

OFFICIAL LEGAL JOURNAL OF WAYNE COUNTY, PA

22nd Judicial District

Vol. 2 ★ FEBRUARY 8, 2013 ★ Honesdale, PA ★ No. 48



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CASES REPORTED

Commonwealth of Pennsylvania
v.
Matthew P. Curtis

© 2013 Legal Journal of Wayne County



**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.

The Official Legal Publication of Wayne County, Pennsylvania



Legal Journal of Wayne County

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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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*Individual copies available for \$5 each
Subscription Year: March–February
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
Ted Mikulak

Court Administrator

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Sheriff

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Auditors

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Judy O’Connell
Kathleen A. Schloesser

Jury Commissioners

Judith M. Romich
Patricia Biondo

COURT OPINION

Commonwealth of Pennsylvania

v.

Matthew P. Curtis

Docket No. 16-2012-SA

Attorney for Commonwealth:

Attorney for Defendant: Lee C. Krause, Esq.

Decided by: Raymond L. Hamill, P.J.

Summary of the Case

Defendant was charged with one count of Cruelty to Animals, a violation of 18 Pa.C.S. § 5511(c)(1), and filed a summary appeal from the District Magistrate’s determination of guilt for shooting a gun into the air, resulting in injury to the neighbor’s sheep from the discharged birdshot.

Following a de novo hearing, the Court made a number of findings of fact which can be summarized as follows. Sheep from Defendant’s neighbor’s farm were trespassing on Defendant’s property, and Defendant fired at least two shots into the air to try and scare them away. Although Defendant did not intend to shoot the sheep, three sheep were injured by birdshot, one in the face and two in their shoulder areas.

Defendant testified at the hearing, alleging that he acted in defense of his son’s capons when he fired the shotgun. Pursuant to the statute, a person commits the summary offense of Cruelty to Animals when “he wantonly or cruelly ill treats, overloads, beats, otherwise abuses any animal, or neglects any animal as to which he has a duty of care whether belonging to himself or otherwise...” 18 Pa.C.S. § 5511(c). Further, as set forth in Commonwealth v. Tomey, 884 A.2d 291 (Pa.Super. 2005), the terms “wantonly” and “cruelly” must be construed in accordance with their common definitions. Id. (citing Commonwealth v. Simpson, 832 A.2d 496, 500 (Pa.Super. 2003)). The Simpson Court opined that “cruelty” was defined as “the intentional and malicious infliction of mental or physical suffering on a living creature.” Id. at 500, n. 4 (quoting Black’s Law Dictionary, 7th Ed. 1999). In addition, the court defined “wanton” as “unreasonably or maliciously risking harm while being utterly indifferent to the

consequences.” Id. Moreover, the Tomey Court went on to define “wanton” as an intentional act of unreasonable character, in disregard of a risk known to him or so obvious that he must be taken to have been aware of it and so great as to make it highly probable that harm would follow. It usually is accompanied by a conscious indifference to the consequences. 884 A.2d at 295 (quoting Lewis v. Miller, 543 A.2d 590, 592 (Pa.Super. 1988)).

The Court recognized that Defendant did not intent to harm the sheep, but did intent to fire his shotgun in the air. That intentional act resulted in a spray of birdshot, some of which injured the three sheep. The Court therefore determined that Defendant disregarded a known or obvious risk of harm that could result from the birdshot.

In addition, the Court did not agree with Defendant’s assertion that he was acting in defense of his son’s capons in reliance of the affirmative defense enumerated under subsection (a) of the statute when an individual kills “any animal taken or found in the act of actually destroying any domestic animal or domestic fowl.” 18 Pa.C.S. § 5511(a)(3). Defendant incorrectly relied on subsection (a) which pertained to the killing, maiming or poisoning of domestic or zoo animals, whereas under subsection (c), no such affirmative defense applied. The Court went on further to state that despite the inapplicability of the affirmative defense, there was no evidence presented that the sheep were found in the act of actually destroying the capons.

