

LEGAL JOURNAL

OF WAYNE COUNTY, PA

22nd Judicial District

Vol. 1 ★ DECEMBER 16, 2011 ★ Honesdale, PA ★ No. 40



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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.



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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

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Emailed Copy	\$50
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Prorated subscriptions available*

WAYNE COUNTY OFFICIALS

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Robert J. Conway, *Senior Judge*

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Jane E. Farrell
Ronald J. Edwards
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Judy O'Connell
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Judith M. Romich
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.

ESTATE NOTICE

NOTICE IS HEREBY GIVEN, that Letters Testamentary have been issued in the Estate of Milda L. Sebris, who died on November 18, 2011. Letters Testamentary have been granted to Lee C. Krause, Esq., 109 Ninth Street, Honesdale, PA 18431, Executor. All persons indebted to said estate are required to make payment and those having claims or demands are to present the same without delay to the Executor named herein or to Alfred J. Howell, Esquire, 109 Ninth Street, Honesdale, PA 18431. ALFRED J. HOWELL, ESQ. HOWELL, HOWELL & KRAUSE

12/16/2011 • 12/23/2011 • 12/30/2011

ESTATE NOTICE

NOTICE IS HEREBY GIVEN, that Letters Administration have been issued in the Estate of Lynne Gail Roethel, who died on October 25, 2011, late resident of 467 Spring Hill Road, PO Box 56,

Sterling, PA 18463, to Joseph T. Roethel. All persons indebted to said estate are required to make payment and those having claims or demands are to present the same without delay to the law offices of HOWELL, HOWELL & KRAUSE, ATTN: LEE C. KRAUSE, ESQUIRE, Attorney for the Estate, at 109 Ninth Street, Honesdale, PA 18431. LEE C. KRAUSE, ESQUIRE ATTORNEY FOR THE ESTATE

12/9/2011 • 12/16/2011 • 12/23/2011

EXECUTRIX NOTICE

Estate of ELEANOR B. KLEFFMAN
Late of Milanville
Executrix
BARBARA A. CONKLIN
1144 CALKINS ROAD
MILANVILLE, PA 18443
Executrix
CAROL M. GILES
PO BOX 12
POYNTELLE, PA 18454
Attorney
RICHARD B. HENRY, ESQUIRE
1105 COURT STREET,
HONESDALE, PA 18431

12/9/2011 • 12/16/2011 • 12/23/2011

ADMINISTRATRIX NOTICE

Estate of ALLAN T. RAKE
AKA ALLAN RAKE
Late of Damascus Township
Administratrix
JOAN RAKE

76 RUTLEDGEDALE RD.
TYLER HILL, PA 18469
Attorney
NICHOLAS A. BARNA
831 COURT STREET
HONESDALE, PA 18431

12/9/2011 • 12/16/2011 • 12/23/2011

EXECUTOR NOTICE

Estate of ALBERT E. MISZLER
Late of Cherry Ridge Township
Executor
JAMES MISZLER
94 CHARLES STREET
HAWLEY, PA 18428
Attorney
RICHARD B. HENRY, ESQUIRE
1105 COURT STREET,
HONESDALE, PA 18431

12/2/2011 • 12/9/2011 • 12/16/2011

ESTATE NOTICE

Notice is hereby given, that Letters Testamentary have been granted to Virginia Cartwright, Executrix of the Estate of Joseph J. Milewski, late of Paupack Township, Wayne County, Pennsylvania who died on November 10, 2011. All persons indebted to said Estate are required to make payment and those having claims or demands to present the same without delay to the Executrix, Virginia Cartwright c/o Mark R. Zimmer, Esquire, 1133 Main Street, Honesdale, PA 18431.

12/2/2011 • 12/9/2011 • 12/16/2011

ADMINISTRATOR NOTICE

Estate of GERTRUDE W.
SCHARDT
Late of Hawley Borough

Administrator
GEORGE W. SCHARDT
8960 SW 125 TERRACE
MIAMI, FL 33176
Attorney
JOHN F. SPAU
2573 RT. 6
HAWLEY, PA 18428

12/2/2011 • 12/9/2011 • 12/16/2011

OTHER NOTICES

**NOTICE OF INTENTION OF
NAME CHANGE**

To Whom It May Concern:

Notice is hereby given that on November 8, 2011 the Petition for Change of Name of Vincent James Montemarano was filed in the Court of Common Pleas of Wayne County to docket number 307-2011 — Civil requesting a decree to change his name to Vincent James Palmieri.

The Court has scheduled the 9th day of January, 2012 at 9:30 a.m. as the time for the Hearing on said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of the said Petition should not be granted.

12/16/2011

**NOTICE OF FILING OF
CERTIFICATE OF
ORGANIZATION**

TAKE NOTICE THAT a Certificate of Organization was filed with the Department of State. The name of the Limited Liability Company is Hardler Farms, LLC. This Limited Liability Company

has been organized under the provision pursuant to 15 Pa. C.S. 8913. Solicitor: Matthew L. Meagher, Esquire, 1018 Church Street, Honesdale, Pennsylvania 18431.

12/16/2011

**NOTICE OF FILING OF
ARTICLES OF
INCORPORATION**

TAKE NOTICE THAT Articles of Incorporation were filed with the Department of State. The name of the Corporation is Curt Putnam Logging and Tree Service, Inc. This corporation has been incorporated under the provision of the Business Corporation Law of 1988. Solicitor: Matthew L. Meagher, Esquire, 1018 Church Street, Honesdale, Pennsylvania 18431.

12/16/2011

**AMENDED
LEGAL NOTICE
NOTICE OF PROPOSED
PRIVATE SALE**

Sale # 2011-183 NR
The Wayne County Tax Claim Bureau has received and approved an offer to purchase Property Number 8-7-240 located in Dreher Township at private sale for \$1,130.00. The assessment records indicate that there are improvements. The assessed value of the property is \$ 8,500.00 and is deeded in the name of Jose Rodriguez/Anita Duran. The property is described as Campsite, Trailer. Lot is 0.192 acres. The delinquent taxes lodged against this property for 2008, 2009, 2010

& 2011. Total is \$ 715.00. All taxes will be paid by this sale. Pursuant to the Real Estate Tax Sale Law of 1947, Section 613 (72 P.S. 5860.613) as amended, you have 45 days from the DATE OF PUBLICATION, to petition the Court of Common Pleas of Wayne County if you object to this sale. The property has been offered at public sale for delinquent taxes on at least one occasion, as follows: 09/13/2010. In view of this, and although the price offered may appear very low, it is our position that consummating this sale will at least give a reasonable prospect of receiving future taxes on this property. TERMS AND PROVISIONS OF SALE: Full Certified Payment of bid price and recording fees within 30 days of bid acceptance. Free and clear of Tax Liens and Tax Judgements.

CHERYL A. DAVIES, DIRECTOR
WAYNE COUNTY TAX CLAIM
BUREAU
DATE: 11/22/11

12/2/2011 • 12/16/2011

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
JANUARY 4, 2012**

By virtue of a writ of Execution North Pocono School District issued out of the Court of Common

Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 4th day of January, 2012 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property,

ALL THAT CERTAIN lot or parcel of land situate, lying and being in the Township of Lehigh in the development of Pocono Ranchettes, Inc., County of Wayne and State of Pennsylvania, to wit: Lot No. 10, Block No. B of Section 7 as shown on the survey and original plan of Pocono Ranchettes, Inc., Wayne County, Pennsylvania in Map Book 10 at Page 158 reference being made thereto for a more particular description of the lot or lots herein before described and herein conveyed.

