recorded 06/24/1998 in Book 2049, Page 9325.

TAX CODE: 03/4B/3/56
TAX PIN: 03636703104581

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ELIAS CANDELARIO
YOLANDA RAMOS CANDELARIO**

A/K/A YOLANDA CANDELARIO

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2791 CIVIL 2004, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County

to wit: BEGINNING at a point at the intersection of the Northwesterly side of Hickory Road (33 feet in width) said beginning point being distant the following two courses and distances from the most Southerly corner of the larger tract of which this lot was formerly a part: (1) North forty-seven degrees thirty-two minutes East four hundred eighty-four and thirty-eight hundredths feet; (2) North forty-two degrees West thirty-three feet; thence running from said beginning point along the said Northwesterly side of Hickory road, South forty-seven degrees, thirty-two minutes West two hundred forty feet to a point; thence by other lands of Harold E. Heydt and wife, the grantors herein, of which this lot was formerly a part, North forty-two degrees West one hundred eighty feet to a point; thence by lands of the same, North forty-seven degrees thirty-two minutes East two hundred forty feet to a point on the said Southwesterly side of Oak Road thence along said Oak Road, South forty-two degrees East one hundred eighty feet to the place of BEGINNING. BEING Lot No. C-1 and the Southeasterly sixty feet of Lot No. C-2 as shown on a plan of lots for Harold E. Heydt, dated October 1956, revised September 14, 1959, prepared by Douglas Kitson, Registered Surveyor.

SUBJECT TO THE FOLLOWING RESTRICTIVE COVENANTS & CONDITIONS

1. No building or any part thereof, erected or built upon the said land shall be used for any purpose other than a private residence designed for single family occupancy.
2. No business or commercial enterprise of any kind or nature shall be conducted or carried on upon the said land.
3. No livestock, poultry, pigs or dogs shall be raised upon the land, excepting only domestic pets.
4. No unsightly incinerator, refuse piles, ashes or debris shall be maintained or allowed to accumulate upon the said lands.
5. No trailers shall be maintained, parked or allowed to remain upon the said land.
6. No fence shall be erected or built upon the said land higher than three feet and shall be of open work and artistic design.
7. No building as aforesaid, shall be erected thereon at a cost of less than Fifteen Thousand Dollars (\$15,000.00).

The above premises are conveyed upon the express condition that no structure of any kind shall be erected upon the above described premises within twenty-five feet of any property line.

TITLE TO SAID PREMISES VESTED IN John R. Kniess and Valentina M. Kniess, by Deed from Charles M. Hannig and Joan L. Hannig, his wife, dated 02/12/2001, recorded 02/20/2001 in Book 2091, Page 4216.

TAX CODE: 11/4/1/9-12

TAX PIN: 11637604915077

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

VALENTINA M. KNISS

JOHN R. KNISS

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

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

Todd A. Martin

Sheriff of Monroe County
Pennsylvania
JOHN MICHAEL KOLESNIK,
Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2925 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or parcel of land situated in the **Township of Middle**, County of Monroe and Commonwealth of Pennsylvania being Lot No. 29 as shown on a Plan entitled "Final Major Subdivision Plan, The Estates at Great Bear, Phase VIII" dated 5/27/03 last revised 8/3/03, prepared by Frank J. Smith, Jr., Inc. Marshalls Creek, PA. and recorded in the Office of the Recorder of Deeds of Monroe County on 7/28/04 in Plot Book 76, Pages 106 and 107, more particularly described as follows:

BEGINNING at a common center of Lots No. 28 and 29 on the Southeasterly side of Rising Meadow Way (50' R.O.W.); thence

1. Along the Southeasterly side, passing along an arc of a circle curving to the left, having radius of 625 feet, an arc distance of 142.35 feet to a corner of Lot No. 30; thence

Along Lot No. 30, South 59 degrees 54 minutes 49 seconds East, a distance of 333.65 feet to a corner; thence

3. South 30 degrees 19 minutes 14 seconds West, a distance of 230.35 feet to a corner of Lot 28; thence

4. Along Lot No. 28, North 45 degrees 35 minutes 00 seconds West, a distance of 360.06 feet to the first mentioned point and place of beginning.

Containing 1.455 acres of land.

BEING THE SAME PREMISES WHICH Robert Peterson, by Deed dated 11/2/07 recorded 11/8/07 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2320, Page 6427, granted and conveyed unto Grover Gedney.

IMPROVEMENTS: Residential property.

TAX CODE NO. 9/97576

PIN #09734300245234

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: GROVER GEDNEY

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
GREGORY JAVARDIAN,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 2967 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014

AT 10:00 A.M.

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

ALL THAT CERTAIN lot or parcel of land situate in **Coolbaugh Township**, Monroe County, Pennsylvania, being Lot No. 84, Section A on plan of lots of development known as Pocono Farms, recorded in the Recorder's Office for Monroe County at Stroudsburg, Pennsylvania in Plot Book 10, at Page No. 159.

UNDER AND SUBJECT TO RESTRICTIONS, COVENANTS, ETC., AS SET FORTH OF RECORD IN MONROE COUNTY COURTHOUSE.

TITLE TO SAID PREMISES VESTED IN Joseph Spinelli, by Deed from Household Finance Consumer Discount Company, by their Attorney In Fact Fidelity National Asset Management Solutions, Inc. (Power of Attorney to be recorded simultaneously herewith), dated 09/05/2008, recorded 09/26/2008 in Book 2342, Page 5789.

TAX CODE: 03/7A/1/36

TAX PIN: 03635702758913

SEIZED AND TAKEN IN EXECUTIO AS THE PROPERTY OF:

JOSEPH SPINELLI

MORTGAGOR(S) AND RECORD OWNER(S)

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

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

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

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

**PUBLIC NOTICE
SHERIFF'S SALE**

**OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3001 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014

AT 10:00 A.M.

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

ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in the **Township of Stroud**, Monroe County and Commonwealth of Pennsylvania, being Lot or Lots No. 2, Section F, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania in Plot Book Volume 33, Page(s) 101, 103.

UNDER AND SUBJECT TO the covenants, charges, reservations, conditions and restrictions and requirements which shall be deemed to run with the land herein conveyed as appear of record and in the deed from Cranberry Hill Corporation to Arturo David Guzman and Jacqueline Guzman, his wife, dated November 15, 1987 and recorded February 10, 1988, in said Recorder's Office in Record Book 1603, Page 285.

TITLE TO SAID PREMISES VESTED IN Jay Racavich and Lisa Racavich, his wife by Frank J. Silvestri and Theodora L. Silvestri, date 05/03/2002 and recorded 5/13/2002 in Book 2121 Page 8178, Instrument #200219051.

TAX CODE: 17/15F/1/2

TAX PIN: 17638204915525

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JAY RACAVICH

LISA RACAVICH

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3049 CIVIL 2012, I, Todd A. Martin,

Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

All that certain message, known as 721 Avenue B, and Lot, piece or parcel of land situate, lying and being in the **Township of Stroud**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

Beginning at a pipe at the intersection of the southerly side of Avenue B with the easterly side of Queen Street; thence along the easterly side of Queen Street, south thirty-six degrees thirty-one minutes east fifty-nine and forty-four one hundredths feet to a pipe; thence by the same and along a curve to the right having a radius of one hundred sixty feet, the chord bearing and distance being south twenty-nine degrees twenty two minutes east forty and fifty-six hundredths feet to a pipe; thence by lands of Jennie Cramer, of which this lot was formerly a part, north sixty degrees forty-five minutes east one hundred nineteen and three-tenths feet to a pipe; thence along the westerly side of a fifteen foot alley, north twenty-four degrees one minute west nine-tenths feet to a pipe; thence along the southerly side of Avenue B, south sixty-one degrees nine minute west one hundred thirty-six and one-tenth feet to the place of beginning.

BEING KNOWN AS: 721 Avenue B, Stroudsburg, PA 18360

TAX CODE: 17/5/4/45

PIN NO: 177301144249691

TITLE TO SAID PREMISES IS VESTED IN Michael Geoffrey Malanga by deed from Lydia B. Capek, widow dated 07/06/1989 recorded 07/06/1989 in deed book 1689 page 1175.

Having been erected thereon a single family dwelling, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT TITLE OR INTEREST FROM OR UNDER MICHAEL GEOFFREY MALANGA
MICHAEL GEOFFREY MALANGA, DECEASED**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
STUART WINNEG, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3102 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of ground situate in the **Township of Coolbaugh**, County of Monroe, State of Pennsylvania, being Lot No. 190, Section No. F, as shown on map of A Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 19, Page 11, 13, and 15.

TITLE TO SAID PREMISES VESTED IN Gerardina M. Colon, by Deed from Countrywide Home Loans, Inc., dated 12/07/2006, recorded 12/26/2006 in Book 2291, Page 7541.

TAX CODE: 03/8C/1/250

TAX PIN: 03635810451130

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: GERARDINA M. COLON

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3118 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THE following lot situate in the **Township of Tunkhannock**, County of Monroe and State of Pennsylvania, marked and designated as Lot Number 36, Section 8, as shown on Plotting of Sierra View, Tunkhannock Township, Monroe County,

Pennsylvania, made by VEP & Associates and recorded in Monroe County, Pennsylvania, made by VEP & Associates and recorded in Monroe County, Pennsylvania, in Plot Book No. 36, Page 57.

This conveyance is made under and subject to the following covenants, conditions and restrictions, which shall run with the land, viz:

(1) The premises hereby conveyed shall be used for residential purposes only. No building shall be erected, altered, placed or permitted to remain on the premises hereby conveyed other than one detached single-family dwelling, not to exceed two and one-half stories in height, and a private garage for not more than two cars; minimum square footage to be not less than 700 square feet, decks not included.
(2) No building shall be located on any lot nearer than 50 feet to the front lot line, or nearer than 30 feet to any side street line.

(3) Easements for installation and maintenance of utilities, roads, and drainage facilities are reserved.

(4) No structure of a temporary character, trailer, basement, tent, shack, mobile home, garage, barn or other out-building shall be used on any lot at any time as a residence, either temporarily or permanently.

(5) No animals, livestock or poultry of any kind shall be raised, bred or kept on any lot, except dogs, cats or other household pets may be kept provided that they are not kept, bred or maintained for any commercial purpose.

(6) No lot shall be kept in an unsightly manner. A lot will be considered unsightly when the following is kept on the property in unsightly and dangerous manner: rubbish, trash, garbage, waste, junkcars, or debris. If the lot owner refuses to comply with this covenant, the Seller shall have the right to enter upon the premises and take such actions as are necessary to rectify the unsightly condition and further, the Seller shall have the right to charge the Purchaser a reasonable fee for these services.

(7) No signs for advertising purposes shall be erected or maintained on the premises or on or in any buildings on the premises.

(8) An individual water supply system may be installed that conforms and is maintained according to the standards of the Commonwealth of Pennsylvania Department of Environmental Resources and any other governmental body having authority, installation of the said system shall be performed simultaneously with the construction of a residence on the Purchaser's lot.

(9) A septic system may be installed that conforms and is maintained according to the standards of the Commonwealth of Pennsylvania Department of Environmental Resources and any governmental body having authority. Installation of the said system shall be performed simultaneously with the construction of a residence on the Purchaser's lot.

(10) No building or structure shall be erected upon the premises hereby conveyed without first obtaining the approval, in writing, of the Seller, as to location, elevation, plan and design within 15 days after the same have been submitted.

(11) No excavation shall be made on the premises except for the purpose of building thereon and only at the time when building operations are to commence. No earth or sand shall be removed from the premises except as part of such excavation without written consent of the Seller. The building or structure must be completed within 6 months after building operations commence.

(12) No purchaser shall clear his lot of brush, trees or any burning of any nature whatever, except having first obtained the approval of the Seller in writing, such approval to specify the time and manner in which such clearing shall be done.

(13) The purchaser shall be a member of the Sierra View Association and shall pay to the Association reasonable assessments for operation expenses of the Association, for the creation, acquisition and maintenance of common property and to provide funds for carrying out the purposes of the Association. The annual assessment together with such interest there-

on and costs of collection thereof, shall be a charge upon the purchaser's land, hereby conveyed, and shall be a continuing lien upon the property against which each such assessment is made. Each such assessment, together with such interest thereon and costs of collection, shall also be the personal obligation of the purchaser owning the land at the time when the assessment fall due. The lien of the assessment provided for herein shall be subordinate to the lien of any mortgage or mortgages now or hereafter placed upon the property subject to assessment. The purchaser covenants and agrees to accept and maintain membership in the Sierra View Association so long as he shall own the premises hereby conveyed and does covenant and agree to be bound by the By-Laws of said Association.

(14) Certain portions of the lands of the Seller laid down on the map as streets are not dedicated to public use and title thereto shall remain in the Seller or assigns. The Purchaser and those claiming under him may use the same for ingress and egress to and from a public road, and shall be made subject to the right of the Seller to maintain or grant the right to maintain streets, drains, fixtures for street lighting, telephone and electric poles within the lines of such roadways.

(15) The restrictions as herein provided shall apply only to the above premises and may be changed by the Seller when desired by it or its successors, said restrictions being imposed of the benefit of the remaining lands of the Seller and the lands which may hereafter be acquired.

(16) The Seller may designate any company or corporation for the purpose of carrying out all or part of the authority vested in the Seller by these restrictions, and may transfer to any individual or corporation any and all roads and utilities and upon any such transfer, the Seller shall have no further obligation or responsibility in respect thereof.

TITLE TO SAID PREMISES VESTED IN Charles E. Morley and Janice M. Morley, his wife, by Deed from Sierra View Corporation, a Delaware Corporation, dated 10/19/1978, recorded 11/02/1978 in Book 906, Page 150.

TAX CODE: 20/3A/2/20

TAX PIN: 20633103347884

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**CHARLES E. MORLEY
JANICE M. MORLEY**

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage

Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3142 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THOSE CERTAIN LOT or piece of ground situate in Brier Crest Woods, Fern Ridge Village, **Tunkhannock Township**, Monroe County, Pennsylvania.

Being Lot No. 10, Block "H", section No. 2, described in a certain subdivision plan of Brier Crest Woods made by Edward C. Hess Associates, Consulting Engineers and Surveyors, Stroudsburg, Pennsylvania on the 7th day of Mard, A.D., 1969 and recorded in Plan Book No. 12, Page 101 in the Office of the ecordeed of Deeds, in and for Monroe County, Pennsylvania.

Beginning at an iron pipe on the southeasterly side of Thornberry Lane (50 feet wide) a common corner of Lot No. 10 and Lot No. 11 as shown on the aforesaid plan, the following courses and distances; (1) south 44 degrees 45 minutes east 200 feet to a point; (2) thence south 45 degrees 15 minutes west 100 feet to a point; (3) thence north 44 degrees 45 minutes west 200 feet to a point; (4) thence north 45 degrees 15 minutes east 100 feet to the place of beginning.

BEING THE SAME PREMISES which Raffaele a. Laforgia, by deed dated 06/10/2002 and recorded 06/12/2002 in Book 2124 Page 2080 conveyed to Anthony Scimonelli and June Scimonelli.

Pin #: 20/13A/1/47

Tax Code: 20630202882714

SEIZED AND TAKEN IN EXECUTIO AS THE PROPERTY OF:

**ANTHONY SCIMONELLI
JUNE SCIMONELLI**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
DAVID FEIN, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3145 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of

Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THOSE FOLLOWING lots situate in the **Township of Tunkhannock**, County of Monroe and State of Pennsylvania, and being more particularly described as follows:

NO. 1: BEING all of Lot 843 in Section E as shown and designated on Plan of Indian Mountain Lakes, Section E, made by Leo Achterman, Jr., Civil Engineer and Surveyor, dated February 17, 1965; and recorded May 19, 1965; at the Recorder of Deeds for Monroe County, Map Book 9, Page 197. Being Lot No. 843, Section E, as shown on Plotting of Indian Mountain Lake Development Corp, made by Leo A. Achterman, Jr. dated February 17, 1965.

NO. 2: BEING all of Lot 844 in Section E as shown and designated on plan of Indian Mountain Lakes, Sectino E. made by Leo Achterman, Jr., Civil Engineer and Surveyor, dated February 17, 1965; and recorded May 19, 1965; at the Recorder of Deeds for Monroe County, Map Book 9 Page 197. Being Lot No. 844, Section E, as shown on Plotting of Indian Mountain Lake Development Corp., made by Leo A. Achterman, Jr., dated February 17, 1965. UNDER AND SUBJECT to the covenants, conditions and restrictions as set forth in Monroe County Deed Book Volume 406, Page 279 and 282.

The above parcels are merged into one parcel for taxing purposes and shall not be separately conveyed without prior express approval of the Township of Tunkhannock, as provided by law.

TITLE TO SAID PREMISES VESTED IN Eugene Passarella and Christine Passarella, h/w, as tenants by the entireties, by Deed from Edward G. Oberholtzer and Dolores M. Oberholtzer, h/w, dated 05/24/1995, recorded 05/26/1995 in Book 2007, Page 519.

**TAX CODE: 20/8B/1/110
TAX PIN: 20632117026120**

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**CHRISTINE PASSARELLA
EUGENE PASSARELLA**

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

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

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

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

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

REAL ESTATE

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 319 CIVIL 2007, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot situate in the **Township of Tunkhannock**, County of Monroe and Commonwealth of Pennsylvania, marked and designated as Lot Number 36, Section 9, as shown on "Plotting of Sierra View", Tunkhannock Township, Monroe County, Pennsylvania, made by VEP & Associates, Inc. and recorded in Monroe County, Pennsylvania, in Plot Book No. 34, page 15.

UNDER AND SUBJECT to any and all reservations, restrictions, conditions, covenants, etc., that are contained in the chain of title.

Being Known As: Lot 36 Sun Valley Drive (Tunkhannock Township) Blakeslee, PA 18610

TAX CODE: 20/3D/1/46

PIN NO.: 20633101380465

TITLE TO SAID PREMISES IS VESTED IN Norman Hanson and Lucille Hanson, husband and wife by deed from Adriana Di Marzio dated 8/12/03 recorded 8/15/03 in Deed Book 2163 Page 9181.

