

## LEGAL NOTICES

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

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### ESTATE NOTICES

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

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### ESTATE NOTICE

ESTATE OF:  
Kimberly M. Mitchell  
LATE OF:  
Lehman Township, Pike County  
DIED: 8/28/2013  
ADMINISTRATOR:  
Richard Mitchell  
Representatives' Address:  
2196 Cardinal Drive  
Bushkill, PA 18324  
ATTORNEY:  
Kari E. Mellinger, Esquire  
R.J. Marzella & Associates  
Attorney's Address:  
3513 North Front Street  
Harrisburg, PA 17110  
07/25/14 • 08/01/14 • **08/08/14**

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### ESTATE NOTICE

Estate of Ann R. Cloud,  
deceased, late of Pike 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: Stephen McLean or Ann McLean, Administrators or to their attorney:

Charles F. Lieberman, Esq.  
400 Broad Street  
Milford, PA 18337  
07/25/14 • 08/01/14 • **08/08/14**

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### EXECUTRIX'S NOTICE

ESTATE OF Ethel Marie Fean late of Milford, Pike County, Pennsylvania, deceased.

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

Patricia M. Greeves  
139 Firetower Rd.  
Milford, PA 18337  
Executrix

08/01/14 • **08/08/14** • 08/15/14

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### ESTATE NOTICE

Estate of J. RICHARD HUNTER, late of the Town of Tafton, Pike County, Pennsylvania, deceased on May 13, 2014.

LETTERS  
TESTAMENTARY in the  
above named Estate having been

granted to the undersigned, who requests all persons indebted to the Estate to make immediate payment and those having claims against the Estate are directed to present the same without delay to the undersigned or his attorney with four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of PIKE 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.

George O. Hunter, Executor  
c/o Lara Anne Dodsworth, Esq.  
John J. Schneider, Esq.

115 Steele Lane, Suite 1  
Milford, Pennsylvania 18337

08/01/14 • 08/08/14 • 08/15/14

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### ESTATE NOTICE

Estate of Betty Comis, also known as Elizabeth A. Comis, late of Milford, Pike County, Pennsylvania.

Letters Testamentary on the above estate having been granted to Jane Ridley, all persons indebted to the said estate are requested to make payment, and those having claims to present the same without delay to her attorney, Joseph Kosierowski of Ridley, Chuff, Kosierowski & Scanlon, P.C., 400 Broad Street, 2nd Floor, Milford, PA 18337.

08/01/14 • 08/08/14 • 08/15/14

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### EXECUTRIX'S NOTICE

ESTATE OF C. GRANT SMITH late 1149 Hemlock Farms, Hawley PA 18428, Pike

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

Nansi Bauman  
c/o Nansi Lent  
9 Somers Drive  
Rhinebeck, NY 12572

08/08/14 • 08/15/14 • 08/22/14

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### SHERIFF SALES

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

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### SHERIFF SALE

**August 20, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 71-2014r SURJUDGEMENT NO. 71-2014 AT THE SUIT OF Nationstar Mortgage, LLC vs Aida Edmondson and Jeremiah Edmondson aka Jeremiah Edmonson, JR. DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY

August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

All That Certain lot or lots,  
parcel of piece of ground situate  
in Lehman Township, Pike  
County, Pennsylvania, being lot  
or lots #336, Section #20, as is  
more particularly set forth on  
the Plot Map of Lehman-Pike  
Development Corporation, Saw  
Creek Estates, as same is duly  
recorded in the Office for the  
Recording of Deeds, Milford,  
Pike County, Pennsylvania in  
Plot Book Volume 13, Page 85.

Tax Map ID#: 192.01-02-52

Property Address: 336 Saunders  
Drive, Bushkill, PA 18324

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Aida Edmondson and  
Jeremiah Edmondson aka  
Jeremiah Edmonson, JR.  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$215,010.97,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE

ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES  
AND CLAIMANTS IS  
HEREBY GIVEN THAT  
A SCHEDULE OF  
DISTRIBUTION WILL BE  
FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS  
THE PROPERTY OF  
Aida Edmondson and  
Jeremiah Edmondson aka  
Jeremiah Edmonson, JR.  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$215,010.97 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
KML Law Group  
701 Market Street  
Philadelphia, PA 19106-1532  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**  
**August 20, 2014**  
BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT OF  
COMMON PLEAS, PIKE  
COUNTY, CIVIL DIVISION,  
TO EXECUTION NO  
108-2014r SUR JUDGEMENT  
NO. 108-2014 AT THE

SUIT OF U.S. Bank. National Association, as Trustee for the Holders of the Specialty Underwriting and Residential Finance Trust, Mortgage loan Asset-Backed Certificates, Series 2007-BC1 vs Angela C. Moffett and Charnett M. Moffett DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY August 20, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

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

LOT NO. 47, Block IV, Hemlock Farms Community, Stage XXXIX, as shown on Plat Hemlock Farms Community, Laurel Ridge, Stage XXXIX, recorded in the Office of the Recorder of Pike County in Plat Book 6, Page 188, on the 10th day of August, 1968.

TAX PARCEL # 107.03-09-07

BEING KNOWN AS: 139 Blue Stone Drive, Hawley, PA 18428

THE SALE IS MADE BY

VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Angela C. Moffett and Charnett M. Moffett DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$507,367.93, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Angela C. Moffett and Charnett M. Moffett DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$507,367.93 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
KML Law Group  
701 Market Street  
Philadelphia, PA 19106  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION  
ISSUED OUT OF THE  
COURT OF COMMON  
PLEAS, PIKE COUNTY,  
CIVIL DIVISION, TO  
EXECUTION NO230-2014r  
SUR JUDGEMENT NO.  
230-2014 AT THE SUIT OF  
US Bank National Association,  
as trustee for Sasco Mortgage  
loan Trust 2005-WF4 vs Hector  
Rodriguez DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
NO. 230-2014-CIVIL  
US BANK NATIONAL  
ASSOCIATION, AS  
TRUSTEE FOR SASCO  
MORTGAGE LOAN TRUST  
2005-WF4  
v.  
HECTOR RODRIGUEZ

owner(s) of property situate  
in LEHMAN TOWNSHIP,  
PIKE County, Pennsylvania,  
being  
97 RAVENHILL ROAD,  
TAMIMENT, PA 18371  
Parcel No. 188.03-04-21-  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$153,574.36  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Hector Rodriguez  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$153,574.36,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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

SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Hector Rodriguez DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$153,574.36 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd, Ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**  
**August 20, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 270-2012r SUR JUDGEMENT NO. 270-2012 AT THE SUIT OF Wells Fargo Bank, NA vs Sarah Jacobus aka Sarah B. Jacobus aka Sarah L. Jacobus DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY August 20, 2014 at 11:00 AM

PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 270-2012  
WELLS FARGO BANK, N.A.  
v.

SARAH JACOBUS A/K/A  
SARAH B. JACOBUS A/K/A  
SARAH L. JACOBUS

owner(s) of property situate in the TOWNSHIP OF DINGMAN, PIKE County, Pennsylvania, being  
126 OLD MILL DRIVE,  
SHOHOLA, PA 18458-3634  
Parcel No. 094.00-01-33  
(Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$186,478.79  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Sarah Jacobus aka Sarah B. Jacobus aka Sarah L. Jacobus DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$186,478.79, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES

UNLESS OTHERWISE  
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES  
AND CLAIMANTS IS  
HEREBY GIVEN THAT  
A SCHEDULE OF  
DISTRIBUTION WILL BE  
FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Sarah Jacobus  
aka Sarah B. Jacobus aka Sarah  
L. Jacobus DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$186,478.79 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Federman & Phelan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 399-2013r SUR

JUDGEMENT NO. 399-2013  
AT THE SUIT OF Bank of  
America, NA vs Dulce Maria  
Garriga DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 399-2013-CV  
BANK OF AMERICA, N.A.  
v.  
DULCE MARIA GARRIGA  
owner(s) of property situate  
in the LACKAWAXEN  
TOWNSHIP, PIKE County,  
Pennsylvania, being  
230 EAGLE ROCK ROAD,  
LACKAWAXEN, PA  
18435-7726  
Parcel No. 013.04-02-49  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$124,049.27  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Dulce Maria Garriga  
DEFENDANTS, OWNER,

OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$124,049.27, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Dulce Maria Garriga DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$124,049.27 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 427-2013r SUR JUDGEMENT NO. 427-2013 AT THE SUIT OF Everbank vs Keith J. Zdziarski DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY August 20, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 427-2013  
EVERBANK

v.

