

LEGAL NOTICES

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

ESTATE NOTICES

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

ESTATE NOTICE

RE: Estate of Walter F. Barnes, late of Lackawaxen Township, Pike County, PA (died November 25, 2016). Notice is hereby given that Letters of Administration have been issued to Gail Barnes, Administratrix of the Estate. All those having claims or demands against the Estate or indebtedness owed to the Estate shall present claims or remit payment without delay to the Administratrix, or to John J. McGovern, Jr., Attorney for the Estate, 321 Spruce Street - Suite 201, Scranton, PA 18503.
01/06/17 • 01/13/17 • 01/20/17

EXECUTRIX NOTICE

ESTATE OF JOSEPH S. PRINZIVALLI, of Blooming Grove Township, Pike County, Pennsylvania, deceased.
Letters testamentary on the above estate having been granted to the undersigned, all persons indebted to the said estate are

requested to make payment and those having claims to present same, without delay to JOANNE COLUCCI, of 108 Winter Park Lane, Tafton, PA 18464, or to her attorneys, KLEMEYER, FARLEY & BERNATHY, LLC, 2523 Route 6, Suite 1, Hawley, PA 18428.

01/06/17 • 01/13/17 • 01/20/17

EXECUTRIX NOTICE

ESTATE OF ROBERT A. SELL, Deceased, of Shohola Township, Pike County, Pennsylvania, deceased.
Letters testamentary on the above estate having been granted to the undersigned, all persons indebted to the said estate are requested to make payment and those having claims to present same, without delay to MICHELE MERCEDES MIRANDA, of 27 Norma Court, Kingston, NY 12401, or to her attorneys, KLEMEYER, FARLEY & BERNATHY, LLC, 406 Broad Street, Milford, PA 18337.

01/06/17 • 01/13/17 • 01/20/17

ESTATE NOTICE

ESTATE OF KORT M. FRYDENBORG, of New Haven County, Connecticut, deceased.
Letters testamentary on the above estate having been granted to the undersigned, all persons indebted to the said estate are

requested to make payment and those having claims to present same, without delay to Katherine A. Frydenborg, of 47 Boston Terrace, Guilford, CT 06437, or to her attorney, John T. Dillon, *Esg.*, 64 Boston Street, Guilford, CT 06437.

01/13/17 • 01/20/17 • 01/27/17

ESTATE NOTICE

Notice is hereby given that Letters of Administration have been granted on the Estate of Dorothy F. Strassberg by the Register of Wills of Pike County, PA, to Harold Strassberg. All persons having claims against the estate are requested to make them in writing without delay, and all persons indebted to the estate to make payment to the Administrator.

Harold Strassberg,
Administrator
c/o Timothy B. Fisher II,
Esquire
FISHER & FISHER LAW
OFFICES LLC
525 Main Street
PO Box 396
Gouldsboro, PA 18424
(570)842-2753

01/13/17 • 01/20/17 • 01/27/17

Legal Notice

ESTATE NOTICE IN THE ESTATE OF DOLORES A. KOLVENBACH A/K/A DOLORES KOLVENBACH, late of the Township of Westfall, County of Pike, Commonwealth of Pennsylvania, who died on October 25, 2016. Letters of Testamentary in the above

estate have been granted to the undersigned, all persons indebted to said estate are requested to make prompt payment and all having claims against said estate will present them without delay to: Darcy Brodmerkel, Executrix, c/o JAMI LAYAOU HEARN, *ESQ.*, 181 West Tioga Street, Tunkhannock, PA 18657.

01/13/17 • 01/20/17 • 01/27/17

NOTICE OF SHERIFF'S SALE IN THE COURT OF COMMON PLEAS OF PIKE COUNTY, PENNSYLVANIA NO. CIVIL-732-2015

OCWEN LOAN
SERVICING, LLC

v.

MARTIN LARUSSO,
INDIVIDUALLY AND IN
HIS CAPACITY AS HEIR
OF BETTY LARUSSO,
DECEASED, ELAINE
LARUSSO and UNKNOWN
HEIRS, SUCCESSORS,
ASSIGNS, AND ALL
PERSONS, FIRMS,
OR ASSOCIATIONS
CLAIMING RIGHT, TITLE
OR INTEREST FROM OR
UNDER BETTY LARUSSO,
DECEASED

NOTICE TO: UNKNOWN
HEIRS, SUCCESSORS,
ASSIGNS, AND ALL
PERSONS, FIRMS,
OR ASSOCIATIONS
CLAIMING RIGHT, TITLE
OR INTEREST FROM OR
UNDER BETTY LARUSSO,
DECEASED
NOTICE OF SHERIFF'S

SALE OF REAL PROPERTY

Being Premises: 3237
LANCASTER DRIVE A/K/A
1043 LANCASTER DRIVE
A/K/A

LOT 3237 SEC 34,
BUSHKILL, PA 18324
Being in \$munip, County of
PIKE, Commonwealth of
Pennsylvania, 197.03-03-49-
Improvements consist of
residential property.

Sold as the property of
MARTIN LARUSSO,
INDIVIDUALLY AND IN
HIS CAPACITY AS HEIR
OF BETTY LARUSSO,
DECEASED, ELAINE
LARUSSO and UNKNOWN
HEIRS, SUCCESSORS,
ASSIGNS, AND ALL
PERSONS, FIRMS,
OR ASSOCIATIONS
CLAIMING RIGHT, TITLE
OR INTEREST FROM OR
UNDER BETTY LARUSSO,
DECEASED

Your house (real estate) at
3237 LANCASTER DRIVE
A/K/A 1043 LANCASTER
DRIVE A/K/A LOT 3237
SEC 34, BUSHKILL, PA
18324 is scheduled to be
sold at the Sheriff's Sale on
2/15/2017 at 11:00 AM, at
the PIKE County Courthouse,
500 Broad Street, Milford, PA
18337, to enforce the Court
Judgment of \$189,876.10
obtained by, OCWEN LOAN
SERVICING, LLC (the
mortgagee) against the above
premises.