Having been erected thereon a single family dwelling.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: NORMAN HANSON
LUCILLE HANSON**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ELANA FLEHINGER,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3211 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

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

BEGINNING at a pipe in line of lands of Earl Van Why, being the northeasterly corner of lands conveyed by Luther A. Van Why, Jr., to Harry Beyer, thence by lands of Harry Beyer and along the centerline of a proposed road twenty feet in width South seventy-two degrees five minutes West eight hundred feet to a point; thence by lands of Luther A. Van Why, Jr., North seventeen degrees West three hundred feet to a point; thence by lands of Luther A. Van Why, Jr., of which this tract was formerly a part, North seventy-two degrees five minutes East three hundred feet to the place of BEGINNING. Containing 5.51 acres, more or less.

TITLE TO SAID PREMISES VESTED IN Barbara E. Gonzalez, married, by Deed from MTGLQ Investors, LP, dated 06/09/2006, recorded 07/21/2006, in Deed Book 2275, page 292.

As the mortgage premises was owned by Barbara E. Gonzales, solely, upon her death title automatically is vested in her surviving heirs at law. Upon reasonable information ad belief, the decedent's surviving heir at law and next-of-kin are Cesar M. Gonzales, Kim Gonzales and Cesar M. Gonzales, Jr. Any other parties who may have inherited an ownership interest in the mortgaged premises are unknown to the Plaintiff.

TAX CODE: 09/5/2/6

TAX PIN: 09734501064497

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: BARBARA E. GONZALEZ,
DECEASED**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3299 CIVIL 2007, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF

PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot/lots, parcel or piece of ground located in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being Lot no. 218, Section E, as shown on a map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania, in Plot Book No. 18, at pages 101, 107 and 109.

SUBJECT to the same conditions, exceptions, restrictions, reservations, covenants and easements as are contained in prior deeds and instruments forming the chain of title.

TITLE TO SAID PREMISES VESTED IN Maxine Dawes and Edith Rivera, as joint tenants in common, by Deed from Olensky Living Trust and Marian F. Olensky, trustee, dated 11/06/2001, recorded 12/20/2001, in Deed Book 2111, page 3110.

TAX CODE: 03/9A/1/35

TAX PIN: 03635812758838

Mortgager EDITH RIVERA died on 06/28/2005, and upon information and belief, his/her heirs or devisees, and personal representative are unknown.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER EDITH RIVERA, DECEASED MAXINE DAWES

A/K/A MAXINE R. DAWES

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
LAUREN R. TABAS, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3350 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

Parcel I

All that certain lot or piece of ground with the buildings and improvements thereon erected, situate in the **Township of Pocono**, County of Monroe, and

Commonwealth of Pennsylvania, bounded and described as follows, to wit:

Being designated as Lot 25 on a certain map entitled "Proposed Plan of Lots; Barton Glen, Section 1, Pocono and Jackson Townships, Monroe County, Pennsylvania scale 1" equals 100"; January 1965" as prepared by Monroe Engineering, Inc., Stroudsburg, PA, said map being recorded in the Office of the Recorder of Deeds in Stroudsburg, PA, in and for the County of Monroe in Plat Book Volume 9, on Page 91.

PARCEL ID#: 12/9B/1/30

PIN #: 12637102963360

Parcel II

All that certain parcel of land with the building and improvements thereon erected, situate in Pocono Township, Monroe County, Pennsylvania, being shown and designated as Lot 24 and part of 25 on a certain map entitled "Proposed Plan of Lots; Barton Glen; Section 1, Pocono Township, Monroe County, PA, Scale 1"=100"; Janiaru 1965"; as prepared by Monroe Engineering, Inc., Stroudsburg, PA, in and for the County of Monroe in Plat Book Volume 9 on Page 91, and more particularly described as follows:

Beginning at a point on the southwesterly side of Dory Place, as shown on the above captioned map, from which a point at the intersection of the southerly side of Glenview Drive with the southwesterly side of said Dory Place bears North 39 degrees 43 minutes 00 seconds West, 147.00 feet, thence 1) along the southwesterly side of said Dory Place South 39 degrees 43 minutes 00 seconds West, 81.19 feet to a point; thence 2) along the same in a southwesterly direction on a curve to the left having a radius of 40.00 feet an arc distance of 26.45 feet to a point; thence 3) leaving said road and through lot 24 South 12 degrees 23 minutes 38 seconds West, 102.51 feet to a point on line of lands of David Shulman; thence 4) along lands of said Shulman, South 80 degrees 47 minutes 45 seconds West 82.00 feet to an iron pipe on the southeasterly side of Township Road 477; thence along the northeasterly side of the following four courses and distances; 5) North 34 degrees 37 minutes 30 seconds West, 16.69 feet to a point; thence 6) North 55 degrees 22 minutes 30 seconds East, 15.00 feet to a point; thence 7) North 34 degrees 37 minutes 30 seconds West, 66.26 feet to a point; thence 8) in a northerly direction on a curve to the left having a radius of 332.94 feet an arc distance of 41.53 feet to a point; thence 9) leaving said road and through Lot 25 north 48 degrees 13 minutes 42 seconds East, 119.78 feet to the point of Beginning.

PARCEL ID#: 12/9B/1/29

PIN #: 12637102964244

For information purposes only - Property also known as: 24 Dory Pl Bartonsville, PA 18321-9403

TITLE TO SAID PREMISES IS VESTED IN: Nigel Nero, married, by deed from John J. Caruso and Margaret A. Caruso, husband and wife, dated 2/10/2005 and recorded 2/11/2005 in Book 2216 Page 821.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

NIGEL NERO

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
CHANDRA M. ARKEMA, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3365 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

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

BEGINNING at an iron on the westerly line of Denise Lane, said iron being the northeasterly corner of Lot No. 409 as shown on map entitled "Map of Wooddale Country Acres; Owner-Developer, Reed Fish, 17, Sept. 1973"; thence along Lot No. 409 (a radial line to the third hereinafter described curve), North sixty four degrees twenty five minutes forty six seconds West one hundred thirty one and fifty six one hundredths feet to a point, said point being the most southerly corner of Lot No. 407 as shown on said map; thence along Lot No. 407, North twenty four degrees fifty eight minutes zero seconds East, three hundred feet to an iron on the southerly line of Denise Lane; thence along the southerly line of Denise Lane, South sixty five degrees two minutes zero seconds East ninety nine and ninety nine one hundredths feet to a point of curvature; thence along the same on a curve to the left having a radius of four hundred fifty feet an arc length of thirty nine and sixty nine one hundredths feet to an iron, a point of reverse curvature on an easement arc; thence along said easement arc on a curve to the right having a radius of forty feet an arc length of sixty nine and two tenths feet to an iron, a point of tangency on the westerly line of Denise Lane; thence along the westerly line of Denise Lane, South thirty nine degrees eight minutes thirty one seconds west ninety six and thirteen one hundredths feet to a point of curvature; thence along the same on a curve to the left having a radius of six hundred fifty feet an arc length of one hundred fifty seven and sixty eight one hundredths feet to the place of BEGINNING. BEING Lot No. 408 as shown on said map of Wooddale Country Acres, filed and entered of record in Plot Book Volume 21, page 19.

TITLE TO SAID PREMISES VESTED IN David Chopay and Brenda Chopay, h/w, by Deed from John Valinote and Dorothy Valinote, h/w, dated 07/27/2001, recorded 08/01/2001, in Deed Book 2101, page 5688.

TAX CODE: 09/17B/1/64

TAX PIN: 09731401072891

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: DAVID CHOPAY

BRENDA CHOPAY

TO ALL PARTIES IN INTEREST AND CLAIMANTS: "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A.

5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3444 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN LOT, parcel or piece of land situate in the **Township of Tobyhanna**, County of Monroe and Commonwealth of Pennsylvania, designated as lot 4615, section C11B, according to a plan of Emerald Lakes, prepared by Thomas Tyler Moore Assoc. Inc. and recorded in the office of the recording of deeds in and for the county of Monroe at Stroudsburg, PA, in plot book volume 15, page 103. UNDER AND SUBJECT to all conditions, covenants and restrictions as of record.

TITLE TO SAID PREMISES VESTED IN Jerry L. Montanez and Patricia Casanas, by Deed from David S. Wenger, dated 10/10/2005, recorded 10/14/2005 in Book 2243, Page 8167.

TAX CODE: 19/3H/1/125

TAX PIN: 19634403441720

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**JERRY L. MONTANEZ
PATRICIA CASANAS**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

ANDREW J. MARLEY, Esquire
 Sheriff's Office
 Stroudsburg, Penna.
 Barry J. Cohen, Sheriff's Solicitor
 PR - Jan. 3, 10, 17

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3451 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
 AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or piece of ground situate in the Township of Polk, County of Monroe and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pin in the northerly edge of Grassy Road, said pin also marking the southwest corner of Lot Number 8 thence along the northerly edge of said Grassy Road North 89 Degrees 28 Minutes 19 Seconds West 147.80 feet to an iron pin; thence along Lot Number 10 North 0 Degrees 31 Minutes 41 Seconds East 499.97 feet to an iron pin; thence along the land of Raymond Burger South 89 Degrees 31 Minutes 55 Seconds East 147.80 Feet to an iron pin; thence along Lot Number 8 South 0 Degrees 31 Minutes 41 Seconds West 500.00 Feet to the place of Beginning, Containing 1.6967 acres. BEING Lot Number 9 of Tall Pine Acres, Polk Township, Monroe County, Pennsylvania.

TITLE TO SAID PREMISES IS VESTED IN Arlene A. Farrell, Administratrix of the Estate of Alice A. Fernandez, Deceased by reason of the following: Mortgagor Alice A. Fernandez died on 5/10/2007, and Arlene A. Farrell was appointed Administratrix of her estate. Letters of Administration were granted to her on 10/04/2004 by the Register of Wills of Monroe County, No 4507-0445. Decedent's surviving heirs at law and next-of-kin are Raymond M. Fernandez and Arlene A. Farrell.

By executed waivers, Raymond M. Fernandez waived his right to be named as a defendant in the foreclosure action.

TAX CODE: 13/2/140-37
 TAX PIN: 13622700896035

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ESTATE OF ALICE A. FERNANDEZ
 ARLENE A. FARRELL, ADMINISTRATRIX AND
 HEIR OF THE ESTATE OF ALICE A. FERNANDEZ
 UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,
 AND ALL PERSONS, FIRMS, OR ASSOCIATION
 CLAIMING RIGHT, TITLE OR INTEREST FROM
 OR UNDER ALICE A. FERNANDEZ, DECEASED**

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

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

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

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
 ROBERT W. CUSICK,
 ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3460 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
 AT 10:00 A.M.**

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

All that certain lot of land situate in the Township of Pocono, Monroe County, Pennsylvania:

Being known as RR 2 Box 73 Post Hill Rd., Henryville, PA 18322.

Parcel Number: 12/6/17-3

Improvements: Residential Property

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
 BERNADETTE LICATA
 JOSEPH LICATA
 A/K/A JOSEPH J. LICATA
 (LAST RECORD OWNER)**

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

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

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
 ELIZABETH L. WASSALL, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3493 CIVIL 2007, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County

Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
 AT 10:00 A.M.**

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

ALL THAT CERTAIN Lot 107, Section F being situated and located in **Coolbaugh Township**, Monroe County, Pennsylvania, and encompassed and included within one of the following plats: a subdivision drawn by L.A. Achterman, Jr., P.E. of East Stroudsburg, Pennsylvania, known and described as 'Section C, Stillwater Lake Estates, Inc., dated July 2, 1960', and approved by the Supervisors of the Township of Coolbaugh on July 31, 1961 and the Supervisors of the Township of Tobyhanna on July 31, 1961, and duly filed and recorded in the Office for the Recording of Plats, in and for the County of Monroe on the 16th day of August, 1961, which said plat is recorded in Plat Book 8, on Page 159, and a subdivision plat drawn by L.A. Achterman Jr., P.E. of East Stroudsburg, Pennsylvania known as section F of Stillwater Lake Estates Sundance Stillwater Corp., dated April 16, 1968, and approved by the Supervisors of the Township of Coolbaugh on June 3, 1968 and approved by the Office for the Recording of Plats, in and for the County of Monroe on the 6th day of June, 1968 in Plat Book 11, Page 131.

SUBJECT to the same conditions, exceptions, restrictions, reservations, covenants and easements as are contained in prior deeds and instruments forming the chain of title.

TITLE TO SAID PREMISES VESTED IN Sheryl L. Muto, by Deed from Joseph F. Muto and Sheryl Muto, dated 11/12/2004, recorded 11/23/2004 in Book 2208, Page 7218.

TAX CODE: 03/14C/2/2

TAX PIN: 03635503042620

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
 SHERYL L. MUTO**

A/K/A SHERYL L. MONNIER

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

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

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
 ALLISON F. WELLS, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 35 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County

Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
 AT 10:00 A.M.**

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

All that certain lot, piece or parcel of land situate in the Township of Jackson, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 5, Land of Ressler, as recorded in Plat Book Volume 62, Page 307.

BEING the same premises that Sunrise Investment Company, Incl. by Deed dated 5/29/2003 and recorded 6/3/2003 in the County of Monroe (in Book 2155 Page 3144)/(as Document No. 200325632) granted and conveyed unto Justin Lemanski, his/her heirs and assigns, in fee.

Parcel # 8/9/1/25-8

Pin # 08-630-00-70-5608

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**JUSTIN J. LEMANSKI
 UNITED STATES OF AMERICA**

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

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

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
 THOMAS M. FEDERMAN, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3612 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
 AT 10:00 A.M.**

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

ALL THAT CERTAIN lot of land situate in the Township of Middle Smithfield, Monroe County, Pennsylvania:

BEING KNOWN AS 734 Alpine Drive, East Stroudsburg, PA 18301

PARCEL NUMBER: 9/6C/1/37

IMPROVEMENTS: Residential Property

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**KRYSZYNA KOLANO
 KRZYSZTOF KOLANO**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ELANA B. FLEHINGER, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3619 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN parcel of land in **Smithfield Township**, designated as Lot #34 of Oakdale Village at Shawnee Valley, Monroe County, Pennsylvania as the lot designations appear on those certain final plat plans and final layout plans entitled "Shawnee Valley, Stage 1a" recorded in the Office of the Recorder of Deeds of Monroe County at Stroudsburg, Pennsylvania in Plot Book 63 pages 301, 302 and 303 and Plot Book 77 pages 57 thru 60.

TITLE TO SAID PREMISES VESTED IN S'Bongiseni Duma, correctly spelled S'Bongiseni Duma, by Deed from C&M Homes at Shawnee, LLC, dated 06/20/2006, recorded 09/05/2006 in Book 2279, Page 7912.

TAX CODE: 16/119449
TAX PIN: 16732202975001

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: S'BONGISENI DUMA

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
MATTHEW BRUSHWOOD,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3806 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN message or tenement and lot or piece of ground situate in **Saylorsburg Hamilton Township**, Monroe County, Pennsylvania designated as the greater portion of Lots 59 and 60 according to Plan of Lots of Paupanoming Resort Company, which Plan is recorded in the Office for the Recorder of Deeds of Monroe County aforesaid in Plot Book 3, Page 245 bounded and described as follows, to wit:

BEGINNING at a point, said point being the intersection of the Southern line of Girard Avenue with the western line of Franklin Street; thence extending South along the Western line of Franklin Street, a distance of 65 feet, more or less, to lands now or late of Morris Kaplan; thence extending Westwardly along said lands of Morris Kaplan and along lands now or late of F.F. Barthold, Inc. a distance of 100 feet, more or less, to lands now or late of F.F. Barthold, Inc.; thence extending Southwardly, along the same, by a line parallel with Franklin Street, a distance of 62 feet, more or less, to the Southern line of Girard Avenue; thence extending Eastwardly, along the Southern line of Girard Avenue, a distance of 100 feet, more or less, to the point, the place of beginning.

BOUNDED on the North by Girard Avenue, on the East by Franklin Street, on the South by lands now or late of Morris Kaplan and F.F. Barthold, Inc., and on the West by lands now or late of F.F. Barthold, Inc. Being known as 1 Gerald Avenue a/k/a 1 Girard Avenue, Saylorsburg, PA 18353

Parcel No.: 07/12/3/35
Pin No. 07/6277/10/36/2393

BEING the same premises which Gerald Whitnum, Jr. granted and conveyed unto Rocio Cajilema by Deed dated August 31, 2005 and recorded September 15, 2005 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania as Deed Book 2240, Page 168.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ROCIO CAJILEMA
A/K/A ROCIO M. CAJILEMA**

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

the time of Sheriff's Sale."

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
CRAIG OPPENHEIMER,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3854 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or tract of land situate in the **Township of Jackson**, County of Monroe, and Commonwealth of Pennsylvania, being known as Lot 2 as shown on a map of "Pennbrook Farms, Phase I, B.T.T. Associates, Inc. Professional Land surveyor, PO Box 374, Tannersville, PA" on file in the office of the Recorder of Deeds in and for Monroe County at Stroudsburg, Pennsylvania in Plot Book 66, page 72. BEING THE SAME PREMISES which Federal Home Loan Mortgage Corporation, by deed dated 06/14/2007 and recorded 07/20/2007 in Book 2311 Page 2814 conveyed to Patrick J. Dougherty.
Pin #: 08-6351-00-55-7457
Tax Code #: 8/89324

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: PATRICK J. DOUGHERTY
MORTGAGOR(S) AND RECORD OWNER(S)**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
DAVID FEIN,
ESQUIRE

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

PUBLIC NOTICE

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3914 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

All that certain lot, parcel or piece of land situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 5403, Section 5, of Pocono Farms East as shown on Plan of lots recorded in the office of the recorder of deeds of Monroe County in Plot volume 16, page 117.

UNDER AND SUBJECT TO covenants, conditions, and restrictions, which shall run the land as appear in the chain of title.

TOGETHER AND SUBJECT to all easements, covenants, and restrictions of the Emerald Lakes subdivision of record and/or visible on the ground.

TITLE TO SAID PREMISES VESTED IN Carl Majors and Susan Majors, h/w, by Deed from Nationwide Realty Group, Inc., a Pennsylvania corporation, dated 02/11/2005, recorded 02/17/2005 in Book 2216, Page 7167.

TAX CODE: 03/4D/1/208
TAX PIN: 03636601294919

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**CARL MAJORS
SUSAN MAJORS**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ROBERT W. CUSICK, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3931 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014

AT 10:00 A.M.

