

---

## LEGAL NOTICES

---

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

---

### EXECUTOR NOTICE

Estate of Philip Wiles  
Late of 111 Genesis Drive, Milford,  
PA  
EXECUTOR  
John Wiles  
93 Gates Avenue  
Toronto, Ontario, Canada M4C1T2  
ATTORNEY  
Jan Lokuta, Esq.  
104 West High Street  
Milford, PA 18337  
5/24/2019 • 5/31/2019 • 6/7/2019

---

### EXECUTOR'S/ ADMINISTRATOR'S NOTICE

Estate of Charles Andrew Miller,  
Jr., deceased, late of Westfall  
Township, Pike County,  
Pennsylvania.

Letters of Administration on the  
above estate have been granted to  
the undersigned. All persons  
indebted to the said estate are  
requested to make payment, and  
those having claims should present  
the same without delay to: Pamela  
Sweeney, Administratrix, 2858 Scott  
Road, Wantagh, NY 11793, or to  
the Attorneys for the Estate, Levy,  
Stieh, Gaughan & Baron, P.C., P.O.  
Box 0, Milford, PA 18337.  
Pamela Sweeney, Administratrix  
By: James P. Baron, Esquire  
Attorney for Executor/Administrator  
5/17/19 • 5/24/19 • 5/31/19

---

### SHERIFF SALES

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

---

### SHERIFF SALE JUNE 19, 2019

BY VIRTUE OF WRIT OF  
EXECUTION ISSUED OUT OF  
THE COURT OF COMMON  
PLEAS, PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 175-2019 r SUR  
JUDGEMENT NO.175-20 19\_AT  
THE SUIT OF Wells Fargo Bank,  
NA vs Diana Hurst  
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 June 19, 2019  
at 11:00 AM PREVAILING  
TIME IN THE AFORENOON  
OF SAID DATE:

### SHORT DESCRIPTION

By virtue of a Writ of Execution  
No. 175-2019  
Wells Fargo Bank, N .A.  
v.  
Diana Hurst  
owner(s) of property situate in the  
DINGMAN TOWNSHIP, PIKE  
County, Pennsylvania, being

105 Tan Oak Court, Milford, PA  
18337-7204 Parcel No. 25-00-  
04244-00

(Acreage or street address)

Improvements thereon:

RESIDENTIAL DWELLING

Judgment Amount: \$141,524.56

Attorneys for Plaintiff

Phelan Hallinan Diamond & Jones,  
LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY THE  
PROTHONOTARY OF THE  
COMMONWEALTH OF  
PENNSYLVANIA TO DianaHurst  
DEFENDANTS, OWNER, OR  
REPUTED OWNERS OF THE  
AFORESAID REAL PROPERTY  
FOR EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$141,524.56 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 Diana Hurst  
DEFENDANTS, OWNERS

REPUTED OWNERS TO  
COLLECT \$141,524.56 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA

Phelan Hallinan Diamond & Jones  
1617 JFK Blvd., Ste. 1400

1 Penn Center Plaza

Philadelphia, PA 19103

5/24/19 • 5/31/19 • 6/7/19

---

**SHERIFF SALE  
JUNE 19,2019**

BY VIRTUE OF WRIT OF  
EXECUTION ISSUED OUT OF  
THE COURT OF COMMON  
PLEAS, PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 1039-2018 r SUR  
JUDGEMENT NO. I039-  
2018\_AT THE SUIT OF  
Nationstar Mortgage LLC d/b/a  
Champion Mortgage Company vs  
The Unknown Heirs of Carol A.  
Grimm aka Carol Grimm Deceased  
Craig Kellstrom Solely in His  
Capacity as Heir of Carol A.  
Grimm aka Carol Grimm  
Deceased, David Kellstrom Solely in  
His Capacity as Heir of Carol A.  
Grimm aka Carol Grimm  
Deceased. Gary Kellstrom. JR.  
Solely in His Capacity as Heir of  
Carol A. Grimm aka Carol Grimm  
Deceased  
DEFENDANTS, I WILL  
EXPOSE TO SALE OF PUBLIC  
VENDUE OR OUTCRY IN THE  
PIKE COUNTY  
ADMINISTRATION  
BUILDING, 506 BROAD  
STREET, MILFORD, PA 18337  
ON WEDNESDAY June 19, 2019

at 11:00 AM PREVAILING  
TIME IN THE AFORENOON  
OF SAID DATE:

