

LEGAL JOURNAL

OF WAYNE COUNTY, PA

22nd Judicial District

Vol. 1 ★ NOVEMBER 4, 2011 ★ Honesdale, PA ★ No. 34



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Court of Common Pleas 22nd Judicial District:

The Hon. Raymond L. Hamill
President Judge

The Hon. Robert J. Conway
Senior Judge

The Legal Journal of Wayne County contains decisions of the Wayne County Court, legal notices, advertisements & other matters of legal interest. It is published every Friday by the Wayne County Bar Association.



Legal Journal of Wayne County
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Publisher:
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3305 Lake Ariel Highway
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Cover illustration by Kathleen Howell, an award-winning Pennsylvania artist. Her renderings of the “Pennsylvania County Courthouse Series” are on display at the Pennsylvania Judicial Center in Harrisburg, Pennsylvania.

The Legal Journal of Wayne County is published and produced by the Wayne County Bar Association and Bailey Design and Advertising.

By requirement of Law and Order of Court the *Legal Journal of Wayne County* is made the medium for the publication of all Legal Advertisements required to be made in Wayne County, and contains all Notices of the Sheriff, Register, Clerk of the Courts, Prothonotary and all other Public Officers, Assignees, Administrators and Executors, Auditors, Examiners, Trustees, Insolvents, the formation and dissolution of Partnerships, affording indispensable protection against loss resulting from want of notice. It also contains the Trial and Argument Lists of all the Courts in Wayne County, and selected Opinions and Decisions of the Courts of Wayne County.

All legal notices must be submitted either via email or in typewritten form and are published exactly as submitted by the advertiser. *The Legal Journal* assumes no responsibility to edit, make spelling corrections, eliminate errors in grammar or make any changes in context. As pertains to all content in each issue, all efforts have been made to accurately publish the information provided by court sources, however Publisher and Wayne County Bar Association cannot be held liable for any typographical errors or errors in factual information contained therein.

Legal notices must be received before 10:00 AM on the Monday preceding publication or, in the event of a holiday, on the preceding Friday.

MESSAGE FROM THE
WAYNE COUNTY BAR ASSOCIATION



The Legal Journal of Wayne County is a comprehensive weekly guide containing legal decisions of the 22nd Judicial District encompassing civil actions filed; mortgages and deeds filed; legal notices; advertisements and other matters of legal interest. On behalf of the Wayne County Bar Association, we appreciate the opportunity to serve the legal community by providing a consolidated source of significant matters of legal importance.

PRICING & RATES

Notice Pricing

One time Insertions

Incorporation Notices	\$45
Fictitious Name Registration	\$45
Petition for Change of Name	\$45
Estate Notice (3-time insertion)	\$65
Orphans Court; Accounting on Estates (2-time insertion)	\$45

All other notices will be billed at \$1.90 per line. Minimum insertion fees apply. A fee of \$10 will be added to all legal notices for the Notarized Proof of Publication.

Subscription Rates

Per Year

Mailed Copy	\$100
Emailed Copy	\$50
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Subscription Year: March–February
Prorated subscriptions available*

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Robert J. Conway, *Senior Judge*

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Patricia Biondo

LEGAL NOTICES

*IN THE COURT OF COMMON PLEAS OF WAYNE 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.

ADMINISTRATOR NOTICE

Estate of LOUIS F. RICKARD
A.K.A'S: LOUIS RICKARD,
LOUIS F. RICKARD, SR., LOUIS
FOSTER RICKARD, LOUIS
FOSTER RICKARD, SR.

Late of Cherry Ridge Township
Administrators:

LOUIS R. RICKARD, JR.,
C/O 1105 COURT STREET,
HONESDALE, PA 18431
ROBERT B. RICKARD,
C/O 1105 COURT STREET,
HONESDALE, PA 18431
SUSAN R. HENRY,
C/O 1105 COURT STREET,
HONESDALE, PA 18431
NANCY KINSHMAN,
C/O 1105 COURT STREET,
HONESDALE, PA 18431
RICHARD W. RICKARD,
C/O 1105 COURT STREET,
HONESDALE, PA 18431

Attorney
RICHARD B. HENRY, ESQUIRE
1105 COURT STREET,
HONESDALE, PA 18431

11/4/2011 • 11/11/11 • 11/18/11

ADMINISTRATOR NOTICE

Estate of BETTY JO
MCCOLLUM
Late of South Canaan Township
Administrator
BETH SYLVESTER
945 OLD SCHOOL HOUSE
ROAD, BLAIRSTOWN, NJ,
07825

Attorney
SALLY N. RUTHERFORD
921 COURT STREET
HONESDALE, PA 18431

11/4/2011 • 11/11/11 • 11/18/11

EXECUTRIX NOTICE

Estate of MARGARET H.
ASKEW AKA MARGARET
HOULDAY ASKEW
Late of Honesdale Borough
Executrix
MARGARD A. ALLGEIER
147 MOUNTAIN VIEW ROAD
NEWFOUNDLAND, PA 18445

10/28/2011 • 11/4/2011 • 11/11/2011

EXECUTRIX NOTICE

Estate of ROSE B. FUNKE AKA
ROSE BERTOLA FUNKE
Late of Buckingham Township
Executrix
PATRICIA DELUCA
421 SHEHAWKEN RD
PRESTON PARK, PA 18455
Attorney
GEORGE H. ELWOOD
38 W. MAIN ST., SUITE 1
HANCOCK, NY 13783

10/21/2011 • 10/28/2011 • 11/4/2011

ADMINISTRATOR NOTICE

Estate of CAROL ANN
WATERBURY
Late of Dyberry Township
Administrator
BRYAN R. WATERBURY
181 HAINES SCHOOL ROAD
HONESDALE, PA 18431
Attorney
FRANCES GRUBER, ESQ.
214 NINTH STREET
HONESDALE, PA 18431

10/21/2011 • 10/28/2011 • 11/4/2011

OTHER NOTICES

**NOTICE OF
INCORPORATION**

Notice is hereby given that Articles of Incorporation have been filed on October 17, 2011 with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, PA for Rock Lake Post No. 808. Inc. The corporation has been incorporated under the provisions of the Non-Profit Corporation Law of 1988. The purpose of the corporation is to operate an American Legion Post.

SCOTT B. BENNETT, ESQUIRE,
INCOPORATOR
308 Tenth Street
Honesdale, Pennsylvania 18431
253-5880

11/4/2011

**NOTICE OF
INCORPORATION
NONPROFIT**

TAKE NOTICE THAT an Articles of Incorporation-Nonprofit was filed with the Department of State. The name of the Noprofit Corporation is Billy's New Hope Barn, Inc. This Nonprofit Corporation has been organized under the provision pusuant to 15 Pa. C.S. 5306.