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

ALL THAT CERTAIN piece or parcel of land situated, lying and being in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania bounded and described as follows: BEGINNING at a point in the centerline of a 40 foot right-of-way known as Highview Terrace and being the common corner of Lot No. 133 and Lot No. 132 as shown on a subdivision plan entitled Pocono County Place, Section L, prepared by V.E.P. Associates and recorded in Map Book 24, Page 11; thence leaving Highview Terrace and along Lot No. 133 S 24 degrees 00 minute 54 seconds E 152.84 feet to an iron pin; thence along Lot Nos. 98, 99, 100 S 81 degrees 12 minutes 29 seconds W 224.60 feet to an iron pin; thence along Lot Nos. 100, 101 N 73 degrees 29 minutes 05 seconds W 143.52 feet to an iron pin; thence along Lot No. 130 N 50 degrees 121 minutes 18 seconds E 151.50 feet to a point in the center of a 50 foot radius cul-de-sac of Highview Terrace; thence leaving said cul-de-sac and along the centerline Highview Terrace the following (3) courses and distances:

(1) N87 degrees 25 minutes 26 seconds E 82.72 feet to a point of curve to the left;
(2) curve left having a radius of 150 feet and an arc length of 56.12 feet to a point.

(3) N 65 degrees 59 minutes 06 seconds E 48.20 feet to the point and place of beginning.
Containing 31.052 square feet net area.

UNDER and SUBJECT to restrictions, conditions and covenants contained as appears in Deed Book Volume 639 at page 34-36, and all other restrictions, conditions and covenants appearing of record.

TITLE TO SAID PREMISES VESTED IN Lyudmila Krivova, an individual, by Deed from Stanley T. Kelly and Marilyn E. Kelly, his wife, dated 07/30/2003, recorded 07/31/2003 in Book 2161, Page 8750.

TAX CODE: 03/9D/1/50

TAX PIN: 03635915722638

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

LYUDMILA KRIVOVA

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

MATTHEW BRUSHWOOD, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of

Pennsylvania to 3933 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014

AT 10:00 A.M.

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

ALL THAT CERTAIN piece or parcel of land lying and being in the **Township of Tobyhanna**, County of Monroe and Commonwealth of Pennsylvania, as more particularly shown on a plan of lots of Old Farm Estates, approved by Tobyhanna Township, and recorded in Plot Book Vol. 59, page 342, said plan having been prepared by Sincavage Associates, Consulting Engineers and Land Surveyors, of P.O. Box 289, Mountainhome, Pennsylvania 18342. Said lot or parcel being described as Lot No. 22, as depicted on said plan aforesaid, reserving to Grantor all mineral rights in said land.

BEING the same premises which Thomas H. Lotito and Barbara Lotito, Husband and Wife, by Deed dated July 7, 2003, and recorded in the Office of the Recorder of Deeds in and for Monroe County, PA, in Record Book Volume 2159, at Page 9286, etc., granted and conveyed unto Broadmoor Construction, Inc., Grantor hereof.

TOGETHER WITH all rights, liabilities and privileges and UNDER AND SUBJECT to all conditions, restrictions, reservations and exceptions as more fully set forth in Monroe County Record Book Volume 1658, at Page 224, and on the recorded subdivision plans. PARCEL IDENTIFICATION NO: 19/15/1/22-53, MAP #: 19-5394-02-65-2085

TITLE TO SAID PREMISES IS VESTED IN: Norman G. Hughes and Patricia S. Hughes, h/w, by Deed from Broadmoor Construction, Inc., dated 02/26/2004, recorded 02/26/2004 in Book 2182, Page 9563.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**PATRICIA S. HUGHES
NORMAN G. HUGHES**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

CHANDRA M. ARKEMA, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3934 CIVIL 2012, I, Todd A. Martin,

Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014

AT 10:00 A.M.

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

ALL THAT CERTAIN lot/lots, parcel or piece of land situate in the **Township of Coolbaugh**, County of Monroe, State of Pennsylvania, being Lot No. 47, Section No. L, as shown on map of A Pocono County Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 24, pages 7, 9, and 11.

TOGETHER WITH and UNDER and SUBJECT to all of the rights, obligations and responsibilities as set forth in the Restrictive Covenants as set forth in the chain of title.

TITLE TO SAID PREMISES VESTED IN Reaz Mohammed, an individual, by Deed from Robert Pezolan and Donna M. Pezolan, his wife, dated 05/24/2006, recorded 05/31/2006 in Book 2269, Page 1846.

TAX CODE: 03/9B/2/83

TAX PIN: 03635919625233

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

REAZ MOHAMMED

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 3981 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014

AT 10:00 A.M.

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Smithfield**, County of Monroe and Commonwealth of Pennsylvania,

bounded and described as follows, to wit: BEGINNING at a point on the easterly line of a forty foot road, said point being the westerly corner of Lot No. 134 as shown on a map entitled "Subdivision of Lands of John Detrick, 25 June 1965";

Thence along Lot No. 134 (a radial line to the hereinafter described curve), North 85 degrees 18 minutes 50 seconds East, 344.61 feet to a point;

Thence along lands now or formerly of Samuel Brodhead, South 20 degrees 47 minutes 40 seconds East, 244.31 feet to a point;

Thence along Lot No. 136 as shown on said map, (a radial line to the hereinafter described curve North 77 degrees 08 minutes 30 seconds West, 438.61 feet to a point;

Thence along the easterly line of said forty foot road as shown on said map, on a curve to the left having a radius of 340 feet, an arc length of 104.11 feet to the place of beginning.

BEING Lot No. 135 as shown on said map. SUBJECT to the same exceptions, reservations, restrictions and covenants as appear in prior deeds in the chain of title.

TITLE TO SAID PREMISES VESTED IN Kris Dolinich, by Deed from Kris A. Venditti, aka Kris Dolinich, dated 06/21/2005, recorded 06/08/2006 in Book 2270, Page 3525.

TAX CODE: 16/11/3/13

TAX PIN: 16730302657391

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: KRIS DOLINICH

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ROBERT W. CUSICK,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4022 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014

AT 10:00 A.M.

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

All that certain lot, parcel or piece of land situate in the **Township of Tunkhannock** County of Monroe and Commonwealth of Pennsylvania, designated as lot No. 7024, Section D-II, according to plan of

Emerald Lakes, recorded in the office for the recording of deeds, et., in and for the County of Monroe, at Stroudsburg, PA, in plot book volume 19, page 115, bounded and described as follows, to wit:

In plot book volume and page number according to aforementioned plan on record.

PARCEL NO. 20/1C/1/167
PIN NO. 20634403002100

Title to said premises is vested in Joseph S. Manasia and Patricia A. Manasia, husband and wife, by deed from Patricia A. Manasia and Joseph S. Manasia, husband and wife dated June 6, 2002 and recorded June 27, 2002 in Deed Book 2125, Page 3696.

Being Known As: 7024 White Tail Lane, Long Pond, Tunkhannock, Monroe County, PA 18334

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**JOSEPH S. MANASIA
PATRICIA A. MANASIA**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

TERRENCE J. MCCABE, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4029 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

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

Lot 14, Block 2111, AS SET FORTH ON A MAP ENTITLED Plan of Lots, Arrowhead, Arrowhead North (Arrowhead Lake), Section Twenty-one, Coolbaugh Township, Monroe County, Pennsylvania dated June 1973, scale 1" to 100' by Joseph D. Sincavage, Monroe Engineering, Inc., Stroudsburg, Pennsylvania, and filed in the Office for the Recording of Deeds in and for Monroe County, Pennsylvania in Plat Book 25, Page 31 on January 17, 1975

BEING THE SAME premises which Centennial Homes, Inc. by Deed dated December 9, 1998, and

recorded on December 9, 1998 in the Office for the Recording of Deeds at Stroudsburg, Monroe County, PA in Record Book Vol. 2057, Page 1802, granted and conveyed unto Herbert Pachtinger and Rosalie Pachtinger. The said Herbert Pachtinger departed this life on the 6th day of July, 2011, thereby vesting sole title in the name of Rosalie Pachtinger.

TOGETHER with all rights and privileges and UNDER AND SUBJECT to covenants, exceptions, conditions, reservations and restrictions as of record. Said premises commonly known as 14 Winona Drive, Pocono Lake, Pennsylvania 18347

BEING MONROE COUNTY TAX CODE #3/19C/1/642 PIN #03-6307-14-43-1867

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ROSALIE PACHTINGER

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

RICHARD BRENT SOMACH,
Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4030 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN tract, piece or lot of land situate in the Township of Chestnut Hill, County of Monroe and State of Pennsylvania, being Lot No. 337, Birch Brier Estates, Section Ten, recorded in plot book volume 60, page 430, being described as follows, to wit: Beginning at an iron on the northerly side of Lower Mountain Drive, being also a corner of Lot No. 336, Birch Brier Estates, section nine, thence along the northerly side of Lower Mountain Drive, S 74 degrees 27 minutes 18 seconds W (Magnetic Meridian) for 170.00 feet to an iron, a corner of lot no. 338, Birch Brier Estates, section ten, thence along lot no. 338, N 15 degrees 32 minutes 42 seconds W for 350.00 feet to an iron in line of lands of Marketing Technology Inc., thence along lands of Marketing Technology, Inc., N 74 degrees 27 minutes 18 seconds E for 170.00 feet to an iron, a corner of lot no. 336, Birch Brier Estates, section nine,

thence along lot no. 336, S 15 degrees 32 minutes 42 seconds E for 350.00 feet to the place of beginning.

UNDER AND SUBJECT to any and all reservations, restrictions, conditions, covenants, etc., that ar contained in the chain of title.

TITLE TO SAID PREMISES VESTED IN James Pitt, a single man, by Deed from Clearview Real Estate, Inc., a Pennsylvania Corporation, dated 10/27/2001, recorded 12/14/2001 in Book 2110, Page 8797.

TAX CODE: 02/86612

PIN NO: 02633000088770

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JAMES PITT

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOHN MICHAEL KOLEŠNIK,
Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4069 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THOSE CERTAIN lots being No. 21, 22, and 23, Unit 1, on a Map of Section 1, Lake Naomi, Pocono Pines, Tobyhanna Township, Monroe County, Pennsylvania, and recorded in Plot Book No. 9, Page 31, in the Monroe County Recorder's Office.

BEING THE SAME PREMISES which Samuel G. Margolin and Gayl B. Margolin, husband and wife, by deed dated 09/29/2004 and recorded 10/07/2004 in Book 2204 Page 2744 conveyed to Andrew J. Belits and Katherine E. Belits, husband and wife.

Pin #: 19632516821771

Tax Code #: 19/5A/1/59

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: KATHERINE E. BELITS

ANDREW J. BELITS

MORTGAGOR(S) AND RECORD OWNER(S)

TO ALL PARTIES IN INTEREST AND CLAIMANTS: "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
DAVID FEIN,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4113 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN message, lot or piece of land situate in the Township of Stroud, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point where the westerly side of a forty foot street, called Greene Street, intersects with the Easterly side of a twenty foot alley, as shown on plan of lots of Greene Terrace, surveyed for D. Arlington Greene, thence along said alley North thirty two degrees twenty-nine minutes West one hundred ninety-four and sixty-two one hundredths feet to a point in said alley, thence North twelve degrees east sixteen and sixty-six one hundredths feet to a point, thence by Lot No. 40 Map of Plan of Lots hereinabove referred to, South seventy-seven degrees forty-five minutes East one hundred thirty-seven feet, more or less, to the westerly side of Greene Street, thence along the Westerly side of Greene Street South twelve degrees fifteen minutes West one hundred fifty-four and ninety-five one hundredths feet to the place of BEGINNING. BEING Lot No. 39 on Plan of Lots of Greene Terrace, surveyed November 1939, for D. Arlington Greene by E.C. Hess, Civil Engineer.

UNDER AND SUBJECT to all conditions, covenants and restrictions as of record.

TITLE TO SAID PREMISES VESTED IN Eric Skjoldal, by Deed from Robert Sowden, unmarried, dated 07/21/2003, recorded 07/23/2003 in Book 2160, Page 2641.

TAX CODE: 17/12/7/52

TAX PIN: 17639012866550

SEIZED AND TAKEN IN EXECUTIO AS THE PROPERTY OF:

ERIC SKJOLDAL

MORTGAGOR(S) AND RECORD OWNER(S)

TO ALL PARTIES IN INTEREST AND CLAIMANTS: "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4196 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

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

BEGINNING at a point in the center of L.R. 45010 (Cherry Valley Road), said point being in common with Lot 1A; thence, along the center of L.R. 45010 the following three (3) courses; 1. South 84 degrees 29 minutes 13 seconds East a distance of 54.01 feet; 2. South 82 degrees 26 minutes 27 seconds East a distance of 140.01 feet; 3. South 82 degrees 26 minutes 27 seconds East a distance of 66.12 feet to a point with the intersection of T.R. 383; thence south 5 degrees 30 minutes 47 seconds West a distance of 42.63 feet to an iron pin in common with other lands of Union Motor Lodge, Inc. the following two (2) courses:

1. South 48 degrees 41 minutes 06 seconds West a distance of 108.57 feet;
2. South 54 degrees 41 minutes 04 seconds West a distance of 245.45 feet to an iron pin in common with Lot 1A; thence, along a line in common with Lot 1A North 5 degrees 30 minutes 47 seconds East a distance of 289.64 feet (passing over an iron pin at 273.14 feet) to the point of beginning.
Containing 1.03 acres, more or less.

Being more particularly set forth on Sincavage Associates Drawing No. P-5341 dated April 19, 1999 as recorded in Monroe County Courthouse, Plat Book 71, Page 95 on May 3, 1999.

TITLE TO SAID PREMISES VESTED IN Chester Pugliese and Sally Pugliese, h/w, by Deed from Martin L. Bartholomew and Kara E. Bartholomew, h/w, dated 08/24/2006, recorded 08/24/2006 in Book 2278, Page 6211.

By virtue of the death of Sally Pugliese on or about 12/20/2010, Chester Pugliese became the sole owner of the premises as surviving tenant by the entireties.

TAX CODE: 16/92777
TAX PIN: 167231002564428

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

CHESTER PUGLIESE

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4244 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

All that certain parcel of land situate in the **Township of Tobyhanna**, County of Monroe and Commonwealth of Pennsylvania, being known and designated as follows: Lot no. 5012, Section CIIB, according to plan of Emerald Lakes, recorded in the Office for the Recorder of Deeds, etc., in and for the County of Monroe, at Stroudsburg, PA, in Plat Book Volume 16, Page 103, bounded and described as follows, to wit:

In plot book volume and page number and page number according to aforementioned plan on record. SUBJECT TO any Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now or record.

TITLE TO SAID PREMISES VESTED IN Robald A. Pollock by Deed from Ronald A. Pollock and Barbara Falcone Pollock, dated 10/24/2003, recorded 11/18/2003 in Book 2174, Page 4726.

The said Ronald A. Pollock died 05/04/2008, and Jasmine Pollock was appointed Administratrix of his estate. Letters of Administration were granted to her on 08/05/2008 by Register of Wills of Monroe County No. 4508-0402. Decedent's surviving heir(s) at law and next-of-kin are Jade Pollock and Jasmine Pollock.

TAX CODE: 19/3H/1/35
TAX PIN: 19-6344-01-25-8570

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ESTATE OF RONALD A. POLLOCK
JASIMINE POLLOCK, ADMINISTRATRIX AND**

**HEIR OF THE ESTATE OF RONALD A. POLLOCK
JADE POLLOCK, HEIR OF THE ESTATE OF
RONALD A. POLLOCK**

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,
AND ALL PERSONS, FIRMS, OR ASSOCIATIONS
CLAIMING RIGHT, TITLE OR INTEREST FROM
OR UNDER RONALD A. POLLACK, DECEASED
TO ALL PARTIES IN INTEREST AND CLAIMANTS:**

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4256 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN parcel of land situated in the **Township of Tobyhanna**, County of Monroe, Commonwealth of Pennsylvania, being known and designated as Lot 20, Unit 1, Lake Naomi Subdivision, Section 12, according to Plat Book 14, Page 29, Recorded 02/02/1971, in Monroe County Records.

HAVING erected thereon a dwelling known as 24 Long View Lane, Pocono Pines, PA 18350.

TAX ID #19/5F/2/22
PIN #19-6335-04-5206237

BEING the same premises which Lawrence Hurrel and Christina Hurrel, husband and wife, by Deed dated 10/03/1998 and recorded 10/06/2008 in the Recorder's Office of Monroe County, Pennsylvania, Deed Book Volume 2343, Page 540, Instrument No. 200823139.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: BRENDAN COSTELLO

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

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
LOUIS P. VITTI,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4286 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot situate in the **Township of Chestnut Hill**, County of Monroe, State of Pennsylvania, marked and designated as Lot Number 106, Section 7, as shown on the "Plotting of Sierra View", Chestnut Hill Township, Monroe County, Pennsylvania, made by VEP Associates, Inc., and recorded in Monroe County, Pennsylvania, in Plot Book 60, Page 113.

BEING THE SAME PREMISES which Douglas Hilbert and Patricia Hilbert, husband and wife, by deed dated 12/31/2007 and recorded 01/02/2008 in Book 2324 Page 3526 conveyed to Michael R. Wenninger.

Pin #: 02-6331-03-33-3707
Tax Code #: 2/85919

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**MICHAEL R. WENNINGER
MORTGAGOR(S) AND RECORD OWNER(S)**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
DAVID FEIN, Esquire

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor

PR - Jan. 3, 10, 17

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 42 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in the **Township of Coolbaugh**, Monroe County, Pennsylvania, being Lot or Lots No. 11, Section H, A Pocono Country Place, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 19, Pages 21, 23 and 25.

UNDER AND SUBJECT to covenants, conditions, and restrictions as of record.