All that certain piece, parcel and tract of land lying and being situated in the Township of Palmyra, County of Pike, State of Pennsylvania, more particularly described as follows, to-wit:

Beginning at a point for a corner, said point of beginning being South ten (10) degrees fifty-three (53) minutes East six hundred seventy-five (675) feet from the Northwest corner of lands of Fred W. Pep Singer; thence North seventy-nine (79) degrees seven (7) minutes East one hundred twenty (120) feet to a point for a corner in the center of a forty (40) foot wide private road; thence along the center of the aforementioned forty (40) foot wide private road South ten (10) degrees fifty-three (53) minutes East seventy-five (75) feet to a point for a corner; thence South seventy-nine (79) degrees seven (7) minutes West one hundred twenty (120) feet to appoint in line of lands of Fred W. Pep singer, thence along the common dividing line separating the lands of Fred W. Pep Singer and the Grantor herein, North ten (10) degrees fifty-three (53) minutes west seventy-five (75) feet to the point and place of Beginning.

Being Parcel No. 10-0-008440  
Property Address: 10 Deer Path,  
Tafton, PA 18464

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

PENNSYLVANIA TO The Unknown Heirs of Carol A. Grimm aka Carol Grimm Deceased Craig Kellstrom Solely in His Capacity as Heir of Carol A. Grimm aka Carol Grimm Deceased. David Kellstrom Solely in His Capacity as Heir of Carol A. Grimm aka Carol Grimm Deceased. Gary Kellstrom, JR. Solely in His Capacity as Heir of Carol A. Grimm aka Carol Grimm Deceased

DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$89,169.47 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 The Unknown Heirs of Carol A. Grimm aka Carol Grimm Deceased Craig Kellstrom Solely in His Capacity as Heir of Carol A. Grimm aka Carol Grimm Deceased, David Kellstrom Solely in His Capacity as Heir of Carol A.

Grimm aka Carol Grimm  
Deceased, Gary Kellstrom, JR.  
Solely in His Capacity as Heir of  
Carol A. Grimm aka Carol Grimm  
Deceased  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$ 89,169.47 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
KML Law Grop  
701 Markey Street  
Philadelphia, PA 19106-1532  
5/24/19 • 5/31/19 • 6/7/19

**SHERIFF SALE  
JUNE 19, 2019**

BY VIRTUE OF WRIT OF  
EXECUTION ISSUED OUT OF  
THE COURT OF COMMON  
PLEAS, PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 226-2019 r SUR  
JUDGEMENT NO. 226-  
2019\_AT THE SUIT OF Ditech  
Financial LLC vs Christopher  
Monahos and Lisa Monahos  
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 June 19, 2019  
at 11:00 AM PREVAILING  
TIME IN THE AFORENOON  
OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution  
No. 226-2019 CV