KEITH J. ZDZIARSKI  
owner(s) of property situate in the LEHMAN TOWNSHIP, PIKE County, Pennsylvania, being  
LOT 175 STAGE 7 PINE RIDGE, A/K/A 1277 PINE RIDGE, BUSHKILL, PA 18324

Parcel No. 06-0-039431  
(Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$152,265.17  
Attorneys for Plaintiff  
Phelan Hallinan, LLP



THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Keith J. Zdziarski DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$152,265.17, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Keith J. Zdziarski DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$152,265.17 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan Hallinan  
1617 JFK Blvd., Ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 644-2013r SUR JUDGEMENT NO. 644-2013 AT THE SUIT OF Bank of America, NA successor by Merger to BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing, LP vs Elias Velasquez amd Marcos Velasquez DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY August 20, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 644-2013  
BANK OF AMERICA, N.A.,  
SUCCESSOR BY MERGER  
TO BAC HOME LOANS  
SERVICING, LP FKA

COUNTRYWIDE HOME  
LOANS SERVICING LP

v.

ELIAS VELASQUEZ  
MARCOS VELASQUEZ

owner(s) of property situate  
in the TOWNSHIP OF  
LEHMAN, PIKE County,  
Pennsylvania, being  
545 APPLEY DRIVE, A/K/A  
545 APPLEY COURT,  
BUSHKILL, PA 18324  
Parcel No. 192.03-03-65  
(Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount, \$130,426.65  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Elias Velasquez  
amd Marcos Velasquez  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$130,426.65,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES  
AND CLAIMANTS IS  
HEREBY GIVEN THAT

A SCHEDULE OF  
DISTRIBUTION WILL BE  
FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS  
THE PROPERTY OF  
Elias Velasquez amd Marcos  
Velasquez DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$130,426.65 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan Hallinan  
1617 JFK Blvd., Ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT OF  
COMMON PLEAS, PIKE  
COUNTY, CIVIL DIVISION,  
TO EXECUTION NO  
735-2012r SUR JUDGEMENT  
NO. 735-2012 AT THE  
SUIT OF Wells Fargo  
Bank, successor by Merger to  
Wachovia Bank, NA vs Edward  
Mordenti DEFENDANTS,  
I WILL EXPOSE TO

SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

ALL THAT CERTAIN  
PARCEL OF LAND  
SITUATE IN THE  
TOWNSHIP OF  
LACKAWAXEN,  
COUNTY OF PIKE AND  
COMMONWEALTH  
OF PENNSYLVANIA, IN  
THE TRACT KNOWN  
AS "FRIENDLY ACRES",  
SURVEYED BY GEORGE  
E. FERRIS, R.S., BEING  
MORE PARTICULARLY  
BOUNDED AND  
DESCRIBED AS FOLLOWS:

BEGINNING AT A  
POINT IN THE CENTER  
OF A CERTAIN FIFTY  
FOOT WIDE PRIVATE  
ROADWAY AND UTILITY  
RIGHT-OF-WAY OF  
THE TRACT KNOWN AS  
FRIENDLY ACRES, SAID  
POINT OF BEGINNING  
BEING A COMMON  
CORNER OF LOTS NOS.  
116 AND 117 IN LINE  
OF LOT NO. 5; THENCE  
ALONG THE COMMON  
LINE DIVIDING LOTS  
116 AND 117 NORTH  
SIXTY-SEVEN (67)  
DEGREES TWENTY-FIVE

(25) MINUTES EAST FOUR  
HUNDRED THIRTY (430)  
FEET TO A CORNER;  
SAID CORNER BEING  
THE COMMON CORNER  
OF LOTS NOS. 104, 105,  
116 AND 117; THENCE  
ALONG THE COMMON  
LINE DIVIDING LOTS  
NOS. 104 AND 117 SOUTH  
TWENTY-ONE (21)  
DEGREES FIFTY-NINE  
(59) MINUTES EAST  
ONE HUNDRED  
NINETY-EIGHT (198)  
FEET TO A CORNER,  
SAID CORNER BEING  
A COMMON CORNER  
OF LOTS NOS. 103, 104,  
117 AND 118; THENCE  
ALONG THE COMMON  
LINE DIVIDING LOTS  
NOS. 117 AND 118 SOUTH  
SIXTY-SEVEN (67)  
DEGREES TWENTY-FIVE  
(25) MINUTES WEST FOUR  
HUNDRED THIRTY (430)  
FEET TO A CORNER IN  
THE CENTER OF THE  
FIRST-MENTIONED  
PRIVATE ROADWAY AND  
UTILITY RIGHT-OF-WAY,  
SAID CORNER ALSO  
BEING IN LINE OF LOT  
NO. 4; THENCE ALONG  
THE COMMON LINE OF  
LOT NO. 117 WITH LOTS  
NOS. 4 AND 5 NORTH  
TWENTY-ONE (21)  
DEGREES FIFTY-NINE  
(59) MINUTES WEST  
ONE HUNDRED  
NINETY-EIGHT (198)  
FEET TO THE POINT AND  
PLACE OF BEGINNING.

BEING LOT NO. 117 OF  
THE TRACT KNOWN AS  
FRIENDLY ACRES.  
TAX MAP NO. 046.01-01-21

BEING THE SAME  
PREMISES WHICH  
RAYMOND STOLARSKI  
AND SHARON STOLARSKI  
CONVEYED TO EDWARD  
MORDENTI BY DEED  
DATED 02-02-05 AND  
RECORDED 02-15-05 IN  
RECORD BOOK 2094,  
PAGE 1587, PIKE COUNTY  
RECORDS.

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Edward Mordenti  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$135,539.76,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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

LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Edward  
Mordenti DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$135,539.76 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Linton, Distasio & Edwards  
1720 Mineral Spring Road  
PO Box 461  
Reading, PA 19603-0461  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT OF  
COMMON PLEAS, PIKE  
COUNTY, CIVIL DIVISION,  
TO EXECUTION NO  
812-2013r SUR JUDGEMENT  
NO. 812-2013 AT THE SUIT  
OF JPMorgan Chase Bank,  
NA vs Brian O'Grady aka  
Brian T. O'Grady and Renee  
Alvarez DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA

18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 812-2013

JPMORGAN CHASE BANK,  
N.A.

v.

BRIAN O'GRADY A/K/A  
BRIAN T. O'GRADY  
RENEE ALVAREZ

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

LOT 405 WATER FOREST  
DRIVE, A/K/A 187  
WATER FOREST DRIVE,  
DINGMANS FERRY, PA  
18328-3457

Parcel No. 136.02-02-56  
(Acreage or street address)

Improvements thereon:

RESIDENTIAL DWELLING

Judgment Amount: \$283,265.49

Attorneys for Plaintiff

Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA TO  
Brian O'Grady aka Brian T.  
O'Grady and Renee Alvarez  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE

AMOUNT OF \$283,265.49,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES  
AND CLAIMANTS IS  
HEREBY GIVEN THAT  
A SCHEDULE OF  
DISTRIBUTION WILL BE  
FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS  
THE PROPERTY OF  
Brian O'Grady aka Brian T.  
O'Grady and Renee Alvarez  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$283,265.49 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Federman & Phelan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**  
**August 20, 2014**  
BY VIRTUE OF WRIT

OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 859-2013r SUR  
JUDGEMENT NO. 859-2013  
AT THE SUIT OF U.S.  
Bank National Association,  
as Trustee for Structured  
Asset Securities Corporation  
Mortgage Pass-Through  
Certificates, Series 2006-AM1,  
by its Servicer Ocwen Loan  
Servicing, LLC vs Stewart  
C. Babcock and Deborah A.  
Babcock DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

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

Lot No. 2114, Section No.  
XVII, Conashaugh Lakes, as  
shown on plat or map recorded  
in the Office of the Recorder of  
Deeds of Pike County, in Plat  
Book 18, Page 123.  
Parcel #030067615

BEING KNOWN AS 4205

Conashaugh Lakes, Milford, PA  
18337

BEING THE SAME  
PREMISES which Paragon  
Properties Ltd., A Pennsylvania  
Corporation, by Deed dated  
October 4, 1990 and recorded  
October 9, 1990 in Book 0316  
Page 091 in the Office for the  
Recording of Deeds of Pike  
County conveyed unto Stewart  
C. Babcock and Deborah A.  
Babcock, his wife.

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Stewart C. Babcock  
and Deborah A. Babcock  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$237,000.31,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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

LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Stewart C. Babcock and Deborah A. Babcock DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$237,000.31 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Stern & Eisenberg  
1581 Main Street, Ste. 200  
Warrington, PA 18976  
07/25/14 · 08/01/14 · **08/08/14**

**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 865-2013r SUR JUDGEMENT NO. 865-2013 AT THE SUIT OF Bank of America, NA as successor by merger to BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing vs John W. Sargent DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION

BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY August 20, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 865-2013  
BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP

v.