As a result, the Court determined Defendant violated the statute and found him guilty of the summary offense of Cruelty to Animals, and sanctioned him to pay the costs of prosecution, a fine and restitution.



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.

EXECUTOR NOTICE

Estate of DAWN J. LAABS
Late of Palmyra Township
Executor

GERALD L. WILLIAMS
265 DANIELS ROAD
HONSDALE, PA 18431

Attorney
JAMES E. BROWN
303 TENTH STREET
HONSDALE, PA 18431

2/8/2013 • 2/15/2013 • 2/22/2013

EXECUTRIX NOTICE

Estate of VINCENZA D'ANIERI
Late of Paupack Township
Executrix

DENISE PRANZO
308 FINN SWAMP ROAD
LAKE ARIEL, PA 18436

Attorney
JAMES E. BROWN
303 TENTH STREET
HONSDALE, PA 18431

2/8/2013 • 2/15/2013 • 2/22/2013

EXECUTRIX NOTICE

Estate of FERNER C.
MOLLBERG
Late of Lake Township
Executrix
KRIS MOLLBERG
15 COUNTRY CLUB ROAD
BELLPORT, NY 11713
Attorney
MICHAEL D. WALKER, ESQ.
P.O. BOX 747
HAMLIN, PA 18427

2/8/2013 • 2/15/2013 • 2/22/2013

EXECUTRIX NOTICE

Estate of LIZBETH A. SELAND
Late of Honesdale Borough
Executrix

RUTH E. SELAND
589 LONG RIDGE ROAD
HAWLEY, PA 18428

Attorney
ERROL C. FLYNN, ESQUIRE
926 COURT ST.
HONSDALE, PA 18431

2/8/2013 • 2/15/2013 • 2/22/2013

EXECUTRIX NOTICE

Estate of CATHERINE ELEANOR
GABLE AKA C. ELEANOR
GABLE AKA CATHERINE E.
GABLE

Late of Texas Township
Executrix
DEBORAH BARNES
32 HILLCREST CIRCLE
HONSDALE, PA 18431
Attorney

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

2/8/2013 • 2/15/2013 • 2/22/2013

ESTATE NOTICE

NOTICE IS HEREBY GIVEN,
that Letters Testamentary have been
issued in the Estate of Jeanette K.
Patten who died on December 26,
2012, late resident of Honesdale,
PA 18431, to Lisa Dyser, Executrix
of the Estate, residing at 119 Upper
Crossroad, Honesdale, PA 18431.
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:
ALFRED J. HOWELL, ESQUIRE,
Attorney for the Estate, at 109
Ninth Street, Honesdale, PA 18431.
ALFRED J. HOWELL, ESQUIRE
ATTORNEY FOR THE ESTATE

2/1/2013 • 2/8/2013 • 2/15/2013

EXECUTRIX NOTICE

Estate of JAMES R. SCHLAMB
AKA JAMES SCHLAMB AKA
JIM SCHLAMB AKA JAMES
RICHARD SCHLAMB
Late of Paupack Township
Executrix
MARY E. GÖRG
2115 ROBIN DR.
WARRINGTON, PA 18976-1566

2/1/2013 • 2/8/2013 • 2/15/2013

EXECUTRIX NOTICE

Estate of HELEN D. HARRIS
AKA HELEN HARRIS

Late of Texas Township
Executrix
EVELYN C. ESPOSITO
500 MOUNTAIN SPRING AVE.
HAWLEY, PA 18428
Attorney
NICHOLAS A. BARNA
831 COURT STREET
HONESDALE, PA 18431

2/1/2013 • 2/8/2013 • 2/15/2013

EXECUTOR NOTICE

Estate of LORRAINE LEE DAVIS
AKA LORRAINE DAVIS AKA
LORRAINE L. DAVIS
Late of Damascus Township
Executor
FREDERICK J. STEWART
21 PHEASANT RUN LANE
STRATHAM, NH 03885
Attorney
NICHOLAS A. BARNA
831 COURT STREET
HONESDALE, PA 18431