MATTHEW L. MEAGHER,
ESQUIRE, 1018 Church Street,
Honesdale, Pennsylvania 18431
(570) 253-5229

11/4/2011

**LEGAL NOTICE
ACTION TO QUIET TITLE
IN THE COURT OF COMMON
PLEAS OF WAYNE COUNTY
COMMONWEALTH OF
PENNSYLVANIA**

Darlene E. Vanatta: 309 Broad
Street: Carlstadt, NJ 07072
Plaintiff

vs.

ACTION TO QUIET TITLE
Murray A. Finley Patricia A.
Finley, their heirs, executors 2011
CIVIL 624

administrators, successors, and
assigns, and all persons claiming
by, through or under them
Defendants

NOTICE TO DEFEND

You have been sued in court. If
you wish to defend against the
claims set forth in the following
pages, you must take action within
twenty days after this complaint

and notice are served, by entering personally or by an attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned the if you fail to do so the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the complaint or for any other claim or relief requested by plaintiff. **YOU MAY LOSE MONEY OR PROPERTY OR OTHER RIGHTS IMPORTANT TO YOU. YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.PA LAWYER REFERRAL SERVICE**
100 SOUTH STREET
P.O. BOX 186
HARRISBURG, PA 17108
(800) 692- 7375 (PA residents)
(717) 238- 6715
Legal Services of Northeastern Pennsylvania
729 Monroe Street
Stroudsburg, PA 18360- 2116- 29
(570) 424- 5338
A. Anderson, Esquire
Attorney I.D. # 88401
Spall, Rydzewski and Anderson,
P.C.
2573 Route 6
Hawley, PA 18428
(570) 226- 6229

COMPLAINT IN QUIET TITLE AND NOW, comes the Plaintiff, Darlene E. Vanatta, by and through

her Attorneys, Spall, Rydzewski, Anderson, Lalley & Tunis, P.C., by Leatrice A. Anderson, Esquire, and files the following Action to Quiet Title, whereof the following is a true and correct statement, to wit:

1. That the Plaintiff, Darlene E. Vanatta, is an adult individual with a principal residence of 371 Union Avenue, Rutherford, NJ 07070.
2. The Defendants, Murray A. Finley and Patricia A. Finley, are presumed to be and therefore averred to be adult individuals who had a last known address of 282 The Hideout, Lake Ariel, PA 18436.
3. The property equitably owned by Plaintiff and the subject of the Deed is described as follows: ALL THAT CERTAIN tract or parcel of land situated in the Township of Salem, Wayne County, Pennsylvania, known as Lot 474, Section 5, of The Hideout, a subdivision situated in the Townships of Lake and Salem, Wayne County, Pennsylvania also known as Map 22-0-0019-00031 as recorded in the Recorder of Deeds Office in Honesdale, Wayne County, Pennsylvania. Plaintiff's Deed recorded in Book 3354, Page 258.
4. The Defendants are prior owners of the property. Defendant's deed from their prior ownership is recorded in Deed Book 605 Page 161.
5. The Defendants failed to make the required property tax payments and the property was exposed for tax sale in 2007 and subsequently purchased by the Plaintiff.
6. Defendants' whereabouts are unknown and all notices sent to

them have been returned unsigned or unclaimed.

7. The Plaintiff now seeks to extinguish any and all alleged right, title or interest that the Defendant, or his heirs, executors, administrators, successors or assigns and all persons claiming by, through or under him, shall hold, own or claim.

WHEREFORE, the Plaintiff prays this Honorable Court to enter:

- (a) An Order barring forever the right of the Defendant and his successors, heirs and assigns from asserting any right, title or interest in and to premises; and
- (b) An Order decreeing the Plaintiff is the owner in fee simple free of any encumbrances of Defendant of the premises herein described.

Leatrice A. Anderson, Esquire
I.D. # 88401
Attorney for Plaintiff
2573 Route 6
Hawley, PA 18428
(570) 226-6229

11/4/2011

SHERIFF'S SALES

Individual Sheriff's Sales can be cancelled for a variety of reasons. The notices enclosed were accurate as of the publish date. Sheriff's Sale notices are posted on the public bulletin board of the Sheriff's office in Honesdale, located at 925 Court Street.

**SHERIFF'S SALE
NOVEMBER 16, 2011**

By virtue of a writ of Execution
US Bank N.A. Trustee for the

Pennsylvania Housing Finance Agency issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 16th day of November, 2011 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following

ALL that messuage or lot of land, being and situate in the Borough of Hawley, County of Wayne and Commonwealth of Pennsylvania, commencing on the southwest side of the public road, leading from Silk Mill to the upper end of Hawley, at the northeast corner of Lot 75 sold to Jacob Deihl; thence by said Lot No. 75 South thirty-one and one-half (31Ω) degrees west to the corners of Lot No. 87 (previously erroneously referred to as 97) and 88, now or formerly owned by C. Lahman, and corner of Lot No. 75; thence by said Lot of C. Lahman, No. 87, south fifty-eight and one-half (58Ω) degrees east sixty (60) feet to the corners of Lot No. 86 and 87, now or formerly belonging to C. Lahman, and corner of Lot No. 77, sold to Jacob Bersthank; thence by said Lot No. 77, thirty-one and one-half (31Ω) degrees east to a corner of Lot No. 77 on the said public road; thence by the course and distance of said Public Road to the place of beginning. As to quantity, be the same more or less, being a part of a larger tract known by Warrantee Little Manor.

HAVING thereon erected a dwelling known as 220 Bellemonte Avenue, Hawley, PA 18428.

MAP & PLATE NO.: 10-0-006-0049.

BEING THE SAME PREMISES WHICH Cecelia A. Jones by deed dated 10/14/04 and recorded 10/15/04 in Wayne County Deed Book 2618 Page 105, granted and conveyed unto Julia Frank.

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

Seized and taken in execution as Julia A. Frank 1885 State Route 2023 FOREST CITY PA 18421

Execution No. 399-Civil-2011
Amount \$145,184.85
Plus additional

September 7, 2011
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE NOTICE:

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the

schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

ANY SUCCESSFUL BIDDER MUST HAVE 10% DOWN PAYMENT AT DATE OF SALE. BALANCE DUE THIRTY (30) DAYS FROM DATE OF SALE. FAILURE TO PAY BALANCE WILL FORFEIT DOWN PAYMENT.

Leon P. Haller, Esq.