Ditech Financial LLC  
v.  
Christopher Monahos Lisa  
Monahos  
owner(s) of property situate in the  
LEHMAN TOWNSHIP, PIKE  
County, Pennsylvania, being 246  
Eagle Path, A/K/A 2174 Eagle  
Path, Bushkill, PA 18324  
Parcel No. 189.02-02-04, 189.02-  
02-02, 189.02-02-03  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$218,084.84  
Attorneys for Plaintiff  
Phelan Hallinan Diamond & Jones,  
LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY THE  
PROTHONOTARY OF THE  
COMMONWEALTH OF  
PENNSYLVANIA TO Christopher  
Monahos and Lisa Monahos  
DEFENDANTS, OWNER, OR  
REPUTED OWNERS OF THE  
AFORESAID REAL PROPERTY  
FOR EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$218,084.84 PLUS  
COSTS & INTEREST. THE  
SALE MADE SUBJECT TO  
ALL PAST DUE AND  
CURRENT REAL ESTATE  
TAXES UNLESS OTHERWISE  
ANNOUNCED AT SALE.  
NOTICE TO ALL PARTIES  
AND CLAIMANTS IS HEREBY  
GIVEN THAT A SCHEDULE  
OF DISTRIBUTION WILL BE  
FILED BY THE SHERIFF ON A  
DATE SPECIFIED BY THE  
SHERIFF NOT LATER THAN  
THIRTY (30) DAYS AFTER

THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF\_ Christopher Monahos and Lisa Monahos DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$218,084.84 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA

Phelan Hallinan Diamond & Jones  
1617 JFK Blvd., Ste. 1400  
1 Penn Center Plaza  
Philadelphia, PA 19103  
5/24/19 • 5/31/19 • 6/7/19

**SHERIFF SALE  
JUNE 19,2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 164-2019 r SUR JUDGEMENT NO. 164-2019\_AT THE SUIT OF PennyMac Loan Services, LLC vs Jacquelynn McCann Armstrong 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 June 19, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON

OF SAID DATE:

**LEGAL DESCRIPTION**

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

Being Lot No. 25, Block 10, Stage 47, Hemlock Farms as shown on Plan of Lots recording in the Office of the Recorder of Deeds of Pike County in Plot Book 5, Page 92. Parcel No.: 120.03-07-46- BEING known and numbered as 605 Forest Drive, Hawley, PA 18428 Being the same property conveyed to Jacquelynn McCann Armstrong who acquired title by virtue of a deed from Hemlock Farms Lake Front Views, LLC, dated February 2,2018, recorded February 7, 2018, at Instrument Number 201800000961, and recorded in Book 2543, Page 2150, Office of the Recorder of Deeds, Pike County, Pennsylvania. Exhibit "A"

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Jacquelynn McCann Armstrong DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$161,087.73 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO

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

NOTICE TO ALL PARTIES  
AND CLAIMANTS IS HEREBY  
GIVEN THAT A SCHEDULE  
OF DISTRIBUTION WILL BE  
FILED BY THE SHERIFF ON A  
DATE SPECIFIED BY THE  
SHERIFF NOT LATER THAN  
THIRTY (30) DAYS AFTER  
THE SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN IN  
EXECUTION AS THE  
PROPERTY OF Jacquelynn  
McCann Armstrong  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$161,087.73 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Manley Deas Kochalski LLC  
PO Box 165028  
Columbus, OH 43216-5028  
5/24/19 • 5/31/19 • 6/7/19

---

**SHERIFF SALE  
JUNE 19, 2019**

BY VIRTUE OF WRIT OF  
EXECUTION ISSUED OUT OF  
THE COURT OF COMMON  
PLEAS, PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 249-2018 r SUR  
JUDGEMENT NO.\_249-  
2018\_AT THE SUIT OF US  
Bank, NA not in its individual

capacity but solely as Trustee for the  
RMAC Trust, Series 2016-CTT vs.  
Christine Muttee & Eric Muttee  
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 June 19, 2019  
at 11:00 AM PREVAILING  
TIME IN THE AFORENOON  
OF SAID DATE:

REAL PROPERTY SHORT  
DESCRIPTION FORM  
(To Be Used for Advertising Only)  
By virtue of a Writ of Execution  
No. 249-2018 CV  
U.S. BANK NATIONAL  
ASSOCIATION, NOT IN ITS  
INDIVIDUAL CAPACITY BUT  
SOLELY AS TRUSTEE FOR  
THE RMAC TRUST, SERIES  
2016-CTT

v.  
CHRISTINE MUTTEE AND  
ERIC MUTTEE  
owner of property situate in  
DELAWARE TOWNSHIP, Pike  
County, Pennsylvania, being  
1227 Milford Road a/k/a RR2 Box  
431, DINGMANS FERRY PA  
18328 Parcel No. 169.00-02-25  
(Acreage or street address)  
Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$355,315.13  
Attorneys for Plaintiff  
Romano, Garubo & Argentieri,  
LLC