JOHN W. SARGENT  
owner(s) of property situate in the TOWNSHIP OF LEHMAN, PIKE County, Pennsylvania, being 277 DOE LOOP, BUSHKILL, PA 18324  
Parcel No. 175.03-01-37  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$192,106.59  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO John W. Sargent DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A

JUDGMENT ON THE  
AMOUNT OF \$192,106.59,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES  
AND CLAIMANTS IS  
HEREBY GIVEN THAT  
A SCHEDULE OF  
DISTRIBUTION WILL BE  
FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF John W.  
Sargent DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$192,106.59 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Federman & Phelan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**  
**August 20, 2014**  
BY VIRTUE OF WRIT

OF EXECUTION  
ISSUED OUT OF THE  
COURT OF COMMON  
PLEAS, PIKE COUNTY,  
CIVIL DIVISION, TO  
EXECUTION NO903-2013r  
SUR JUDGEMENT NO.  
903-2013 AT THE SUIT  
OF JPMorgan Chase Bank,  
National Association vs Mary  
A. ScarPELLI DEFENDANT'S,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

SHORT DESCRIPTION  
By virtue of a Writ of Execution  
No. 903-2013-CIVIL  
JPMORGAN CHASE BANK,  
NATIONAL ASSOCIATION  
v.  
MARY A. SCARPELLI  
owner(s) of property situate  
in LEHMAN TOWNSHIP,  
PIKE County, Pennsylvania,  
being  
167 SAW CREEK EST  
A/K/A, 124 EDINBURGH  
ROAD, BUSHKILL, PA  
18324-9406  
Parcel No. 192.04-07-25 -  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$56,278.48  
Attorneys for Plaintiff  
Phelan Hallinan, LLP



THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Mary A. Scarpelli DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$56,278.48, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Mary A. Scarpelli DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$56,278.48 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 945-2013r SUR JUDGEMENT NO. 945-2013 AT THE SUIT OF Green Tree Servicing, LLC vs Amy M. Rosenthal DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY August 20, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 945-2013 GREEN TREE SERVICING LLC  
v.  
AMY M. ROSENTHAL  
owner(s) of property situate in DINGMAN TOWNSHIP, PIKE County, Pennsylvania, being

3816 SUNRISE LAKE, A/K/A  
172 WILD MEADOW  
DRIVE, MILFORD, PA  
18337-6414  
Parcel No. 108.00-01-86-  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$88,748.48  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Amy M. Rosenthal  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$88,748.48,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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

MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Amy M.  
Rosenthal DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$88,748.48 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**  
**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1099-2013r SUR  
JUDGEMENT NO. 1099-2013  
AT THE SUIT OF Bank of  
America, NA as successor by  
merger to BAC Home Loans  
Servicing, LP fka Countrywide  
Home Loans Servicing, LP vs  
George A. Vaccaro and Robyn  
Vaccaro DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY

August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution  
No. 1099-2013-CV  
BANK OF AMERICA,  
N.A., AS SUCCESSOR BY  
MERGER TO BAC HOME  
LOANS SERVICING, LP  
F/K/A COUNTRYWIDE  
HOME LOANS SERVICING,  
LP

v.

GEORGE A. VACCARO  
ROBYN VACCARO

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

227 RAVENHILL ROAD,  
F/K/A 65 RAVENHILL  
ROAD, TAMIMENT, PA  
18371

Parcel No. 188.03-04-57-  
(Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$184,329.95

Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA TO  
George A. Vaccaro and Robyn  
Vaccaro DEFENDANTS,  
OWNER, OR REPUTED  
OWNERS OF THE  
AFORESAID REAL  
PROPERTY FOR

EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$184,329.95,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES  
AND CLAIMANTS IS  
HEREBY GIVEN THAT  
A SCHEDULE OF  
DISTRIBUTION WILL BE  
FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF George A.  
Vaccaro and Robyn Vaccaro  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$184,329.95 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., ste. 1400  
1Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION  
ISSUED OUT OF THE  
COURT OF COMMON  
PLEAS, PIKE COUNTY,  
CIVIL DIVISION, TO  
EXECUTION NO 1175-2013r  
SUR JUDGEMENT NO.  
1175-2013 AT THE SUIT  
OF Nationstar Mortgage,  
LLC vs Richard A. Hall and  
Shirley Hall DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

LEGAL DESCRIPTION  
ALL THAT CERTAIN lot,  
piece or parcel of land situate,  
lying and being in the Township  
of Blooming Grove, County of  
Pike and State of Pennsylvania,  
more particularly described  
as Lot 9, Block XXXVII,  
Hemlock Farms Community,  
Stage IVB, recorded in the  
Office of the recorder of Deeds  
of Pike County in Plat Book  
4, Page 223, on the 34d day of  
November 1965.

PARCEL No. 037384

BEING known and numbered as  
416 Forest Drive, Lords Valley,

PA, 18428.

BEING the same premises  
which STUART E.  
WILLIAMS, JR. AND JOAN  
A. WILLIAMS, TRUSTEES  
OF THE WILLIAM  
REVOCABLE TRUST  
DATED NOVEMBER 6,  
2000, by Deed dated October  
10, 2008 and recorded October  
14, 2008 in and for Pike County,  
Pennsylvania, in Deed Book  
Volume 2291, Page 1049,  
granted and conveyed unto  
Richard A. Hall and Shirley  
Hall his wife, as tenants by the  
entirety

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA TO  
Richard A. Hall and Shirley Hall  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$182,820.15,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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

FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DA YS AFTER  
THE SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Richard  
A. Hall and Shirley Hall  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$182,820.15 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Zucker Goldberg & Ackerman  
200 Sheffield Street, Ste. 101  
Mountainside, NJ 07092  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1231-2006r SUR  
JUDGEMENT NO.1231-2006  
AT THE SUIT OF U.S.  
Bank National Association, as  
Trustee, successor in interest  
to Bank of America, National  
Association, as trustee,  
successor by merger to LaSalle  
Bank National Association,  
as Trustee for Wells Fargo  
Home Equity Trust Mortgage

Pass-Through Certificates,  
Series 2004-1 vs Janet R.  
Blythe DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 1231-2006-CV  
U.S. BANK NATIONAL  
ASSOCIATION, AS  
TRUSTEE, SUCCESSOR  
IN INTEREST TO BANK  
OF AMERICA, NATIONAL  
ASSOCIATION, AS  
TRUSTEE, SUCCESSOR  
BY MERGER TO LASALLE  
BANK NATIONAL  
ASSOCIATION, AS  
TRUSTEE FOR WELLS  
FARGO HOME EQUITY  
TRUST MORTGAGE  
PASS-THROUGH  
CERTIFICATES, SERIES  
2004-1

v.  
JANET R. BLYTHE  
owner(s) of property situate  
in the TOWNSHIP OF  
LEHMAN, PIKE County,  
Pennsylvania, being  
2456 SHANNON COURT,  
BUSHKILL, PA 18324  
Parcel No. 196.02-01-15  
(Acreage or street address)  
Improvements thereon:

RESIDENTIAL DWELLING  
Judgment Amount: \$347,378.21  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Janet R. Blythe  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$347,378.21,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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

OWNERS TO COLLECT  
\$347,378.21 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan Hallinan  
1617 JFK Blvd., Ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1265-2013r SUR  
JUDGEMENT NO. 1265-2013  
AT THE SUIT OF Nationstar  
Mortgage, LLC vs Rosa  
Lopez DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 1265-2013  
NATIONSTAR  
MORTGAGE, LLC  
v.

ROSA LOPEZ  
owner(s) of property situate  
in the DELAWARE  
TOWNSHIP, PIKE County,  
Pennsylvania, being  
127 SNOWSHOE DRIVE,  
DINGMANS FERRY, PA  
18328-4042  
Parcel No. 176.01-02-06  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$84,676.56  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA TO  
Rosa Lopez DEFENDANTS,  
OWNER, OR REPUTED  
OWNERS OF THE  
AFORESAID REAL  
PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$84,676.56,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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

LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Rosa Lopez  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$84,676.56 PLUS  
COSTS AND INTEREST AS  
AFORESAID.  
PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1321-2012r SUR  
JUDGEMENT NO. 1321-2012  
AT THE SUIT OF PNC Bank.  
National Association s/b/m  
to National City Mortgage as  
division of National City Bank  
of Indiana vs Galina Chikerinets  
aka Galina Bartkova and  
Irina Chikerinets and Roman  
Chikerinets DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION

BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY August 20, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 1321-2012

PNC BANK, NATIONAL ASSOCIATION S/B/M TO NATIONAL CITY MORTGAGE A DIVISION OF NATIONAL CITY BANK OF INDIANA

v.