THE said POCONO RANCHETTES, Inc., also conveyed unto the said Grantees and their successors in title, a right of way in common with others for all the usual purposes over all roads, lanes, drives and recreation areas as shown on said plat, reserving, however, to said Pocono Ranchettes, Inc., the right to install telephone and electric poles and wires, gas and water mains, sewer lines, or to permit the same to be done, in, upon and over the said roads, lanes, drives, and easement areas as shown on said plat or annexes thereto.

Address being: 18 NO NAME TRAIL, POCONO RANCHETTES, GOULDSBORO,

PA 18428

Wayne County Tax Map No. 14-0-0017-0004

Seized and taken in execution as Earl Toler 223 Annette Marie Drive Long Pond PA 18334
Anne Toler 223 Annette Marie Drive Long Pond PA 18334

Execution No. 0729-Judgment-2009
Amount \$3,994.10 Plus additional

October 18, 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.

Robert P. Daday, Esq.

12/9/2011 • 12/16/2011 • 12/23/2011

**SHERIFF'S SALE
JANUARY 4, 2012**

By virtue of a writ of Execution Wells Fargo Bank, N.A., s/b/m to Wachovia Bank, National Association issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 4th day of January, 2012 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property,

All that certain piece or parcel of land lying, situate and being in the Township of Lake, County of Wayne, and State of Pennsylvania, bounded and described as follows:

BEGINNING in the center of State Road Route 63013, a common corner of lands herein conveyed and lands recently conveyed to James McCarron, et ux.; thence North forty-two (42) degrees twenty-three (23) minute West one hundred fifty (150) feet to a point in the center of said State Road; thence along line of lands of Gertrude Soper marked generally by a stones row South forty-six (46) degrees fifty (50) minutes West four hundred forty-six and five one-hundredths (446.05) feet to a common corner of land herein conveyed and land now or formerly of Ralph Snyder; thence along line of Snyder South forty-three(43) degrees ten (10) minutes East one hundred fifty (150) feet to a point in the center of a 40 foot driveway; thence along the center of the 40

foot driveway North forty-six (46) degrees fifty (50) minutes East four hundred forty-four (444) feet to the point and place of BEGINNING.

CONTAINING 1.5 acres more or less.

The foregoing description is in accordance with map and survey of George E. Ferris, R.S. marked "map of Part of the O. R. Hughes Property, Lake Township, Wayne Co., Pa., Sept. 17, 1965, scale 1" = 60'."

ALSO GRANTING AND CONVEYING TO Grantees and Grantees' heirs and assigns, a right of way for the purposes of ingress, egress and regress over the 40 foot driveway adjoining premises herein conveyed;

EXCEPTING AND RESERVING TO the (prior) Grantor and (prior) Grantor's heirs and assigns and others, a right of way, in common with the Grantees and Grantee's heirs and assigns, over one-half width of the 40 foot driveway or right of way adjoining premises herein conveyed. UNDER AND SUBJECT to the right of the public to use one-half width of the adjoining State Road for public purposes.

THE RIGHT TO THE USE, in common with others, of the 40 foot drive adjoining premises conveyed is subject to the burden that Grantees, their heirs and assigns, will contribute to and maintain their equitable share of the cost of said right of way.

ALSO GRANTING AND CONVEYING, setting over and assigning, unto the Grantees, their heirs and assigns, the right and privilege of exercising, in common with (prior) Grantor and (prior) Grantor's prior and subsequent assigns, such rights (and subject to such restrictions) as (prior) Grantor may have acquired (or to which (prior) grantor may be obligated) under the provisions of an agreement or indenture wherein Eltinge S. LaBarr et al are parties and Alice Huges et vir are parties, which document is dated September 1, 1959 and recorded in Wayne County Deed Book 204 at page 290.

SUBJECT TO the conditions, restrictions, and limitations as contained in prior deeds in the chain of title.

BEING THE SAME premises which Carol O'Donnell and Robert O'Donnell, her husband, by their instituted by:

Seized and taken in execution as Robert O'Donnell 1738 NE 35th Street CAPE CORAL FL 33909 deed dated November 30, 1973 and recorded on April 3, 1974, in the Office of the Recorder of Carol A. O'Donnell 1738 NE 35th Street CAPE CORAL FL 33909

Deeds in and for Wayne County, Pennsylvania in Record Book Volume 305, Page 755, granted and conveyed unto Carol O'Donnell and Robert O'Donnell, her

husband.

Execution No. 816-Civil-2010
Amount \$201,466.25 Plus
additional

SAID PREMISES COMMONLY
KNOWN AS: 104 Lake Heights
Court, Lake Ariel, Pennsylvania
18436

BEING WAYNE COUNTY MAP
NO. 12-0-0013-0115

October 18, 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.

Richard Brent Somach, Esq.

12/9/2011 • 12/16/2011 • 12/23/2011

**SHERIFF'S SALE
JANUARY 4, 2012**

By virtue of a writ of Execution Bank of America, N.A. successor by merger to BAC Home Loans Servicing, LP issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 4th day of January, 2012 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property,

ALL THAT CERTAIN lot piece or parcel of land lying, situate and being in the Borough of Hawley, County of Wayne, Commonwealth of Pennsylvania, more particularly bounded and described as follows to wit:

Known and designated as Lot No. Eleven (11) according to David Bishop's map of building lots on Spring Street, bounded and described as follows to wit: Southward Sixty (60) feet by Spring Street, Westward 130 feet by Lot No. 13, Northward Sixty (60) feet by Lot No. 8 on Sixteenth Street, and Eastward 130 feet by Lot No. 9 on Spring Street. Containing 7,800 square feet.

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

TITLE TO SAID PREMISES IS

VESTED IN David Sague, by Deed from Michael McKalotz, dated 09/07/2006, recorded 09/13/2006 in Book 3126, Page 248.

Premises being: 605 SPRING STREET, HAWLEY, PA 18428-1440

Improvements thereon:
RESIDENTIAL DWELLING

Tax Parcel No. 10-0-0005-0158

Seized and taken in execution as David Sague 605 Spring Street HAWLEY PA 18428

Execution No. 838-Civil-2010
Amount \$118,395.78 Plus
additional

October 18, 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.

Daniel G. Schmieg Esq

12/9/2011 • 12/16/2011 • 12/23/2011

**SHERIFF'S SALE
JANUARY 4, 2012**

By virtue of a writ of Execution Wells Fargo Bank, N.A., s/b/m to Wachovia Bank, National Association issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 4th day of January, 2012 at 10:00 AM in the Conference Room on the third floor of th Wayne County

Courthouse in the Borough of Honesdale the following property,

All that certain piece or parcel of land lying, situate and being in the Township of Lake, County of Wayne, and State of Pennsylvania, bounded and described as follows:

BEGINNING in the center of State Road Route 63013, a common corner of lands herein conveyed and lands recently conveyed to James McCarron, et ux.; thence North forty-two (42) degrees twenty-three (23) minute West one hundred fifty (150) feet to a point in the center of said State Road; thence along line of lands of Gertrude Soper marked generally by a stones row South forty-six (46) degrees fifty (50) minutes

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West four hundred forty-six and five one-hundredths (446.05) feet to a common corner of land herein conveyed and land now or formerly of Ralph Snyder; thence along line of Snyder South forty-three(43) degrees ten (10) minutes East one hundred fifty (150) feet to a point in the center of a 40 foot driveway; thence along the center of the 40 foot driveway North forty-six (46) degrees fifty (50) minutes East four hundred forty-four (444) feet to the point and place of BEGINNING.

CONTAINING 1.5 acres more or less.

The foregoing description is in accordance with map and survey of George E. Ferris, R.S. marked "map of Part of the O. R. Hughes Property, Lake Township, Wayne Co., Pa., Sept. 17, 1965, scale 1" = 60'."