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

PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Christine Muttee & Eric Muttee DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$ 355.315.13 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\_ Christine Muttee & Eric Muttee DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 355.315.13 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Romano Garubo & Argentieri  
52 Newton Ave, POB 456  
Woodbury, NJ 08096  
5/24/19 • 5/31/19 • 6/7/19

**SHERIFF SALE  
JUNE 19,2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1515-2018 rSUR JUDGEMENT NO.\_1515-2018\_AT THE SUIT OF Wells Fargo Bank, NA vs Eric Charles Whipple 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 June 19, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**LEGAL DESCRIPTION**

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

Beginning at a point on the Easterly line of Sparrow Loop, a common corner of Lot No. 341 and Lot No. 342 as shown on a plan titled, "Subdivision of Lands of Benjamin Foster, Lehman Township, Pike County Section One", prepared by Edward C. Hess Associates, October 16, 1969 and recorded in Plat Book Vol. 7, page 155, October 17, 1969, on file in the Office of the Recorder of Deeds, etc., Milford, Pennsylvania; from which an iron pin marking the Southwesterly corner of Parcel No.1 of lands

conveyed by Benjamin Foster to Pocono Ranch Lands, Lmtd., by Deed dated November 29, 1971, and recorded in the aforementioned office in Deed Book Vol. 258, page 824, bears South 20 degrees 42 minutes 25 seconds West distant 4432.77 feet, also from which a stone corner marking the Northeasterly corner of Parcel No.7, of the above mentioned lands conveyed by Benjamin Foster to Pocono Ranch Lands, Lmtd. Bears South 51 degrees 31 minutes 29 seconds West distant 5318.26 feet; thence by Lot No. 342 South 86 degrees 00 minutes 00 seconds East 200.00 feet to a point; thence by Lot No. 358 and by Lot No. 359 South 00 degrees 56 minutes 06 seconds East 90.72 feet to a point; thence by Lot No. 340 North 79 degrees 57 minutes 37 seconds West 200.00 feet to a point on the Easterly line of Sparrow Loop; thence along the Easterly line of Sparrow Loop on a curve to the left having a radius of 387.89 feet for an arc length of 70.00 feet (chord bearing and distance being North 3 degrees 19 minutes 33 seconds West 69.91 feet) to the place of beginning.

Parcel No.: 183.01-02-42

BEING known and numbered as 341 Sparrow Loop AKA 125 Sparrow Loop, Bushkill, PA 18324

BEING the same property conveyed to Eric Charles Whipple who acquired title by virtue of a deed from Ronald Jenkins and Dee Ann Jenkins, his wife, dated March 30, 2007, recorded April 19, 2007, at

Instrument Number 2227, Page 2560, Pike County, Pennsylvania records.

Exhibit "A"

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Eric Charles Whipple DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$ 94,218.72 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 Eric Charles Whipple DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 94,218.72 PLUS COSTS AND INTEREST AS AFORESAID.



Kerry Welsh, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA

Manley Deas Kochalski LLC  
POB 165028  
Columbus, OH 43216-5028  
5/24/19 • 5/31/19 • 6/7/19

---

**SHERIFF SALE  
JUNE 19, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1108-2018 rSUR JUDGEMENT NO. 11 08-20 18 AT THE SUIT OF Bank of America, NA vs. Tania Maria Mersing & Raymond S. Mersing 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 June 19, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN LOT, PARCEL OR PIECE OF GROUND SITUATE IN THE TOWNSHIP OF LEEMAN, COUNTY OF PIKE, AND COMMONWEALTH OF PENNSYLVANIA, BEING LOT NUMBER 125, STAGE 8 PINE RIDGE, AS SHOWN ON MAP OF PINE RIDGE, INC., STATE 8 ON FILE IN THE RECORDER OF DEEDS

OFFICE AT MILFORD,  
PENNSYLVANIA IN PLAT  
BOOK NO. 10 AT PAGE 27.