10/21/2011 • 10/28/2011 • 11/4/2011

**SHERIFF'S SALE
NOVEMBER 23, 2011**

By virtue of a writ of Execution Wells Fargo Bank, N.A., As Trustee for Option One Mortgage Loan Trust 2007-FXD1 Asset-Backed Certificates, Series 2007-FXD1 issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 23rd day of November, 2011 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following

ALL THAT CERTAIN PIECE, PARCEL OR TRACT OF LAND SITUATE IN THE TOWNSHIP OF LEHIGH, COUNTY OF WAYNE AND COMMONWEALTH OF PENNSYLVANIA, BEING LOT NO. 54 ON THE MAP OF RAINBOW RUN, AS APPEARING IN THE OFFICE

OF THE RECORDER OF DEEDS
IN AND FOR WAYNE COUNTY
IN MAP BOOK NO. 99 AT PAGE
NO. 11 BOUNDED AND
DESCRIBED AS FOLLOWS, TO
WIT;

BEGINNING AT A POINT IN
THE SOUTHEASTERLY LINE
OF RIVERFRONT WAY AND AT
THE WESTERNMOST CORNER
OF LOT NO. 55; THENCE
SOUTH 41 DEGREES 52
MINUTES 29 SECONDS WEST
ALONG THE SOUTHEASTERLY
LINE OF RIVERFRONT WAY
FOR A DISTANCE OF 189.51
FEET TO A POINT OF
CURVATURE; THENCE
CONTINUING
SOUTHWESTWARDLY ALONG
THE SOUTHEASTERLY LINE
OF RIVERFRONT WAY BY A
CURVE TO THE LEFT HAVING
A RADIUS OF 475.00 FEET FOR
AN ARC DISTANCE OF 45.57
FEET TO A POINT, THE
NORTHERNMOST CORNER OF
LOT NO.53; THENCE SOUTH 53
DEGREES 37 MINUTES 18
SECONDS EAST ALONG THE
NORTHEASTERLY LINE OF
LOT NO. 53 FOR A DISTANCE
OF 174.60 FEET TO A POINT;
THENCE NORTH 53 DEGREES
51 MINUTES 06 SECONDS
EAST FOR A DISTANCE OF
223.54 FEET TO A POINT, THE
SOUTHERNMOST CORNER OF
LOT NO. 55; THENCE NORTH
48 DEGREES 07 MINUTES 31
SECONDS WEST ALONG THE
SOUTHWESTERLY LINE OF
LOT NO. 55 FOR A DISTANCE
OF 218.39 FEET TO A POINT,
THE PLACE OF BEGINNING.

BEING THE SAME PROPERTY
CONVEYED TO RAJNARINE
SINGH BY DEED FROM
LOBOLITO, INC.,AS
RECORDED 01/18/05 IN BOOK
2694 AT PAGE 293.

Being No. Lot 54 Riverfront Way
a/k/a 154 Riverfront Way,
Gouldsboro, PA 18424

Seized and taken in execution as
Rajnarine Singh Lot 54 Riverway
a/k/a 154 Riverfront Way Township
of Lehigh GOULDSBORO PA
18424

Execution No. 272-Civil-2011
Amount \$337,450.69 Plus
additional

September 8, 2011
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE
NOTICE:

That all claims to the property will
be filed with the sheriff before the
sale and all claims to the proceeds
before distribution; That a sheriff's
schedule of distribution will be in
his office on a date specified by
him, not later than thirty (30) days
after sale; and that distribution will
be made in accordance with the
schedule unless exceptions are filed
within ten (10) days thereafter. No
further notice of filing of the
schedule of distribution need be
given.

ANY SUCCESSFUL BIDDER
MUST HAVE 10% DOWN
PAYMENT AT DATE OF SALE.
BALANCE DUE THIRTY (30)

DAYS FROM DATE OF SALE.
FAILURE TO PAY BALANCE
WILL FORFEIT DOWN
PAYMENT.
Danielle Boyle-Ebersole Esq.

10/28/2011 • 11/4/2011 • 11/11/2011

**SHERIFF'S SALE
NOVEMBER 23, 2011**

By virtue of a writ of Execution Citimortgage, Inc. issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 23rd day of November, 2011 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following

ALL THAT CERTAIN PIECE OR PARCEL OF LAND IN THE BOROUGH OF STARRUCCA, COUNTY OF WAYNE AND STATE OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE PUBLIC HIGHWAY, BY LANDS NOW OR FORMERLY OF F.A. STODDARD; THENCE ALONG SAID LANDS NOW OR FORMERLY OF F.A. STODDARD AND LANDS FORMERLY OF MRS. J. P. SHAW (NOW OR LATE OF c.a. STODDARD) TO A CORNER OF THE LANDS NOW OR FORMERLY OF MR. C.D. MUMFORD; THENCE ALONG THE LINE OF LANDS OF THE SAID LANDS OF MRS. C.D.

MUMFORD IN A SOUTHEASTERLY DIRECTION TO A POINT IN SAID LINE (WHERE A STRAIGHT LINE RUNNING ACROSS THE FLAT PARALLEL WITH THE STONE WALL ON THE LINE OF MRS. C.D. MUMFORD ON THE WESTERLY SIDE OF SAID WALL AND SIXTY (60) FEET THEREFROM WOULD CORNER IN THE SAID LINE AFOREMENTIONED ON THE HILL; THENCE FROM SAID POINT IN THE LINE ON THE HILL IN THE LINE OF MRS. C.D. MUMFORD AND RUNNING DOWN THE HILL IN A STRAIGHT LINE SO AS TO CROSS THE FLAT PARALLEL WITH THE AFOREMENTIONED WALL, SIXTY (60) FEET THEREFROM ON THE WESTERLY SIDE TO THE PUBLIC HIGHWAY; THENCE DOWN SAID PUBLIC HIGHWAY IN A WESTERLY DIRECTION TO THE PLACE OF BEGINNING. CONTAINING ABOUT TWO AND THREE-QUARTERS (2 3/4) ACRES, BE THE SAME MORE OR LESS. IMPROVED WITH THE TWO-STORY FRAME DWELLING HOUSE THEREON.

BEING KNOWN AS 44 SHADIGEE CREEK ROAD, STARRUCCA, PA 18462.

BEING PARCEL NO. 25-0-0130-0027.

BEING THE SAME PREMISES WHICH MARK A. BUNNELL

AND LORIA BUNNELL, HIS WIFE, GRANTED AND CONVEYED TO CARLOS MARQUES AND GLORIA MARQUES, HIS WIFE, BY VIRTUE OF A DEED DATED FEBRUARY 27, 2004 AND DULY RECORDED ON MARCH 1, 2004, IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR WAYNE COUNTY, PENNSYLVANIA IN RECORD BOOK 2451, AT PAGE 189.

BEING THE SAME PREMISES WHICH CARLOS MARQUES AND GLORIA MARQUES, HUSBAND AND WIFE, GRANTED AND CONVEYED UNTO ARTHUR BARNES, AN ADULT, COMPETENT INDIVIDUAL, BY DEED DATED

JULY 30, 2005 AND RECORDED ON AUGUST 9, 2005 IN THE OFFICE OF THE RECORDER OF DEEDS OF WAYNE COUNTY, COMMONWEALTH OF PENNSYLVANIA IN VOLUME 2834, PAGE 120-122 AS INSTRUMENT NO. 200500008731.