TITLE TO SAID PREMISES VESTED IN Reginald Exum and Tanisha D. Hardy Exum, H/W, by Deed from James Mangano, married, dated 10/28/2005, recorded 10/31/2005, in Deed Book 2246, page 753. TAX CODE: 03/8E/11/304
TAX PIN: 03635805281167

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: REGINALD EXUM
TANISHA D. HARDY EXUM**

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4307 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

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

BEGINNING at a set iron pin, said pin being a corner common to lands of Oscar E. Goucher, Jr., and Patricia E. Goucher (Panel 'A'), and the lands of Donald E. McKay and Sandra L. McKay, as shown on a plan titled 'Final Minor Subdivision Plan, Subdivision of lands of Oscar E. Goucher, Jr. and Patricia E. Goucher, Pocono Township, Monroe County, Penna.', dated May 25, 1995 and revised 8/15/95, and recorded in the Office for the Recording of Deeds in the Monroe County Courthouse in Plot Book Volume 67, page 136:

1) Thence along lands of Donald E. McKay and Sandra L. McKay, South eleven degrees thirty-two minutes twenty-two seconds East (S 11 degrees 32 minutes 22 seconds E) three hundred eighty-five and forty-six one-hundredths (385.46 feet) feety to a set iron pin in a private road;

2) Thence along lands of Lisa A. K. Carroll South sixty-one degrees thirty-six minutes fifty three seconds West (61 degrees 36 minutes 53 seconds W) two hundred fifty-four and sixteen one hundredths feet (254.16) to a set iron pin;

3) Thence North thirteen degrees forty eight minutes thirty eight seconds West (13 degrees 48 minutes 38 seconds W) one hundred ninety-two (192.00) feet to the easterly edge of Post Hill Road;

4) Thence on Post Hill Road North thirty eight degrees five minutes forty-seven seconds West (38 degrees 05 minutes 47 seconds W) One hundred fifty-two and seventy-six one hundredths feet (152.76) to a point in the center line of Post Hill Road;

5) Thence leaving said road and along other lands of Oscar E. Goucher, Jr., and Patricia E. Goucher, of which this lot was formerly a part of, North fifty-two degrees six minutes forty-seven seconds East (N 52 degrees 06 minutes 47 seconds E) three hundred forty-three and eighty-nine one hundredths feet (343.89 feet) to the place of Beginning.

UNDER AND SUBJECT to the rights of others for all that portion lying within the right of way of Post Hill Road and over the private road described in Deed Book Volume 1652 at page 1756.

TITLE TO SAID PREMISES VESTED IN Antonio Guelho and Rosa Guelho, h/w, by Deed from Patricia E. Goucher, dated 06/20/2006, recorded 06/27/2006 in Book 2272, Page 3149.

TAX CODE: 12/6/2/8
TAX PIN: 12637302881709

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ANTONIO GUELHO
ROSA GUELHO**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS,

ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4316 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THE FOLLOWING lots situate in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, marked and designated as Lots Nos. 39 to 42, inclusive, Section C, as shown on "Plotting I, Pocono Summit Lakes, Inc., Coolbaugh Township, Monroe County, Pennsylvania, made by Leo A. Achterman, Jr." and recorded in Monroe County, Pennsylvania, in Plot Book 8 Page 49.

CONTAINING in frontage 80 feet and in depth 100 feet.

Being Known As: Madison Avenue a/k/a Lots 39, 40, 41 & 42 Madison Avenue, (Township of Coolbaugh), Pocono Summit, PA 18344

TAX CODE: 3/5/1/40

PIN NO.: 03635501153346

TITLE TO SAID PREMISES IS VESTED IN Diana M.C. Giovagnoli, her heirs by deed from Kenneth Lee McCall and Susan M. McCall, his wife dated 08/22/1988 recorded 08/29/1988 in Deed Book 1637 Page 1720.

Having been erected thereon a single family dwelling.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: DIANA M.C. GIOVAGNOLI

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ELIZABETH L. WASSALL,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage

Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4347 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

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

BEGINNING at a point in the middle of the macadam public road, leading from Saylorburg to Sciota, South of the lake, said point being the Southeast corner of another lot now or formerly belonging to Witold Tilwick, and said point being also North seventy-four degrees thirty-nine minutes East forty-nine feet, as measure along the middle of the above mentioned public road, from land now or late of George S. Kitchen; Thence, North fourteen degrees thirty-four minutes West passing along the West side of the frame cottage located on the hereby described lot at a distance of nine and ninety three one-hundredths feet from its Southwest corner and ten and twenty-two one-hundredths feet from its Northwest corner, sixty-seven and three-tenths feet to an iron pin on the line of other land now or formerly of Witold Tilwick, Thence along said other land, North seventy-three degrees four minutes East fifty and seven-tenths feet to an iron pin, Thence still along other land ow or formerly of Witold Tilwick, along a line parallel to an distance ten feet from the East side of the above mentioned cottage, South thirteen degrees fifty-two minutes East sixty-eight and six-tenths feet; Thence South seventy-three degrees four minutes West forty-nine and eight-tenths feet to the place of BEGINNING.

PARCEL NO. 07/12/2/10-16
PIN NO. 07627709263389

TITLE TO SAID PREMISES IS VESTED IN Sonja J. Hallett by deed from Stacy Knowles dated September 18, 2003 and recorded October 6, 2003 in Deed Book 2169, Page 7925.

Being Known As: 225 Lake Road, Saylorburg, Hamilton, Monroe County, PA 18353.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: SONJA J. HALLETT

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
TERRENCE J. MCCABE,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4428 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or piece of land situate in the Township of Jackson, County of Monroe and Commonwealth of Pennsylvania shown as Lot 1 on a plan entitled "Subdivision of Lands of Robert E. Forder, Jr." dated March 9, 1993 as prepared by Frank J. Smith Jr., Inc., registered surveyors, Marshalls Creek, PA, recorded in Plot Book volume 65, page 48, bounded and described as follows, to wit:

Beginning at an iron pin on the northerly right of way line of Neola Church Road (S.R. 3018), said iron pin bears North 82 degrees 23 minutes 56 seconds East distant 242.87 feet from the most southwesterly corner of the remaining lands of Robert E. Forder, Jr. as shown on the above mentioned plan;

Thence 1) along said remaining lands of Robert E. Forder, Jr. of which this lot was formerly a part, north 7 degrees 36 minutes 04 seconds west 304.49 feet to an iron pin;

Thence 2) by the same north 80 degrees 41 minutes 04 seconds east 139.10 to an iron pin;

Thence 3) by the same, south 11 degrees 33 minutes 18 seconds east 305.29 feet to an iron pin on the said northerly right of way line of Neola Church Road;

Thence 4) along said right of way on a curve to the right having a radius of 1719.16 feet for an arc length of 118.64 feet to an iron pin;

Thence 5) along the same, south 82 degrees 23 minutes 56 seconds west 41.54 feet to the place of beginning.

Containing 1.050 acres
BEING KNOWN AS: 1031 Neola Church Road a/k/a RR6 Box 6405, Stroudsburg, PA 18360
TAX CODE: 8/112253

TITLE TO SAID PREMISES IS VESTED IN William E. Jennings and Carolina Jennings, husband and wife by deed from Robert E. Forder, Jr. and Florence Corcoran, husband and wife dated 04/12/1993 recorded 04/13/1993 in deed book 1881 page 768. Having been erected thereon a single family dwelling.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
CAROLINA JENNINGS
WILLIAM E. JENNINGS**

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

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

unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
STUART WINNEG, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 474 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Tobyhanna, County of Monroe, and Commonwealth of Pennsylvania, being Lot No. 79, Block A-11, Section Two, Arrowhead Lake, as shown on a plan of lots recorded in the Office of the Recorder of Deeds, in and for the County of Monroe, in Plot Book Volume/Page 9/167, BEING THE SAME PREMISES WHICH Mary A. Foley, by Deed dated 8/8/05 recorded 8/10/05 in the Office of the Recording of Deeds, in and for Monroe County, in Record Book Volume 2235, Page 8157, granted and conveyed unto James A. Squeo and Darla Squeo.

IMPROVEMENTS: Residential property
TAX CODE NO. 19/17B/1/10
PIN #19539616945345
SEIZED AND TAKEN IN EXECUTIO AS THE PROPERTY OF:

**JAMES A. SQUEO
DARLA SQUEO**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
GREGORY JAVARDIAN, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common

Pleas of Monroe County, Commonwealth of Pennsylvania to 4816 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL the following lot situate in Township of Middle Smithfield, County of Monroe and State of Pennsylvania marked and designated as Lot Number 87, as shown on 'Plotting of Wilderness Acres', Middle Smithfield Township, Monroe County, Pennsylvania, made by Guyton Kempter and Associates, Inc., recorded in Plot Book No. 20, Page 17 and as amended by Frank J. Smith Jr., recorded in Plot Book No. 37, Page 87 August 28, 1978.

UNDER AND SUBJECT to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in previous deeds of record.

TITLE TO SAID PREMISES VESTED IN Manuel Rivas and Aida Rivas, h/w, by Deed from One Stop Realty, Inc., a Corporation, dated 10/07/2005, recorded 10/13/2005 in Book 2243, Page 7660.

TAX CODE: 09/14E/1/4
TAX PIN: 09731504733833

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
AIDA RIVAS
MANUEL RIVAS**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOHN MICHAEL KOLEŠNIK,
Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4843 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

CHECK OR CASH
LEGAL DESCRIPTION

ALL THAT CERTAIN lot being situated in the Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania, being designated as Lot No. 3, Crown Pointe, as shown on a plan of lots recorded in the Office of Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 62, Page 425 and as more particularly described in Record Book Volume 2054, Page 4686. BEING KNOWN AS: 43 Crown Pointe Drive, East Stroudsburg, PA 18301
Tax Code: 09/87933
Pin No.: 09732500402272

TITLE TO SAID PREMISES IS VESTED IN Carole Izzo, be Deed from John Irizarry and Jacqueline Pinos, Dated 07/08/2003, Recorded 07/17/2003, in Deed Book 2160, Page 500.

Having been erected thereon a single family dwelling.
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: CAROLE IZZO

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KASSIA FIALKOFF,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4869 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lots being No. 65 and 66, Unit 1 on a Map of Section 3, Lake Naomi, Pocono Pines, Tobyhanna Township, Monroe County, Pennsylvania and recorded in Plot Book No. 10, page 37, in the Monroe County Recorder's Office.

UNDER AND SUBJECT to restrictions, covenants, conditions, etc., of record in Monroe County Courthouse.

TITLE TO SAID PREMISES VESTED IN Warren Wieszczyk and Bonnie Wieszczyk, husband and wife, by Deed from Peter D. Hogan and Bernice M. Hogan, husband and wife, dated 10/31/2005, recorded 12/2/2005 in Book 2250, Page 2986.

TAX CODE: 19/5C/1/58
TAX PIN: 19-6325-16-84-5671

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
WARREN WIESZCZYK
A/K/A/ WARREN A. WIESZCZYK
A/K/A/ WARREN CHARLES WIESZCZYK
BONNIE WIESZCZYK**

A/K/A BONNIE L. WIESZCZYK
TO ALL PARTIES IN INTEREST AND CLAIMANTS: "All Property Owners' Associations (POA) who wish

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4964 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or parcel of land situate in the **Township of Jackson**, County of Monroe and State of Pennsylvania, designated as Lot No. 202 on a map of Pine Forest, Recorded in the Office for the Recording of Deeds at Stroudsburg, Pennsylvania in Plot Book 23, 78.

BEING THE SAME PREMISES which David Bosio and Sharyn Bosio, husband and wife, by deed dated 07/15/2005 and recorded 07/19/2005 in Book 2233 Page 1260 conveyed to Rasha Fisher.
Pin #: 08636103237058

Tax Code #: 08/4A/3/3

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: RASHIA FISHER MORTGAGOR(S) AND RECORD OWNER(S)

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JILL P. JENKINS,

ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 4983 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel, or piece of ground situated in **Middle Smithfield Township**, County of Monroe, State of Pennsylvania, more particularly described 0.56 acre, with building, LR 461 E.

Known as 144 Hollow Road, East Stroudsburg, PA 18301

Parcel No.: 9/712/46

Pin No.: 09/7333/04/64/5808

BEING the same premises which Robert E. Plank, Robert E. Plank, Jr., Steven D. Gladstone and M.A. Swift, as tenants in common granted and conveyed unto Douglas Marshall by Deed dated July 27, 2001 and recorded October 4, 2001 in the Office of the Recorder of Deeds for Monroe County, Pennsylvania as Deed Book 2105; Page 9385.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**DOUG M. MARSHALL
A/K/A DOUGLAS MARSHALL**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
CRAIG OPPENHEIMER, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5013 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County

Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THE FOLLOWING lot situate in the **Township of Tunkhannock**, County of Monroe and State of Pennsylvania, marked and designated as Lot Number 69, Section 9, as shown on "Plotting of Sierra View", Tunkhannock Township, Monroe County, Pennsylvania, made by VEP Associates Inc., and recorded in Monroe County, Pennsylvania, in Plot Book No. 34, page 17.

BEING TAX MAP NO. 20/3C/1/97
PIN NO. 20633101175141

Title to said premises is vested in Tina McMahon by deed from VITO J. BIANCO AND OLGA M. BIANCO, HUSBAND AND WIFE, dated November 17, 2004 and recorded November 24, 2004 in Deed Book 2208, Page 9179.

Being Known As: 69 Candlewood Drive, Blakeslee, Tunkhannock, Monroe County, PA 18610

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

TINA MCMAHON

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
TERRENCE J. MCCABE, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5049 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN tract, piece or lot of land situate in the **Township of Chestnut Hill**, County of Monroe and State of Pennsylvania, being Lot No. 201, Birch Brier Estates, Section Six, recorded in Plot Book volume 59, Page 147, being described as follows, to wit; BEGINNING at an iron on the southerly side of Log Cabin Lane, being also a corner of lands of Walter A. Machalick, thence along lands of Walter A. Machalick

South 22 degrees 17 minutes 00 seconds East (magnetic Meridian) for 220.00 feet to an iron in line of lands of Joseph Block and Mildred Block, thence along lands of Joseph Block and Mildred Block and lands of new Jersey Jaycee Foundation, Inc., South 67 degrees 43 minutes 00 seconds West for 202.00 feet to an iron, a corner of Lot No. 202, thence along Lot No. 202 North 22 degrees 17 minutes 00 seconds West for 201.00 feet to an iron, a corner of Lot No. 202 and on the southerly side of Log Cabin Lane, thence along the southerly side of Log Cabin Lane for the following four courses and distances:

(1) on a curve to the left having a radius of 325.00 feet and an arc length of 48.90 feet to an iron;

(2) North 57 degrees 43 minutes 00 seconds East for 56.93 feet to an iron;

(3) on a curve to the right having a radius of 275.00 feet and an arc length of 48.00 feet to an iron;

(4) North 67 degrees 43 minutes 00 seconds East for 54.41 feet to the place of BEGINNING.

CONTAINING 1.001 acres, more or less. UNDER AND SUBJECT to Protective Covenants, Restrictions, Exceptions, Reservations and Conditions as set forth in Record Book 1493, Page 482 and in Record Book 1498, Page 640.

PARCEL NO. 02/14H/1/1
PIN NO. 02633001457782

Title to said premises is vested in Gregorio F. Cespedes and Claibel Liranzo, husband and wife, by deed from GRANT HOMES, INC. dated November 13, 2003 and recorded November 18, 2003 in Deed Book 2174, page 3833.

Being Known As: 201 Log Cabin Lane aka 113 Log Cabin Lane, Effort, Pennsylvania 18330

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: GREGORIO F. CESPEDES CLARIBEL LIRANZO

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
MARGARET GAIRO,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5116 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S

COST..WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Middle Smithfield**, County of Monroe and Commonwealth of Pennsylvania, being Lot 36, as set forth on the Final Subdivision Plan for Knoll Acres at Wooddale, Section 2, being recorded at Stroudsburg, Monroe County, Pennsylvania in Plot Book 76, Pages 172, 173, 174, 175 and 176.

BEING THE SAME PREMISES which LTS Development, LLC s/b/m to LTS Development, Inc., by deed dated 03/06/2007 and recorded 03/13/2007 in Book 2299 Page 237 conveyed to Reinaldo Pagan and Lillian Pagan, husband and wife.

Pin #: 09-7314-00-38-6849

Tax Code #: 9/97709

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

LILLIAN PAGAN
REINALDO PAGAN

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

MICHAEL MCKEEVER, Esquire

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

PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5180 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.

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

ALL THAT CERTAIN piece, parcel and tract of land situate, lying and being in the **Township of Tobyhanna**, County of Monroe and State of Pennsylvania, more particularly described as follows to wit:

Lots 54 ABC, Block A-11, as set forth on map entitled Plan of Lots, Arrowhead Lake, Section One, Tobyhanna Township, Monroe County, Pennsylvania, dated March 1964, scale 1" to 100' by John B. Aicher, Monroe Engineering, Inc., Stroudsburg, Pennsylvania and filed in the Office for the Recording of Deeds in and for Monroe County, Pennsylvania in Plat Book 11, Page 12, on March 10, 1967.

BEING the same premises which Noble J. Campbell and Stefanie L. Campbell, husband and wife by Deed

dated September 28, 2005 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2243 Page 7756, granted and conveyed unto Kevin D. Dieckman, unmarried.

TAX ID: 19/17A/1/254

PIN: 19539612862005

Being Known As 54 Pima Place, Pocono Lake, PA 18347

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: KEVIN D. DIECKMAN

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KEVIN P. DISKIN,
ESQUIRE

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

PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5372 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.

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

ALL THAT LOT or parcel of land situate on the easterly side of Valley Road in Sun Valley, Chestnuthill Township, Monroe County, being known as lot 949 and being more particularly bounded and described as follows, to wit:

BEGINNING at a point in the easterly line of Valley Road, said point also marking the intersection of the northerly line of Sunset Road and the said easterly line of Valley Road, thence along the easterly line of Valley Road North eighteen degrees forty-two minutes West (N18-42W) one hundred (100) feet to a point; thence along the southerly side of lot 947 North seventy-one degrees eighteen minutes East (N71-18E) one hundred fifty (150) feet to a point; thence South eighteen degrees forty-two minutes East (S18-42E) one hundred (100) feet to a point in the northerly line of Sunset Road; thence along said northerly line, South seventy-one degrees eighteen minutes West (S71-18W) one hundred fifty (150) feet to the place of BEGINNING.

CONTAINING 15,000 square feet.
BEING THE SAME PREMISES which Vincent Testa by his deed dated June 13, 1989 and recorded in the Office of the Recorder of Deeds of Monroe County in Deed Book Volume 1686, page 540, granted and

conveyed unto Stephen F. Dombi and Cecilia F. Dombi, grantors herein.

Parcel Identification No: 2-15-2-40-119

Map #: 02-6330-01-25-5805

Being Known As Tax Parcel #02/15/2/40-119

Improvements: Residential dwelling

TITLE TO SAID PREMISES IS VESTED IN Harold Dale Berger and Elizabeth Susan Berger, by Deed from Cecilia F. Dombi, a single woman, by Connie J. Merwine, her attorney in fact specially constituted and appointed by Power of Attorney dated May 4, 1993, dated 05/02/1993, recorded 05/13/1993 in Book 1886, Page 657.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: HAROLD DALE BERGER
ELIZABETH SUSAN BERGER

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
MARTHA E. VON ROSENSTIEL,
ESQUIRE

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

PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5422 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.