PARCEL #: 188-04-04-21

PROPERTY ADDRESS: 125 Pine Ridge Drive, a/k/a 125 West Pine Ridge 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 Tania Maria Mersing & Raymond S. Mersing DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$10,741.29 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 Tania Maria

Mersing & Raymond S. Mersing  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$10,741.29 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA

KML Law Group PC  
701 Market Street, Ste 5000  
Philadelphia, PA 19106-1532  
5/24/19 • 5/31/19 • 6/7/19

**SHERIFF SALE  
JUNE 19, 2019**

BY VIRTUE OF WRIT OF  
EXECUTION ISSUED OUT OF  
THE COURT OF COMMON  
PLEAS, PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 556-2018 rSUR  
JUDGEMENT NO.\_556-  
2018\_AT THE SUIT OF HSBC  
Bank USA, NA as Trustee for  
Ellington Loan Acquisition Trust  
2007-1 Mortgage Pass-Through  
Certificates, Series 2007-1 vs. Hana  
Haig 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 June 19,2019  
at 11:00 AM PREVAILING  
TIME IN THE AFORENOON  
OF SAID DATE:

**LEGAL DESCRIPTION**

All that certain lot, parcel or piece  
ofland situate in the Township of

Lackawaxen, County of Pike and  
Commonwealth of Pennsylvania,  
being Lot 18, Section 1, Mountain  
View Estates, as shown on a plan of  
lots recorded in the Office of the  
Recorder of Deeds in and for the  
County of Pike, in Plat Book  
Volume 20, Page 53.

Parcel No. : 034.00-01-38.003-

BEING known and numbered as  
115 Mountain View Road, Greeley,  
PA 18425

Being the same property conveyed  
to Hana Haig who acquired title by  
virtue of a deed from Universal  
Development Corporation, dated  
June 3, 1999, recorded June 28,  
1999, at Document ID 0007964,  
and recorded in Book 1786, Page  
227, Office of the Recorder of  
Deeds, Pike County, Pennsylvania.  
Exhibit "A"

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY THE  
PROTHONOTARY OF THE  
COMMONWEALTH OF  
PENNSYLVANIA TO Hana Haig  
DEFENDANTS, OWNER, OR  
REPUTED OWNERS OF THE  
AFORESAID REAL PROPERTY  
FOR EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$ 464,518.64  
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 HANA HAIG DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$464,518.64 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA

Manley Deas Kochalski LLC  
POB 165028  
Columbus, OH 43216-5028  
5/24/19 • 5/31/19 • 6/7/19

**SHERIFF SALE  
JUNE 19, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 127-2019 r SUR JUDGEMENT NO. 127-2019 AT THE SUIT OF M&T Bank vs. Michael Delabar aka Michael A. Delabar & Linda L. Delling-Delabar 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 June 19, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL that certain piece or parcel of land in Blooming Grove Township, Pike County, Pennsylvania, as laid out and plotted on a map entitled "Map Showing Lands of David L. Winke1blech and Ida Augusta Frances Delling", bearing the name and seal of Harry F. Schoenagel, dated October 1982 as revised, which premises is more particularly bounded and described as follows:

BEGINNING at the northeasterly comer of the lands of Ida Delling, the grantor herein, said comer being a common comer with the lands of Frank Vanna, said comer, also being located in the center of State Route S. R. 4002; thence South eight (08) degrees four (04) minutes twentyfive (25) seconds West five hundred nine and ninety-seven one-hundredths (509.97) feet to a point in the center line of Egypt Creek; thence along the center line of Egypt Creek the following two courses and distances: (1) North eighty-seven (87) degrees eight (08) minutes fifty-one (51) seconds West one hundred sixty-seven and thirty-four one-hundredths (167.34) feet to a comer, and (2) North twenty-two (22) degrees forty-seven (47) minutes forty-seven (47) seconds West one hundred four and seventy-nine one hundredths (104.79) feet to a point in the center line of Egypt Creek; thence along the lands of the grantor herein (Ida Delling), the

following two courses and distances:  
(1) North twenty-seven (27) degrees  
twenty-two (22) minutes twenty-  
one (21) seconds East two hundred  
fifty-six and ninety-three one-  
hundredths (256.93) feet to a corner,  
and (2) North one (01) degree four  
(04) minutes forty-seven (47)  
seconds East one hundred sixty and  
no one-hundredths (160.00) feet to  
a point in the center line of S.R.  
4002; thence North eighty-six (86)  
degrees forty (40) minutes thirty-  
three (33) seconds East one hundred  
sixty-three and seventy-two one-  
hundredths (163.72) feet to the  
point and place of BEGINNING.

BEARINGS of the magnetic  
meridian.

EXCEPTING AND  
RESERVING subject to the public  
highway purposes that portion of  
the right of way of S.R. 4002 which  
crosses the above described  
premises.

ALSO EXCEPTING AND  
RESERVING the right of way of  
the Pennsylvania Power and Light  
Company whose power lines run  
over and across the above described  
premises.

Subject to any restrictions,  
easements and/or adverbs that  
pertain to this property.

PARCEL#: 088.00-02-06.001-

PROPERTY ADDRESS: 216  
Egypt Road, Tafton, PA 18464

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

COMMONWEALTH OF  
PENNSYLVANIA TO Michael  
Delabar aka Michael A. Delabar &  
Linda L. Delling-Delabar  
DEFENDANTS, OWNER, OR  
REPUTED OWNERS OF THE  
AFORESAID REAL PROPERTY  
FOR EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$ 378.359.48  
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 Michael Delabar  
aka Michael A. Delabar & Linda L.  
Delling-Delabar  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$ 378.359.48 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
KML Law Group PC  
701 Market Street, Ste 5000  
Philade1phia, PA 19106-1532  
5/24/19 • 5/31/19 • 6/7/19

**SHERIFF SALE  
JUNE 19, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO151-2019 r SUR JUDGEMENT NO. 151-2019\_AT THE SUIT OF LSFIO Master Participation Trust c/o Caliber Home Loans, Inc. vs Gary B. Cullen and Ronald Masiello 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 June 19,2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

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

LOT NO. 177, SECTION NO.2, as shown on map entitled subdivision of Section A, Pocono Mountain Woodland Lakes Corp., on file in the Recorder's Office at Milford, Pennsylvania in Plot Book No. 10, Page 135.

BEING NO. 111 Poplar Drive, Milford, PA 18337  
PARCEL NO: 110.04-01-64

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

PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Gary B. Cullen and Ronald Masiello DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$ 117,153.29 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\_ Gary B. Cullen and Ronald Masiello DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$117,153.29 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
KML Law Group  
701 Market Street, Ste. 5000  
Philadelphia, Ap 19106-1532  
5/24/19 • 5/31/19 • 6/7/19

**SHERIFF SALE  
JUNE 19, 2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION N0299-2019 r SUR JUDGEMENT NO. 299-2019 AT THE SUIT OF Wells Fargo Bank, NA vs Abigail Kluska aka Abigail R. Kluska, in her capacity as Executrix and Devisee of the Estate of Karen McCaw aka Karen Miller McCaw aka Karen S. McCaw and Katherine McCaw aka Katherine M. McCaw, in her capacity as Devisee of the Estate of Karen McCaw aka Karen Miller McCaw aka Karen S. McCaw and Sarah McCaw aka Sarah J. McCaw, in her capacity as Devisee of the Estate of Karen McCaw aka Karen Miller McCaw aka Karen S. 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 June 19, 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. 299-2019

Wells Fargo Bank, N.A.  
v.  
Abigail Kluska aIkIa Abigail R. Kluska, in Her Capacity as