Seized and taken in execution as Arthur Barnes 44 Shadigee Creek Road STARRUCCA PA 18462

Execution No. 349-Civil-2011
Amount \$118,764.19 Plus additional

September 8, 2011
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE

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NOTICE:

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

ANY SUCCESSFUL BIDDER MUST HAVE 10% DOWN PAYMENT AT DATE OF SALE. BALANCE DUE THIRTY (30) DAYS FROM DATE OF SALE. FAILURE TO PAY BALANCE WILL FORFEIT DOWN PAYMENT.

Jeffrey M. Freedman, Esq.

10/28/2011 • 11/4/2011 • 11/11/2011

**SHERIFF'S SALE
NOVEMBER 23, 2011**

By virtue of a writ of Execution Sovereign Bank issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 23rd day of November, 2011 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following

ALL THOSE CERTAIN lots, pieces or parcels of land, lying situate and being in the Borough of Hawley, County of Wayne and

Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point on the northeasterly side of Maennerchor Street, now Fern Street at the northwest corner of Lot #86; thence along the northeasterly side of Fern Street, North fifty-seven (57) degrees twenty-five (25) minutes West two hundred twenty-six (226) feet to a corner; thence North thirty-five (35) degrees East one hundred and twenty (120) feet to a corner; thence South fifty-seven (57) degrees twenty-five (25) minutes East two hundred and twenty-three and one-half (223 Ω) feet to a corner; said corner being the southeasterly corner of said Lot #87; thence South thirty-five (35) degrees West along line of Lot #86, one hundred and twenty (120) feet to the place of BEGINNING. COMPRISING within said boundaries Lot #87, #88, #89, and a part of Lot #90, as laid out and plotted upon a map of B.J. Atkinson lands surveyed by John C. Westbrook in 1880 and drawn by Fred C. Schoenagel, C.E.

EXCEPTING AND RESERVING, the following described parcel:

BEGINNING at an iron pin for a point, said point also being on the northerly edge of Fern Street and being the southerly most corner of the premises herein described; thence along the northerly edge of Fern Street, North 55 degrees 24 minutes 03 seconds West 55.86 feet to a point which forms the intersection of the northerly edge

of Fern Street with the easterly edge of Park Street, North 37 degrees 20 minutes 57 seconds East 120.00 feet to a point; thence leaving the edge of Park Street, South 55 degrees 04 minutes 03 seconds East 90.24 feet to an iron pin for a point; thence South 38 degrees 53 minutes 44 seconds West 55.74 feet to an iron pin for a point; thence North 54 degrees 57 minutes 40 seconds West 33.79 feet to an iron pin for a point; thence South 36 degrees 30 minutes 38 second West 64.37 feet to the point or place of BEGINNING.

CONTAINING 8,535 square feet as surveyed by Robert K. Kretschmer, R.S.

BEING THE SAME PREMISES which Debra Blaine and David Glisson, by Deed dated and recorded on June 13, 1989 in the Office for the Recording of Deeds in and for the County of Wayne at Deed Book Volume 509, page 295, granted and conveyed to Philip Valley and Corrina Valley, the within mortgagors, their heirs and assigns.

Seized and taken in execution as Philip J. Valley Sr. 612 Fern Street HAWLEY PA 18428
Corrina J. Valley 612 Fern Street HAWLEY PA 18428

Execution No. 642-Civil-2010
Amount \$258,487.47 Plus
additional

September 8, 2011
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE NOTICE:

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

ANY SUCCESSFUL BIDDER MUST HAVE 10% DOWN PAYMENT AT DATE OF SALE. BALANCE DUE THIRTY (30) DAYS FROM DATE OF SALE. FAILURE TO PAY BALANCE WILL FORFEIT DOWN PAYMENT.

Thomas A. Capehart Esq.

10/28/2011 • 11/4/2011 • 11/11/2011

**SHERIFF'S SALE
NOVEMBER 23, 2011**

By virtue of a writ of Execution PHH Mortgage Corporation issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 23rd day of November, 2011 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following

ALL THAT CERTAIN piece or parcel of land lying, being and

situate in the Township of Cherry Ridge, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point on the edge of Township Road 416 being the common corner of Lots 10 and 11 in the Sleepy Hollow Development; thence crossing said road, North 46 degrees 23 minutes 57 seconds East 45 feet to an iron pin; thence continuing North 46 degrees 23 minutes 57 seconds East 130 feet to a point for a corner; thence North 77 degrees 16 minutes 23 seconds East 190.00 feet to a point; thence North 36 degrees 45 minutes 12 seconds East 1019.77 feet to a point for a corner; thence South 42 degrees 58 minutes 27 seconds East 330.00 feet to a point for a corner; thence South 45 degrees 29 minutes 20 seconds West 1343.47 feet crossing the aforementioned Township Road 416 to a point for a corner; thence North 42 degrees 53 minutes 00 seconds West 277.97 feet to the point or place of beginning. Being Lot No. 11 in the aforesaid subdivision, containing 7.778 acres as surveyed by Alfred K. Bucconear in the year 1991. An approved map is recorded at Map Book 74 at Page 6.

TITLE TO SAID PREMISES IS VESTED IN Kim M. Meland, by Deed from Michael S. Meland, dated 09/22/2006, recorded 04/20/2007, in Deed Book 3279, page 99.

Premises being: 70 RACHT

ROAD, HONESDALE, PA 18431

Improvements thereon:
RESIDENTIAL DWELLING

Tax Parcel No. 05-0-0273-0018.0010

Seized and taken in execution as Kim A. Meland 70 Racht Road Honesdale PA 18431 Michael M. Meland 70 Racht Rd. HONESDALE PA 18431

Execution No. 858-Civil-2007 Amount \$156,730.29 Plus additional

September 8, 2011
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE NOTICE:

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

ANY SUCCESSFUL BIDDER MUST HAVE 10% DOWN PAYMENT AT DATE OF SALE. BALANCE DUE THIRTY (30) DAYS FROM DATE OF SALE. FAILURE TO PAY BALANCE WILL FORFEIT DOWN PAYMENT.

Allison F. Wells Esq.