GALINA CHIKERINETS A/K/A GALINA BARTKOVA IRINA CHIKERINETS ROMAN CHIKERINETS

owner(s) of property situate in the TOWNSHIP OF LEHMAN, PIKE County, Pennsylvania, being 189 GOLD FINCH ROAD A/K/A 423, RANCLAND A/K/A 612 GOLD FINCH ROAD, BUSHKILL, PA 18324 Parcel No. 182.04-05-39- (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$266,114.24 Attorneys for Plaintiff Phelan Hallinan, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Galina Chikerinets aka Galina Bartkova and Irina Chikerinets

and Roman Chikerinets DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$266,114.24, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Galina Chikerinets aka Galina Bartkova and Irina Chikerinets and Roman Chikerinets DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$266,114.24 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan



1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1348-2012r SUR  
JUDGEMENT NO. 1348-2012  
AT THE SUIT OF Wells Fargo  
Bank, NA vs Todd B. Eder and  
Lois A. Eder DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 1348-2012  
WELLS FARGO BANK, N.A.  
v.  
TODD B. EDER  
LOIS A. EDER  
owner(s) of property situate  
in BLOOMING GROVE  
TOWNSHIP, PIKE County,  
Pennsylvania, being  
811 VISALIA COURT,  
HAWLEY, PA 18428  
Parcel No. 120.03-01-56 -  
(Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$277,301.46  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA TO  
Todd B. Eder and Lois A. Eder  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$277,301.46,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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

DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$277,301.46 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1349-2013r SUR  
JUDGEMENT NO. 1349-2013  
AT THE SUIT OF Everbank,  
successor by merger to Everhome  
Mortgage Company vs Robert  
Stelmack DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 1349-2013  
EVERBANK, SUCCESSOR

BY MERGER TO  
EVERHOME MORTGAGE  
COMPANY

v.

ROBERT STELMACK  
owner(s) of property situate  
in LEHMAN TOWNSHIP,  
PIKE County, Pennsylvania,  
being  
RR2 BOX 70, 18-6 NORTH  
COURT A/K/A, 109 NORTH  
COURT, BUSHKILL, PA  
18324

Parcel No. 197.03-01-41.001-  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$91,290.44  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Robert Stelmack  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$91,220.44,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES  
AND CLAIMANTS IS  
HEREBY GIVEN THAT

A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Robert Stelmack DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$91,220.44 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., ste. 1400  
1Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1384-2013r SUR JUDGEMENT NO. 1384-2013 AT THE SUIT OF Wells Fargo Bank. NA vs Crystal Kidd and Andrew Kidd, JR. DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC

VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY August 20, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 1384-2013-CV WELLS FARGO BANK, N.A. v.

CRYSTAL KIDD  
ANDREW KIDD, JR  
owner(s) of property situate in DINGMAN TOWNSHIP, PIKE County, Pennsylvania, being

162 COLUMBINE LANE, MILFORD, PA 18337-7128  
Parcel No. 111.03-05-87-  
(Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$179,967.37  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Crystal Kidd and Andrew Kidd, JR. DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE

AMOUNT OF \$179,967.37,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES  
AND CLAIMANTS IS  
HEREBY GIVEN THAT  
A SCHEDULE OF  
DISTRIBUTION WILL BE  
FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Crystal  
Kidd and Andrew Kidd, JR.  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$179,967.37 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Fедerman & Phelan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**  
**August 20, 2014**  
BY VIRTUE OF WRIT  
OF EXECUTION ISSUED

OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO1395-2013r SUR  
JUDGEMENT NO. 1395-2013  
AT THE SUIT OF US  
Bank National Association, as  
Trustee for Structured Asset  
Securities Corporation Mortgage  
Pass-Through Certificates,  
Series 2006-GEL4 vs June  
Hazzard DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

SHORT DESCRIPTION  
By virtue of a Writ of Execution  
No. 1395-2013  
US BANK NATIONAL  
ASSOCIATION,  
AS TRUSTEE FOR  
STRUCTURED  
ASSET SECURITIES  
CORPORATION  
MORTGAGE  
PASS-THROUGH  
CERTIFICATES, SERIES  
2006-GEL4  
v.  
JUNE HAZZARD  
owner(s) of property situate  
in LEHMAN TOWNSHIP,  
PIKE County, Pennsylvania,  
being  
30 DEPUE CIRCLE A/K/A

158 DEPUE CIR, A/K/A  
3018 DEPUE CIRCLE,  
BUSHKILL, PA 18324  
Parcel No. 188.02-02-14  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$150,569.15  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO June Hazzard  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$150,569.15,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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

WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF June Hazzard  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$150,569.15 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan Hallinan  
1617 JFK Blvd., Ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**  
**August 20, 2014**  
BY VIRTUE OF WRIT  
OF EXECUTION  
ISSUED OUT OF THE  
COURT OF COMMON  
PLEAS, PIKE COUNTY,  
CIVIL DIVISION, TO  
EXECUTION NO 1403-2012r  
SUR JUDGEMENT NO.  
1403-2012 AT THE SUIT  
OF Deutsche Bank National  
Trust Company as Trustee for  
Morgan Stanley ABS Capital  
I Inc. Trust 2006-HE8,  
Mortgage pass-Through  
Certificates, Series 2006-HE8  
vs Rachel Ganly and Jason  
M. Ganly DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY

August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution  
No. 1403-2012-CIVIL  
DEUTSCHE BANK  
NATIONAL TRUST  
COMPANY AS TRUSTEE  
FOR MORGAN STANLEY  
ABS CAPITAL I INC. TRUST  
2006-HE8, MORTGAGE  
PASS-THROUGH  
CERTIFICATES, SERIES  
2006-HE8

v.

RACHEL GANLY  
JASON M. GANLY  
owner(s) of property situate in  
DELAWARE TOWNSHIP,  
PIKE County, Pennsylvania,  
being  
138 HEATHER HILL ROAD,  
DINGMANS FERRY, PA  
18328-4162

Parcel No. 175.02-09-08 -  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$147,441.98  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA TO  
Rachel Ganly and Jason M.  
Ganly DEFENDANTS,  
OWNER, OR REPUTED  
OWNERS OF THE  
AFORESAID REAL

PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$147,441.98,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES  
AND CLAIMANTS IS  
HEREBY GIVEN THAT  
A SCHEDULE OF  
DISTRIBUTION WILL BE  
FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Rachel  
Ganly and Jason M. Ganly  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$147,441.98 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1449-2013r SUR  
JUDGEMENT NO. 1449-2013  
AT THE SUIT OF Deutsche  
Bank National Trust Company,  
as Trustee for NovaStar  
Mortgage Funding Trust,  
Series 2006-4 NovaStar home  
Equity Loan Asset-Backed  
Certificates, Series 2006-4 vs  
Emmanuel Castillo and Evelyn  
Castillo DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

ALL THAT CERTAIN lot,  
parcel or piece of ground situate  
in Lehman Township, Pike  
County, Pennsylvania, being Lot  
Number 3520, Section no. 37,  
on Plan of Lots of Development  
known as Saw Creek Estates,  
recorded in the Recorder's  
Office in and for Pike County  
at Milford, Pennsylvania in Plot  
Book Volume 34, pages 112,  
113, 114, 115, 116 and 117 and  
Plot Book 36, page 12.

BEING KNOWN AS: 3520  
Bedford Drive, Bushkill, PA  
18324

PROPERTY ID NO.:  
197.01-03-76

TITLE TO SAID PREMISES  
IS VESTED IN Emmanuel  
Castillo and Evelyn Castillo  
BY DEED FROM Kalian at  
Poconos, LLC, a new jersey  
Limited Liability Company  
DATED 07/31/2006  
RECORDED 08/03/2006 IN  
DEED BOOK 2188 PAGE  
689.

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Emmanuel Castillo  
and Evelyn Castillo  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$327,936.62,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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

FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Emmanuel  
Castillo and Evelyn Castillo  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$327,936.62 PLUS  
COSTS AND INTEREST AS  
AFORESAID.  
PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Udren Law Offices  
111 Woodcrest Road, Ste. 200  
Cherry Hill, NJ 08003-3620  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1450-2013r SUR  
JUDGEMENT NO. 1450-2013  
AT THE SUIT OF Bank of  
America, NA as successor by  
merger to BAC Home Loans  
Servicing, LP fka Countrywide  
Home Loans Servicing, LP  
vs Izabella Rodina and Igor  
Katsevman DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY

IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. CIVIL-1450-2013  
BANK OF AMERICA,  
N.A., AS SUCCESSOR BY  
MERGER TO BAC HOME  
LOANS SERVICING, LP  
F/K/A COUNTRYWIDE  
HOME LOANS SERVICING,  
LP

v.