ALSO GRANTING AND CONVEYING TO Grantees and Grantees' heirs and assigns, a right of way for the purposes of ingress, egress and regress over the 40 foot driveway adjoining premises herein conveyed;

EXCEPTING AND RESERVING TO the (prior) Grantor and (prior) Grantor's heirs and assigns and others, a right of way, in common with the Grantees and Grantee's heirs and assigns, over one-half width of the 40 foot driveway or right of way adjoining premises herein conveyed. UNDER AND SUBJECT to the right of the public to use one-half width of the adjoining State Road for public

purposes.

THE RIGHT TO THE USE, in common with others, of the 40 foot drive adjoining premises conveyed is subject to the burden that Grantees, their heirs and assigns, will contribute to and maintain their equitable share of the cost of said right of way.

ALSO GRANTING AND CONVEYING, setting over and assigning, unto the Grantees, their heirs and assigns, the right and privilege of exercising, in common with (prior) Grantor and (prior) Grantor's prior and subsequent assigns, such rights (and subject to such restrictions) as (prior) Grantor may have acquired (or to which (prior) grantor may be obligated) under the provisions of an agreement or indenture wherein Eltinge S. LaBarr et al are parties and Alice Huges et vir are parties, which document is dated September 1, 1959 and recorded in Wayne County Deed Book 204 at page 290.

SUBJECT TO the conditions, restrictions, and limitations as contained in prior deeds in the chain of title.

BEING THE SAME premises which Carol O'Donnell and Robert O'Donnell, her husband, by their

instituted by:

Seized and taken in execution as Robert O'Donnell 1738 NE 35th Street CAPE CORAL FL 33909

deed dated November 30, 1973 and recorded on April 3, 1974, in the Office of the Recorder of Carol A. O'Donnell 1738 NE 35th Street CAPE CORAL FL 33909

Deeds in and for Wayne County, Pennsylvania in Record Book Volume 305, Page 755, granted and conveyed unto Carol O'Donnell and Robert O'Donnell, her husband.

Execution No. 816-Civil-2010
Amount \$201,466.25 Plus
additional

SAID PREMISES COMMONLY
KNOWN AS: 104 Lake Heights
Court, Lake Ariel, Pennsylvania
18436

BEING WAYNE COUNTY MAP
NO. 12-0-0013-0115

October 19, 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.**

Richard Brent Somach, Esq.

12/9/2011 • 12/16/2011 • 12/23/2011

**SHERIFF'S SALE
JANUARY 4, 2012**

By virtue of a writ of Execution Bank of America, N.A. successor by merger to BAC Home Loans Servicing, LP issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 4th day of January, 2012 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property,

ALL THAT CERTAIN tract of parcel of land situate in the Township of Lake, Wayne County, Pennsylvania, known as Lot 3264, Section 30 of the Hideout, a subdivision situate in the Township of Lake and Salem, Wayne County, Pennsylvania, according to the plats therof recorded in the Office of the Recorder of Deeds in Wayne County, Pennsylvania, April 9, 1970, in Plat Book 5, page 27; May 11, 1970 in Plat Book 5, 34,37,41 through 48 and 50; September 8, 1970 in Plat Book 5, page 57; February 8, 1971 in Plat Book 5, page 62 and 63; March 14, 1971 in Plat Book 5, page 68; May 10, 1971 in Plat Book 5, page 71

and 72; March 14, 1972 in Plat Book 5, page 76, 79 through 84 and 86; May 26, 1972 in Plat Book 5, page 93 through 95; September 26, 1972 in Plat Book 5, page 96, 97 and 100 through 104, March 9, 1973 in Plat Book 5, page 106; March 23, 1973 in Plat Book 5, page 107; April 3, 1973 in Plat Book 5, Page 108 through 110; May 18, 1973 in Plat Book 5, pages 111 through 119 and September 24, 1973 in Plat Book 5, page 120 through 123.

A More Accurate description of the above premises are described as follows:

BEGINNING at a placed iron pin for a corner in the Southerly side or right-of-way line of Northgate Road, the most Northeasterly corner of the herein described tract and common to the Northwesterly corner of Lot No. 3263; thence leaving said road and along the Westerly side of Lot No. 3263 South 7 degrees 51 minutes 26 seconds East 205.08 feet to a found iron pin for a corner; thence along Hideout property lands South 82 degrees 6 minutes 15 seconds West 75.00 feet to a found iron pin corner, the common most southeasterly corner of Lot No. 3265; thence along the easterly side of same North 7 degrees 51 minutes 26 seconds West 205.13 feet to a found R.R. spike for a corner in the aforementioned right-of-way; thence along the Southerly side of same South 82 degrees 8 minutes 34 seconds West 75.00 feet to the place of the BEGINNING.

CONTAINING 15,383 Square feet, Legal Description pursuant to a survey by Karl A. Hennings, professional Land Surveyor.

SUBJECT to all easements, covenants, conditions and restrictions of record, including those set forth in the Declaration of Protective Covenants for The Hideout, dated as of May 11, 1970 as amended and supplemented.

TITLE TO SAID PREMISES IS VESTED IN Julia Marie Promnitz A/K/A Julia M. Promnitz, by Deed from Gary Sullivan and Jeanne Sullivan, his wife, dated 09/24/2004, recorded 09/28/2004 in Book 2600, Page 340.

Premises being: 3264 NORTHGATE ROAD, LAKE ARIEL, PA 18436

Improvements thereon:
RESIDENTIAL DWELLING

Tax Parcel No. 12-0-0033-0074

Seized and taken in execution as Julia Marie Promnitz a/k/a Julia M. Promnitz 1150 The Hideout 3264 Northgate Road LAKE ARIEL PA 18436

Execution No. 893-Civil-2010
Amount \$119,725.22 Plus additional

October 19, 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.

Daniel G. Schmieg Esq

12/9/2011 • 12/16/2011 • 12/23/2011

**SHERIFF'S SALE
JANUARY 11, 2012**

By virtue of a writ of Execution PNC Bank, N.A. issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 11th day of January, 2012 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property,

ALL that certain piece or parcel of land, situate in the Township of Lehigh, County of Wayne, and Commonwealth of Pennsylvania, in the development of Indian Country Campsites, Inc.

LOTS Nos. 47-52, Block G of Section No. 1, as shown on the survey and original plan of Indian Country Campsites, Inc., Wayne County, Pennsylvania, made by Registered Surveyor of land, of record in the Office for Recording of Deeds of Wayne County, in Wayne Country Map Book 9 at Page 114, reference being made thereto for a more particular description of the lot or lots hereinbefore described and herein conveyed.

TOGETHER WITH THE SUBJECT to all of the rights, privileges, easements, conditions, reservations, that my be of record and/or visible on the ground, including those of Indian Country Campsites

The precise address being Route 507, Indian Country, Gouldsboro, PA 18424 a/k/a 6 Hemlock Lane, Indian Country, Gouldsboro, PA 18424

BEING the same premises which Mildred J. Myers a/k/a Mildred J. Meyers, widow, by deed dated February 1, 1988, and recorded February 3, 1988 in Wayne County Deed Book 482, page 857, conveyed to Kenneth Kapson and Florence Kapson, his wife.

Tax Parcel No. 14-10-54.-

Seized and taken in execution as Florence Kapson 6 Hemlock Lane GOULDSBORO PA 18424

Execution No. 18-Civil-2011
Amount \$104,411.35 Plus
additional

November 17, 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.**

Brett A. Solomon, Esq.