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

ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in the **Township of Stroud**, Monroe County, Pennsylvania, being Lot or Lots No. 61, Section E as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania, Plot Book Volume 32, Pages 123 and 125.

BEING THE SAME PREMISES which Bendetto Caruso and Guiseppa Caruso, by deed dated 09/30/2004 and recorded 10/05/2004 in Book 2203 Page 9052 conveyed to Gamal S. Salama.

Pin #: 17639203041226

Tax Code #: 17/15E/1/61

SEIZED AND TAKEN IN EXECUTIO AS THE PROPERTY OF:

GAMAL S. SALAMA
MORTGAGOR(S) AND RECORD OWNER(S)

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JILL P. JENKINS, Esquire

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

PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5520 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.

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

ALL that certain lot of land situate in **Smithfield Township**, Monroe County, Pennsylvania:

Being known as 115 Shawnee Valley Drive, East Stroudsburg, PA 18302
Parcel Number: 16/119433

Improvements: Residential Property
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ARTHUR J. PEDLER
CAROL PEDLER

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
STUART WINNEG, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5567 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or parcel of land situate in the **Township of Pocono**, County of Monroe and Commonwealth of Pennsylvania, known and designated as Lot No. 1 Block 1, of Section 2, as shown on Map of Tanbark Acres, prepared by Robert E. Felker, R.S., dated May 1, 1965 and recorded in the Office for the Recording of Deeds, in and for Monroe County, Pennsylvania, in Plat Book No. 9, page 217. UNDER AND SUBJECT to all conditions and restrictions as set forth in Deed Book Volume 540 page 141.

BEING Parcel No. 12/7A/2/85; Pin No. 12-6372-02-58-4878

TITLE TO SAID PREMISES IS VESTED IN FIZOOL M. ABDOL and Leena Ramjit by deed from Barry Zweler and Carmella Zweler, husband and wife, dated September 17, 2004 and recorded September 24, 2004 in Deed Book 2203, Page 9.

Being Known As: 7 Aspen Heights Lane, Tannersville, Pocono, Monroe County, PA 18372

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: FIZOOL M. ABDOL
LEENA RAMJIT**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
TERRENCE J. MCCABE,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5654 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County

Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Tobyhanna**, County of Monroe and Commonwealth of Pennsylvania designated as Lot No. 5375, Section C-III-A according to plan of Emerald Lakes, and recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, PA, in Plot Book Volume 17, Page 77, bounded and described as follows, to wit:

In Plot Book Volume and Page Number according to aforementioned plan on record.

BEING THE SAME PREMISES which D, E & S Properties, Inc. t/a Classic Quality Homes, by deed dated 06/23/2010 and recorded 06/24/2010 in Book 2372 Page 4255 conveyed to Raymond G. Garcia.

Pin #: 19634402651961

Tax Code #: 19/31/1/171

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: RAYMOND G. GARCIA
MORTGAGOR(S) AND RECORD OWNER(S)**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
DAVID FEIN,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5706 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Stroud**, County of Monroe, and Commonwealth of Pennsylvania, being Lot 106, Shelbrooke Estates, as shown on a plan of lots recorded in the Office for the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 65, page 109.

BEING THE SAME PREMISES which Paul A. Saunders and Julia T. Saunders, his wife, by deed dated 09/23/2005 and recorded 10/11/2005 in Book 2243 Page 3039 conveyed to Hung C. Yoo.

Pin #: 17639004732817

Tax Code #: 17/88961

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

HUNG C. YOO

MORTGAGOR(S) AND RECORD OWNER(S)

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
DAVID FEIN, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5713 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

LOT 4314, SECTION H-IV being situated and located in **Coolbaugh Township**, Monroe County, Pennsylvania and encompassed and included within one of the following plats:

A subdivision plat drawn by Spotts, Stevens and McCoy, Inc., Consulting Engineers of Wyomissing, Pa., known as Section H-IV of Stillwater Lake Estates, Sun Dance Stillwater Corp., dated May 25, 1973, approved by the Monroe County Planning and Zoning Commission on August 28, 1973 and approved by the supervisors of Township of Coolbaugh on October 1, 1973 and filed and recorded in the Office for the Recording of Plats in Monroe County on October 3, 1973 in Plat Book 20, Page 109.

UNDER AND SUBJECT to covenants, conditions and restrictions which shall run with the land as appear in the chain of title.

BEING THE SAME PREMISES which Nationwide Realty Group, Inc., by deed dated 01/31/2007 and recorded 02/05/2007 in Book 2295 Page 7035 conveyed to Javier Carranza and Carolina E. Quiroz Carranza.

Pin #: 03634604715803

Tax Code #: 03/14F/2/347

SEIZED AND TAKEN IN EXECUTION AS THE

**PROPERTY OF: JAVIER CARRANZA
CAROLINE E. QUIROZ CARRANZA
MORTGAGOR(S) AND RECORD OWNER(S)**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
DAVID FEIN,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5760 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot/lots, parcel or piece of ground situated in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being Lot Number 751, Section K as shown on map of A Pocono Country Place on file in the Recorder of Deeds Office at Stroudsburg, Pennsylvania in Plot Book No. 24 at pages 51, 53 and 55. Erroneously mentioned as Section K in previous deeds.

BEING the same premises which Federal National Mortgage Association, by deed dated the 21st day of November, 1997 at Stroudsburg, Pennsylvania in the Office of the Recording of Deeds in and for the County of Monroe, State of Pennsylvania in Deed Book Volume 2042 Page 6157, granted and conveyed unto Benito Juarez & Flor Juarez, in fee.

UNDER AND SUBJECT to all rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the chain of title.

Being Known As: 1120 Knollwood Dr, Tobyhanna, PA 18466

TAX CODE: 3/9F/1/146

PIN NO.: 03636913025596

TITLE TO SAID PREMISES IS VESTED IN Jerry Caraballo and Carmen Caraballo, his wife by deed from Benito Juarez and Flor Juarez, his wife dated 12/15/1998 recorded 01/08/1999 in Deed Book 2058 Page 4101.

Having been erected thereon a single family dwelling.

SEIZED AND TAKEN IN EXECUTION AS THE

**PROPERTY OF: CARMEN CARABALLO
JEFFY CARABALLO**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KASSIA FIALKOFF,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5802 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel, or piece of land situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being Lot #112 of Hickory Glen, as shown on Plan of Lots recorded in the office for the Recorder of Deeds of Monroe County, in Plot Book 59, Page 238.

UNDER AND SUBJECT to covenants, conditions and restrictions which shall run with the land as appear in chain of title.

Together with the benefit of and under and subject to easements, covenants, restrictions that appear in the chain of title and/or are visible on the ground provided, however, that the recital of the within mentioned easements, covenants and restrictions shall not be construed as a revival thereof in the event that they, them or any of them, have expired by limitation of any other reason whatsoever.

Being known and numbered as 112 Glen Circle Drive, Tobyhanna, PA 18466.

BEING THE SAME PREMISES WHICH Philip Hite and Bonghui Hite, husband and wife, by deed dated April 30, 2002 and recorded May 1, 2002 in and for Monroe County, Pennsylvania, in Deed Book Volume 2120, Page 9579, granted and conveyed unto Henry Fernandez and Cristina Knowles, husband and wife, as tenants by the entireties.

TAX CODE: 03/3A/3/12
PIN NO: 03635702778596

**SEIZED AND TAKEN IN EXECUTION AS THE
PROPERTY OF: HENRY FERNANDEZ
CRISTINA KNOWLES**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
"All Property Owners' Associations (POA) who wish

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ASHLEIGH L. MARIN,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 5912 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

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

The first thereof:

Beginning at a point in the middle of the abounded Wilkes-Barre and Easton Turnpike,

Thence along land now or late of Charles Henning, North sixty-six degrees forty-one minutes and twenty-two seconds East (N 66 degrees 41 minutes 22 seconds E), (passing through an iron pin at twenty-one and four-tenths (21.4 feet) a total distance of five hundred sixteen and ninety one-hundredths (516.90) feet to a stone corner;

Thence along lands now or late of the Tunkhannock Fish Association, South twenty-eight degrees zero minutes and zero seconds East (S 28 degrees 00 minutes 00 seconds E) one hundred sixty-seven and fifty-one one-hundredths (167.51) East to a stone corner;

Thence along land now or late of Mary Klebhan, South fifty-two degrees fifty-seven minutes and fifty-three seconds West (S 52 degrees 57 minutes 53 seconds W), four hundred ninety-nine and thirty-four one-hundredths (499.34) feet to an iron pin;

Thence along land now or late of Harold Mufgrid, North seventy-five degrees thirty minutes and thirty-nine seconds West (N 75 degrees 30 minutes 39 seconds W), (passing through a large twin maple tree), thirteen and nineteen one-hundredths (13.19) feet to an iron pin;

Thence along land now or late of George and Carol Shultz, North fifteen degrees one minute and fifty-two seconds East (N 15 degrees-01 minutes-52 seconds E) one hundred twenty and seventy-one one-hundredths (120.71) feet to an iron pin;

Thence along same, North seventy-five degrees thir-

ty-seven minutes and twenty-six seconds West (N 75 degrees 37 minutes 26 seconds W), (passing through an iron pin at one hundred eighty-two and eighty one-hundredths (182.80 feet), a total distance of two hundred (200.00) feet to a point in the middle of the hereinabove mentioned abounded Wilkes-Barre and Easton Turnpike,

Thence in and along the middle of said roadway North fifteen degrees twenty minutes and forty-one seconds East (N 15 degrees 20 minutes 41 seconds E), Seventy-seven and thirty-four one-hundredths (77.34) feet to the place of beginning. Containing two and fifty-seven one-hundredths (2.57) acres of land, more or less.

The above described premises being a portion of the same premises conveyed to Arthur Dale and Pauline Dale, his wife, by deed or Carl L. Shultz and Pearl Shultz, his wife, dated September 30, 1985, recorded in the office of the Recorder of Deeds in and for Monroe County in Deed Book 247, Page 569.

Excepting and reserving from the above described premises a ten (10) foot right-of-way as described in Deed dated October 27, 1954 and recorded November 9, 1954 in Deed Book 207, page 254, the subject deed is from Harley P. Henning and Nabel Henning, his wife, to Carl L. Shultz and Pearl Shultz, his wife.

The second thereof:

Beginning at a point in the northerly right-of-way line of Pennsylvania Highway 113 at Station 717 plus 34 plus or minus;

Thence along the northerly right-of-way line of said highway the following courses and distances:

(1) North forty-nine degrees forty-six minutes West (N 49 degrees 46 minutes W), one hundred (100) feet to an iron pin;

(2) North forty-six degrees twenty-four minutes West (N 46 degrees 24 minutes W), one hundred (100) feet to an iron pin;

(3) North forty-three degrees forty-nine minutes West (N 43 degrees 49 minutes W), one hundred (100) feet to an iron pin;

(4) North forty degrees thirty-six minutes West (N 40 degrees 36 minutes W), one hundred three and thirty-six one-hundredths (103.36) feet to an iron pipe at Highway Station 721 plus 38 plus or minus;

Thence along lands now or late of Harley Manning North sixty-six degrees fifteen minutes East (N 66 degrees 15 minutes E), four hundred forty-one and eighty-seven one-hundredths (441.87) feet to an iron pipe in an old stump;

Thence on said course North sixty-six degrees fifteen minutes East (N 66 degrees 15 minutes N), twenty-five and ninety one-hundredths (25.90) feet to an iron pin pipe in the center of the abandoned Wilkes-Barre and Easton Turnpike'

Thence along the center line of said turnpike the following courses and distances:

(1) South thirteen degrees forty-six minutes West (S 13 degrees 46 minutes W), one hundred two and fifty one-hundredths (102.50) feet to an iron pin;

(2) South fifteen degrees thirteen minutes West (S 15 degrees 13 minutes W), one hundred seventy-three and twenty-seven one-hundredths (173.27) feet to an iron pin;

(3) South fourteen degrees forty-six minutes West (S 14 degrees 46 minutes W), sixty-three and eighty-one one-hundredths (63.81) feet to an iron pin;

(4) South twelve degrees 00 minutes West (S 12 degrees 00 minutes W), forty-nine and ten one-hundredths (49.10) feet to an iron pin;

(5) South ten degrees eleven minutes West (S 10 degrees 11 minutes N), seventy-one and fourteen one-hundredths (71.14) feet to an iron pin;

Thence south fifty-two degrees thirty-three minutes West (S 52 degrees 33 minutes W), forty-two and sixty one-hundredths (42.60) feet to the place of beginning.

Containing 2.188 acres.

The above described premises being the same premises conveyed to Arthur Dale and Pauline Dale, his wife, by deed of Francois J. Faust and Mary M.

Faust, his wife, dated July 14, 1949, recorded in the Office of the Recorder of Deeds in and for Monroe County in Deed 225, Page 188.

Excepting and reserving from the above premises the following described parcel of land.

Beginning at an iron pin in the northerly right-of-way line of traffic Route No. 115;

Thence along said northerly right-of-way line north forty-nine degrees forty-six minutes West (N 49 degrees 46 minutes W), one hundred and zero hundredths (100.000) feet to a point,

Thence along same, north forty-six degrees twenty-four minutes west (N 46 degrees 24 minutes W), one hundred and zero hundredths (100.00) feet to a point,

Thence along same, north forty-three degrees forty-nine minutes West (N 43 degrees 49 minutes W), one hundred and zero hundredths (100.00) feet to a point;

Thence along same, north forty degrees thirty-six minutes west (N 40 degrees 36 minutes W), sixty-three and twenty-five one-hundredths (63.25) feet to a railroad spike in the center of a gravel roadway leading in an easterly direction from said traffic Route No. 115;

Thence along the center of said gravel roadway, north eighty degrees fifteen minutes east (N 80 degrees 15 minutes E), one hundred ninety-nine and fifty-one one-hundredths (199.51) feet to a railroad spike;

Thence along same, north sixty-six degrees thirty-six minutes east (N 66 degrees 36 minutes E), ninety-nine and forty one-hundredths (99.40) feet to a railroad spike;

Thence along same, north seventy-six degrees eleven minutes east (N 76 degrees 11 minutes E), eighty-five and sixteen one-hundredths (85.16) feet to a railroad spike at the intersection of the center of said gravel roadway with the center of the abandoned Wilkes-Barre and Easton Turnpike/

Thence along the center of said abandoned turnpike, south fifteen thirteen minutes West (S 15 degrees 13 minutes N), one hundred forty-six and eighty-two one-hundredths (146.82) feet to a point;

Thence along same, south fourteen degrees forty-six minutes West (S 14 degrees 46 minutes W), sixty-three and eighty-one one-hundredths (63.81) feet to a point;

Thence along same, south twelve degrees zero minutes West (S 12 degrees 00 minutes W), forty-nine and ten one-hundredths (49.10) feet to an iron pin;

Thence along same, south ten degrees eleven minutes West (S 10 degrees 11 minutes W), seventy-one and fourteen one-hundredths (71.14) feet to an iron pin;

Thence south fifty-two degrees thirty-three minutes West (S 52 degrees 33 minutes W), forty-two and sixty one-hundredths (42.60) feet to the place of beginning.

Containing 1.43 acres of land, more or less.

BEING THE SAME PREMISES WHICH Arthur Dale and Pauline Dale, his wife, by Deed dated 5/21/1985 and recorded 6/27/1985 in the Office of the Recorder of Deeds, in and for Monroe County, in Record Book Volume 1450, Page 133, granted and conveyed unto Michael Star and Tamara Star, his wife.

IMPROVEMENTS: Residential Property
TAX CODE NO. 20/12/1/26 & 20/12/1/28
PIN #20630300535130 & #20630300534260

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

**CHARLES A.J. HALPIN III, ESQUIRE
ADMINISTRATOR OF THE ESTATE OF TAMARA
STAR, DECEASED**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written

notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
GREGORY JAVARDIAN, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 593 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN Lot No. 15B, as shown on the final plan of the minor subdivision of El-Do Lake, Section A and B, as recorded in Map Book 58, Page 68, in the Recorder of Deed Office, in and for the County of Monroe, located in the Township of Poik, County of Monroe, and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

BEGINNING at an iron pin on the southerly line of twenty (20) feet wide Pin Oak Lane; said pin also marking the northeast corner of Lot No. 14 B, formerly Lot No. 28, Section B, Pin Oak Lane; thence extending along the southerly side of Pin Oak Lane, South eighty-five (85) degrees thirty-three (33) minutes East one hundred (100.00) feet to an iron pin; thence extending along the westerly side of Lot No. 16 B, formerly Lot No. 24 of Section B, Pin Oak Lane South one (01) degree fifty-nine (59) minutes West one hundred fifty (150.00) feet to an iron pin; thence extending along the northerly side of Lot No. 25, Section B, Poplar Lane, now or formerly of Denunzio, North eighty-five (85) degrees thirty-three (33) minutes West one hundred (100.00) feet to an iron pin, thence extending along the easterly side of Lot No. 14B, formerly Lot No. 28, Section B, Pin Oak Lane, North on (01) degree fifty-nine minutes East one hundred fifty (150.00) feet to the place of BEGINNING.

CONTAINING 14,986.10 square feet of woodland. Formerly being Lot No. 26, Section B, Pin Oak Lane. Being Known As: 15 Pin Oak Lane Kunkletown, PA 18058

TAX CODE: 13/11A/2/110

PIN NO.: 13621901171334

TITLE TO SAID PREMISES IS VESTED IN David P. Daly and Deborah A. Daly, his wife by Deed from David Carson, a single man dated 11/23/1987 recorded 12/09/1987 in Deed Book 1593 Page 1602. Having been erected thereon a single family dwelling.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: DAVID P. DALY
DEBORAH A. DALY**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
SHERRI J. BRAUNSTEIN,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 601 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or lots, parcel or piece of ground situate in the Township of Stroud, Monroe County, Pennsylvania, being Lot or lots 19, Section F, as is more particularly set forth on the Plot Map of Cranberry Hill Corporation, Penn Estates, as same is duly recorded in the Office for the Recording of Deeds etc., Stroudsburg, Monroe County, Pennsylvania in Plot Book Vol. 33, Page 101 and 103.

TITLE TO SAID PREMISES VESTED IN Raymond Gualtieri, by Deed from Raymond Gualtieri and Salvatore Gualtieri, dated 05/05/1999, recorded 05/12/1999, in Deed Book 2063, page 6384.