2/1/2013 • 2/8/2013 • 2/15/2013

EXECUTOR NOTICE

Estate of THOMAS J. MORTSEA
AKA THOMAS JAMES
MORTSEA
Late of Oregon Township
Executor
THEODORE MORTSEA
79 BISSELL ROAD
LEBONAN, NJ 08833
Attorney
MATTHEW L. MEAGHER,
ESQUIRE
1018 CHURCH STREET
HONESDALE, PA 18431

1/25/2013 • 2/1/2013 • 2/8/2013

OTHER NOTICES

NOTICE

TAKE NOTICE THAT THE FOLLOWING ACCOUNT HAS BEEN FILED TO THE COMMON PLEAS COURT OF WAYNE COUNTY AND WILL BE PRESENTED FOR CONFIRMATION ON FEBRUARY 21, 2013 AT 9:15 A.M. IN COURT ROOM # 2, WAYNE COUNTY COURTHOUSE, HONESDALE, PA.

FIRST AND FINAL ACCOUNTING OF STEVEN E. BURLEIN, ESQUIRE, EXECUTOR OF THE ESTATE OF HERTA LEPP, DECEASED, NO. 100-O.C.D.-2012.

2/8/2013

**LEGAL NOTICE
NOTICE OF PROPOSED
PRIVATE SALE**

Sale # 2012-379 NR
The Wayne County Tax Claim Bureau has received and approved an offer to purchase Property Number 12-291-21.2 located in Lake Township at private sale for \$2,103.61. The assessment records indicate that there are not improvements. The assessed value of the property is \$ 24,000.00 and is deeded in the name of Mary Lou Del Rosso Miller. The property is described as Residential Acreage one to Ten Acres. Lot is 1.76 acres. The delinquent taxes lodged against this property for 2010, 2011 & 2012. Total is \$ 1,788.61. 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: 09/10/2012. 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

2/8/2013 • 2/22/2013

**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 JoRob's Naturals, LLC. This Limited Liability Company has been organized under the provision pursuant to 15 Pa. C.S. 8913.

NICHOLAS A. BARNA, ESQUIRE
831 Court Street
Honesdale, PA 18431

2/8/2013

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 Live Sober LLC. This Limited Liability Company has been organized under the provision pursuant to 15 Pa. C.S. 8913.

NICHOLAS A. BARNA, ESQUIRE
831 Court Street
Honesdale, PA 18431

2/8/2013

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 Ben Todd Enterprises, LLC. This Limited Liability Company has been organized under the provision pursuant to 15 Pa. C.S. 8913.

NICHOLAS A. BARNA, ESQUIRE
831 Court Street
Honesdale, PA 18431

2/8/2013

NOTICE OF FILING OF ARTICLES OF INCORPORATION — NONPROFIT

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed and approved by the Department of State, Commonwealth of Pennsylvania, on January 14, 2013, in accordance with the provisions

of the General Associations Act of 1988, for the incorporation of Bethany United Methodist Church, Inc., the purposes of which are to do any and all acts and things and to exercise any and all powers which it may now or hereafter be lawful for the corporation to do or exercise under and pursuant to the laws of the Commonwealth of Pennsylvania for the purpose of accomplishing any of the purposes of the corporation. The corporation does not contemplate pecuniary gain or profit, incidental or otherwise.

NICHOLAS A. BARNA, ESQ.
831 Court Street
Honesdale, PA 18431

2/8/2013

NOTICE OF FILING CERTIFICATE OF ORGANIZATION

Pursuant to the requirements of 15 Pa. C.S. Sec. 8913, notice is hereby given that on January 17, 2013, a Certificate of Organization — Domestic Limited Liability Company for 70 ORCHARD HILL APARTMENTS, LLC, was filed with the Department of State, Harrisburg, Pennsylvania.

The purpose of the limited liability company is for operation of rental units.