12/16/2011 • 12/23/2011 • 12/30/2011

**SHERIFF'S SALE
JANUARY 11, 2012**

By virtue of a writ of Execution North Pocono School District issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 11th day of January, 2012 at 10:00 AM in the Conference Room on

the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property,

ALL THAT CERTAIN piece or parcel of land lying, situate and being in the Township of Lehigh, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the Southerly Right-of-Way Line of State Route 507, said point is located 76.6676.66 Westerly from a proposed road and said point is common to lands of D Westerly from a proposed road and said point is common to lands of DAnnunzio, N/F; thence along lands of Dalong lands of DAnnunzio, N/F South five degrees twenty-seven minutes thirteen seconds East (S 05° 27' 13" E) one hundred sixty-three and two tenths feet (163.2 E) one hundred sixty-three and two tenths feet (163.2) to a point; thence continuing along lands of Dlands of DAnnunzio, N/F South sixty-four degrees six minutes West (S 64° 06' Annunzio, N/F South sixty-four degrees six minutes West (S 64° 06' W) one hundred feet (100(100) to a point; thence continuing along lands of D) to a point; thence continuing along lands of DAnnunzio, N/F South five degrees East (S 05° E) forty and seventy-two hundredths feet (40.72 forty and seventy-two hundredths feet (40.72) to a point common to lands of Lewis, N/F; thence along lands of Lewis, N/F

South eighty-five degrees West (S 85° W) ninety-five feet (95) along lands of Lewis, N/F South eighty-five degrees West (S 85° W) ninety-five feet (95) to a point; thence continuing along lands of Lewis, N/F North five degrees West (N 05° W) one hundred and sixty-nine feet (169) to a point on the Southerly Right-of-Way line of State Route 507 North sixty-four degrees twenty minutes East (N 64° 20' E) two hundred feet (200;) to the Point of BEGINNING.

The above legal description is based on a survey done of the premises being conveyed, prepared by Robert D. Bernosky, P.E., P.L.S., Dickson City, PA, dated December 9 and 11, 1989.

The above same premises is also described in the chain of title as follows:

ALL THOSE CERTAIN pieces or parcels of land lying, situate and being in the Township of Lehigh, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

PARCEL ONE: All that certain piece or parcel of land beginning at the northeast corner of land of James Marshall and south line of Township Road leading from Gouldsboro to Newfoundland; thence South five and four-tenths (5.4) degrees East one hundred and sixty-three (163) feet to a stake and

stone, and thence North sixty-six (66) degrees East, one hundred (100) feet to a corner in line of William McAree, of which this is a part; thence North five and four-tenths (5.4) degrees West one hundred sixty-three (163) feet to South line of Township Road; thence along said line South sixty-six (66) degrees West one hundred (100) feet, the place of BEGINNING. CONTAINING 16,300 square feet or 56 1/6 rods. (Street measurement)

PARCEL TWO: All that certain piece or parcel of land, situate on the Southeast side of Township Road leading from Gouldsboro to Newfoundland in the Township of Lehigh, County of Wayne, State of Pennsylvania, bounded and described as follows: BEGINNING at a stake it being the Northeast (should be Northwest) corner of lot of Sarah Hollar (now Sarah Phillips); thence along the said Township Road; South sixty (60) degrees West one hundred (100) feet; thence by land of Sarah Marshall, et al, of which this is a part, South five (5) degrees East one hundred and fifty (150) feet; thence North eighty-feet (85) degrees East ninety-five (95) feet to line of William McAree land; thence North five (5) degrees West one hundred and ninety (190) feet to the place of BEGINNING.

CONTAINING 15,250 square feet, more or less.

Wayne County Tax Map No. 14-0-0371-0087

Seized and taken in execution as
Edward Albarron 654 Main Street
Gouldsboro PA 18424
Johanna Albarron 654 Main Street
Gouldsboro PA 18424

Execution No. 1056-Judgment-
2008
Amount \$5,046.85 Plus additional

November 17, 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.**

Robert P. Daday, Esq.

12/16/2011 • 12/23/2011 • 12/30/2011

WAYNE COUNTY BAR ASSOCIATION



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CIVIL ACTIONS FILED

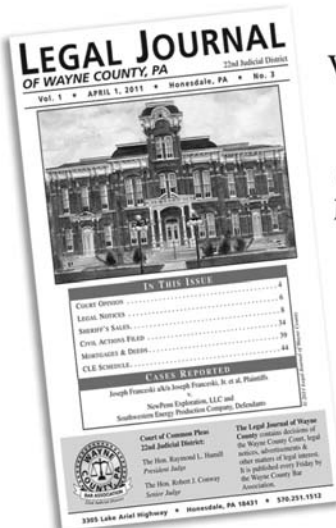
*FROM NOVEMBER 19, 2011 TO NOVEMBER 25, 2011
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

JUDGMENTS

NUMBER	LITIGANT	DATE	DESCRIPTION	AMOUNT
1999-20840	ROBERTSON TIMOTHY EDWARD	11/25/2011	SATISFACTION	—
1999-20864	ROBERTSON TIMOTHY E	11/25/2011	SATISFACTION	—
1999-20865	ROBERTSON TIMOTHY E	11/25/2011	SATISFACTION	—
2007-00507	NDLOVU MZIKAYISE L	11/25/2011	WRIT OF EXECUTION	82,339.64
2007-00507	NDLOVU MZIKAYISE A/K/A	11/25/2011	WRIT OF EXECUTION	82,339.64
2007-00858	MELAND MICHAEL S	11/22/2011	AMEND "IN REM" JUDG	167,959.59
2007-00858	MELAND KIM A	11/22/2011	AMEND "IN REM" JUDG	167,959.59
2007-20923	HEIMBACH TANJA LYNN	11/22/2011	SATISFACTION	—
2007-21564	LEE KENNETH	11/22/2011	SATISFACTION	—
2008-20063	SIRO EDWARD MARTIN	11/25/2011	SATISFACTION	—
2009-00842	RAE KATHRYN	11/25/2011	WRIT OF EXECUTION	297,231.23
2009-00842	RAE ALEXANDER T JR	11/25/2011	WRIT OF EXECUTION	297,231.23
2009-00842	UNITED STATES OF AMERICA	11/25/2011	WRIT OF EXECUTION	—
2009-21579	KORB FREDERICK L JR	11/22/2011	SATISFACTION	1,004.41
2009-21579	KORB ELLEN M	11/22/2011	SATISFACTION	1,004.41
2009-21904	DEVANY JOHN J	11/22/2011	SATISFACTION	777.31
2009-21904	DEVANEY JEANNIE	11/22/2011	SATISFACTION	777.31
2010-00208	GIACOBBE DOMINIC J JR	11/25/2011	DEFAULT JUDGMENT	299,570.30
2010-00208	GIACOBBE DOMENIC J JR A/K/A	11/25/2011	DEFAULT JUDGMENT	299,570.30
2010-00208	GIACOBBE KAREN L	11/25/2011	DEFAULT JUDGMENT	299,570.30
2010-00208	GIACOBBE DOMINIC J JR	11/25/2011	WRIT OF EXECUTION	299,570.30
2010-00208	GIACOBBE DOMENIC J JR A/K/A	11/25/2011	WRIT OF EXECUTION	299,570.30
2010-00208	GIACOBBE KAREN L	11/25/2011	WRIT OF EXECUTION	299,570.30
2010-00320	KUHN RICHARD	11/25/2011	JDGMT BY COURT ORDER	201,866.16
2010-00320	KUHN RICHARD M AKA	11/25/2011	JDGMT BY COURT ORDER	201,866.16
2010-00320	KUHN CAROL	11/25/2011	JDGMT BY COURT ORDER	201,866.16
2010-00320	KUHN CAROL M AKA	11/25/2011	JDGMT BY COURT ORDER	201,866.16
2010-00525	GNATYSHNYAK TATYANA	11/25/2011	WRIT OF EXECUTION	231,747.99
2010-00525	KRASNYUK MAKSIM	11/25/2011	WRIT OF EXECUTION	231,747.99
2010-00587	ZINGHER CYNTHIA	11/22/2011	AMEND "IN REM" JUDG	187,994.39
2010-00736	STILES JAMES	11/25/2011	WRIT OF EXECUTION	2,114.68
2010-00736	HONSDALE NATIONAL BANK	11/25/2011	WRIT OF EXECUTION	—
2010-20233	HENNINGS PETER M	11/22/2011	SATISFACTION	663.83
2010-20233	HENNINGS DIANE M	11/22/2011	SATISFACTION	663.83
2010-21466	PHILLIPS PHYLLIS	11/22/2011	SATISFACTION	1,864.34