10/28/2011 • 11/4/2011 • 11/11/2011

**SHERIFF'S SALE
NOVEMBER 23, 2011**

By virtue of a writ of Execution First National Bank of Pennsylvania, s/b/m to Community Bank & Trust Co. issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 23rd day of November, 2011 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following

ALL THAT CERTAIN PIECE OR PARCEL OF LAND LYING, SITUATE AND BEING IN THE TOWNSHIP OF LEBANON, COUNTY OF WAYNE, AND COMMONWEALTH OF PENNSYLVANIA, MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING ON THE EAST SIDE OF THE BETHANY ROAD, AT THE NORTH CORNER OF LAND CONVEYED TO JOHN LATOURETTE; THENCE NORTH ALONG THE LINE OF SAID BETHANY ROAD; PARTLY ON THE LAND WARRANT IN THE NAME OF JACOB CARVER AND PARTLY ON THOSE WARRANTED TO JAMES MORRELL, 85 PERCHES TO A CORNER; THENCE EAST 189 PERCHES TO A CORNER;

THENCE 85 PERCHES SOUTH TO THE NORTHEAST CORNER OF JOHN LATOURETTEJOHN LATOURETTES LAND; THENCE WEST BY THE LINE OF SAID LAND 189 PERCHES TO THE PLACE OF BEGINNING.

CONTAINING 100 ACRES, 65 PERCHES BE THE SAME MORE OR LESS.

EXCEPTING AND RESERVING THEREFROM THE FOLLOWING PARCELS OF LANDS;

14 ACRES WHICH CARL E. ELDRDRED, ET UX, BY DEED DATED APRIL 9, 1947, AND RECORDED IN WAYNE COUNTY DEED BOOK 165, PAGE 567, GRANTED AND CONVEYED TO IRA B. RUTHERFORD.

2 ACRES WHICH CARL E. ELDRDRED, ET UX, BY DEED DATED SEPTEMBER 16, 1969, AND RECORDED IN WAYNE COUNTY DEED BOOK 262, PAGE 381, GRANTED AND CONVEYED TO ANTHONY KRAMER, ET UX.

1.7 ACRES WHICH CARL E. ELDRDRED, ET UX, BY DEED DATED SEPTEMBER 16, 1969, AND RECORDED IN WAYNE COUNTY DEED BOOK 252, PAGE 384, GRANTED AND CONVEYED TO RALPH COWARD.

43,560 SQUARE FEET WHICH

CARL E. ELDRED, ET UX, BY DEED DATED NOVEMBER 1, 1969 AND RECORDED IN WAYNE COUNTY DEED BOOK 253, PAGE 538, GRANTED AND CONVEYED TO WILLIAM WIXON, ET UX, ET AL.

44,942.82 SQUARE FEET WHICH CARL E. ELDRED, ET UX, BY DEED DATED NOVEMBER 1, 1969, AND RECORDED IN WAYNE COUNTY DEED BOOK 253, PAGE 541 GRANTED AND CONVEYED TO ALBERT DOUGLAS AND DUANE KENNEDY, TRUSTEES FOR THE COLD SPRING ROD AND GUN CLUB.

2 ACRES WHICH MILTON L. VAIL, ET UX, BY DEED DATED JULY 27, 1979 AND RECORDED IN WAYNE COUNTY DEED BOOK 364, PAGE 192, GRANTED AND CONVEYED TO BRIAN J. SHERIDAN, ROBERT A. SHERIDAN AND DONALD D. SHERIDAN. SEE WAYNE COUNTY MAP BOOK 42, PAGE 37.

2 ACRES WHICH MILTON L. VAIL, ET UX, BY DEED DATED JULY 15, 1981, AND RECORDED IN WAYNE COUNTY DEED BOOK 382, PAGE 833, GRANTED AND CONVEYED TO LEONARD W. HOFFERT, JR. AND MARY ANN HOFFERT, HIS WIFE. SEE WAYNE COUNTY MAP BOOK 46, PAGE 73.

instituted by:
property, viz:

2.27 ACRES WHICH MILTON L. VAIL, ET UX, BY DEED DATED JULY 15, 1981, AND RECORDED IN WAYNE COUNTY DEED BOOK 382, PAGE 826, GRANTED AND CONVEYED TO ROBERT N. ROMANO AND JO ANN ROMANO, HIS WIFE. SEE WAYNE COUNTY MAP BOOK 46, PAGE 74.

15.11 ACRES WHICH MILTON L. VAIL, ET UX, BY DEED DATED FEBRUARY 17, 1983 AND RECORDED IN WAYNE COUNTY DEED BOOK 400, PAGE 796, GRANTED AND CONVEYED TO CHARLES ANTHONY CARUSO AND ELENOR CARUSO, HIS WIFE. SEE WAYNE COUNTY MAP BOOK 50 PAGE 68.

6.25 ACRES WHICH MILTON L. VAIL, ET UX, BY DEED DATED JANUARY 17, 1984, RECORDED IN WAYNE COUNTY DEED BOOK 410, PAGE 1032, GRANTED AND CONVEYED TO CHARLES ANTHONY CARUSO AND ELEANOR CARUSO, HIS WIFE. SEE WAYNE COUNTY MAP BOOK 52, PAGE 114.

3.77 ACRES WHICH MILTON L. VAIL, ET UX, BY DEED DATED JUNE 11, 1984, AND RECORDED IN WAYNE COUNTY DEED BOOK 415, PAGE 296, GRANTED AND

CONVEYED TO GERALD L. COLLINS AND SUSIE B. COLLINS, HIS WIFE. SEE WAYNE COUNTY MAP BOOK 533, PAGE 79.

0.48 ACRES WHICH MILTON L. VAIL, ET UX, BY DEED DATED DECEMBER 17, 1987, AND RECORDED IN WAYNE COUNTY DEED BOOK 480, PAGE 373, GRANTED AND CONVEYED TO CHARLES ANTHONY CARUSO AND ELEANOR CARUSO, HIS WIFE. SEE WAYNE COUNTY MAP BOOK 63, PAGE 21.

3.40 ACRES WHICH MILTON L. VAIL, ET UX, BY DEED DATED SEPTEMBER 1, 1988 AND RECORDED IN WAYNE COUNTY DEED BOOK 494, PAGE 851, GRANTED AND CONVEYED TO ROBERT CAPUANO AND PAMELA CAPUANO, HIS WIFE. SEE WAYNE COUNTY MAP BOOK 64, PAGE 32.

9.68 ACRES WHICH MILTON L. VAIL, ET UX, BY DEED DATED JANUARY 31, 1989, AND RECORDED IN WAYNE COUNTY DEED BOOK 503, PAGE 468, GRANTED AND CONVEYED TO CHARLES ANTHONY CARUSO AND ELEANOR CARUSO, HIS WIFE. SEE WAYNE COUNTY MAP BOOK 66, PAGE 106.

Seized and taken in execution as
Mario Gonzalez 68 Maple Lane
HONESDALE PA 18431

Execution No. 227-Civil-2011
Amount \$223,821.60 Plus
additional

September 12, 2011
Sheriff Mark Steelman

**TO ALL CLAIMANTS TAKE
NOTICE:**

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

**ANY SUCCESSFUL BIDDER
MUST HAVE 10% DOWN
PAYMENT AT DATE OF SALE.
BALANCE DUE THIRTY (30)
DAYS FROM DATE OF SALE.
FAILURE TO PAY BALANCE
WILL FORFEIT DOWN
PAYMENT.**

Scott A. Dietterick, Esq.