IZABELLA RODINA  
IGOR KA TSEVMAN  
owner(s) of property situate in  
DELAWARE TOWNSHIP,  
PIKE County, Pennsylvania,  
being  
114 SNOWSHOE DRIVE,  
DINGMANS FERRY, PA  
18328

Parcel No. 176.01-02-24 -  
(Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$203,572.89  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Izabella Rodina  
and Igor Katsevman



DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$203,572.89, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Izabella Rodina and Igor Katsevman DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$203,572.89 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
1 Penn CTR Plaza  
Philadelphia, PA 19103

07/25/14 · 08/01/14 · **08/08/14**

**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1451-2012r SUR JUDGEMENT NO. 1451-2012 AT THE SUIT OF Deutsche Bank National Trust Company, as Trustee for Morgan Stanley Capital I, Inc., Trust 2006-HE2, Mortgage Pass-Through Certificates, Series 2006-HE2 vs Patricia Silano and James Silano DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY August 20, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 1451-2012  
DEUTSCHE BANK  
NATIONAL TRUST  
COMPANY, AS TRUSTEE  
FOR MORGAN STANLEY  
CAPITAL I INC. TRUST  
2006-HE2, MORTGAGE  
PASS-THROUGH  
CERTIFICATES, SERIES  
2006-HE2  
v.

PATRICIA SILANO  
JAMES SILANO  
owner(s) of property situate in  
the PIKE County, Pennsylvania,  
being  
102 LONG RIVER DRIVE,  
HAWLEY, PA 18428  
PARCEL NO. 107.04-01-19 -  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$141,327.86  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA TO  
Patricia Silano and James Silano  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$141,327.86,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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

(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Patricia  
Silano and James Silano  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$141,327.86 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd, Ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**  
**August 20, 2014**  
BY VIRTUE OF WRIT  
OF EXECUTION  
ISSUED OUT OF THE  
COURT OF COMMON  
PLEAS, PIKE COUNTY,  
CIVIL DIVISION, TO  
EXECUTION NO 1465-2013r  
SUR JUDGEMENT NO.  
1465-2013 AT THE SUIT  
OF JPMorgan Chase Bank,  
National Association vs Arthur  
McCaw DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY

August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 1465-2013

JPMORGAN CHASE BANK,  
NATIONAL ASSOCIATION

v.

ARTHUR MCCAW

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

119 HAY ROAD, MILFORD,  
PA 18337-9020

Parcel No. 122.03-03-10 -  
(Acreage or street address)

Improvements thereon:

RESIDENTIAL DWELLING

Judgment Amount: \$183,702.30

Attorneys for Plaintiff

Phelan Hallinan, LLP

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

TO Arthur McCaw

DEFENDANTS, OWNER,

OR REPUTED OWNERS

OF THE AFORESAID

REAL PROPERTY FOR

EXECUTION UPON A

JUDGMENT ON THE

AMOUNT OF \$183,702.30,

PLUS COSTS & INTEREST.

THE SALE MADE

SUBJECT TO ALL PAST

DUE AND CURRENT

REAL ESTATE TAXES

UNLESS OTHERWISE

ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES

AND CLAIMANTS IS

HEREBY GIVEN THAT

A SCHEDULE OF

DISTRIBUTION WILL BE

FILED BY THE SHERIFF

ON A DATE SPECIFIED

BY THE SHERIFF NOT

LATER THAN THIRTY

(30) DAYS AFTER THE

SALE AND THAT

DISTRIBUTION WILL BE

MADE IN ACCORDANCE

WITH THAT SCHEDULE,

SEIZED AND TAKEN

IN EXECUTION AS THE

PROPERTY OF Arthur

McCaw DEFENDANTS,

OWNERS REPUTED

OWNERS TO COLLECT

\$183,702.30 PLUS COSTS

AND INTEREST AS

AFORESAID.

PHILIP BUEKI, SHERIFF

PIKE COUNTY,

PENNSYLVANIA

Phelan & Hallinan

1617 JFK Blvd., ste. 1400

1Penn Center Plaza

Philadelphia, PA 19103

07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT

OF EXECUTION ISSUED

OUT OF THE COURT

OF COMMON PLEAS,

PIKE COUNTY, CIVIL

DIVISION, TO EXECUTION

NO 1552-2013r SUR

JUDGEMENT NO.1552-2013

AT THE SUIT OF Wells

Fargo Bank, NA s/b/m Wells Fargo Home Mortgage, Inc. vs Mark D. Krauss and Karin L. Krauss DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY August 20, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 1552-2013-CIVIL WELLS FARGO BANK, N.A., S/B/M WELLS FARGO HOME MORTGAGE, INC. v.

MARK D. KRAUSS  
KARIN L. KRAUSS  
owner(s) of property situate in the LACKAWAXEN TOWNSHIP, PIKE County, Pennsylvania, being 165 TURKEY HILL ROAD, GREELEY, PA 18425-9667 Parcel No. 046.00-01-34 - (Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$152,882.69  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

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

Mark D. Krauss and Karin L. Krauss DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$152,882.69, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Mark D. Krauss and Karin L. Krauss DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$152,882.69 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400

1 Penn CTR Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION  
ISSUED OUT OF THE  
COURT OF COMMON  
PLEAS, PIKE COUNTY,  
CIVIL DIVISION, TO  
EXECUTION NO 1569-2013r  
SUR JUDGEMENT NO.  
1569-2013 AT THE SUIT  
OF JPMorgan Chase Bank,  
National Association vs Jason  
R. Dowd DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**LEGAL DESCRIPTION**

**TRACT I:**

ALL that certain parcel and  
piece of land situate in the  
Township of Lehman, Township  
of Pike, Commonwealth  
of Pennsylvania, more fully  
described as follows:

BEING shown and designated  
as Lot 33 on a certain map  
entitled "Plan of Lots; Rustic  
Acre Estates, Section 5, Lehman  
Township, Pike County, Penn

Scale 1" = 100; June 1971\*  
as prepared by Lawrence R.  
Bailey, Registered Surveyor,  
Stroudsburg, Penn., said map  
being recorded in the Office  
of the Recorder of Deeds in  
Milford, Penn., in and for the  
County of Pike in Plat Book  
Volume 8 on Page 248 and being  
more particularly described as  
follows:

BEGINNING at an iron pipe  
on the easterly side of Kangaroo  
Court as shown on the above  
captioned map, said point being  
a corner common to Lots 32 and  
33;

RUNNING THENCE (1)  
along the easterly side of said  
road in a northwesterly direction  
on a curve to the left having  
a radius of 188.51 feet an arc  
distance of 76.79 feet to an iron  
pipe, a corner common to Lots  
33 and 34;

THENCE (2) leaving said road  
and along said Lot 34 North 37  
degrees 49 minutes, 19 seconds  
east 120.00 feet to an iron pipe,  
a corner common of Lots 33, 34  
and 35;

THENCE (3) along said Lot  
35 North 64 degrees 27 minutes  
09 seconds East 90.56 feet to an  
iron pipe on line of lands of J.H.  
Buckman, Jr., a corner common  
to lots 33 and 35;

THENCE (4) along lands of  
said Buckman South 16 degrees  
03 minutes 14 seconds East  
120.00 feet to an iron pipe, a

corner common to Lots 32 and 33;

THENCE (5) along said lot 32 South 61 degrees 09 minutes 39 seconds West 158.61 feet to the point of BEGINNING.

CONTAINING 19,334 square feet, more or less.

UNDER AND SUBJECT to the covenants, restrictions as set forth more fully in Deed Book Volume 500 at Page 296.

TRACT 2:

ALL that certain parcel and piece of land situate in the Township of Lehman, County of Pike, Commonwealth of Pennsylvania, more fully described as follows:

BEING shown and designated as Lot 34 on a certain map entitled "Plan of Lots; Rustic Acre Estate; Section Five; Lehman Township, Pike County, PA, Scale 1" = 100', June 1971\* as prepared by Lawrence R. Bailey, Registered Surveyor, Stroudsburg, Penn., and more particularly described as follows:

BEGINNING at an iron pipe on the northeasterly side of Kangaroo Court, a corner common to Lots 33 and 34;

RUNNING THENCE (1) along the northeasterly side of said road. North 52 degrees 10 minutes 41 seconds West 125.00 feet to an iron pipe;

THENCE (2) along the same in a northerly direction on a curve to the right having a radius of 25.00 feet, an arc distance of 39.27 feet to an iron pipe on the southeasterly side of Evergreen Drive;

THENCE (3) along the southeasterly side of said Evergreen Drive, North 37 degrees 49 minutes 19 seconds West 95.00 feet to an iron pipe, a corner common to Lots 34 and 35;

THENCE (4) leaving said road and along said Lot 35, South 52 degrees 10 minutes 41 seconds East 150.00 feet to an iron pipe, a corner common to Lots 33, 34 and 35;

THENCE (5) along said Lot 33, South 37 degrees 49 minutes 19 seconds West 120.00 feet to the point of BEGINNING.