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

2010-21475	DEVANY JOHN J	11/22/2011	SATISFACTION	828.74
2010-21475	DEVANY JEANNIE	11/22/2011	SATISFACTION	828.74
2010-21611	ROSSER RENEE M	11/25/2011	SATISFACTION	—
2010-21913	MR739 LLC A CORPORATION	11/21/2011	SATISFACTION	708.39
2010-21913	PATEL MITALL SOLE MBR	11/23/2011	SATISFACTION	708.39
2011-00298	DOVIN JOSEPH P	11/25/2011	WRIT OF EXECUTION	116,755.27
2011-00348	WIRTH NANCY S EXECUTRIX & TRUSTEE	11/25/2011	JUDGMENT "IN REM"	240,933.50
2011-00348	POLAY JANET S ESTATE	11/25/2011	JUDGMENT "IN REM"	240,913.50
2011-00348	POLAY SUZANNE M DEVISEE	11/25/2011	JUDGMENT "IN REM"	240,913.50
2011-00348	POLAY MICHAEL HEIR	11/25/2011	JUDGMENT "IN REM"	240,913.50
2011-00439	CONDON PATRICKJ	11/25/2011	WRIT OF EXECUTION	93,980.65
2011-00439	UNITED STATES OF AMERICA	11/25/2011	WRIT OF EXECUTION	—
2011-00463	VANORDEN SHEILA	11/25/2011	WRIT OF EXECUTION	79,177.41
2011-00463	VANORDEN SHEILA D A/K/A	11/25/2011	WRIT OF EXECUTION	79,177.41
2011-00544	HAMLIN CARR WASH INC	11/23/2011	WRIT OF EXECUTION	729,114.60
2011-00544	GFY AUTO SALES INC	11/23/2011	WRIT OF EXECUTION	729,114.60
2011-00544	CARR EDMUND R	11/23/2011	WRIT OF EXECUTION	729,114.60
2011-00546	BROWNELL MARIE	11/20/2011	FINAL JUDGMENT	—
2011-00575	GUSZAC'K DANIEL	11/23/2011	FINAL JUDGMENT	—
2011-00575	GUSZACK HELEN	11/23/2011	FINAL JUDGMENT	—
2011-00589	NATISHAK MICHELLE M	11/25/2011	DEFAULT JUDGMENT	4,622.41



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2011-20286	HENNINGS PETER M	11/22/2011	SATISFACTION	680.72
2011-20286	HENNINGS DIANE M	11/22/2011	SATISFACTION	680.72
2011-20303	DEVANY JOHN J	11/22/2011	SATISFACTION	748.82
2011-20303	DEVANY JEANNIE	11/22/2011	SATISFACTION	748.82
2011-20333	PENN SECURITY BANK AND TRUST GARNISHEE	11/23/2011	GARNISHEE/DISC ATTCH	—
2011-20451	PHILLIPS PHYLLIS	11/22/2011	SATISFACTION	278.72
2011-20881	SPALDING BOBBIE	11/25/2011	SATISFACTION	—
2011-20931	AHPA PROPERTIES INC	11/21/2011	SATISFACTION	—
2011-20932	AHPA PROPERTIES INC	11/21/2011	SATISFACTION	—
2011-20933	AHPA PROPERTIES INC	11/21/2011	SATISFACTION	—
2011-20934	AHPA PROPERTIES INC	11/21/2011	SATISFACTION	—
2011-20953	SABOLICK JOHN	11/21/2011	SATISFACTION	—
2011-20953	SABOLICK HOPE	11/21/2011	SATISFACTION	—
2011-20971	AHPA PROPERTIES INC	11/21/2011	SATISFACTION	—
2011-20972	AHPA PROPERTIES INC	11/21/2011	SATISFACTION	—
2011-21147	BIGART CHAD DOUGLAS	11/25/2011	SATISFACTION	—
2011-21224	CROSSLEY FRANCIS ALLEN	11/21/2011	SATISFACTION	—
2011-21397	SCIBLO JOHN P	11/22/2011	WRIT OF EXECUTION	—
2011-21397	WAYNE BANK GARNISHEE	11/22/2011	GARNISHEE/WRIT EXEC	—
2011-21601	BUTRICO ALAN	11/21/2011	SATISFACTION	—
2011-21601	BUTRICO SUSAN	11/21/2011	SATISFACTION	—
2011-21679	JAGGARS WARREN LESTER	11/25/2011	SATISFACTION	—
2011-21680	WARNOCK ALICE A	11/25/2011	SATISFACTION	—
2011-21776	LANG JOHN M JR	11/21/2011	FEDERAL TAX LIEN	31,275.37
2011-21776	LANG RITA L	11/21/2011	FEDERAL TAX LIEN	31,275.37
2011-21777	SAMPSON JAMES D	11/21/2011	FEDERAL TAX LIEN	3,425.87
2011-21777	SAMPSON ROBIN B	11/21/2011	FEDERAL TAX LIEN	3,425.87
2011-21778	DUCKWITZ ROBERT	11/22/2011	MUNICIPAL LIEN	234.09
2011-21778	DUCKWITZ GAIL	11/22/2011	MUNICIPAL LIEN	234.09
2011-21779	METLIFE BANK NA	11/22/2011	MUNICIPAL LIEN	377.19
2011-21780	WELLS FARGO BANK	11/22/2011	MUNICIPAL LIEN	234.90
2011-21781	PENDER KEVIN	11/22/2011	MUNICIPAL LIEN	241.01
2011-21782	AMERICAN REAL ESTATE INVESTMENT HOLDINGS INC	11/22/2011	MUNICIPAL LIEN	234.09
2011-21783	KENNEDY PAUL A	11/22/2011	MUNICIPAL LIEN	234.09
2011-21784	HEDGE LEN MARTIN L	11/22/2011	MUNICIPAL LIEN	824.63
2011-21784	HEDGELON RACHEL M	11/22/2011	MUNICIPAL LIEN	824.63
2011-21785	NELL ROBERT M	11/22/2011	MUNICIPAL LIEN	429.63
2011-21786	STALKER ELAINE SUE	11/22/2011	MUNICIPAL LIEN	516.43
2011-21787	DEUTSCHE BANK	11/22/2011	MUNICIPAL LIEN	234.09
2011-21788	LA PATSSSERIE INC	11/22/2011	MUNICIPAL LIEN	240.45
2011-21789	ROWLES TODD	11/22/2011	MUNICIPAL LIEN	392.00
2011-21789	ROWLES NICHOLS	11/22/2011	MUNICIPAL LIEN	392.00
2011-21790	FINAN TIMOTHY P	11/22/2011	MUNICIPAL LIEN	234.54
2011-21790	FINAN BARBARA A	11/22/2011	MUNICIPAL LIEN	234.54
2011-21791	POLAY MICHAEL S	11/22/2011	MUNICIPAL LIEN	1,205.70
2011-21791	POLAY JANET	11/22/2011	MUNICIPAL LIEN	1,205.70