10/28/2011 • 11/4/2011 • 11/11/2011

CIVIL ACTIONS FILED

*FROM OCTOBER 8, 2011 TO OCTOBER 14, 2011
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

JUDGMENTS

NUMBER	LITIGANT	DATE	DESCRIPTION	AMOUNT
2006-20850	SAMSON JOSEPH EPWARD	10/11/2011	SATISFACTION	—
2008-20222	STOUT THEODORE	10/13/2011	SATISFACTION	35,174.23
2008-20378	STOUT THEODORE	10/13/2011	SATISFACTION	7,263.58
2008-20916	MEINECKE WALTER	10/13/2011	SATISFACTION	—
2008-20916	MEINECKE DOROTHEA	10/13/2011	SATISFACTION	—
2009-00657	LEICHTER JEFFREY	10/14/2011	MOTOR VEHICLE JPGMT	25,648.38
2009-21219	OHARE AMY	10/13/2011	SATISFACTION	559.47
2009-21219	O'HARE AMY	10/13/2011	SATISFACTION	559.47
2009-21246	STUDT JOHN R	10/13/2011	SATXSFACTION	—
2009-21246	AMUNPSEN PAWN	10/13/2011	SATISFACTION	—
2009-21880	SERGEANT GARY	10/13/2011	ASSIGNMENT	—
2010-00959	CERNIGLIA SHERYL	10/13/2011	JUPGMENT" IN REM"	118,632.21
2010-01111	FOLEY TERRENCE P	10/11/2011	WRIT OF EXECUION	5,345.88
2010-01111	FOLEY DEBORAH M	10/11/2011	WRIT OF EXECUTION	5,345.88
2010-20540	JONES ARTHUR H	10/11/2011	SATISFACTION	2,218.84
2010-20540	JONES ELIZABETH D	10/11/2011	SATISFACTION	2,218.84
2010-21255	GILMAN SAUL S	10/13/2011	SATISFACTION	—
2010-21255	GILMAN LAV'NIA M	10/13/2011	SATISFACTION	—
2010-21482	O'HARE AMY	10/13/2011	SATISFACTION	687.32
2010-21482	OHARE AMY	10/13/2011	SATISFACTION	687.32
2010-21556	CARR MANDY	10/13/2011	SATISFACTION	—
2010-22099	KRETZSCHMAR CHARLES	10/13/2011	SATISFACTION	1,977.54
2010-22099	KRETZSCHMAR KATHRYN	10/13/2011	SATISFACTION	1,977.54
2011-00483	LAMBDIN JESSE	10/12/2011	WRIT OF EXECUTION	101,049.49
2011-20514	LAHR WARREN GARY	10/13/2011	SAT IS:FACT XON	—
2011-20666	PONEY ROBERT W	10/13/2011	SATISFACTION	—
2011-20777	LOBOLITO INC	10/13/2011	SATISFACTION	—
2011-21056	CHICCA LOUIS	10/13/2011	SATISFACTION	—
2011-21056	CHICCA MARIA	10/13/2011	SATISFACTION	—
2011-21124	LARACUENTE RAOUL	10/13/2011	SATISFACTION	—
2011-21125	LOWE DAVID E	10/13/2011	SATISFACTION	—
2011-21250	TURK DANIEL	10/13/2011	SATISFACTION	—
2011-21250	TURK CONNIE	10/13/2011	SATISFACTION	—
2011-21589	KUEMMEL VICTORIA	10/11/2011	SP TRANSCRIPT	999.50
2011-21590	TRIVELPIECE HUGH S	10/11/2011	FEPERAL TAX LIEN	96,105.22
2011-21591	HAPPEN RANPY	10/13/2011	JP TRANSCRIPT	1,712.43
2011-21591	STARBUCK ANN	10/13/2011	JP TRANSCRIPT	1,712.43
2011-21592	STIFFA JAMES	10/13/2011	STATUTORY LIEN	1,315.91
2011-21592	STIPPA ROBYN	10/13/2011	STATUTORY LIEN	1,315.91
2011-21593	STIFFA ROBYN	10/13/2011	STATUTORY LIEN	1,328.18
2011-21594	STUBER COREY	10/13/2011	JP TRANSCRIPT	8,965.27
2011-21595	PETRUSZI MARIE	10/13/2011	JPTRANSCRIPT	4,941.99
2011-21596	TORSIELLO MICHAEL	10/13/2011	FEDERAL TAX LIEN	22,083.48
2011-21596	TORSIELLO GERI	10/13/2011	FEDERAL TAX LIEN	22,083.48