BUGAJ/FISCHER, PC
308 NINTH ST., P.O. BOX 390
HONESDALE, PA 18431

2/8/2013

**NOTICE OF FILING OF
ARTICLES OF
INCORPORATION —
NONPROFIT**

TAKE NOTICE THAT an Articles of Incorporation-Nonprofit was filed with the Department of State. The name of the Nonprofit Corporation is The Stoneworks Learning Center, Inc. This Nonprofit Corporation has been organized under the provision pursuant to 15 Pa. C.S. § 5306. Solicitor: Matthew L. Meagher, Esquire, 1018 Church Street, Honesdale, Pennsylvania 18431.

2/8/2013

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
FEBRUARY 20, 2013**

By virtue of a writ of Execution Wells Fargo Bank, NA issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 20th day of February, 2013 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 Borough of Hawley, County of

Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point on the southwesterly line of Nineteenth Street one hundred twenty (120) feet from the southwesterly corner of Fourteenth Street and Nineteenth Street; thence southeasterly along said Nineteenth Street sixty (60) feet to a corner of Lot #3; thence southwesterly by said lot one hundred twenty (120) feet to a corner; thence Northwesterly and parallel to Nineteenth Street sixty (60) feet; thence northeasterly on a line parallel to Fourteenth Street aforesaid one hundred twenty (120) feet to the place of BEGINNING. CONTAINING seven thousand two hundred (7,200) square feet of land. Being Lot #1 on said Nineteenth Street.

Prior Deed have erroneously numbered the above described lot as '10'; a check of the Pennsylvania Coal Company map of the village of Hawley indicates that the correct number is '1'.

TITLE TO SAID PREMISES VESTED IN John R. Hecker and Tamara J. Hecker, h/w, by Deed from Thomas H. Kennedy and Laura C. Kennedy, h/w, dated 06/14/2005, recorded 06/15/2005 in Book 2790, Page 130.

Premises being: 212 MAPLE AVENUE, HAWLEY, PA 18428

Tax Parcel No. 10-0-0004-0055

Seized and taken in execution as
John R. Hecker 28535 Raffini Lane
BONITA SPRINGS FL 34135
Tamara J. Hecker 28535 Raffini
Lane BONITA SPRINGS FL
34135

Execution No. 223-Civil-2012
Amount \$117,791.90 Plus
additional

November 23, 2012
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.**

Melissa J. Cantwell, Esq.

1/25/2013 • 2/1/2013 • 2/8/2013

**SHERIFF'S SALE
FEBRUARY 20, 2013**

By virtue of a writ of Execution Aurora Loan Services, LLC issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 20th day of February, 2013 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 piece, parcel or lot of land, situate, lying and being in the Township of Berlin and partly in the Township of Damascus, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows;

BEGINNING at a stones corner in line of George Leonards, being the Southwest Corner of land of William Dilmurth; THENCE North 87 degrees West 118 rods to a stones corner being the Southwesterly corner of a tract of land in the warrantee name of Jacob Kline; THENCE North 2 1/2 degrees East 68 rods to stones corner; THENCE South 87 1/2 degrees East 118 rods to a post and stones corner in line of Frederick Dilmurth's lands; THENCE South 2 1/2 degrees West 68 rods to the place of BEGINNING. CONTAINING 50 acres, more or less.SUBJECT to certain rights of way as specified in the chain of title.

The right of way referred to above is more specifically set out and

described in Deed Book 137, at page 247, as follows:

GRANTING AND CONVEYING unto John Biggio the right of way along a lot across the Northeast corner of the above described land. The said John Biggio to keep the bars closed at all times when not open for passage throughout the same or he may build a fence along the line. GRANTOR also conveys to second party the right of way along the old road leading from the farm herein conveyed to the main road. The grantee to keep the bars closed when not in use in passing through the same. This right of way is for the grantees, their heirs and assigns.

ALSO GRANTING AND CONVEYING by way of explanation all of the right, title and interest of Anthony M. Kiss in a certain Quit Claim Deed to clarify the above mentioned right of way, said deed being from George Anagnostos and Panagiota Anagnostos, his wife, to Cecilia Mazzie by deed dated July 22, 1982, and recorded in Deed Book 397, at page 008, on October 9, 1982.