2011-21792	BREIDENSTEIN PETER J	11/22/2011	MUNICIPAL LIEN	516.44
2011-21793	GMAC MORTGAGE	11/22/2011	MUNICIPAL LIEN	298.58
2011-21794	JAYBEES ENTERPRISES INC A CORPORATION	11/23/2011	FEDERAL TAX LIEN	6,415.84
2011-21794	JUNES MIDTOWN RESTAURANT	11/23/2011	FEDERAL TAX LIEN	6,415.84
2011-21795	AYERS COLLEEN E	11/23/2011	JP TRANSCRIPT	2,802.68
2011-21796	GALLOTTA MICHELE	11/23/2011	JP TRANSCRIPT	2,656.75
2011-21797	4 CORNERS DINER LLC	11/25/2011	TAX LIEN	3,012.12
2011-21798	MATHEWS EUGENE G	11/25/2011	TAX LIEN	1,036.89
2011-21799	B&R COLLISION CORP	11/25/2011	TAX LIEN	6,799.04
2011-21800	AMERICAN REAL ESTATE INVESTMENT HOLDINGS I INC	11/25/2011	TAX LIEN	1,072.65
2011-21801	SHELLYS FAMILY RESTAURANT INCORPORATION	11/25/2011	TAX LIEN	2,675.00
2011-21802	RAE KATHRYN M	11/25/2011	TAX LIEN	842.81
2011-21803	SG PRINTING INC	11/25/2011	TAX LIEN	8,657.39
2011-21804	JPS FAMILY RESTAURANT	11/25/2011	TAX LIEN	915.30
2011-21805	BRERTOLILI LOU	11/25/2011	JP TRANSCRIPT	2,113.00
2011-21805	BRERTOLINI KIRSTY	11/25/2011	JP TRANSCRIPT	2,113.00
2011-21806	WEGRZYNOWICZ MATTHEW	11/25/2011	JP TRANSCRIPT	932.12
2011-21807	VANVALEN WENDY LEE	11/25/2011	JP TRANSCRIPT	568.35
2011-21808	HAINES DAWN L	11/25/2011	JP TRANSCRIPT	725.45
2011-21809	LONGYHORE MICHAEL	11/25/2011	JP TRANSCRIPT	398.41
2011-21810	TWEHGBE CHRISTIAN	11/25/2011	JP TRANSCRIPT	1,621.24
2011-21810	EBBA THERESA	11/25/2011	JP TRANSCRIPT	1,621.24
2011-21811	TOMASETTI MICHAEL	11/25/2011	JP TRANSCRIPT	1,292.27
2011-21812	JONES RACHEL	11/25/2011	JP TRANSCRIPT	4,565.13
2011-21812	WILLIAMS ABRAHAM	11/25/2011	JP TRANSCRIPT	4,565.13
2011-21813	RYAN KEVIN PATRICK	11/25/2011	JP TRANSCRIPT	1,985.77
2011-90080	CIARDO MICHAEL H SR ESTATE	11/25/2011	ESTATE CLAIM	10,967.58
2011-90081	CIARDO MICHAEL ESTATE	11/25/2011	ESTATE CLAIM	3,722.67
2011-90082	CIARDO MICHAEL ESTATE	11/25/2011	ESTATE CLAIM	13,232.47

CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2011-00739	DISCOVER BANK	PLAINTIFF	11/21/2011	—
2011-00739	NOBLE JENNIFER K A/K/A	DEFENDANT	11/21/2011	—
2011-00739	YANNIS JENNIFER K	DEFENDANT	11/21/2011	—
2011-00740	CITIBANK	PLAINTIFF	11/21/2011	—
2011-00740	MARTONE MARY	DEFENDANT	11/21/2011	—
2011-00741	DICKINSON FINANCIAL LTC	PLAINTIFF	11/21/2011	—
2011-00741	ROTUNDO LINDA S	DEFENDANT	11/21/2011	—
2011-00744	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	11/22/2011	—
2011-00744	WALKER ASHLEY	DEFENDANT	11/22/2011	—
2011-00745	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	11/22/2011	—
2011-00745	KENYON ROGER	DEFENDANT	11/22/2011	—

2011-00747	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	11/23/2011	—
2011-00747	CUCCIA CHARLES	DEFENDANT	11/23/2011	—
2011-00748	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	11/23/2011	—
2011-00748	ROBINSON PETER D	DEFENDANT	11/23/2011	—

NAME CHANGE

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2011-00742	VOUTSANESIS ALTHEA	PETITIONER	11/21/2011	—

PETITION

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2011-00746	KINSMAN MALENA SUE ADMISSION TO WAYNE COUNTY BAA	PETITIONER	11/22/2011	—

REAL PROPERTY — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2011-00152	VERIZON PENNSYLVANIA INC	PLAINTIFF	11/25/2011	—
2011-00152	AQUA PENNSYLVANIA INC	DEFENDANT	11/25/2011	—
2011-00152	PIONEER CONSTRUCTION COMPANY	DEFENDANT	11/25/2011	—

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2011-00749	GMAC MORTGAGE	PLAINTIFF	11/23/2011	—
2011-00749	EARLEY KATHLEEN M	DEFENDANT	11/23/2011	—
2011-00750	US BANK NATIONAL ASSOCIATION	PLAINTIFF	11/23/2011	—
2011-00750	CILINO ANTONIO H	DEFENDANT	11/23/2011	—
2011-00750	WEIST CHRISTIE L	DEFENDANT	11/23/2011	—
2011-00751	WELLS FARGO BANK	PLAINTIFF	11/23/2011	—
2011-00751	CHUMARD CYNTHIA	DEFENDANT	11/23/2011	—
2011-00751	DAVIS HELEN M ESTATE	DEFENDANT	11/23/2011	—
2011-00751	DAVIS RICHARD S	DEFENDANT	11/23/2011	—
2011-00751	DAVIS SCOTT A	DEFENDANT	11/23/2011	—

MORTGAGES AND DEEDS

*RECORDED FROM DECEMBER 5, 2011 TO DECEMBER 9, 2011
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

GRANTOR	GRANTEE	LOCATION	AMOUNT
Pasquini Joseph	Rutledge Harold L Tr	Lebanon Township	
Pasquini Susan	Rutledge Jeanne G Tr		180,000.00
	Harold L Rutledge Living Trust		
	Jeanne G Rutledge Living Trust		
Pedre Vincent M III	Wells Fargo Bank	Damascus Township	
Colon Tanyette			181,045.00
Stratton Jay W	Mortgage Electronic Registration Systems	Paupack Township	
Pino Yesenia			161,600.00
Luongo William F	P N C Mortgage	Paupack Township	
Luongo Lidia R			108,000.00
Kandrovoy John	Mortgage Electronic Registration Systems	Texas Township 1 & 2	
Kandrovoy Alison			80,000.00
Gillow Brian C	First National Community Bank	Honesdale Borough	
Gillow Christina M			122,000.00
Miller Richard J	First National Community Bank	Lehigh Township	
Miller Patricia A			136,800.00
Peet Brian J	Tobyhanna Federal Credit Union	Lake Township	
Peet Jessica M			93,000.00
Heffron Christopher M	A P C I Federal Credit Union	Berlin Township	
Heffron Kelly R		132,000.00	
Catalfano Anthony S	Wells Fargo Bank	Paupack Township	
Catalfano Ann S			90,000.00
Grass William	Mortgage Electronic Registration Systems	Berlin Township	
Grass Margaret Mulraney			108,000.00
G & J Property Management Inc	Feld Stuart	Honesdale Borough	
Juresich Glen			50,000.00
Gilson Amesworth W Jr	Honesdale National Bank	Berlin Township	
Gilson Amy G			53,000.00
Elmore Barry A	Honesdale National Bank	Oregon Township	
Elmore Karen S			56,600.00
Downs Mitchell B	Honesdale National Bank	Lebanon Township	
Downs Richard B Jr			148,000.00
Downs Marilyn S			

For further information on these listings, call the Recorder of Deed's office at 570-253-5970 ext. 4040.