2011-21597	HILLER DONALD A JR	10/13/2011	FEDERAL TAX LIEN	120,477.53
2011-21598	TEPESCO ANTHONY	10/13/2011	FEDERAL TAX LIEN	18,083.83
2011-21599	CONTAFIO MARY LOU.JONES	10/13/2011	MUNICIPAL LIEN	4,585.34
2011-21599	JONES MARY LOU CONTAFIO	10/13/2011	MUNICIPAL LIEN	4,585.34
2011-21599	DURKAN ANN A JONES	10/13/2011	MUNICIPAL LIEN	4,585.34
2011-21599	JONES ANN A PURKAN	10/13/2011	MUNICIPAL LIEN	4,585.34
2011-21599	JONES ARTHUR ROBERT	10/13/2011	MUNICIPAL LIEN	4,585.34
2011-21600	SANCHEZ ROBERT P	10/13/2011	MUNICIPAL LIEN	333.00
2011-21600	SANCHEZ MISTY D	10/13/2011	MUNICIPAL LIEN	333.00
2011-21601	BUTRICO ALAN	10/13/2011	MUNICIPAL LIEN	744.14
2011-21601	BUTRICO SUSAN	10/13/2011	MUNICIPAL LIEN	744.14
2011-21602	GRZEJKA ROMAN	10/13/2011	MUNICIPAL LIEN	1,684.94
2011-21603	GRIEVE CORPORATION	10/13/2011	MUNICIPAL LIEN	1,357.08
2011-21604	MENOTTI ROBERT J	10/13/2011	MUNICIPAL LIEN	514.04
2011-21605	WENGLER JOSHUA	10/15/2011	MUNICIPAL LIEN	324.74
2011-21605	SCULLIN RINGA G	10/13/2011	MUNICIPAL LIEN	324.74
2011-21606	BONNIE M LINTNER	10/13/2011	MUNICIPAL LIEN	298.22
2011-21607	MICHKO LAUREN E	10/13/2011	MUNICIPAL LIEN	281.79
2011-21607	MICHRO CARL A	10/13/2011	MUNICIPAL LIEN	281.79
2011-21608	BISHOP THOMAS W	10/13/2011	MUNICIPAL LIEN	248.67
2011-216'09	GRIEVE MARY	10/13/2011	MUNICIPAL LIEN	236.37
2011-21610	WEIDNER PETER J	10/13/2011	MUNICIPAL LIEN	234.09
2011~21611	WEIDNER PETER J	10/13/2011	MUNICIPAL LIEN	234.09
2011-21612	DOUGHERTY DENNIS	10/13/2011	MUNICIPAL LIEN	223.84
2011-21612	DOUGHERTY ELIVIRA	10/13/2011	MUNICIPAL LIEN	223.84
2011-21613	BNAI BRITH INTERNATIONAL	10/14/2011	FEPERAL TAX LIEN	1,215,578.00
2011-40110	SAMPSON GLORIA K OWNER P	10/11/2011	WAIVERMECHANICSCLAIM	—
2011-40110	BROWN PAUL G OWNER P	10/11/2011	WAIVERMECHANICSCLAIM	—
2011-40110	A&B HOMES INC CONTRACTOR	10/11/2011	WAIVERMECHANICSCLAIM	—
2011-40111	SIEPIELA SUSAN M OWNER P	10/11/2011	STIP VS LIENS	—
2011-40111	INPIAN ORCHARP HOMES INC CONTRACTOR	10/11/2011	STIP VS LIENS	—
2011-40112	SIEPIELA SOAN M OWNER P	10/11/2011	STIP VS LIENS	—
2011-40112	PULICI HEATING & PLUMBING CONTRACTOR	10/11/2011	STIP VS LIENS	—
2011-40113	SMITH JESSICA L OWNER P	10/13/2011	STIP VS LIENS	—
2011-40113	KEN MCGINNIS CARPENTRY CONTRACTOR	10/13/2011	STIP VS LIENS	—
2011-40114	SMITH JESSICA L OWNER P	10/13/2011	STIP VS LIENS	—
2011-40114	HOOK WELL DRILLING CONTRACTOR	10/13/2011	STIP VS LIENS	—
2011-40115	SMITH JESSICA L OWNER P	10/13/2011	STIP VS LIENS	—
2011-40115	BILL TANINIES PLUMBING/HEATING	10/13/2011	STIP VS LIENS	—

For further information on these listings, call the Prothonotary's office at 570-253-5970 ext. 4030.

CONTRACTOR

2011-40116	VANNATTA GREGORY A OWNER P	10/14/2011	WAIVER OF LIENS	—
2011-40116	VANNATTA REALTY & BUILDERS INC	10/14/2011	WAIVER OF LIENS	—

CONTRACTOR

CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2011-00646	DISCOVER BANK	PLAINTIFF	10/12/2011	—
2011-00646	SCHULZ KATHRYN L	DEFENDANT	10/12/2011	—
2011-00647	DISCOVER BANK	PLAINTIFF	10/12/2011	—
2011-00647	FARTHING GREGG	DEFENDANT	10/12/2011	—
2011-00648	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	10/13/2011	—
2011-00648	CULVER JOHN	DEFENDANT	10/13/2011	—
2011-00649	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	10/13/2011	—
2011-00649	SMITH CHRISTINA	DEFENDANT	10/13/2011	—
2011-00650	FIACARD SERVICES	PLAINTIFF	10/13/2011	—
2011-00650	PINTO CHRISTINE	DEFENDANT	10/13/2011	—
2011-00656	UNIFUND CORPORATION	PLAINTIFF	10/14/2011	—
2011-00656	BOUCHARD KEVIN E	DEFENDANT	10/14/2011	—

CONTRACT — OTHER

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2011-00655	HIDDEN LAKES ESTATES POA PLAINTIFF/APPELLEE	PLAINTIFF	10/14/2011	—
2011-00655	IRITANO DONNA M DEFENDANT/APPELLANT	DEFENDANT	10/14/2011	—

PETITION

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2011-00654	HONESDALE BOROUGH	PETITIONER	10/13/2011	—

CIVIL APPEALS — AGENCIES: DEPT. OF TRANSPORTATION

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2011-00652	BRIGGS MARY S	PLAINTIFF	10/13/2011	—
2011-00652	COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF TRANSPORTATION	DEFENDANT	10/13/2011	—
2011-00653	WEBER CLAIRE C	PLAINTIFF	10/13/2011	—
2011-00653	COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF TRANSPORTATION	DEFENDANT	10/13/2011	—

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2011-00651	CITIZENS SAVINGS BANK	PLAINTIFF	10/13/2011	—
2011-00651	PLASTARAS BRIAN PATRICK	DEFENDANT	10/13/2011	—
2011-00651	PLASTARAS YVONNE D	DEFENDANT	10/13/2011	—
2011-00657	PENNSTAR BANK A DIVISION OF	PLAINTIFF	10/14/2011	—
2011-00657	NBT BANK	PLAINTIFF	10/14/2011	—

2011-00657	HUMPHREY MARY	DEFENDANT	10/14/2011	—
2011-00657	HUMPHREY MARY ELLEN A/K/A	DEFENDANT	10/14/2011	—

NAME CHANGE

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2011-00645	BRINKERHOFF FRANCIE FAUN	PETITIONER	10/11/2011	—



MORTGAGES AND DEEDS

*RECORDED FROM OCTOBER 24, 2011 TO OCTOBER 28, 2011
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

GRANTOR	GRANTEE	LOCATION	AMOUNT
Zeiler Daniel W	Zeiler Raymond L Zeiler Edna E	Lake Township	59,080.31
Krajkovich John Krajkovich Courtney	Honesdale National Bank	Cherry Ridge Township	203,000.00
Johnson Donald A Sr Johnson Lisa M	Honesdale National Bank	Texas Township	178,500.00
Franklin Kyle J Franklin Tonya E	Honesdale National Bank	Canaan Township	66,500.00
Caracciola Frank	Mortgage Electronic Registration Systems	Lake Township	
Musacchio Melissa			76,000.00
Antonioli Henry W	Dime Bank	Honesdale Borough	29,570.25
Pitcairn Clark D	Wells Fargo Bank	Lebanon Township	224,200.00
Mcginnis Craig C	Piper Creek Inc	Dyberry Township	25,000.00
Holowchak Irene G By AF Crocenelli Mark J AF	I N G Bank	Salem Township	54,000.00
Klusmeyer Dieter E Klusmeyer Pauline A	Dime Bank	Berlin Township	13,000.00
Ostrander Sheri L	Mortgage Network Inc M N E T Mortgage Corp	Sterling Township	118,907.00
Davide Albert J Davide Laura A	Citizens Savings Bank	Paupack Township	168,200.00
Batzel Theodore W Jr Batzel Carly B	Pennstar Bank	Starrucca Borough	53,000.00
Crocco Anthony	Mortgage Electronic Registration Systems	Dreher Township	120,850.00
Carmody William J Carmody Colleen C	Honesdale National Bank	Canaan Township	181,600.00
Larocca Anthony Sr	Social Services Of Suffolk County	Lake Township	200,000.00
Kohn James D Kohn Eileen	Penn Security Bank & Trust Company	Lehigh Township	225,000.00
Oleary Terence Oleary Catherine	Mortgage Electronic Registration Systems	Lehigh Township	98,000.00
Cherkasets Alexander	Mortgage Electronic Registration Systems	Damascus Township	147,300.00
Schesny John J Schesny Doris H	Wells Fargo Bank	Lake Township	232,500.00
McGrath Michael J McGrath Larisa E	Mortgage Electronic Registration Systems	Paupack Township	398,600.00
Rossbach Charles J Rossbach Patricia A	Honesdale National Bank	Oregon Township	91,700.00