CONTAINING 17,865 square feet, more or less.

UNDER AND SUBJECT to the covenants, conditions and restrictions as set forth in Deed Book Volume 306, Page 143.

Being known as:  
62 KANGAROO  
COURT, BUSHKILL,  
PENNSYLVANIA 18324.

Title to said premises is vested in Jason R. Dowd by Deed from Raymond F. Dowd and Marilyn, Husband and Wife dated August 11, 2008 and recorded November

10, 2008 in Deed Book 2293,  
Page 1608.

TAX I.D. #: 06-041822

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Jason R. Dowd  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$176,162.87,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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

OWNERS TO COLLECT  
\$176,162.87 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
McCabe Weisberg & Conway  
123 South Broad Street, Ste.  
1400  
Philadelphia, PA 19109  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION  
ISSUED OUT OF THE  
COURT OF COMMON  
PLEAS, PIKE COUNTY,  
CIVIL DIVISION, TO  
EXECUTION NO 1587-2013r  
SUR JUDGEMENT NO.  
1587-2013 AT THE SUIT  
OF JPMorgan Chase Bank,  
National Association vs Patrick  
R. Garland and Eileen M.  
Garland DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 1587-2013-CV  
JPMORGAN CHASE BANK,

NATIONAL ASSOCIATION  
v.  
PATRICK R. GARLAND  
EILEEN M. GARLAND  
owner(s) of property situate  
in the TOWNSHIP OF  
DINGMAN, PIKE County,  
Pennsylvania, being  
133 GOLD KEY ROAD,  
MILFORD, PA 18337-5037  
Parcel No. 123.03-01-29 -  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$208,905.74  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Patrick R. Garland  
and Eileen M. Garland  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$208,905.74,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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

FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Patrick R.  
Garland and Eileen M. Garland  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$208,905.74 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Federman & Phelan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**  
**August 20, 2014**  
BY VIRTUE OF WRIT  
OF EXECUTION  
ISSUED OUT OF THE  
COURT OF COMMON  
PLEAS, PIKE COUNTY,  
CIVIL DIVISION, TO  
EXECUTION NO 1596-2013r  
SUR JUDGEMENT NO.  
1596-2013 AT THE SUIT  
OF Green Tree Servicing,  
LLC vs Joseph Dipietro and  
Rebecca Dipietro fka Rebecca  
Pavelchak DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY



IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 1596-2013

GREEN TREE SERVICING  
LLC

v.

JOSEPH DIPIETRO  
REBECCA DIPIETRO F/K/A  
REBECCA PA VELCHAK

owner(s) of property situate  
in the DELAWARE  
TOWNSHIP, PIKE County,  
Pennsylvania, being  
103 MAGNOLIA LANE,  
DINGMANS FERRY, PA  
18328-9820

Parcel No. 162.02-08-59  
(Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$218,469.13  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA TO  
Joseph Dipietro and Rebecca  
Dipietro fka Rebecca Pavelchak  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR

EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$218,469.13,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES  
AND CLAIMANTS IS  
HEREBY GIVEN THAT  
A SCHEDULE OF  
DISTRIBUTION WILL BE  
FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Joseph  
Dipietro and Rebecca Dipietro  
fka Rebecca Pavelchak  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$218,469.13 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1636-2013r SUR JUDGEMENT NO. 1636-2013 AT THE SUIT OF The Bank of New York Mellon fka The Bank of New York as Trustee for the Certificateholders of CWABS, Inc. Asset Backed Certificates, Series 2004-BC4 vs Mark D'Errico aka Mark J. D'Errico DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY August 20, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 1636-2013 THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWABS, INC., ASSET BACKED CERTIFICATES, SERIES 2004-BC4 v. MARK D'ERRICO A/K/A MARK J. D'ERRICO owner(s) of property situate

in LEHMAN TOWNSHIP, PIKE County, Pennsylvania, being 239 ACORN CIRCLE, BUSHKILL, PA 18324 Parcel No. 199.02-01-45 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$177,688.81 Attorneys for Plaintiff Phelan Hallinan, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Mark D'Errico aka Mark J. D'Errico DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$177,688.81, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

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

SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Mark D'Errico aka Mark J. D'Errico DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$177,688.81 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd, Ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1638-2013r SUR JUDGEMENT NO.1638-2013 AT THE SUIT OF Wells Fargo Bank, NA vs Christina A. Oszmanski DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY August 20, 2014 at 11:00 AM PREVAILING TIME IN THE

AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 1638-2013  
WELLS FARGO BANK, N.A.  
v.  
CHRISTINA A.  
OSZMANSKI  
owner(s) of property situate in DINGMAN TOWNSHIP, PIKE County, Pennsylvania, being  
129 JUNIPER DRIVE,  
MILFORD, PA 18337-7255  
Parcel No. 110.02-02-22-  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$172,321.89  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Christina A. Oszmanski DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$172,321.89, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Christina A. Oszmanski DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$172,321.89 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
1 Penn CTR Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO1652-2013r SUR JUDGEMENT NO. 1652-2013 AT THE SUIT OF Wells Fargo Bank, NA vs Coleen Denis Sterling, in her capacity

as Executrix and Devisee of the Estate of John J. Sterling, John S. Sterling, in his capacity as Devisee of the Estate of John J. Sterling DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE, PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY August 20, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 1652-2013-CIVIL WELLS FARGO BANK, N.A. v.

COLEEN DENISE STERLING, in her capacity as Executrix and Devisee of the Estate of JOHN J. STERLING JOHN S. STERLING, in his capacity as Devisee of the Estate of JOHN J. STERLING owner(s) of property situate in the PALMYRA TOWNSHIP, PIKE County, Pennsylvania, being 637 SUN VALLEY DRIVE, A/K/A 113 SUN VALLEY DRIVE, TAFTON, PA 18464-9646 Parcel No. 043.04-03-19- (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$92,468.19 Attorneys for Plaintiff Phelan Hallinan, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Coleen Denis Sterling, in her capacity as Executrix and Devisee of the Estate of John J. Sterling, John S. Sterling, in his capacity as Devisee of the Estate of John J. Sterling DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$92,468.19, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Coleen Denis Sterling, in her capacity as Executrix and Devisee of the

Estate of John J. Sterling, John S. Sterling, in his capacity as Devisee of the Estate of John J. Sterling DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$92,468.19 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd, Ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**  
**August 20, 2014**  
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1693-2013r SUR JUDGEMENT NO. 1693-2013 AT THE SUIT OF ESSA Bank & Trust vs Joseph Hernandez and Dina Hernandez DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY August 20, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

LEGAL DESCRIPTION  
ALL THAT CERTAIN  
lot or lots of land in Palmyra  
Township, Pike County,  
Pennsylvania, known and  
designed as:

Lot Number 214, on Map 4  
of Plan of Lots prepared for  
Tanglwood Lakes, Inc. by  
Harry F. Schoenagel, Registered  
Surveyor, dated May 28, 1969  
and recorded in the Office of  
the Recorder of Deeds for Pike  
County, in Plat Book Number 7,  
Page 185.

TOGETHER with all rights  
of way and UNDER AND  
SUBJECT to all covenants,  
reservations, restrictions and  
conditions of record, as found in  
the Chain of Title.

BEING the same premises  
which John Homyak and  
Jayne Homyak, Husband and  
Wife, by certain Deed dated  
March 10, 2000 and recorded  
March 20, 2000 in the Office  
of the Recorder of Deeds in  
and for the County of Pike in  
Record Book 1845, Page 576,  
granted and conveyed unto  
Joseph Hernandez and Dina  
Hernandez, Husband and Wife.

Tax Assessment No.:

10-0-687.01-02-17

Pin/Control No.: 10-0-010441

Property is improved.