Senft Gregory A Senft Rebecca A	Wayne Bank	Damascus Township	225,000.00
Weaver Richard B	Mortgage Electronic Registration Systems	Bethany Borough	
Weaver Sandra J			80,400.00
Christiansen Michael Christiansen Lynn	Wells Fargo Bank	Honesdale Borough	133,844.00
Elyukin Boris Elyukin Yelena	Wells Fargo Bank	Paupack Township	64,128.43
Neal Michael Neal Amy	Ciriano Anthony J	Lake Township	54,400.00
ORiordan Gerard	Mortgage Electronic Registration Systems	Paupack Township	
ORiordan Deirdre			100,000.00
Ott Brian K	Wayne Bank	Manchester Township	125,000.00
Imburgio John R Imburgio Pearl	Honesdale National Bank	Berlin Township	120,300.00
Gordon Brian Gordon Joyce	Wayne Bank	Lake Township	95,100.00
Kolakowski James W	Mortgage Electronic Registration Systems	Paupack Township	
Kolakowski Jessica C By Af Kolakowski James W Af			143,100.00
Neal Michael R Neal Amy M	Dime Bank	Paupack Township	292,000.00
Knickerbocker Angela	Penn Security Bank & Trust Company	Clinton Township	19,000.00
Kulp Richard W Kulp Lauren E	Wells Fargo Bank	Paupack Township	82,430.01
Ymalay Wendell T	Mortgage Electronic Registration Systems	Canaan Township	150,400.00
Dickson Robert S	Mortgage Electronic Registration Systems	Berlin Township	257,550.00
Walsh Grace M	Honesdale National Bank	Lake Township	137,000.00
Big Bear Campers Property Owners Assoc	Wayne Bank	Paupack Township	
Big Bear Property Owners Association Inc			550,000.00
Big Bear Property Owners Association			
Barrett Elizabeth	R B S Citizens	Salem Township	428,000.00
Barrett Elizabeth	R B S Citizens	Salem Township	23,500.00
Wood Robert F Wood Nancy	Honesdale National Bank	Damascus Township	90,000.00
Wood Robert F Wood Nancy	Honesdale National Bank	Damascus Township	30,000.00
Eltz Brian Eltz Heather	Honesdale National Bank	Mount Pleasant Township	126,000.00

Sonstebly Erik	Penn Security Bank & Trust Company	Salem Township	
Blumbka Anthony Lighthouse Partnership			350,000.00
Samson Brandon	Mortgage Electronic Registration Systems	Lake Township	123,469.00
Palko Blaise J Palko Lucette N	Honesdale National Bank	Lake Township	55,000.00
Highhouse Lynn	Honesdale National Bank	Dyberry Township	92,600.00
Krasniak Cathy M Krasniak Lewis J	Dime Bank	Damascus Township	127,700.00
Smith Kim	Pa Housing Finance Agency	Waymart Borough	50,000.00
Kraytser Aleksandr By Af Kaplan Anna By Af Schloesser Warren Af	Honesdale National Bank	Paupack Township	107,500.00
Joseph William C Jr	Honesdale National Bank	Honesdale Borough	113,000.00
Fox Louis P III Fox Barbara Ann	Honesdale National Bank	Mount Pleasant Township	196,000.00
Fava Joanne	Mortgage Electronic Registration Systems	Lake Township	92,920.00
Demasi Gary J	Tobyhanna Federal Credit Union	Oregon Township	80,000.00
Demasi Juliana Varsames Komar Michael	First National Community Bank	Oregon Township	11,625.79
Komar Carla J Patten Kimlyn Olver AKA	First National Community Bank	Berlin Township	75,000.00
Patten Kimlyn D AKA Patten James Willard	First National Community Bank	Texas Township	70,000.00
Zeunges Michael F	Wayne Bank	Honesdale Borough	100,000.00
Sanderson James D Sanderson Suzanne	Tobyhanna Federal Credit Union	Salem Township	100,000.00
Gifford Charles R	Mortgage Electronic Registration Systems	Paupack Township	184,000.00
Gifford Kimberly K Vaillancourt David G	Mortgage Electronic Registration Systems	Preston Township	226,950.00
Vaillancourt Pamela E Arrigan Patrick	Honesdale National Bank	Cherry Ridge Township	270,500.00
Arrigan John	Honesdale National Bank	Dyberry Township	208,000.00
Kretschmer John D Kretschmer Rebecca K			
Schupper Todd R Schupper Shannon C			

DEEDS

GRANTOR	GRANTEE	LOCATION	LOT
Rutledge Harold L Tr	Pasquini Joseph	Lebanon Township	
Rutledge Jeanne G Tr	Pasquini Susan		
Harold L Rutledge Living Trust	Rutledge Harold L Tr		
Jeanne G Rutledge Living Trust	Rutledge Jeanne G Tr		
	Harold L Rutledge Living Trust		
	Jeanne G Rutledge Living Trust		
Hutchins Hubert W	Hutchins Robert B	Dreher Township	
Surber Virginia T	Igolnikov Vera Lehigh Township	Lehigh Township	Lot 12
Manley Kathryn	Sartori Philip	Paupack Township	
	Sartori Mary Ellen		Lot 3F
Floyd Hoesin	Luongo William F	Paupack Township	
Winchester Hoesin	Luongo Lidia R		Lot 743
Winchester William Daniel			
Mozdzen Edward	Kandrovy John	Texas Township 1 & 2	
	Kandrovy Alison		Lot 8
Gillow Brian AKA	Gillow Brian C	Honesdale Borough	
Gillow Brian C AKA	Gillow Christina M		
Laurily Inc	G & J Property Management Inc	Honesdale Borough	
Yunko Evelyn J By Af	Terranova Jack	Honesdale Borough	
Kuhns Frederick W Af			
Smitham Lillian M	Pa Commonwealth Dept Transportation	Scott Township	
Smitham Thomas			
Lobdell Virginia A	Pa Commonwealth Dept Transportation	Scott Township	
Smitham Lillian M	Pa Commonwealth Dept Transportation	Scott Township	
Wagner Walter	Wagner David Sr	Lebanon Township	
Wagner Gerald			
Wagner Leo			
Wagner William			
Wagner David			
Gillette William			
Tolerico James			
Parini Patricia Alice	Patricia A Parini Irrevocable Trust	Sterling Township	
Parini Gerard J	Drake Adam Tr		Lot 9
Veltri John Jr	Veltri John Jr	Salem Township	
Veltri Anna			
Neal Michael	Oboyle Louis J	Paupack Township	
Neal Amy	Oboyle Julianne		Lot 2
Werkheiser Joyce Est AKA	Werkheiser Joyce I Est AKA	Sterling Township	
Miskinis Karen Exr	Macaulay Karen Beth		Lots 18 & 17
Primiano Joseph	Oriordan Gerard	Paupack Township	
Primiano Diane	Oriordan Deirdre		Lot 143
Robinson Betty D Est	Robinson Thomas N	Clinton Township 1	
Robinson Thomas N Adm			
Nolan Louis	Nolan Louis	Honesdale Borough	
	Mitchell Serena E		
Ott Andrew	Ott Brian K	Manchester Township	Parcel 1