TAX CODE: 17/15F/1/19

TAX PIN: 17638204919343

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: RAYMOND GUALTIERI

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6146 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or lots, parcel or piece of ground situated in the Township of Pocono, Monroe County, Pennsylvania, marked and designated as lot no. 3, section C, on a plan of lots prepared by Vep Associates for High Mountain Estates, Inc., and recorded in the office of the recorder of deeds in and for the County of Monroe, plot book volume 61, page 193, consisting of 1.17 acres, more or less.

BEING the same premises which High Mountain Estates Inc., A Pennsylvania Corporation with a principal place of Business at Route 447, Analomink, Pennsylvania 18320 by Corporation Deed dated May 22, 2003 and recorded May 27, 2003 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2154 Page 4293, granted and conveyed unto Oscar L Stephenson and Dawn O Stephenson, husband and wife, as tenants by the entireties.

TAX ID: 12/86431

PIN: 12639303133495

SEIZED AND TAKEN IN EXECUTIO AS THE PROPERTY OF:

**DAWN O. STEPHENSON
OSCAR L. STEPHENSON**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KEVIN P. DISKIN, Esquire

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

**PUBLIC NOTICE
SHERIFF'S SALE**

**OF VALUABLE
REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6191 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the Township of Pocono, County of Monroe, and Commonwealth of Pennsylvania, being Lot E-19, Pocono Haven, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe, in Plot Book Volume 13, page 3.

BEING THE SAME PREMISES which Gerald B. Gay, by deed dated 10/10/2006 and recorded 10/19/2006 in Book 2284 Page 7376 conveyed to Louise C. Gay.

Pin #: 1206383-03-00-9198

Tax Code #: 12/3A/1/156

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: GERALD GAY, AS ADMINISTRATOR OF THE ESTATE OF LOUISE C. GAY, DECEASED

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
DAVID FEIN,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6216 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN parcel of land and im-

provements therein situate in the **Township of Hamilton**, County of Monroe and Commonwealth of Pennsylvania, and designate as parcel no. 7/88719 and more fully described in a deed dated February 14, 2005 and recorded February 24, 2005 in Monroe County in deed book 2217, page 2627, granted and conveyed unto Joseph J. Lynch, III and Karla Lynch, husband and wife.

Under and subject to covenants and restrictions of record, and as recorded in the office of the Recorder of Deeds in and for the County of Monroe, in record book volume 1915 page 195.

BEING KNOWN AS: 108 Cherry Valley Point, Stroudsburg, PA 18360
TAX CODE: 7/88719
PIN NO.: 07628800873928

TITLE TO SAID PREMISES IS VESTED IN: Joseph J. Lynch, III and Karla Lynch, husband and wife, their heirs and assigns by deed from Thomas M. Collins and Barbara G. Collins, husband and wife dated 02/14/2005 recorded 02/24/2005 in deed book 2217 page 2627.

Having been erected thereon a single family dwelling.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**KARLA LYNCH
JOSEPH J. LYNCH, III**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KASSIA FIALKOFF, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6218 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Hamilton**, County of Monroe, State of Pennsylvania, and being Lot No. 38 as shown on plan of Lots of Rocky Lane Farm, prepared by Edward C. Hess Associates, dated February 20, 1969 and recorded April 8, 1969, in the Office for the Recording of Deeds, etc., at Stroudsburg, Pa., in Plot Book Vol. 12, Page 45.

Together with the right of ingress, regress and egress to and from the premises above described to the public road being Township Road #433.

UNDER AND SUBJECT to all the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above-recited deed.

UNDER AND SUBJECT to Restrictions, conditions and covenants as recorded in Deed Book Volume 1451, page 386.

TITLE TO SAID PREMISES VESTED IN Floyd I. Adams, married man, by Deed from Agatha Richard, widow, dated 01/14/1997, recorded 01/15/1997 in Book 2032, Page 7251.

TAX CODE: 07/14B/2/2
TAX PIN: 07626904540830

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: FLOYD I. ADAMS

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ANDREW J. MARLEY,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6268 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL the following lot situate in **Township of Coolbaugh** County of Monroe and State of Pennsylvania marked and designated as Lot 7737, Section U, as shown on "Plotting of Pocono Farms, Inc., Coolbaugh Township, Monroe County, Pennsylvania, made by Bellante and Clauss" and recorded in Monroe County, Pennsylvania in Plot Book 16 apge 47.

BEING the same premises which Erica G. Richetts and Esther Adams by Deeds in and for Monroe County in Deed Book 2252 Page 4638, granted and conveyed unto Erica G. Richetts.

TAX ID: 03/7G/3/22
PIN: 03635703030726

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ERICA G. RICHETTS

A/K/A ERICA RICHETTS

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KEVIN P. DISKIN, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6519 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Jackson**, County of Monroe and Commonwealth of Pennsylvania designated as Lot 3 on that certain map entitled "Final Plan, Subdivision of Lands of Alfred Gonzalez and Maria Gonzalez, Jackson Township, Monroe County, PA", dated November 13, 1987, and last revised on April 17, 1989, prepared by Martin and Robbins-Registered Surveyors, and filed in the Office for the Recording of Deeds, etc., in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Plot Book 61, Page 173.

BEING the same premises which Christine Klein Single by Deed dated February 22, 2007 and recorded March 28, 2007 in the Office of the Recorder of Deeds in and for Monroe County in Deed Book 2300 Page 5155, granted and conveyed unto Alan Villano and Christine Villano, husband and wife.

TAX ID: 8/117736
PIN: 08635100440232

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ALAN VILLANO
CHRISTINE VILLANO**

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

the time of Sheriff's Sale."

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KEVIN P. DISKIN, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 6738 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN message and Lot or piece of land situate in the **Township of Stroud**, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit: BEGINNING at a point on the Southwesterly side of Pennsylvania Legislative Route No. 45064, distant 30 feet from the center line thereof, a common corner of Lot No. 1 and Lot No. 2 as shown on a plan titled "Section-A, Stokes Mill Road Manor, owner and developer, Lillian Suden Stroud Township, Monroe County, PA", dated January 9, 1970, prepared by Edward C. Hess Associates and recorded in Plot Book Volume 13, Page 25; thence by Lot No. 2 South 53 degrees 24 minutes 28 seconds West 155.72 feet to a point; thence by lands of Lillian Suden of which this lot was formerly a part, now of William Coffman, formerly of Lillian Suden, North 25 degrees 56 minutes 34 seconds West 140.00 feet to a point; thence along the Southeasterly line of a road 50.00 feet in width North 62 degrees 37 minutes 00 seconds East 100.00 feet to a point or curvature; thence along a curve to the right having a radius of 25.00 feet for an arc length of 32.68 feet (chord bearing a distance being South 79 degrees 56 minutes 00 seconds East 30.41 feet) to a point of tangency; thence along the Southwesterly side of PA Legislative Route No. 45064 parallel to and distant 30.00 feet Southwesterly from the centerline thereof South 42 degrees 29 minutes 00 seconds East 100.00 feet to the place of beginning.

TITLE TO SAID PREMISES VESTED IN Kathy L. Bachmann, by Deed from Robert T. Bachmann and Kathy L. Bachmann, dated 04/03/2007, recorded 04/12/2007 in Book 2302, page 1504.

TAX CODE: 17/4/2/60-23
TAX PIN: 17-7301-06-39-9201

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: KATHY L. BACHMANN

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

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ALLISON F. WELLS,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7071 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL those certain lots being No. 35 and 36, Unit 2, on Map of Section 1, Lake Naomi, Pocono Pines, **Tobyananna Township**, Monroe County, Pennsylvania, and recorded in Plat Book 9, Page 31, in the Monroe County Recorder's Office. THIS CONVEYANCE is made together with all the rights and privileges and it UNDER AND SUBJECT to the covenants, conditions and restrictions as set forth in the chain of title.

TITLE TO SAID PREMISES VESTED IN William T. Kraus, Jr. and Heidi E. Kraus, h/w, by Deed from Arthur E. Maher, widower, dated 09/15/2004, recorded 09/21/2004 in Book 2202, Page 6395. The said Heidi E. Kraus relinquished all rights, title, and interests in the property per Order of Court dated 12/27/2001, recorded on 2/15/2012 in Monroe County Book 2398 Page 1355.

TAX CODE: 19/5A/1/4

TAX PIN: 19632516838401

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

WILLIAM T. KRAUS, JR.

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ROBERT W. CUSICK, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7318 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or piece of land situate in **Middle Smithfield Township**, Monroe County, Pennsylvania;

Being Lot No. 47, Section J, as shown on Plan of Lots entitled "Plotting No. 1, Leisure Lands, Inc. Middle Smithfield Township, Monroe County, Pennsylvania, Guyton Kempter, Registered Civil Engineer, dated February 22, 1965 and recorded in the Office for the Recording of Deeds, in and for the County of Monroe at Stroudsburg, Pennsylvania, in Plat Book Volume 9, Page 103.

The exact dimensions of the aforesaid lot are as follows:

Along the center line of Snowshoe Trail, 155 Feet; along the center line of Timber Lane Drive, 206.34 feet; along the State Forest, 150 feet; along Lot No. 48, Section J, 170.24 feet.

UNDER AND SUBJECT to the conditions, covenants, restrictions and reservations set forth in deed recorded in Deed Book Volume 390, Page 1059.

AND

ALL THOSE CERTAIN lots or pieces of land situate in Middle Smithfield Township, Monroe County, Pennsylvania;

BEING Lot Nos. 48 and 49, Section J, as shown on Plan of Lots entitled "Plotting No. 1, Leisure Lands, Inc., Middle Smithfield Township, Monroe County, Pennsylvania, Guyton Kempter, Registered Civil Engineer, dated February 22, 1965" and recorded in the Office for the Recording of Deeds, in and for the County of Monroe at Stroudsburg, Pennsylvania in Plat Book Vol. 9, Page 103.

UNDER AND SUBJECT to conditions, restrictions and reservations which appear of record.

AND

ALL THAT CERTAIN lot or piece of land situate in Middle Smithfield Township, Monroe County, Pennsylvania; BEING Lot No. 50, Section J, as shown on Plan of Lots entitled "Plotting No. 1, Leisure Lands, Inc., Middle Smithfield Township, Monroe County, Pennsylvania, Guyton Kempter, Registered Civil Engineer, dated February 22, 1965" and recorded in the Office for the Recording of Deeds, in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Plat Book Vol. 9, Page 103.

UNDER AND SUBJECT to conditions, restrictions and reservations which appear of record.

TITLE TO SAID PREMISES VESTED IN Nancy L. Yohe, by Deed from Lawrence E. Krieger and Lucille D. Krieger, his wife, dated 05/26/2004, recorded 05/27/2004 in Book 2191, Page 4544.

LOT 47: TAX CODE: 09/13B/1/19

TAX PIN: 09731604639776

LOTS 48 & 49: TAX CODE: 09/13B/1/152

TAX PIN: 0973160438940

LOT 50: TAX CODE: 09/13B/1/151

TAX PIN: 09731604647012

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

NANCY L. YOHE

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7320 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land, situate in the **Township of Middle Smithfield**, County of Monroe and Commonwealth of Pennsylvania, BEING Lot No. 98, Section II, Lake of the Pines, Sunnysbrook, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County, in Plot Book Volume 18, Page 17 (ERRO-NEOUSLY shown as Plot Book Volume 2021, Page 5768 on a prior deed)

BEING THE SAME PREMISES which Sherwin E. Campbell and June V. McLean, husband and wife and Abtia McLean, their son, by deed dated 12/09/2002 and recorded 12/10/2002 in Book 2139 Page 340 conveyed to Sherwin E. Campbell and June V. McLean, husband and wife, and Abtia McLean, their son.

Pin #: 09-7344-04-71-0840

Tax Code #: 09/4C/2/48

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: SHERWIN E. CAMPBELL

ATBIA MCLEAN

JUNE V. MCLEAN

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

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
LISA LEE,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7328 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Stroud**, County of Monroe and Commonwealth of Pennsylvania, being Lot 37, Section B, of Penn Estates as shown on a plan of lots recorded in the Office for the Recording of Deeds of Monroe County, in Plot Book Volume 31, Page 69. UNDER AND SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

TITLE TO SAID PREMISES VESTED IN Jerry T. Parris and Sadqua Echols, by Deed from Mark Kosinski and Teressa Chikout, dated 12/15/2006, recorded 01/12/2007, in Deed Book 2293, page 5492.

TAX CODE: 17/15A/1/82

TAX PIN: 17639201188123

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

JERRY T. PARRIS

SADQUA ECHOLS

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ROBERT W. CUSICK, Esquire

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor

PR - Jan. 3, 10, 17

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7615 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THOSE TWO CERTAIN lots, pieces or parcels of land; SITUATE in the **Township of Pocono**, County of Monroe and State of Pennsylvania.

BEING Lot Nos. 17 and 18, Block VII, Section II as shown on Map of Tanbark Acres, now known as Aspen Heights, dated May 11, 1965 prepared by Robert E. Felker, R.S. and filed in the Office for the Recording of Deeds, etc., at Stroudsburg, Pennsylvania in and for the County of Monroe in Plot Book Volume 9, Page 217.

BEING NO. LOTS NOS. 17 and 18, BLOCK VII, Pocono Township, Monroe County, PA.

UNDER AND SUBJECT to any existing covenants, easements, encroachments, conditions, restrictions, and agreements affecting the property.

TITLE TO SAID PREMISES VESTED IN Susan Marshall, by Deed from Federal National Mortgage Association, dated 03/10/1997, recorded 03/12/1997 in Book 2034, Page 1515.

TAX CODE: 1277A/2/22

TAX PIN: 12637304508143

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

SUSAN MARSHALL

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ROBERT W. CUSICK, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7706 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described

real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot situate in the **Township of Middle Smithfield**, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 25, Section 3, as shown on "Plotting of Pocono Forested Acres, Inc, Middle Smithfield Township, Monroe County, Pennsylvania" in Plot Book Volume 21, Page 61.

PARCEL NO. 09/12A/1/55
PIN NO. 09732501286027

Title to said premises is vested in William J. Schmitt, Jr. and Jessica Schmitt, tenants in common, by deed from DONALD LEE, SINGLE, dated November 7, 2005 and recorded November 16, 2005 in Deed Book 2248, Page 1108.

Being Known As: 25 Big Bear Road, East Stroudsburg, Middle Smithfield, Monroe County, PA 18301

SEIZED AND TAKEN IN EXECUTIO AS THE PROPERTY OF:

WILLIAM J. SCHMITT, JR.

JESSICA SCHMITT

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
MARGARET GAIRO, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7850 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THOSE FOUR CERTAIN tracts, lots, parcel or pieces of ground together with the buildings and improvements thereon erected, situate in the **Township of Tobyhanna**, County of Monroe, State of Pennsylvania, bounded and described as follows, to wit:

NO. 1: BEGINNING at an iron pin in the State of Road leading from Pocono Summit to Laurel Inn, corner also of Lot No. One on map of Samuel G. Smith's lots at Pocono Lake, PA; thence along said Lot No. One on map of Samuel G. Smith's lots at Pocono Lake, PA; thence along said Lot No. One, North four degrees twenty-five minutes East one hundred eighty two and six-tenths feet to corner on line of land now or late of James Smiley; thence along the same, South seventy three degrees forty minutes West forty two feet to a corner of Lot No. Three on said map of Samuel G. Smith's lots; thence along said Lot No. Three, South eight degrees West one hundred fifty eight and two-tenths feet to an iron pin in the aforesaid State Road; thence along the aforesaid State Road, South seventy two degrees thirty five minutes East fifty feet to the place of BEGINNING

BEING LOT NO. 2 on map of Samuel G. Smith's lots at Pocono Lake, Monroe County, Pennsylvania, said map being recorded in the Office for the Recording of Deeds, etc., at Stroudsburg, PA, in and for the County of Monroe in Plat Book Vol. 14B, Page 235.

NO. 2: BEGINNING at an iron pipe; thence North seventy-two degrees thirty five minutes West fifty feet to an iron, said iron being also a corner of Lot Number Two on map of lots of Samuel G. Smith, at Pocono Lake, Monroe County, Pennsylvania; thence by Lot Number 2, North four degrees twenty five minutes East one hundred eighty two and six tenths feet to an iron bolt in line of land formerly of James Smiley; thence by land formerly of James Smiley, North seventy three degrees forty minutes East forty two feet to an iron bolt; thence by lot of Mr. Starner, South one degrees thirty minutes West two hundred eight feet, more or less, to the place of BEGINNING. BEING LOT NO. One on said map of lots of Samuel G. Smith, recorded as aforesaid.

NO. 3: BEGINNING at an iron pin in the State Road leading from Pocono Summit to Laurel Inn, corner also of other land of the parties of the second part; thence along said public road, North seventy-two degrees thirty-five minutes West sixty six feet to an iron pin; thence by land of Lizzie M. Oney, being Lot No. 4 on map of Samuel G. Smith lots at Pocono Lake, Monroe County, Pennsylvania, said map being recorded in the Recorder's Office at Stroudsburg, in and for the County of Monroe in Plot Book 1B, Page 235, North eighteen degrees forty five minutes East one hundred thirty three and one-tenth feet to a post; thence by land of Charles Stout and Roy Stewart, North seventy three degrees forty minutes East forty three feet to a post, a corner of land of the said parties of the second part, being Lot No. 2, on said map; thence by land of the said parties of the second part, South eight degrees East one hundred fifty eight and two-tenths feet to the place of BEGINNING. BEING LOT NO. 3 on said map of Samuel G. Smith recorded as aforesaid.

PIN #: 19632504608106
PARCEL #: 19/9/1/59

NO. 4: BEGINNING at a point in the private road leading northwardly from the Pocono Lake State Road, said point being North seventy-one degrees forty minutes West seventy-five feet from an iron pin, the southeasterly corner of lands recently conveyed by Doney to James Martin; thence through the said private road, North two hundred forty-two feet to a point in line between lands of Grantor, Haaz, Kline and Adams, being also the northwesterly corner of the Martin it hereinabove referred to; thence South seventy-five degrees forty minutes West seventy-five feet to a post in the northerly line of the said State Road, North seventy-one degrees forty minutes East seventy-five feet to the place of BEGINNING.

UNDER AND SUBJECT to the promise, covenant and agreement that a strip of land eight feet (8') wide, extending along the easterly side of the above described premises, the entire depth hereof, shall be, together with the westerly ten feet (10') of the lands of said Martin hereinabove referred to, left open and unobstructed at all times hereafter for use

as a private road way by the said Elsie P. Sterner and Paul F. Sterner, James Maring and James E. Doney and their respective heirs, executors, administrators and assigns.