Executrix and Devisee of The Estate of Karen Mccaw aIkIa Karen Miller Mccaw alk/a Karen S. Mccaw Katherine Mccaw alk/a Katherine M. Mccaw, in Her Capacity as Devisee of The Estate of Karen Mccaw aIkIa Karen Miller Mccaw alk/a Karen S. Mccaw Sarah Mccaw alk/a Sarah J. Mccaw, in Her Capacity as Devisee of The Estate of Karen Mccaw aIkIa Karen Miller Mccaw aIkIa Karen S. Mccaw

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

147 Arrowood Drive, Dingmans Ferry, PA 18328-9171 Parcel No. 162.02-13-35  
(Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING

Judgment Amount: \$62,616.15

Attorneys for Plaintiff  
Phelan Hallinan Diamond & Jones, LLP

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO \_AbigailKluskaaka Abigail R. Kluska, in her capacity as Executrix and Devisee of the Estate of Karen McCaw aka Karen Miller McCaw aka Karen S. McCaw and Katherine McCaw aka Katherine M. McCaw, in her capacity as Devisee of the Estate of Karen McCaw aka Karen

Miller McCaw aka Karen S. McCaw and Sarah McCaw aka Sarah J. McCaw, in her capacity as Devisee of the Estate of Karen McCaw aka Karen Miller McCaw aka Karen S. McCaw

DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$62,616.15 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\_ Abigail Kluska aka Abigail R. Kluska, in her capacity as Executrix and Devisee of the Estate of Karen McCaw aka Karen Miller McCaw aka Karen S. McCaw and Katherine McCaw aka Katherine M. McCaw, in her capacity as Devisee of the Estate of Karen McCaw aka Karen Miller McCaw aka Karen S. McCaw and Sarah McCaw aka Sarah J. McCaw, in her capacity as Devisee of the

Estate of Karen McCaw aka Karen Miller McCaw aka Karen S. McCaw

DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$ 62,616.15 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan Hallinan Diamond & Jones  
1Penn Center Plaza  
1617 JFK Blvd., Ste. 1400  
Philadelphia, P A 19103  
5/24/19 • 5/31/19 • 6/7/19

---

**SHERIFF SALE  
JUNE 19,2019**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 300-2019 rSUR JUDGEMENT NO.\_300-2019\_AT THE SUIT OF Wells Fargo Bank, NA vs Beverly J. BradleyMurray aka Beverly Bradley-Murray  
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 June 19. 2019 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

SHORT DESCRIPTION  
By virtue of a Writ of Execution

No. 300-2019

Wells Fargo Bank, N.A.

v.

Beverly J. Bradley-Murray alkJa

Beverly Bradley-Murray

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

116 Yvonne Court, Dingmans Ferry,  
PA 18328-3150  
Parcel No. 100339  
(Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING

Judgment Amount: \$115,362.21

Attorneys for Plaintiff  
Phelan Hallinan Diamond & Jones,  
LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY THE  
PROTHONOTARY OF THE  
COMMONWEALTH OF  
PENNSYLVANIA TO BeverlyJ.  
Bradley-Murray aka Beverly  
Bradley-Murray  
DEFENDANTS, OWNER, OR  
REPUTED OWNERS OF THE  
AFORESAID REAL PROPERTY  
FOR EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$115.362.21 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\_ Beverly J.  
Bradley-Murray aka Beverly  
Bradley-Murray  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$115.362.21 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan Hallinan Diamond & Jones  
1Penn Center Plaza  
1617 JFK Blvd., Ste. 1400  
Philadelphia, PA 19103  
5/24/19 • 5/31/19 • 6/7/19

---

**SHERIFF SALE  
JUNE 19,2019**

BY VIRTUE OF WRIT OF  
EXECUTION ISSUED OUT OF  
THE COURT OF COMMON  
PLEAS, PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION NO  
178-2019r SUR JUDGEMENT  
NO.\_178-2019\_ AT THE SUIT OF  
Wells Fargo Bank, NA vs Harry  
Velez 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 June  
19. 2019 at 11:00 AM  
PREVAILING TIME IN THE  
AFORENOON OF SAID DATE:

SHORT DESCRIPTION By  
virtue of a Writ of Execution No.  
2019-00178

Wells Fargo Bank, N .A.  
v.  
Harry Velez

owner(s) of property situate in the  
LEHMAN TOWNSHIP, PIKE  
County, Pennsylvania, being  
243 Mallard Lane, F/KIA 822  
Mallard Lane, Bushkill, PA 18324-  
8223  
Parcel No. 182.04-08-82  
(Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING

Judgment Amount: \$110,171.53

Attorneys for Plaintiff  
Phelan Hallinan Diamond & Jones,  
LLP

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY THE  
PROTHONOTARY OF THE  
COMMONWEALTH OF  
PENNSYLVANIA TO HarryVelez  
DEFENDANTS, OWNER, OR  
REPUTED OWNERS OF THE  
AFORESAID REAL PROPERTY  
FOR EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$110.171.53 PLUS  
COSTS & INTEREST. THE

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

NOTICE TO ALL PARTIES  
AND CLAIMANTS IS HEREBY  
GIVEN THAT A SCHEDULE  
OF DISTRIBUTION WILL BE  
FILED BY THE SHERIFF ON A  
DATE SPECIFIED BY THE  
SHERIFF NOT LATER THAN  
THIRTY (30) DAYS AFTER  
THE SALE AND THAT  
DISTRIBUTION WILL BE  
MADE IN ACCORDANCE  
WITH THAT SCHEDULE,  
SEIZED AND TAKEN IN  
EXECUTION AS THE  
PROPERTY OF\_ Harry Velez  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$ 110.171.53 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan Hallinan Diamond & Jones  
1Penn Center Plaza  
1617 JFK Blvd., Ste. 1400  
Philadelphia, PA 19103  
5/24/19 • 5/31/19 • 6/7/19

---

**SHERIFF SALE**  
**JUNE 19, 2019**

BY VIRTUE OF WRIT OF  
EXECUTION ISSUED OUT OF  
THE COURT OF COMMON  
PLEAS, PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO 217-2019r SUR  
JUDGEMENT NO\_ 217-  
2019\_AT THE SUIT OF Bank of

America, NA vs Lloyd B.  
Hildebrand and Margaret A.  
Hildebrand  
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 June 19,2019  
at 11:00 AM PREVAILING  
TIME IN THE AFORENOON  
OF SAID DATE:

SHORT DESCRIPTION

By virtue of a Writ of Execution  
No. 217-2019

Bank of America, N.A.  
v.  
Lloyd B. Hildebrand Margaret A.  
Hildebrand  
owner(s) of property situate in the  
PALMYRA TOWNSHIP, PIKE  
County, Pennsylvania, being  
18 Shore Road Spinner Point, a/k/a  
126 Shore Road, Tafton, PA 18464-  
7704 Parcel No. 043.01-03-43  
(Acreage or street address)

Improvements thereon:  
RESIDENTIAL DWELLING  
Judgment Amount: \$160,560.37

Attorneys for Plaintiff  
Phelan Hallinan Diamond & Jones,  
LLP

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

Hildebrand and Margaret A.  
Hildebrand  
DEFENDANTS, OWNER, OR  
REPUTED OWNERS OF THE  
AFORESAID REAL PROPERTY  
FOR EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF \$160,956.22 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\_ Lloyd B.  
Hildebrand and Margaret A.  
Hildebrand  
DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT \$160,956.22 PLUS  
COSTS AND INTEREST AS  
AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY,  
PENNSYLVANIA  
Phelan Hallinan Diamond & Jones  
1Penn Center Plaza  
1617 JFK Blvd., Ste. 1400  
Philadelphia, PA 19103  
5/24/19 • 5/31/19 • 6/7/19