Lucci Joseph W	Lucci Joseph W	Palmyra Township	
Lucci Joan A	Lucci Joan A		
Grayson Karen Lucci			
Garfield Philip AKA	Render Therese	Honesdale Borough	
Garfield Phil AKA			
Render Therese			
White Mary Anne Ruffini	White Mary Anne Ruffini	Paupack Township	
Ind & Exr AKA			
Ruffini Mary Anne Ind & Exr AKA			
Ruffini Anne Est			
Ross Joan	Dolaghan Thomas	Dreher Township	
Ross Scott J	Dolaghan Cynthia		Lot 209
B J C Superior			
Development L L C	Kolakowski James W	Paupack Township	
	Kolakowski Jessica C		Lot 128
Fannie Mae AKA By Af	Hugh Justin	Lehigh Township	
Federal National Mortgage			
Association By Af	Hugh Angela Lew		Lot 165
Phelan Hallinan & Schmieg Af	Lewhugh Angela		
C S C Land Development	Neal Michael R	Paupack Township	
	Neal Amy M		Lot 9
Casa Blanca Investment Inc	Land Liquidator L L C	Lehigh Township	
Casa Blanca Investment Inc	Land Liquidator L L C	Lehigh Township	
Land Liquidator L L C	Rodriquez Orlando	Lehigh Township	
	Rodriquez Daisy N		
Land Liquidator L L C	Abbie Partners L L C	Lehigh Township	
Sanders Douglas B	Ymalay Wendell T	Canaan Township	Lot G2E
Tchorzewski Marek	Russell Alan	Salem Township	
	Perfilio Nicholas		
Petroski Charles J	Petroski Charles J	Berlin Township	
	Petroski Jimann		
Buckingham Larry	Wayne County Historical Society Inc	Palmyra Township	
Buckingham Cheryn L			
Slevin Theresa A	Slevin John Finn	Paupack Township	Lot 298
Bennett Dale A	Skinner Douglas	Lehigh Township	
Bennett Gwen E	Skinner Gina M		Lot 371
Piconi Joseph Jr	Walsh Grace M	Lake Township	
Walsh Matthew R			
Walsh Grace M			
Piconi Joseph A III			
Picon I Jennifer			
Lutz William E Tr	Lutz William E	Salem Township	
Lutz Dorothy E Tr	Lutz Dorothy E		
Lutz Family Trust	Lutz Family Trust		
Lutz William E	Roccella Patrick	Salem Township	
Lutz Dorothy E	Roccella Cameron		
Rothwell Mona C By Sheriff	G Mac Mortgage Corporation	Damascus Township	
Rothwell Ralph D By Sheriff			Lot 544
Rothwell Marilyn By Sheriff			

Seeback Angie M AKA By Sheriff	Federal Home Loan Mortgage Corporation	Lehigh Township
Seeback Angie AKA By Sheriff		
Scritchfield John L Sr By Sheriff	Deutsche Bank National Trust Company Tr	Salem Township
Wayne County Tax Claim Bureau	Miller Richard	Manchester Township
Reflection Lakes P O A	Miller Candy Miller Kyle Miller Katie Miller Kenny Miller Kevin Miller Kallie	
Wayne County Tax Claim Bureau	Miller Richard	Manchester Township
Osgood Frank M	Miller Candy	
Osgood Helen B	Miller Kyle Miller Katie Miller Kenny Miller Kevin Miller Kallie	
Wayne County Tax Claim Bureau	Gallucci Michael	Manchester Township
Clark Norman	Gallucci Kalliope	
Clark Aline		
Wayne County Tax Claim Bureau	Majorana James	Manchester Township
Reflection Lakes P O A	Majorana Mary	
Wayne County Tax Claim Bureau	Raile Harold	Lehigh Township
Dharmavaram Jayakrishna		
Wayne County Tax Claim Bureau	Borbely Donna E	South Canaan Township
Borbely Frank		
Wombacker William	Hamilton Jessica L	Dreher Township
Wombacker Wendy	Hamilton Shawn A	
Wombacker Paul		
Hoffman Harold	Sonstebly Erik	Salem Township
Hoffman Lois	Blumka Anthony Lighthouse Partnership	Lot 1
Wayne County Tax Claim Bureau	McGlothlin Martin	Lehigh Township
Ramirez Alberto Jr	McGlothlin America	
Ramirez Zulema C		
Wayne County Tax Claim Bureau	Lidonni Bartholomew	Manchester Township
Lann Inc		
Wayne County Tax Claim Bureau	Lidonni Bartholomew	Manchester Township
Creek Crossing Dev Co Inc		
Wayne County Tax Claim Bureau	Banyan Realty Corp	Manchester Township
Umansky Veda A		
Wayne County Tax Claim Bureau	Rivers Brian	Manchester Township
Shaffer Walter	Rivers Darryl	
Shaffer Pauline	Rivers Austyn Rivers Jordan	

Wayne County Tax Claim Bureau	Rivers Brian	Manchester Township	
Chinese Arts Assoc Inc	Rivers Darryl		
	Rivers Austyn		
	Rivers Jordan		
Wayne County Tax Claim Bureau	Mercado Raul	Manchester Township	
Beck Gabriel B	Mercado Brenda		
Beck Jacquelyn C			
Wayne County Tax Claim Bureau	Musso Joseph	Manchester Township	
Delduca Joseph M			
Delduca Lorraine			
Wayne County Tax Claim Bureau	Rivers Brian	Manchester Township	
Echeverri Luis	Rivers Darryl		
	Rivers Austyn		
	Rivers Jordan		
Wayne County Tax Claim Bureau	Martinez Jose R	Manchester Township	
Lindberg Daniel	Martinez Mercedes C		
Grimaldi Robert	Samson Brandon	Lake Township	
Grimaldi Mary Ann Nuss			
Nussgrimaldi Mary Ann			
PA Game Commission	Mills Marie M	Lake Township	
Mills Marie M	Pa Game Commission	Lake Township	
Mills Marie M	Michalek Mark A	Lake Township	
	Michalek Mary C		
Mills Marie M	Mills Marie M	Lake Township	
Michalek Mark A	Michalek Mary C	Lake Township	
Michalek Mary C	Michalek Mark A		
Toth Joseph	Cali Tracy Ann Toth Tr	Paupack Township	
Toth Eleanor	Joseph Toth Irrevocable Personal Residence		Lots 141 & 142
	Eleanor Toth Irrevocable Personal Residence		
Maro Robert Sr	Maro Amber L Tr	Lake Township	
Maro Lynda C	Maro Family Irrevocable Personal Residence		Lot 1
Klinkiewicz Ann M	Klinkiewicz Mark J	Canaan Township	
Kuester Gloria Blanche Exr	Lantka Robert	Berlin Township	
Kuester Robert West			Lot D
Bialy Alicja AKA	Murphy Margaret	Paupack Township	
Baily Alicia AKA	Murphy Lawrence		Lot 122
Relph Dorothy K	Ceresnak Barbara J Tr	Sterling Township	
	Amorine Bonnie Tr		Lot 6
	Relph David E Tr		
	Relph Irrevocable Grantor Trust		
Sigle George	Delossantos Luis	Lehigh Township	
Sigle Judy			Lots 132 & 133
Hirschkind Jacqueline L	Fava Joanne	Lake Township	Lot 2112
Gardes George A Jr	Vaillancourt David G	Paupack Township	
Gardes Katherine T	Vaillancourt Pamela E		
Erdman Brian	Arrigan John	Preston Township	
	Arrigan Patrick		



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