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Joseph Hernandez  
and Dina Hernandez

DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$203,563.29,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES  
AND CLAIMANTS IS  
HEREBY GIVEN THAT  
A SCHEDULE OF  
DISTRIBUTION WILL BE  
FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Joseph  
Hernandez and Dina Hernandez  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$203,563.29 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Newman Williams Mishkin et al  
712 Monroe St. POB 511  
Stroudsburg, PA 18360-0511  
07/25/14 · 08/01/14 · **08/08/14**

**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1771-2013r SUR  
JUDGEMENT NO. 1771-2013  
AT THE SUIT OF JPMorgan  
Chase Bank, National  
Association vs Noelle Sherer aka  
Noelle Ross Sherer and Daniel  
R. Sherer DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 1771-2013  
JPMORGAN CHASE BANK,  
NATIONAL ASSOCIATION  
v.  
NOELLE SHERER A/K/A  
NOELLE ROSS SHERER  
DANIEL R. SHERER  
owner(s) of property situate in  
the DINGMAN TOWNSHIP,  
PIKE County, Pennsylvania,  
being  
4111 CONASHAUGH  
LAKES, A/K/A 113 SANDY  
PINE TRAIL, MILFORD, PA  
18337-9046  
Parcel No. 122.03-01-34 -

(Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$151,411.56  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA TO  
Noelle Sherer aka Noelle Ross  
Sherer and Daniel R. Sherer  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$151,411.56,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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

PROPERTY OF Noelle  
Sherer aka Noelle Ross  
Sherer and Daniel R. Sherer  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$151,411.56 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1788-2011r SUR  
JUDGEMENT NO. 1788-2011  
AT THE SUIT OF Bank of  
America, National Association,  
successor by merger to BAC  
Home Loans Servicing, LP  
fka Countrywide Home Loans  
Servicing vs James M. Weiss and  
Robyn Pugh DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID

DATE:

SHORT DESCRIPTION  
By virtue of a Writ of Execution  
No. 1788-2011-CV  
BANK OF AMERICA,  
NATIONAL ASSOCIATION,  
SUCCESSOR BY MERGER  
TO BAC HOME LOANS  
SERVICING, LP, F/K/A  
COUNTRYWIDE HOME  
LOANS SERVICING LP  
v.

JAMES M. WEISS  
ROBYN PUGH  
owner(s) of property situate  
in LEHMAN TOWNSHIP,  
PIKE County, Pennsylvania,  
being  
606 & 607 MINK TRAIL,  
BUSHKILL, PA 18324  
Parcel No. 06-0-043158,  
06-0-043956  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$103,244.55  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA TO  
James M. Weiss and Robyn  
Pugh DEFENDANTS,  
OWNER, OR REPUTED  
OWNERS OF THE  
AFORESAID REAL  
PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$103,244.55,  
PLUS COSTS & INTEREST.



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

NOTICE TO ALL PARTIES  
AND CLAIMANTS IS  
HEREBY GIVEN THAT  
A SCHEDULE OF  
DISTRIBUTION WILL BE  
FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF James  
M. Weiss and Robyn Pugh  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$103,244.55 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd, Ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

**SHERIFF SALE**

**August 20, 2014**

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

COU1811-2013 AT THE  
SUIT OF JPMorgan Chase  
Bank, National Association vs  
Richard McDonnell and Frances  
McDonnell aka Frances M.  
McDonnell DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 1811-2013  
JPMORGAN CHASE BANK,  
NATIONAL ASSOCIATION  
v.  
RICHARD MCDONNELL  
FRANCES MCDONNELL  
A/K/A FRANCES M.  
MCDONNELL  
owner(s) of property situate in  
PORTER TOWNSHIP, PIKE  
County, Pennsylvania, being  
3153 HEMLOCK FARMS,  
HAWLEY, PA 18428-9109  
Parcel No. 133.03-02-54-  
(Acreage or street address)  
Improvements thereon:  
**RESIDENTIAL DWELLING**  
Judgment Amount: \$169,571.37  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

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

THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Richard McDonnell  
and Frances McDonnell  
aka Frances M. McDonnell  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$169,571.37,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.  
NOTICE TO ALL PARTIES  
AND CLAIMANTS IS  
HEREBY GIVEN THAT  
A SCHEDULE OF  
DISTRIBUTION WILL BE  
FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Richard  
McDonnell and Frances  
McDonnell aka Frances M.  
McDonnell DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$169,571.37 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF

PIKE COUNTY,  
PENNSYLVANIA  
Federman & Phelan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1828-2013r SUR  
JUDGEMENT NO. 1828-2013  
AT THE SUIT OF Wells  
Fargo Bank NA, s/b/m Wells  
Fargo Home Mortgage,  
Inc. vs Barbara Dalessio aka  
Barbara A. Dalessio and John J.  
Dalessio, Jr. DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 1828-2013  
WELLS FARGO BANK,  
N.A., S/B/M WELLS FARGO  
HOME MORTGAGE, INC.  
v.  
BARBARA DALESSIO  
A/K/A BARBARA A.

DALESSIO  
JOHN J. DALESSIO, JR  
owner(s) of property situate in  
DELAWARE TOWNSHIP,  
PIKE County, Pennsylvania,  
being  
410 PARK ROAD, A/K/A 338  
PARK ROAD, DINGMANS  
FERRY, PA 18328-9178  
Parcel No. 169.03-01-47-  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$44,419.54  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA TO  
Barbara Dalessio aka Barbara A.  
Dalessio and John J. Dalessio,  
Jr. DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$44,419.54,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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

ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Barbara  
Dalessio aka Barbara A.  
Dalessio and John J. Dalessio, Jr.  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$44,419.54 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**  
**August 20, 2014**  
BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1880-2012r SUR  
JUDGEMENT NO. 1880-2012  
AT THE SUIT OF The  
Bank of New York Mellon  
fka The Bank of New York,  
as successor-in-interest to  
JPMorgan Chase Bank NA as  
Trustee for Bear Sterns Asset  
Backed Securities, Bear Sterns  
ALT-A Trust, Mortgage

Pass-Through Certificates,  
Series 2006-2 vs William R.  
Reynolds and Mildred A.  
Reynolds DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution  
No. 2012-01880

THE BANK OF NEW  
YORK MELLON, F/K/A  
THE BANK OF NEW  
YORK, AS SUCCESSOR-  
IN-INTEREST TO  
JPMORGAN CHASE BANK,  
N.A., AS TRUSTEE FOR  
BEAR STEARNS ASSET  
BACKED SECURITIES,  
BEAR STEARNS ALT-A  
TRUST, MORTGAGE  
PASS-THROUGH  
CERTIFICATES, SERIES  
2006-2

v.

WILLIAM R. REYNOLDS  
MILDRED A. REYNOLDS  
owner(s) of property situate  
in the TOWNSHIP OF  
LEHMAN, PIKE County,  
Pennsylvania, being  
8 BRANDYSHIRE DRIVE,  
TAMIMENT, PA 18371-0000  
Parcel No. 188.03-03-42 -  
(Acreage or street address)  
Improvements thereon:

RESIDENTIAL DWELLING  
Judgment Amount: \$271,943.51  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO William R. Reynolds  
and Mildred A. Reynolds  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$271,943.51,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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

REPUTED OWNERS TO COLLECT \$271,943.51 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Federman & Phelan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1958-2013r SUR JUDGEMENT NO. 1958-2013 AT THE SUIT OF Specialized Loan Servicing, LLC vs James Devoe DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY August 20, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN PIECE, PARCEL AND TRACT OF LAND situate, lying and being in the Township of Dingman, County of Pike and Commonwealth of Pennsylvania,

BEING Lot No. 35, Block No. 3, Section No. 3, as shown on a map entitled "Sunnylands, Inc., Sunrise Lake" on file in the Recorder's Office at Milford, Pike County Pennsylvania in Plat Book 7, page 59.

Title to said premises is vested in James Devoe by deed from Vannatta Realty and Builders Inc. dated August 16, 2007 and recorded September 5, 2007 in Deed Book 2248, page 850. TOGETHER with all and singular the building, its improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in any wise appertaining, and the reversions and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of the said grantor(s), as well at law as in equity, of, in and to the same.

TO HAVE AND TO HOLD the said lot or piece of ground described, its hereditaments and premises hereby granted, or mentioned and intended so to be, with the appurtenances, unto the said Grantee(s), their heirs and assign, to and for the only proper use and behalf of the said Grantees, their heirs and assigns forever.

AND the said Grantor, its successors, executors and administrators does covenant, promise and agree, to and with

the said Grantees, their heirs and assigns, by these presents, that the said Grantor and its successors, all and singular the hereditaments and premises hereby granted or mentioned and intended so to be, with the appurtenances, unto the said Grantees their heirs and assigns, against them, the said Grantor and its successors and assigns, and against all and every person and persons whomsoever lawfully claiming or to claim the same or any part thereof, by, from or under it, shall and will SPECIALLY WARRANT and forever DEFEND.