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

TITLE TO SAID PREMISES VESTED IN Richard LaSala, by Deed from Richard LaSala and

James LaSala, dated 03/01/2005, recorded 03/03/2005 in Book 2720, Page 258.

Premises being: 1010 PINTLER ROAD AKA 47 RUNNING, BEAR TRAIL & 57 RUNNING BEAR TRAIL, BEACH LAKE, PA 18405

Tax Parcel No. 01-0-0236-0008

Improvements thereon:
RESODENTIAL DWELLING

Seized and taken in execution as Richard Lasala 399 Birch Hollow Drive SHIRLEY NY 11967

Execution No. 374-Civil-2012
Amount \$442,613.31 Plus additional

November 26, 2012
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.

1/25/2013 • 2/1/2013 • 2/8/2013

**SHERIFF'S SALE
FEBRUARY 20, 2013**

By virtue of a writ of Execution Aurora Loan Services, LLC issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 20th day of February, 2013 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 Palmyra, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the center of a Drive leading to the Ellingsen house, the said point being a corner of lands of Charles Strait; thence along the center of the said drive North 52 degrees and 17 minutes East 152.05 feet to a point in the center of the said drive; thence through lands of the Grantor (Alwilda Ellingsen) South 60 degrees and 34 minutes East 117.8 feet to a pipe corner; thence North 72 degrees East 48.55 feet to a pipe corner; thence South 50 degrees

and 37 minutes East 223.7 feet to a pipe corner; thence South 15 degrees and 08 minutes West 343.8 feet to an iron pin and stones corner, a corner of lands of Charles Strait; thence along the same North 39 degrees and 44 minutes West 551 feet to the place of beginning. Containing 2.45 acres more or less.

TITLE TO SAID PREMISES VESTED IN Robert J. Peters and Patricia A. Peters, his wife, by Deed from Ruth Caldara and Robert Caldara, her husband and Marilyn Cerrato, dated 02/11/2004, recorded 02/17/2004 in Book 2443, Page 291. Patricia A. Peters passed from this life on 07/09/2011.

Premises being: SPRUCE STREET PARCEL 18-20-7, AKA 12 ALEXANDER LANE, HAWLEY, PA 18428

Tax Parcel No. 18-0-0020-0007

Seized and taken in execution as Robert J. Peters 232-11th Street BETHPAGE NY 11714

Execution No. 432-Civil-2012
Amount \$160,832.38 Plus
additional

November 26, 2012
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.

John Michael Kolesnik Esq.

1/25/2013 • 2/1/2013 • 2/8/2013

**SHERIFF'S SALE
FEBRUARY 20, 2013**

By virtue of a writ of Execution U.S. Bank N. A., as Trustee, successor in the interest to Bank of America, N. A. as successor by merger to Lasalle Bank N. A., as Trustee for Certificateholders of Bear Stearns Asset Backed Securities I LLC, Asset Backed-Certificates, issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 20th day of February, 2013 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 Borough of Hawley, County of

Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point on the southwesterly line of Nineteenth Street one hundred twenty (120) feet from the southwesterly corner of Fourteenth Street and Nineteenth Street; thence southeasterly along said Nineteenth Street sixty (60) feet to a corner of Lot #3; thence southwesterly by said lot one hundred twenty (120) feet to a corner; thence Northwesterly and parallel to Nineteenth Street sixty (60) feet; thence northeasterly on a line parallel to Fourteenth Street aforesaid one hundred twenty (120) feet to the place of BEGINNING. CONTAINING seven thousand two hundred (7,200) square feet of land. Being Lot #1 on said Nineteenth Street.

Prior Deed have erroneously numbered the above described lot as '10'; a check of the Pennsylvania Coal Company map of the village of Hawley indicates that the correct number is '1'.

TITLE TO SAID PREMISES VESTED IN John R. Hecker and Tamara J. Hecker, h/w, by Deed from Thomas H. Kennedy and Laura C. Kennedy, h/w, dated 06/14/2005, recorded 06/15/2005 in Book 2790, Page 130.