FURTHER AND GRANTING as appurtenant to the premises hereinabove conveyed the right to use in common with any and all others to whom said right may have been or shall hereafter be granted, any and all private roads now posted or laid out on the lands of James E. Doney, the location and widths of said roads being shown on a map or plan of lots of James E. Doney, attached and referred to in deed from said Doney and wife to James Martin dated April 8, 1920 and recorded in the aforesaid office.

FURTHER GRANTING as appurtenant to the premises hereinabove conveyed the right to use, in common with the owners and occupiers of other lands of the said James E. Doney, a pump located at the northerly end of the eighteen foot private road-way above mentioned; the owners or occupiers of the said lot hereinabove conveyed to be liable and responsible for one-fourth of the expense of maintenance and upkeep of the said pump and well; and the said pump and well are intended to be used in common by the owner and occupiers of the said Martin premises herein conveyed and other lands of the said James E. Doney.

BEING THE SAME PREMISES which LaSalle Bank National Association, as Trustee for Structured Asset Investment Loan Trust Mortgage Pass-Through Certificates, Series 2003-BC9, by its attorney-in-fact, Option One Mortgage Corporation by its deed dated September 22, 2006 and recorded October 10, 2006, in the Recorder of Deeds Office of Monroe County, Stroudsburg, Pennsylvania in Record Book 2283 at page 7725 granted and conveyed to Pfeifer Real Estate Development, LLC.

PARCEL NO. 19/9/1/59
PIN #: 19632504608106

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

PFEIFER REAL ESTATE DEVELOPMENT, LLC
TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
CHARLES D. MANDRACCHIA,
Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 7963 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County,

Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

All that certain lot of land situate in **Pocono Township**, Monroe County, Pennsylvania:

Being known as 115 Sycamore Drive, East Stroudsburg, PA 18301

Parcel Number: 12/91294

Improvements: Residential Property

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

WARD MARINELLI

A/K/A WARD A. MARINELLI

TO ALL PARTIES IN INTEREST AND CLAIMANTS:

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

SHERRI J. BRAUNSTEIN, Esquire

Sheriff's Office
Stroudsburg, Penna.

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8208 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of ground situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being Lot No. 124, Section C, A Pocono Country Place, as recorded in Plot Book 18, Page 65.

UNDER AND SUBJECT to any and all reservations, restrictions, conditions, covenants, etc., that are contained in the chain of title.

TITLE TO SAID PREMISES VESTED IN Kim Cisse, an unmarried woman, by Deed from Louis Vitorio and Angela Vitorio, h/w, dated 06/24/2002, recorded 06/25/2002 in Book 2125, Page 1828.

TAX CODE: 03/8B/1/180

TAX PIN: 03635819518500

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: KIM CISSE

TO ALL PARTIES IN INTEREST AND CLAIMANTS: "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

JOHN MICHAEL KOLESNIK,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8215 CIVIL 2007, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN piece or parcel of land, situate in the **Township of Middle Smithfield**, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 44, Section Two, as shown on "Plotting of Pocono Forested Acres, Middle Smithfield Township, Monroe County, Pennsylvania made by Lawrence R. Bailey" recorded in Monroe County, Pennsylvania, in Plot Book No. 21, Page 21.

Premises improved with a single family, bi-level swelling more commonly known as Lot 44, Section 2, Hunters Trail, Pocono Forested Acres, Middle Smithfield Township, Monroe County, Pennsylvania. UNDER AND SUBJECT to the same reservations, conditions, restrictions, covenants, exceptions and easements as appear in prior chain of title.

Together with all buildings and improvements thereon.

BEING KNOWN AS: L-44, S-2 White Dove Drive (Middle Smithfield Township) East Stroudsburg, PA 18302

TAX CODE: 09/11B/1/20

PIN NO: 09732501462789

TITLE TO SAID PREMISES IS VESTED IN James P. and Barbara L. Williams by deed from Franklin First Savings Bank dated 11/14/1995 recorded 11/17/1995 in Deed Book 2020 Page 1826.

Having been erected thereon a single family dwelling.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**JAMES P. WILLIAMS
BARBARA L. WILLIAMS**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A.

5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
HARRY B. REESE, Esquire

Sheriff's Office
Stroudsburg, Penna.

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8350 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN tract or piece of land, situate in the **Borough of East Stroudsburg**, County of Monroe, and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a post on the South side of Ridgeway Street; thence by lands of the Estate of Robert Brown, deceased, now George Sampson, South four and one-half degrees East one hundred and thirty two feet to an alley; thence along said alley South eighty five and one-half degrees West seventy eight feet to a post in line of land of Lydia J. Smith; thence by lands of said Lydia J. Smith North four and one-half degrees West one hundred and thirty two feet to a post in the southerly line of said Ridgeway Street; thence along said Ridgeway Street, North eighty five and one-half degrees East seventy eight feet to the place of BEGINNING.

TITLE TO SAID PREMISES VESTED IN David E. Robles, a married man, by Deed from T&T, LLC, a Limited Liability Company, dated 11/08/2006, recorded 11/15/2006 in Book 2287, Page 6789.

TAX CODE: 05-1/2/4/6

TAX PIN: 05730120928096

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

DAVID E. ROBLES

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

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

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

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

Sheriff's Office

Stroudsburg, Penna.

Barry J. Cohen, Sheriff's Solicitor

PR - Jan. 3, 10, 17

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8465 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of ground situate in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, being Lot No. 552, Section K (ext) as shown on map of A Pocono Country Place, on file in the recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 24 at Pages 51, 53 and 55.

TAX PARCEL #03/9F/1/351

PIN #03-6369-13-13-4183

IMPROVEMENTS: Residential dwelling
TITLE TO SAID PREMISES IS VESTED IN Stefan Roberts and Simarti Roberts, Husband and Wife, as Tenants by the Entireties by Corrective Deed from Stefan Roberts, dated 1/26/2006 and recorded 2/2/2006 in Record Book 2256, Page 5796.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

STEFAN ROBERTS AND SIMARTI ROBERTS

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
MARTHA E. VON ROSENSTIEL,
Esquire

Sheriff's Office

Stroudsburg, Penna.

Barry J. Cohen, Sheriff's Solicitor

PR - Jan. 3, 10, 17

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8498 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THE FOLLOWING lot situate in the **Township of Middle Smithfield**, County of Monroe and State of Pennsylvania, marked and designated as Lot Number 49 as shown on "Plotting of Wilderness Acres", Middle Smithfield Township, Monroe County, Pennsylvania, make by Guyton Kempter and Associates, Inc. and recorded in Monroe County, Pennsylvania, in Plot Book Volume No. 20 at Page No. 17.

UNDER AND SUBJECT to restrictions, covenants, etc., as set forth in prior chain of title.

TITLE TO SAID PREMISES VESTED IN Herminio DeJesus and Bernice DeJesus, his wife, by Deed from Rudie Reynolds and Betty Reynolds, his wife, dated 06/30/2006, recorded 08/04/2006 in Book 2276, page 5441.

TAX CODE: 09/14E/1/59

TAX PIN: 09731504824218

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: HERMINIO DEJESUS
BERNICE M. DEJESUS**

A/K/A BERNICE DEJESUS

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 850 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S

COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Price**, County of Monroe and Commonwealth of Pennsylvania, designated as Lot No. 93, Section 3, according to the Plan of South Ridge, recorded in the Office of the Recording of Deeds, etc. in and for the County of Monroe, at Stroudsburg, Pennsylvania, in Plot Book Volume 77, Page 247.

BEING the same premises that the G.R.G. DEVELOPMENT CORP. by their deed dated January 4, 2000 and recorded in the Office of the Recording of Deeds in and for the Monroe County, Pennsylvania on January 5, 2000 in Record Book Volume 2073, Page 9116, granted and conveyed unto KAL-TAX, INC., grantor herein.

TAX PARCEL#: 14/98390

MAP#: 14-7304-01-26-3194

IMPROVEMENTS: Residential dwelling

TITLE TO SAID PREMISES IS VESTED IN Chandler Henderson, an unmarried man and Julio A. Hernandez, an unmarried man, by Deed from Kal-Tac, Inc., dated 09/20/2007, recorded 09/21/2007, Deed Book 2316, page 8091.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**JULIO A. HERNANDEZ AND
CHANDLER HENDERSON**

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
MARTHA E. VON ROSENSTEIL,
Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 852 CIVIL 2007, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of ground situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, being Lot 62, Section H, A Pocono Country Place, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Monroe,

in Plot Book Volume 19, Pages 21, 23 and 25. UNDER AND SUBJECT to all conditions, covenants and restrictions of record.

TITLE TO SAID PREMISES VESTED IN Bryan Johnson, by Deed from Shaeb Khan and Bibi N. Khan, husband and wife, dated 10/06/2005, recorded 10/19/2005, in Deed Book 2244, page 5427.

TAX CODE: 03/8E/1/363

TAX PIN: 03635805179637

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

BRYAN JOHNSON

A/K/A BRUAN JAY JOHNSON

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

JOHN MICHAEL KOLESNIK, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8739 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of ground, situated in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, being Lot No. 426, Section L as shown on Map of Pocono Country Place, on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 24, Page 7, 9 and 11. Being Known As: 426 Fairhaven Drive Tobyhanna, PA 18466

TAX CODE: 03/9D/1/130

PIN NO.: 03635916941445

TITLE TO SAID PREMISES IS VESTED IN Sylvia Barleston and Teodora Melendrez, as joint tenants with the right of survivorship by deed from The CIT Group/Consumer Finance, Inc. dated 05/23/2005 recorded 06/03/2005 in Deed Book 2227 Page 6617. Having been erected thereon a single family dwelling.

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: SYLVIA BARLESTON
TEODORA MELENDREZ**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
HARRY B. REESE,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8793 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Price**, County of Monroe and Commonwealth of Pennsylvania, being Lot 1801, Section 4, as shown on map of Timber Hill, Inc., on file in the Recorder of Deeds Office at Stroudsburg, Pennsylvania in Plat Book 14, Page 55. UNDER AND SUBJECT to any and all reservations, restrictions, conditions, covenants, etc., that are contained in the chain of title.

SUBJECT to right of way, restrictions, conditions and easements, if any, as set forth on the plan of lots recorded in Plot book 14, Page 55.

TITLE TO SAID PREMISES VESTED IN Andrea Tucker and Barry Tucker, h/w, by Deed from Good Living Technologies, LLC, a Pennsylvania Corporation of William C. Schmidt, dated 01/13/2006, recorded 01/20/2006 in Book 2255, Page 3164.

TAX CODE: 14/8B/1/129

TAX PIN: 14639501360016

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ANDREA TUCKER
BARRY TUCKER**

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

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file

in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8817 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

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

PARCELA

All that certain piece or parcel of land situate in the Township of Middle Smithfield, County of Monroe, Commonwealth of Pennsylvania, lying in a development known as Monroe Lake Shores, and being Lot No. 1, Block No. 11, Unit No. 3, as shown in plot book 8C Page 103, Plot book 8 page 105 and plot book 8 page 104 (correct reference).

UNDER AND SUBJECT to certain conditions and restrictions as more particularly set forth in Deed Book vol. 289 page 4.

PARCEL B

ALL THE FOLLOWING described lot or parcel of land, situate, lying and being in the development of Monroe Lake Shores, Middle Smithfield Township, Monroe County, State of Pennsylvania:

Lots No. 2 & 3 in block no. 11 of unit No. 3 as shown on the survey and original plot of Monroe Lake Shores, Monroe County, Pennsylvania and made by a certified land surveyor and of record in the Recorder of Deeds Office of Monroe County, Pennsylvania, in plot book No. 136 at page No. 244 reference being made thereto for a more particular description of the lot or lots herein conveyed.

UNDER AND SUBJECT to restrictions, covenants, reservations as recorded in Monroe County deed book volume No. 298 at page No. 371 in deed from Pocono Lakeshore, Inc., to Charlotte M. Long Being known and numbered as 17 Monore Lake Shores, East Stroudsburg, PA 18301.

Being the same premises which Harry Ammeraal, a single man by deed dated February 26, 1998 and recorded March 2, 1998 in and for Monroe County, Pennsylvania, in Deed Book volume 2045, page 4602, instrument #199806196, granted and conveyed unto Otis Tyree and Christina Tyree.
TAX CODE: 09/14B/3-11/1 & 09/14B/3-11/2
PIN NO: 0973150277443 & 0973150277499

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**OTIS D. TYREE A/K/A OTIS TYREE
CHRISTINA TYREE**

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
*All Property Owners' Associations (POA) who wish

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

MARTIN ASHLEIGH LEVY, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8853 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot/lots, parcel or piece of ground situated in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, being Lot No. 335, Section F, as shown on map of A Pocono Country Place on file in the Recorder's Office at Stroudsburg, Pennsylvania in Plot Book No. 19, pages 11, 13 and 15.

TOGETHER WITH and UNDER and SUBJECT to all of the rights, obligations and responsibilities as set forth in the chain of title.

TITLE TO SAID PREMISES VESTED IN Elvis Guerra, an individual, by Deed from Salvatore Rapisardi and Anna Maria Rapisardi, his wife, dated 08/25/2000, recorded 09/01/2000 in Book 2083, Page 6856.

TAX CODE: 03/8C/1/497
TAX PIN: 03635814338271

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: ELVIS GUERRA

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

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

Todd A. Martin

Sheriff of Monroe County
Pennsylvania
MELISSA J. CANTWELL,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 8885 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of ground situated in the **Township of Middle Smithfield**, County of Monroe, Commonwealth of Pennsylvania, being Lot No. 10, Block 3, shown on a plan entitled 'Section 1, Easter Pocono Park, Eastern Pocono Park, Inc., Owner and Developer', dated May 29, 1969, on file in the Recorder's Office of Monroe County, Pennsylvania, in Plat Book No. 12, Page 141
BEING Lot No. 10, Block 3, on the above mentioned plan.

TITLE TO SAID PREMISES VESTED IN Roland Quilliam and Kim Quilliam, h/w, by Deed from George Skrobinski and Denise Skrobinski, h/w, dated 11/04/1993, recorded 01/19/1994 in Book 1932, Page 286.

TAX CODE: 09/6B/2/70
TAX PIN: 09733402650574

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**ROLAND QUILLIAM
KIM QUILLIAM**

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

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

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

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 899 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Smithfield**, County of Monroe, and Commonwealth of Pennsylvania, bounded and described as follows, to wit: BEGINNING at an iron pipe on the Southerly line of an unnamed street, forty feet in width, said iron pipe being the Northwesterly corner of Lot No. 136 as shown on map entitled, "Subdivision of Lands of John Detrick, 21 September 1966"; thence along Lot No. 136 as shown on said map (a radial line to the hereinafter described curve) South fifty nine degrees thirty five minutes fifty seconds East three hundred twenty nine and eighty six one hundredths feet to a point; thence along lands of C. Heeter, South forty seven degrees thirty four minutes thirty seconds West two hundred ninety one one hundredths feet to a point; thence along Lot No. 138 as shown on said map, North forty two degrees twenty five minutes thirty seconds West three hundred feet to an iron pipe; thence along the southerly line of said unnamed street, North forty seven degrees thirty four minutes thirty seconds East three and fourteen one hundredths feet to a point of curvature; thence by the same, as shown on said map, on a curve to the left having a radius of three hundred forty feet an arc length of one hundred one and ninety one hundredths feet to the place of BEGINNING. CONTAINING 1.12 acres, more or less. BEING Lot No. 137 as shown on said map.

TOGETHER with the right and privilege to the Grantees, their heirs and assigns, in common with the Grantors, their heirs and assigns, of ingress, egress, and regress over the abovementioned forty foot roads.

BEING THE SAME PREMISES which Joseph J. Lugero and Rita A. Lugero, his wife, by deed dated 08/21/1997 and recorded 10/01/1997 in Book 2040 Page 6286 conveyed to Charles R. Fears and Theresa Y. Fears, his wife.

Pin #: 16730302656082
Tax Code #: 16/11/3/25

**SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: CHARLES R. FEARS
THERESA Y. FEARS**

MORTGAGOR(S) AND RECORD OWNER(S)

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
DAVID FEIN,

ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9026 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN message and tract or piece of land situate in the **Township of Pocono**, Monroe County, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a stone corner, the most southwesterly corner of lands of Russell Barry et ux., in line of lands of Albert L. Pike et ux.; thence (1) along lands of said Pike North 89 degrees 29 minutes 59 seconds West 94.02 feet to an iron pipe; thence (2) along other lands of Allan Vetter of which this tract was a part, North 02 degrees 57 minutes 22 seconds East 321.95 feet to an iron pipe on the southerly side of a 40 feet wide proposed road; thence (3) along the southerly side of said road South 87 degrees 02 minutes 38 seconds East 171.51 feet to an iron pipe; thence (4) leaving said road along other lands of Allan Vetter of which this tract was a part south 02 degrees 57 minutes 22 seconds West 232.25 feet to an iron pipe in line of lands of the aforesaid Russell Barry; thence, (5) along lands of said Barry South 64 degrees 00 minutes 00 seconds West 94.37 feet to an iron pipe; thence (6) along the same South 04 degrees 09 minutes 59 seconds East 40.30 feet to the point of BEGINNING.

CONTAINING 1.139 acres more or less.

BEING the same premises which John W. Kmetz, by Deed dated December 29, 2006, and recorded on January 4, 2007 in the Office for the Recording of Deeds, etc., at Stroudsburg, Monroe County, Pennsylvania in Record Book Vol. 2292, Page 6019, granted and conveyed unto James H. Dougherty.

Tax Parcel No.: 12/6B/2/3

PIN No.: 12-6373-02-78-4670

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JAMES H. DOUGHERTY

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

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

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

ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9167 CIVIL 2009, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot or piece of ground situate in the **Township of Middle Smithfield**, County of Monroe, Commonwealth of Pennsylvania, being known as Lot 301, Phase II Section 7, as more completely set forth on the Big Ridge Plot Plan of Mid-Monroe Development Corporation, which plan is duly recorded in the Office of the Recorder of Deeds in and for the County of Monroe, Commonwealth of Pennsylvania at Plat Book Volume No. 75 at Page No. 228.

UNDER AND SUBJECT, NEVERTHELESS, to all reservations, restrictions, covenants, conditions, esements, leases and rights of way appearing of record.

TITLE TO SAID PREMISES VESTED IN Giovanni Monteforte, married, by Deed from Abel Sueiras and Anneryz Sueiras, h/w, dated 05/15/2008, recorded 06/27/2008 in Book 2337, Page 7658.