Being known as: 115 SUNSET DRIVE, MILFORD, PENNSYLVANIA 18337.  
TAX I.D. #: 122.01-07-42  
Control Number 03-0-021665

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO James Devoc DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$213,242.56, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF James Devoc DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$213,242.56 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
McCabe Weisberg & Conway  
123 South Broad Street, Ste.  
1400  
Philadelphia, PA 19109  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**  
**August 20, 2014**  
BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1989-2013r SUR JUDGEMENT NO. 1989-2013 AT THE SUIT OF Nationstar Mortgage, LLC vs Jill Schenkel DEFENDANTS, I WILL EXPOSE TO

SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 1989-2013  
NATIONSTAR  
MORTGAGE, LLC  
v.  
JILL SCHENKEL  
owner(s) of property situate  
in the TOWNSHIP OF  
BLOOMING GROVE, PIKE  
County, Pennsylvania, being  
109 RIDGE ROAD, LORDS  
VALLEY, PA 18428  
Parcel No. 120.02-05-32  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$312,494.30  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Jill Schenkel  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE

AMOUNT OF \$312,494.30,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES  
AND CLAIMANTS IS  
HEREBY GIVEN THAT  
A SCHEDULE OF  
DISTRIBUTION WILL BE  
FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Jill Schenkel  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$312,494.30 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**  
**August 20, 2014**  
BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT

OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1994-2013r SUR  
JUDGEMENT NO. 1994-2013  
AT THE SUIT OF Everbank vs  
John Sylvester DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

LEGAL DESCRIPTION  
ALL THAT CERTAIN lot,  
piece or parcel of land situate,  
lying and being in the Township  
of Delaware, County of Pike  
and State of Pennsylvania, more  
particularly described as follows,  
to wit:  
BEING Lot No. 708, Section  
9, as shown on map entitled  
subdivision of Section 9,  
Pocono Mountain Lake Forest  
Corporation, on file in the  
Recorder's Office at Milford,  
Pennsylvania in Plot book No. 9,  
Page 249.

Title to said premises is vested  
in John Sylvester and Joyce  
Sylvester a/k/a Joyce A. Sylvester  
by deed from Mauricio Medina  
and Vilma Medina, Husband  
and Wife AND Jose R. Grau  
dated December 5, 2002 and  
recorded December 9, 2002 in  
Deed Book 1957, Page 600.  
And Thereafter Joyce Sylvester  
a/k/a Joyce A. Sylvester departed

this life leaving title vested solely  
in the name of John Sylvester,  
Operation of Law.

TOGETHER with all rights  
of way and UNDER AND  
SUBJECT to all covenants,  
reservations, restrictions and  
conditions of record and as  
recorded in Deed Book Volume  
319, at Page 679.

Being known as: 224  
LAKE FOREST DRIVE,  
DINGMANS FERRY,  
PENNSYLVANIA 18328.  
Map #: 161.02-01-11

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO John Sylvester  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$124,377.72,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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



LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF John Sylvester DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$124,377.72 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
McCabe Weisberg & Conway  
123 South Broad Street, Ste.  
1400  
Philadelphia, PA 19109  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 2015-2013r SUR JUDGEMENT NO. 2015-2013 AT THE SUIT OF JPMorgan Chase Bank, National Association vs Keith Wanzer and Monique Wanzer DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA

18337 ON WEDNESDAY August 20, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 2015-2013 JPMORGAN CHASE BANK, NATIONAL ASSOCIATION v.

KEITH WANZER  
MONIQUE WANZER  
owner(s) of property situate in DINGMAN TOWNSHIP, PIKE County, Pennsylvania, being  
117 COTTONWOOD COURT, MILFORD, PA 18337

Parcel No. 122.04-05-92 -  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$256,409.68  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Keith Wanzer and Monique Wanzer DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$256,409.68, PLUS COSTS & INTEREST. THE SALE MADE

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

NOTICE TO ALL PARTIES  
AND CLAIMANTS IS  
HEREBY GIVEN THAT  
A SCHEDULE OF  
DISTRIBUTION WILL BE  
FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Keith  
Wanzer and Monique Wanzer  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$256,409.68 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
1 Penn CTR Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**  
**August 20, 2014**  
BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL

DIVISION, TO EXECUTION  
NO 2035-2013r SUR  
JUDGEMENT NO. 2035-2013  
AT THE SUIT OF Wells  
Fargo Bank. NA vs Michael  
S. Bugge DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA  
18337 ON WEDNESDAY  
August 20, 2014 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID  
DATE:

**SHORT DESCRIPTION**  
By virtue of a Writ of Execution  
No. 2013-02035  
WELLS FARGO BANK, N.A.  
v.  
MICHAEL S. BUGGE  
owner(s) of property situate  
in LEHAMN TOWNSHIP,  
PIKE County, Pennsylvania,  
being  
229 SEDBURGH COURT,  
BUSHKILL, PA 18324-8608  
Parcel No. 196.02-07-34 -  
(Acreage or street address)  
Improvements thereon:  
**RESIDENTIAL DWELLING**  
Judgment Amount: \$41,475.61  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Michael S. Bugge

DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$41,475.61, PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Michael S. Bugge DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$41,475.61 PLUS COSTS AND INTEREST AS AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd, Ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103

07/25/14 · 08/01/14 · **08/08/14**

**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 2135-2011r SUR JUDGEMENT NO. 2135-2011 AT THE SUIT OF Bank of America, NA as successor by merger to BAC Home Loans Servicing, LP aka Countrywide Home Loans Servicing, LP vs Despina Papapantos and David M. Henry DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY IN THE PIKE COUNTY ADMINISTRATION BUILDING, 506 BROAD STREET, MILFORD, PA 18337 ON WEDNESDAY August 20, 2014 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 2011-02135  
BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP  
v.  
DESPINA PAPAPANTOS  
DAVID M. HENRY  
owner(s) of property situate

in the TOWNSHIP OF  
LEHMAN, PIKE County,  
Pennsylvania, being  
114 AMOS CIRCLE A/K/A 8  
AMOS CIRCLE, BUSHKILL,  
PA 18324  
Parcel No. 188.04-01-63  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$164,387.77  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Despina Papapantos  
and David M. Henry  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS  
OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$164,387.77,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

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

(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Despina  
Papapantos and David M. Henry  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$164,387.77 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., Ste. 1400  
1 Penn CTR Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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**SHERIFF SALE**

**August 20, 2014**

BY VIRTUE OF WRIT  
OF EXECUTION ISSUED  
OUT OF THE COURT  
OF COMMON PLEAS,  
PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 2422-2009r SUR  
JUDGEMENT NO.2422-2009  
AT THE SUIT OF HSBC  
Bank USA, National Association  
for the Benefit of ACE Securities  
Corporation Home Equity  
Loan Trust, Series 2006-NC3,  
Asset Backed Pass-Through  
Certificates vs Richard M.  
Benavides DEFENDANTS,  
I WILL EXPOSE TO  
SALE OF PUBLIC  
VENDUE OR OUTCRY  
IN THE PIKE COUNTY

ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA 18337  
ON WEDNESDAY August 20,  
2014 at 11:00 AM PREVAILING  
TIME IN THE AFORENOON  
OF SAID DATE:

SHORT DESCRIPTION  
By virtue of a Writ of Execution  
No. 2422-2009  
HSBC BANK USA,  
NATIONAL ASSOCIATION  
FOR THE BENEFIT  
OF ACE SECURITIES  
CORPORATION HOME  
EQUITY LOAN TRUST,  
SERIES 2006-NC3, ASSET  
BACKED PASS-THROUGH  
CERTIFICATES

v.  
RICHARD M. BENAVIDES  
owner(s) of property situate  
in the TOWNSHIP OF  
LEHMAN, PIKE County,  
Pennsylvania, being  
6025 DECKER ROAD  
A/K/A 203 DECKER ROAD,  
BUSHKILL, PA 18324  
Parcel No. 192.01-03-02  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$211,665.83  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY  
THE PROTHONOTARY OF  
THE COMMONWEALTH  
OF PENNSYLVANIA  
TO Richard M. Benavides  
DEFENDANTS, OWNER,  
OR REPUTED OWNERS

OF THE AFORESAID  
REAL PROPERTY FOR  
EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$211,665.83,  
PLUS COSTS & INTEREST.  
THE SALE MADE  
SUBJECT TO ALL PAST  
DUE AND CURRENT  
REAL ESTATE TAXES  
UNLESS OTHERWISE  
ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES  
AND CLAIMANTS IS  
HEREBY GIVEN THAT  
A SCHEDULE OF  
DISTRIBUTION WILL BE  
FILED BY THE SHERIFF  
ON A DATE SPECIFIED  
BY THE SHERIFF NOT  
LATER THAN THIRTY  
(30) DAYS AFTER THE  
SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN  
IN EXECUTION AS THE  
PROPERTY OF Richard M.  
Benavides DEFENDANTS,  
OWNERS REPUTED  
OWNERS TO COLLECT  
\$211,665.86 PLUS COSTS  
AND INTEREST AS  
AFORESAID.

PHILIP BUEKI, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan & Hallinan  
1617 JFK Blvd., ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
07/25/14 · 08/01/14 · **08/08/14**

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