Premises being: 212 MAPLE AVENUE, HAWLEY, PA 18428

Tax Parcel No. 10-0-0004-0055

Seized and taken in execution as
Saverio Bellucci Lot 63
Wallenpaupack Drive A/K/A 980
Wallenpaupack Lake Estates
A/K/A 92 Wallenpaupack
Drive LAKE ARIEL PA 18436

Execution No. 513-Civil-2012
Amount \$164,292.63 Plus
additional

November 23, 2012
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
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PAYMENT AT DATE OF SALE.
BALANCE DUE THIRTY (30)
DAYS FROM DATE OF SALE.
FAILURE TO PAY BALANCE
WILL FORFEIT DOWN
PAYMENT.**

Jill P. Jenkins Esq.

1/25/2013 • 2/1/2013 • 2/8/2013

**SHERIFF'S SALE
FEBRUARY 27, 2013**

By virtue of a writ of Execution PNMAC Mortgage Co., LLC issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 27th day of February, 2013 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 Borough of Honesdale (Formerly Texas Township) County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a stone in the center of Ladywood Lane, formerly known as Bethany and Dingman's Choice Turnpike, now Riverside Drive, said point being 72 /12 rods North 9 degrees West of the center of the road leading from Smith Hill (now Cliff Street); thence along Riverside Drive North 9 degrees West 4 rods; thence North 81 degrees East 8 rods; thence South 9 degrees East 4 rods; thence South 81 degrees West 8 rods to the place of Beginning.

CONTAINING 32 square rods of land.

TITLE TO SAID PREMISES VESTED IN Michelle Green, by Deed from Mark A. Rosa and Luanne Rose, his wife, dated

01/17/2007, recorded 01/23/2007
in Book 3220, Page 263.

Premises being: 339 RIVERSIDE
DRIVE, HONESDALE, PA 18431

Tax Parcel No. 11-0-0010-0072

Improvements thereon:
RESIDENTIAL DWELLING

Seized and taken in execution as
Michelle Green 345 Eldert Street,
Apt. 201 BROOKLYN NY 11237

Execution No. 504-Civil-2012
Amount \$134,036.91 Plus
additional

November 27, 2012
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.
Meredith Wooters Esq.

2/1/2013 • 2/8/2013 • 2/15/2013

**SHERIFF'S SALE
FEBRUARY 27, 2013**

By virtue of a writ of Execution
First National Community 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
27th day of February, 2013 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 and being in
the Township of Lake County of
Wayne and Commonwealth of
Pennsylvania, as shown in a survey
map by Joseph P. Barrett, P.L.S.
dated May 24, 2004, and bounded
and described as follows:

BEGINNING at a point in the
centerline of Maplewood Road
(S.R. 3019), being also the most
southerly corner of lot now or
formerly of John Matisko and
Cecelia T. Matisko, his wife. The
said point being located South 37
degrees 55 minutes 06 seconds
West 45.00 feet from an iron pin;

THENCE along line of lands now
or formerly of said Matisko the
following five (5) courses and
distances: (1) North 37 degrees 55
minutes 06 seconds East 548.26
feet, through an iron pin online to

an iron pin corner; (2) North 64 degrees 13 minutes 40 seconds West 120.76 feet, to an iron pin corner; (3) North 84 degrees 20 minutes 58 seconds West 77.62 feet to an iron pin corner; (4) North 76 degrees 51 minutes 32 seconds West 142.47 feet to an iron pin corner; (5) South 79 degrees 13 minutes 14 seconds West 77.38 feet to an iron pin corner;

THENCE North 11 degrees 13 minutes 34 seconds East 88.36 feet to an iron bar found;

THENCE North 46 degrees 57 minutes 37 seconds East 438.69 feet to an old concrete monument found in swamp;

THENCE along line of lands now or formerly of Daniel J. Kramer, et al (DB 221, Pg 388) North 45 degrees 42 minutes 54 seconds East 2,336.85 feet to a metal sign post found at the common corner of said Kramer and the Pennsylvania Game Commission (DB 728, Pg64);