PHELAN HALLINAN
DIAMOND & JONES, LLP
Attorney for Plaintiff

**In The Court of Common Pleas
of Pike County, Pennsylvania
Civil Action-Law
No. 250-2016**

**Notice of Action in
Mortgage Foreclosure**

HSBC Bank USA, National
Association, as Trustee for
Carrington Mortgage Loan
Trust, Series 2007-HE1
Asset-Backed Pass-Through
Certificates, Plaintiff vs.
Unknown Heirs, Successors,
Assigns and All Persons,
Firms or Associations claiming
right, Title or Interest from or
under Thomas E. Schwenzer,
Deceased, Theresa Potsel,
Known Heir of Thomas E.
Schwenzer, Deceased, and
Thomas E. Schwenzer, Jr.,
Known Heir of Thomas
E. Schwenzer, Deceased,
Defendants

**NOTICE OF SHERIFF'S
SALE OF REAL PROPERTY
TO: Unknown Heirs,**

Successors, Assigns and All
Persons, Firms or Associations
claiming right, Title or Interest
from or under Thomas E.
Schwenzer, Deceased, Theresa
Potsel, Known Heir of Thomas
E. Schwenzer, Deceased,
and Thomas E. Schwenzer,
Jr., Known Heir of Thomas
E. Schwenzer, Deceased,
Defendants, whose last known
addresses are 242 High Ridge
Road, Dingmans Ferry, PA
18328; 18 Doe Run, Highland
Lakes, NJ 07422 and 168
Laverne Drive, Dingmans Ferry,
PA 18328.

Your house (real estate) at: 242
High Ridge Road, Dingmans

Ferry, PA 18328, 168.04-08-55, is scheduled to be sold at Sheriff's Sale on March 15, 2017, at 11:00 AM, at Pike County Admin. Bldg., 506 Broad St., Milford, PA 18337, to enforce the court judgment of \$156,741.37, obtained by HSBC Bank USA, National Association, as Trustee for Carrington Mortgage Loan Trust, Series 2007-HE1 Asset-Backed Pass-Through Certificates (the mortgagee) against you. - NOTICE OF OWNER'S RIGHTS - YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE - To prevent this Sheriff's Sale you must take immediate action: 1. The sale will be cancelled if you pay back to HSBC Bank USA, National Association, as Trustee for Carrington Mortgage Loan Trust, Series 2007-HE1 Asset-Backed Pass-Through Certificates, the amount of the judgment plus costs or the back payments, late charges, costs, and reasonable attorneys fees due. To find out how much you must pay, you may call: (610)278-6800. 2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause. 3. You may be able to stop the sale through other legal proceedings. 4. You may need an attorney to assert your rights. The sooner you contact one, the more chance

you will have of stopping the sale. (See notice below on how to obtain an attorney.) - YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE - 5. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling (610)278-6800. 6. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property. 7. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened you may call 717.296.6459. 8. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened. 9. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you. 10. You may be entitled to a share of the money, which was paid for your house. A schedule of distribution of the money bid for your house will be filed by the Sheriff no later than thirty days after the Sheriff Sale. This schedule will state who will be receiving the money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed

distribution is wrong) are filed with the Sheriff within ten (10) days after the date of filing of said schedule. 11. You may also have other rights and defenses or ways of getting your house back, if you act immediately after the sale. YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE LISTED BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP. Pike County Lawyer Referral Service, PA Bar Assn., P.O. Box 186, Harrisburg, PA 17108, 800.692.7375. PURSUANT TO THE FAIR DEBT COLLECTION PRACTICES ACT YOU ARE ADVISED THAT THIS LAW FIRM IS DEEMED TO BE A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Christopher A. DeNardo,
Kristen D. Little, Kevin S.
Frankel, Samantha Gable,
Regina Holloway, Daniel T.
Lutz, Leslie J. Rase, Alison H.
Tulio & Katherine M. Wolf,
Attys. for Plaintiff
SHAPIRO & DeNARDO,
LLC
3600 Horizon Dr., Ste. 150
King of Prussia, PA 19406
610.278.6800

Fictitious Name Registration

Notice is hereby given that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on October 21 2016 for Brothers Contracting Too located at 130 Grindstone Dr Shohola PA 18458. The name and address of each individual interested in the business is Dennis Eichner 130 Grindstone Dr Shohola PA 18458. This was filed in accordance with 54 PaC.S. 311.

Fictitious Name Registration

Notice is hereby given that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on September 13 2016 for Clear Choice Plumbing located at 3371 Hemlock Farms Lordsvalley PA 18428. The name and address of each individual interested in the business is Thomas Hickey 3371 Hemlock Farms Lordsvalley PA 18428. This was filed in accordance with 54 PaC.S. 311.

Fictitious Name Registration

Notice is hereby given that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on October 7 2016 for rags to riches professional cleaning service located at 611 Ave L Matamoras PA 18336. The name and address of each individual interested in the business is Mike Purdon 611 Ave L Matamoras PA 18336. This was filed in

accordance with 54 PaC.S. 311.

Fictitious Name Registration

Notice is hereby given that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on October 12 2016 for syntactik

located at 198 Pleasant Way Hawley PA 18428. The name and address of each individual interested in the business is Maxim Trushin 198 Pleasant Way Hawley PA 18428. This was filed in accordance with 54 PaC.S. 311.