Seagraves Mark	Dime Bank	Dreher Township	
Seagraves Melanie F			123,300.00
Matoushek Christopher	Honesdale National Bank	Clinton Township	
Matoushek Robert J			300,000.00
Matoushek Maryann			
Pozza David R	Honesdale National Bank	Salem Township	55,000.00
Gilpin Bradley M	Honesdale National Bank	Lake Township	
Gilpin Donna S			8,000.00
Grimm Robert C	Honesdale National Bank	Waymart Borough	
Grimm Karla D			100,000.00
Gallagher James	Honesdale National Bank	Lake Township	
Gallagher Michelle			80,000.00
Riggi Michelle			
Winters Lawrence	Honesdale National Bank	Damascus Township	31,000.00
Gillette Sandra L	Honesdale National Bank	Salem Township	76,000.00
Coughlin Patrick	Huntington National Bank	Lake Township	
Coughlin Elizabeth Krodel Aka			150,000.00
Krodelcoughlin Elisabeth Aka			
Krodelcoughlin Elizabeth Aka			
Coughlin Elisabeth Krodel Aka			
Szilveszter Ferencz	Bethpage Federal Credit Union	Lake Township	
Szilveszter Eva			99,000.00
Lipari E Emma			
Lipari Rocco			
Raskin Eric H	Mortgage Electronic Registration Systems	Lake Township	
Raskin Iris Stendig			116,000.00
Stendigraskin Iris			
Macalpin Maribelle G	J P Morgan Chase Bank	South Canaan Township	73,497.00
Garfield Phil W	Mortgage Electronic Registration Systems	Damascus Township	129,750.00

CLE Courses

December 1, 2011

9:00 a.m.–12:15 p.m.

Elder Law Update

3 hours substantive/0 hour ethics

Registration begins 8:30 a.m. for all courses, unless otherwise noted.

Pre-register through pbi.org.

DEEDS

GRANTOR	GRANTEE	LOCATION	LOT
First National Community Bank	Zielinski John Zielinski Lisa A	Bethany Borough	
Zeiler David R Tr Daniel Zeiler Irrevocable Trust	Zeiler Daniel W	Lake Township	
Franklin Kyle J Franklin Tonya E Newport Tonya E	Franklin Kyle J Franklin Tonya E	Canaan Township	
Yakubov Dmitri Yacubov Ilina	Caracciola Frank Musacchio Melissa	Lake Township	Lot 1587
Blair Marcus Bleaken Constance C	Pitts Leslie J Land Liquidator L L C	Lake Township Lehigh Township	Lot 3560
Williams Thomas Williams Nancy Jane	Land Liquidator One L L C	Lehigh Township	
Godshall Arvin Godshall Carol	Godshall Ronald S Godshall Sarah E Godshall Kevin Walter Amy	Salem Township	Lot 123
English Claire E English James D	English James P	Salem Township	Lot 5
Holmes Edward A	Klusmeyer Dieter R Klusmeyer Pauline A	Berlin Township	Lot 13
Odell Allan Odell Loretta	Odell Allan R Jr Felter Pamela Jean	Dyberry Township	Lots 4 & 5
Merring Phillip P Merring Susan K	Ostrander Sheri L	Sterling Township	Lots 12 & 13
Wright Lynn Frisk Lynn	Frisk Lynn	Sterling Township	Lot 14R
Toryak Karen Aka Toryak Karen S Aka	Toryak Karen 5	Lehigh Township	
Peoples Florence	Martin Glen Martin Penny L	Lehigh Township	Lot 35
Shultz Glenn	Shultz Glenn J AKA Shultz Glenn AKA	Lehigh Township	
Tchorzewski Marek Soden David William Soden Peggy A	Dyson James Robert Batzel Theodore W Jr Batzel Carly B	Paupack Township Starrucca Borough	
Ogrady Richard J Sierra Gilberto AKA	Pa Commonwealth Dept Transportation	Berlin Township	
By Sheriff Federal Sierra Gilberto Jr AKA By Sheriff Sierra Danielle By Sheriff	Home Loan Mortgage Corporation	Lake Township	Lot 810
Jannetti Marilyn By Sheriff	Federal Home Loan Mortgage Corporation	Lake Township	Lot 2673
Dyer Raymond G By Sheriff Dyer Marian C By Sheriff	Federal National Mortgage Association	Lake Township	Lot 974

★ LEGAL JOURNAL OF WAYNE COUNTY ★

Shelp Charles A	Shelp Helen M	Texas Township 1 & 2	
Schubert David W	Henderson Joseph P	Lehigh Township	
	Henderson Margarita K		Lot 217
Nudd Robert F	Nudd Robert F	Damascus Township	
Muraco Lynda	Danziger John	Dreher Township	
Toscano Michael	Danziger Desiree		Lots 45 & 46
Toscano Michelle			
Peters Michael A	Rude Raymond	Sterling Township	
	Rude Catherine		Lot 71
M E Hall Rental Company			
By Sheriff	Wells Fargo Bank	Clinton Township 2	
Moore Valencia L By Sheriff	Deutsche Bank National Trust Company TR	Lehigh Township	Lot 80
Mee Margaret	Mee Margaret	Buckingham Township	
Phetteplace Phillip E	Phetteplace Phillip E	Texas Township 1 & 2	
Phetteplace Jeanette M	Phetteplace Jeanette M		
Dimino Alfred	Raskin Eric H	Lake Township	
	Raskin Iris Stendig		Lot 2726
	Stendigraskin Iris		
Barletta Vincent	Pine Tree Plaza	Paupack Township	
Barletta Catherine			Lot 123R
Barletta Kevin			
Martakis Barbara S	Martakis Peter	Manchester Township	
		Lots 989 & 1077	
Martakis Peter	Vandendar Joseph L	Manchester Township	
		Lots 989 & 1077	
Lukas Dan By Sheriff	Wells Fargo Bank	Lehigh Township	
Coufalik Alena	Garfield Phil W	Damascus Township	Lot 8

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