TAX CODE: 09/97265

TAX PIN: 09732404902327

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

GIOVANNI MONTEFORTE

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ANDREW J. MARLEY, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of

Pennsylvania to 9336 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN parcel of land situate in the **Township of Tunkhannock**, County of Monroe and Commonwealth of Pennsylvania, being known and designated as follows:

Being all of Lot #503 in Section 'F', as shown and designated on Plan of Indian Mountain Lakes, Section 'F', made by Leo Achterman, Jr., Civil Engineer and Surveyor, dated February 18, 1965 and recorded May 19, 1965 at the Recorder of Deeds for Monroe County Map Book 9, page 199.

TITLE TO SAID PREMISES VESTED IN Roberto Medina and Gilda Gomez, h/w, by Deed from Robert Medina, an unmarried man, now joined by his spouse, Gilda Gomez, dated 05/25/2005, recorded 06/15/2005 in Book 2228, Page 9161.

ROBERTO MEDINA was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of ROBERTO MEDINA's death on or about 04/06/2010, his ownership interest was automatically vested in the surviving tenant by the entirety.

TAX CODE: 20/8G/1/137

TAX PIN: 20632114245433

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: GILDA GOMEZ

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
ROBERT W. CUSICK,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9414 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

CHECK OR CASH
ALL THAT CERTAIN lot or parcel of land, situate in the **Township of Coolbaugh**, County of Monroe, and State of Pennsylvania, known as Lot 1125, as shown on a subdivision map of Pocono Farms East, Section III, as recorded in Plot Book volume 16, Page 117.

Being the same premises conveyed by deed dated march 4, 2004, between Carol Wagner, single, and Nationwide Realty Group, Inc., a Pennsylvania Corporation, and recorded in Monroe County record-book 2183 at 9981.

Together with and subject to all of the rights, privileges easements, conditions, reservations, covenants and restrictions of record and/or visible on the ground.

Being known as: 1125 Titania Road, (Township of Coolbaugh), Tobyhanna, PA 18466

TAX CODE 3/4C/1/91

Title to said premises is vested in Caroline M. Nyakundi, a single person by deed from Nationwide Realty Group, Inc., a Pennsylvania Corporation dated 12/23/2005 recorded 01/18/2006 in deed book 2255 page 365.

Having been erected thereon a single family dwelling.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

CAROLINE M. NYAKUNDI

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
KATHERINE E. KNOWLTON,
Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9416 CIVIL 2008, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN tract of land situate in **Jackson Township**, Monroe County, Pennsylvania being shown and designated as Lot 82 on a certain map entitled "Section 4; Barton Glen; Pocono and Jackson Township, Monroe County; Pennsylvania; scale 1 inch equals 100 feet; March 1969"; as pre-

pared by Metro Engineers, Inc., Stroudsburg, Pennsylvania, said map being recorded in the Office of the Recorder of Deeds in Stroudsburg, Pennsylvania, in and for the County of Monroe in Plat Book Volume 12, on Page 67 and more particularly described as follows:

BEGINNING at a point on the Northwesterly side of Hearth Stone Circle, as shown on the above captioned map, said point being a corner common to Lots 82 and 83, thence;

1) along the Northwesterly side of said road, in Southwesterly direction on a curve to the right having a radius of 616.71 feet, an arc distance of 143.00 feet to a point, a corner common to Lots 81 and 82, thence;

2) leaving said road and along said Lot 81, North 22 degrees 48 minutes West 198.78 feet to a point on line of Lot 70, a corner common to Lots 81 and 82, thence;

3) along said Lot 70 and also along Lot 69, North 55 degrees 05 minutes East 96.06 feet to a point on line of said Lot 69, a corner common to Lots 82 and 83, thence;

4) along said Lot 83, South 36 degrees 05 minutes East, 208.03 feet to the place of BEGINNING.

TITLE TO SAID PREMISES VESTED IN Daniel J. Huggard and Denise M. Huggard, h/w, by Deed from Virginia Van Vliet, Widow, dated 10/15/1993, recorded 10/18/1993 in Book 1914, Page 1598.

TAX CODE: 08/1B/1/13

TAX PIN: 08637104846410

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

DANIEL J. HUGGARD

DENISE M. HUGGARD

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

JOHN MICHAEL KOLESNIK,
Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9506 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THOSE CERTAIN lots, parcels and pieces of land situate in the **Township of Middle Smithfield**, County of Monroe, Commonwealth of Pennsylvania, lying and being in the development of Monroe Lake Shores, more particularly described as follows, to wit:

Lot Nos. 30 and 31 in block no. 6 of unit no. 3 as shown on the survey and original plat of Monroe Lake Shores, Monroe County, Pennsylvania made by a certified land surveyor and of record in the Office of the Recorder of Deeds in and for Monroe County in Plot Book No. 8A, page 104, reference being made thereto for a more particular description of the lot or lots herein conveyed.

Being known as: Lot 30 Vista Road a/k/a 31 Sunset Road, East Stroudsburg, PA 18301

TAX CODE: 9/14B/3-6/309/14B/3-6/31

PIN NO: 0973150287484609731502874903

TITLE TO SAID PREMISES IS VESTED IN Amandio L. Penteado and Carmen L. Penteado, husband and wife by deed from Robert Ebner and Joan Ebner, husband and wife dated 11/11/1991 recorded 11/25/1991 in deed book 1803 page 1565. Having been erected thereon a single family dwelling.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

AMANDIO L. PENTEADO

CARMEN L. PENTEADO

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

SHERRI J. BRAUNSTEIN, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9513 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN lot, parcel or piece of land situate in the **Township of Middle Smithfield**, County of Monroe and State of Pennsylvania, marked and designated as Lot No. 14, Section 2, as shown on "Plotting of Pocono Forested Acres, Inc., Middle Smithfield Township, Monroe County, Pennsylvania, said map being recorded in Plot Book 21, Page 21.

UNDER AND SUBJECT to the covenants and restrictions as recorded in Monroe County Courthouse at Stroudsburg, Pennsylvania, as in Deed Book Volume 695, Page 44, on April 2, 1976.

TITLE TO SAID PREMISES VESTED IN John P. Domanico, III, by Deed from Cathleen A. Kosco, widow, dated 02/09/2004, recorded 02/09/2004 in Book 2181, Page 5165.

TAX CODE: 09/11B/1/38

TAX PIN: 09732502561762

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JOHN P. DOMANICO, III

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

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

Todd A. Martin

Sheriff of Monroe County
Pennsylvania

JOHN MICHAEL KOLESNIK,
ESQUIRE

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9690 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

All Certain Lot/Lots, parcel or piece of ground situate in the **Township of Coolbaugh**, County of Monroe and Commonwealth of Pennsylvania, marked and designated as Lot No. 1015, Section 1, as shown on "Plotting of Pocono Farms East, Coolbaugh Township, Monroe County, Pennsylvania, made by Achterman Associates" and recorded in Monroe County, Pennsylvania in Plot Book No. 16, Page 49. Under and subject to covenants and restrictions as of record.

TITLE TO SAID PREMISES VESTED IN Ralph Lopez, III and Grace A. Lopez, h/w, by Deed from Edward Chludzinski and Nancy Chludzinski, his wife, dated 06/24/2005, recorded 06/29/2005 in Book 2230, Page 7782.

TAX CODE: 03/111246

TAX PIN: 03636601094991

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

RALPH LOPEZ, III

GRACE A. LOPEZ

TO ALL PARTIES IN INTEREST AND CLAIMANTS: "All Property Owners' Associations (POA) who wish

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

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

Todd A. Martin
Sheriff of Monroe County
Pennsylvania

JOHN MICHAEL KOLESNIK, Esquire

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

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

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9696 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.**

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

ALL THAT CERTAIN undivided interest in that tract of land situate in **Jackson Township**, Monroe County, Pennsylvania being shown and designated at Lot 50 on a certain map entitled "Section 4; Barton Glen' Pocono and Jackson Townships, Monroe County, Pennsylvania, scale 1 inch - 100 feet, March 1969" as prepared by Metro Engineers, Inc., Stroudsburg, Penna., said map being recorded in the Office of the Recorder of Deeds in Stroudsburg, PA in and for the County of Monroe in Plat Book Volume 12, on page 67 and more particularly described as follows:

Beginning at a point on the Northwesterly side of Hearth Stone Circle, as shown on the above captioned map, said point being a corner common to Lots 50 and 51, thence 1) along the Northwesterly side of said road, South 67 12 minutes West, 135.00 feet to a point, a corner common to Lots 49 and 50, thence 3) along said Lot 43, North 67 East 135.00 feet to a point on line of Lot 42, a corner common to Lots 43 and 50, thence 4) along said Lot 42 and also along Lot 51, South 22 40 minutes East, 163.24 feet to the place of beginning.

TOGETHER with and under and subject to all of the rights, obligations and responsibilities as set forth in the restrictive Covenants as appear in the chain of title.

UNDER AND SUBJECT TO all of the rights, privileges, easements, covenants, conditions and restrictions, which shall run with the land as appear in the china of title.

TITLE TO SAID PREMISES VESTED IN Andrew T. Porter and Deborah A. Porter, h/w, by Deed from Linda M. Gross, widow, dated 12/04/2008, recorded 12/29/2008 in Book 2346, Page 7758.

TAX CODE: 08/1B/1/12

TAX PIN: 08637104841510

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

ANDREW T. PORTER
DEBORAH A. PORTER

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOHN MICHAEL KOLEJNIK,
Esquire

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Jan. 3, 10, 17

PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 974 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

Parcel I
ALL THAT CERTAIN lot, piece or parcel of land situate in the **Township of Chestnut Hill**, County of Monroe, Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a point on the south side of Hickory Lane, said point being the following (4) courses and distances from the Southwest corner of Hickory Lane and Maple Lane (1) South 31° 28' 22" East 3.38 feet (2) North 58° 31' 38" East 19.93 feet (3) around a curve to the right with a radius of 60.23 feet, an arc length of 86.99 feet (4) North 51° 16' 34" East 97.45'; thence along the south side of Hickory Lane the following two (2) courses and distances (1) North 51° 16' 34" East 64.62 feet to a point; (2) around a curve to the left with a radius of 18 feet, an arc length of 2.06 feet to a point; thence along land of the Weir Lake Development Company South 44° 38' 23" East 60.13 feet to a point; thence along the line between Lot # 51 and Lots # 65 and 66 South 22° 48' 40" West 30.39 feet to a point; thence along the line between Lot # 52 and Lots #64 and 65 South 26° 00' 56" West 44.95 feet to a point; thence along the line between Lot #52 and Lot 53 North 42° 05' 52" West 93.52 feet to the place of beginning.

Containing 5,266 square feet of land more or less. Being Lots # 51 and # 52 as shown on the Plan of Wier Lake Development Company, prepared by T & T Associates, dated September 3, 1976 and recorded in Plan Book 30, at page 87.

UNDER AND SUBJECT to all existing restrictive covenants and conditions of record.

PARCEL NO. 02/9D/1/136

PIN NO. 02624818306058

Title to said premises is vested in Eileen M. Cahill by deed from SCOTT W. MAZARICK AND ELIZABETH A. MAKARICK, HIS WIFE dated January 27, 2005 and recorded February 2, 2005 in Deed Book 2215, Page 1271.

Being Known As: Rd 3 B Hickory Lane, Kunkletown, Chestnut Hill, Monroe County, PA 18058

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:
LEONARD NEUHAUS, JR.

EILEEN CAHILL

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
TERRENCE J. MCCABE, Esquire

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Jan. 3, 10, 17

PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9754 CIVIL 2010, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot or parcel of land situate in the **Township of Middle Smithfield**, County of Monroe and State of Pennsylvania, designated as Lot 106 on a map of Section One of Timber Mountain as recorded in the Office for the Recording of Deeds, etc., in and for the County of Monroe at Stroudsburg, Penna. in map file 58-319.

UNDER AND SUBJECT to the covenants, conditions and restrictions of record.

UNDER AND SUBJECT to Declaration of Covenants and Restrictions pertaining to land known as Timber Mountain - Section One, as recorded in Record Book Volume 1661, page 1144, &c., dated January 9, 1989.

TITLE TO SAID PREMISES VESTED IN Bobbie J. BOWENS-RENARD, an adult individual, by Deed from Timber Mountain Estates, Inc., a Pennsylvania Corporation, dated 10/27/2004, recorded 11/08/2004 in Book 2207, Page 1332.

TAX CODE: 09/12/18-10

TAX PIN: 09733600228221

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: BOBBIE J. BOWENS-RENARD
TO ALL PARTIES IN INTEREST AND CLAIMANTS:

"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
JOHN MICHAEL KOLEJNIK,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Jan. 3, 10, 17

PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 980 CIVIL 2012, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot, parcel or piece of ground situate in the **Township of Price**, County of Monroe and State of Pennsylvania, being Lot 11, Phase 2, set forth on the "Plotting of Dancing Ridge Estates, Middle Smithfield Township and Price Township, Monroe County, Pennsylvania, made by Frank J. Smith, jr., Professional Land Surveyors", dated August 16, 2004 and in the Office for the Recording of Deeds, etc., Stroudsburg, Monroe County, Pennsylvania, in Plot Book Volume 77, page 210.

BEING THE SAME PREMISES which LTS Development, LLC, by deed dated 11/19/2007 and recorded 12/26/2007 in Book 2323 Page 9287 conveyed to Michael P. Fiorenza and Mary Fiorenza, husband and wife, and Theresa Fiorenza, the marital unit of Michael P. Fiorenza and Mary Fiorenza, husband and wife, to hold ½ interest as tenants by the entireties and Theresa Fiorenza to hold ½ interest as between the said parties title shall be held as joint tenants with right of survivorship.

Pin #: 14730400694147

Tax Code #: 14/98889

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: MARY FIORENZA
TERESA FIORENZA

MICHAEL P. FIORENZA
MORTGAGOR(S) AND RECORD OWNER(S)

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the

Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
Sheriff of Monroe County
Pennsylvania
DAVID FEIN,
ESQUIRE

Sheriff's Office
Stroudsburg, Penna.
Barry J. Cohen, Sheriff's Solicitor
PR - Jan. 3, 10, 17

PUBLIC NOTICE
SHERIFF'S SALE
OF VALUABLE
REAL ESTATE

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9916 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

THURSDAY, JANUARY 30, 2014
AT 10:00 A.M.

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST...WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

THE FOLLOWING LANDS and property, together with all improvements located thereon, lying in the County of Monroe, State of Pennsylvania, to-wit: ALL THAT CERTAIN, Lot, parcel or piece of land situate in the **Township of Smithfield**, County of Monroe and Commonwealth of Pennsylvania, being Lot Nos. 13 and 14, Block D, on a map entitled Whispering Hills Estates as recorded in the Office of the Recorder of Deeds in Plat Book 10, Page 119 and Plat Book 47, Page 39. Being all of Lots Nos. 13 and 14, Block D, Whispering Hills Estates and it is intended that these two Lots are to be considered as one building site and that one single family residence may be constructed on the combined lots.

TITLE TO SAID PREMISES VESTED IN Joseph D. Gigante and Sheila Gigante, husband and wife as Joint tenants with rights of survivorship and not as tenants in common by deed of Joseph D. Gigante and Sheila Gigante, husband and wife to dated 02/23/2004 and recorded 3/29/2004 in Book 2185 Page 5789.

TAX CODE: 16/6C/1/48

TAX PIN: 16731304533281

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: JOSEPH D. GIGANTE
A/K/A JOSEPH GIGANTE

SHELIA GIGANTE
A/K/A SHEILA GIGANTE

TO ALL PARTIES IN INTEREST AND CLAIMANTS:
"All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance there-

with will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
 JOHN MICHAEL KOLEŚNIK,
 ESQUIRE

Sheriff's Office
 Stroudsburg, Penna.
 Barry J. Cohen, Sheriff's Solicitor
 PR - Jan. 3, 10, 17

PR - Jan. 3, 10, 17

**PUBLIC NOTICE
 SHERIFF'S SALE
 OF VALUABLE
 REAL ESTATE**

By virtue of a certain Writ of Execution (Mortgage Foreclosure) issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 9939 CIVIL 2011, I, Todd A. Martin, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to public sale in the Monroe County Courthouse, Stroudsburg, Monroe County, Pennsylvania on:

**THURSDAY, JANUARY 30, 2014
 AT 10:00 A.M.**

PURCHASERS MUST IMMEDIATELY PAY 10% OF PURCHASE PRICE OR SHERIFF'S COST..WHICHEVER IS HIGHER BY CASHIERS CHECK OR CASH

ALL THAT CERTAIN lot, parcel of piece of land situate, lying and being in the **Township of Coolbaugh**, County of Monroe and State of Pennsylvania, more particularly described as Lot No. 2015, Section 4, as shown on "Plotting of Pocono Farms - East, Coolbaugh Township, Monroe County, Pennsylvania, made by Achterman Associates: and recorded in Plot Book No. 17, Page 119.

UNDER AND SUBJECT to all restrictions, conditions and covenants as appear in Monroe County Deed Book Volume 543, Page 235.

TITLE TO SAID PREMISES VESTED IN Henry D. Rivas, a single man and Ivelissa S. Ortiz, a single woman, as joint tenants with the right of survivorship and not as tenants in common, by Deed from Gary D. Slaymaker and Cheryl A. Slaymaker, h/w, dated 02/13/2007, recorded 02/21/2007 in Book 2297, Page 1671.

TAX CODE: 03/4D/1/336

TAX PIN: 03636601281702

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF:

**HENRY RIVAS
 A/K/A HENRY D. RIVAS
 IVELISSE S. ORTIZ**

TO ALL PARTIES IN INTEREST AND CLAIMANTS: "All Property Owners' Associations (POA) who wish to collect the most recent six months unpaid dues in accordance with their statutory lien under the Uniform Planned Community Act of 68 PA. C.S.A. 5315(b)(2)(ii) must provide the Sheriff's Office at least two weeks before the Sheriff's Sale with written notification of the amount of the lien and state that "such amount is for the past six months prior to the Sheriff's Sale only." Any sale which does not receive such notification from a POA will not be collected at the time of Sheriff's Sale."

A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Todd A. Martin
 Sheriff of Monroe County
 Pennsylvania
 JOHN MICHAEL KOLEŚNIK,
 Esquire

Sheriff's Office
 Stroudsburg, Penna.
 Barry J. Cohen, Sheriff's Solicitor