THENCE along other lands now or

formerly of said Pennsylvania Game Commission (DB 972, Pg 289) South 44 degrees 16 minutes 33 seconds East 566.15 feet to an iron pin found;

THENCE along lands now or formerly of said Pennsylvania Game Commission (DB 728, Pg 64) South 45 degrees 59 minutes 43 seconds West 1,860.59 feet to an iron pin set for a corner;

THENCE continuing along lands now or formerly of said Pennsylvania Game Commission, through an axle found and land now or formerly of Eugene Black (DB 519, Pg 596) South 44 degrees 00 minutes 00 seconds East 1,073.99 feet to a corner at the northwest side of S.R. 3023. The said corner being located South 44 degrees 00 minutes 00 seconds East 2.17 feet from a 1" bar found;

THENCE along the northwest line of S.R. 3023 the following three (3) courses and distances: (1) on a curve to the left having a radius of 606.36 feet, an arc length of 342.85 feet, said are subtended by a chord

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Honesdale, PA

of South 54 degrees 46 minutes 52 seconds West 338.29 feet to a point; (2) on a curve to the left having a radius of 2,664.75 feet, an arc length of 243.47 feet, said arc subtended by a chord of South 35 degrees 57 minutes 26 seconds West 243.38 feet to a point; (3) South 33 degrees 17 minutes 7 seconds West 53.53 feet to an iron pin set for a corner;

THENCE along line of land now or formerly of Roger L. Cross and Darlene A. Cross, et ux (DB 331, Pg 60) North 61 degrees 12 minutes 00 seconds West 320.00 feet to a drill hole in a boulder;

THENCE South 33 degrees 15 minutes 59 seconds West 483.06 feet through an iron pin set online on the northeast side of road to a corner in the center of S.R. 3021. The said iron pin set online being North 33 degrees 15 minutes 59 seconds East 25.00 feet from the corner in the center of S.R. 3021;

THENCE along or near the center of S.R. 3021 on a curve to the right having a radius of 1,511.82 feet, an arc length of 366.85 feet, said arc subtended by a chord of North 53 degrees 14 minutes 56 seconds West 365.95 feet to a point at the intersection of S.R. 3021 and Maplewood Road (S.R. 3019);

THENCE along or near the center of S.R. 3019 the following four (4) courses and distances: (1) on a curve to the left having a radius of 409.26 feet, an arc length of 177.01 feet, said arc subtended by a chord

of North 38 degrees 55 minutes 07 seconds West 175.63 feet to a point; (2) North 51 degrees

Seized and taken in execution as Theodore J. Harris 15 Bisbee Drive BURLINGTON NJ 08016

Execution No. 492-Civil-2012
Amount \$145,357.81 Plus
additional

December 7, 2012
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.**

Joseph L. DeNaples Esq.

2/1/2013 • 2/8/2013 • 2/15/2013

**SHERIFF'S SALE
FEBRUARY 27, 2013**

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 27th day of February, 2013 at 10:00 AM in the conference room on the third floor of the Wayne County Courthouse in the Borough of Honesdale the following property,

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 170.60 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.

Parcel No. 14-0-0050-0054

Seized and taken in execution as Rajnarine Singh 154 Riverfront Way GOULDSBORO PA 18424

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

January 22, 2013
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 M. Federman Esq.

2/8/2013 • 2/15/2013 • 2/22/2013

**SHERIFF'S SALE
MARCH 6, 2013**

By virtue of a writ of Execution Bank of America, N.A. S/B/M to BAC Home Loans Servicing, LP F/K/A Countywide 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 6th day of March, 2013 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, viz:

All that certain piece or parcel of land situate in Salem Township, Wayne County, Pennsylvania, known as Lot No. 521, Section No. 6, of the Hideout, as shown on a Map recorded at Plat Book 5, page 69, as amended and supplemented.

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.

Lot 521, Section 6, of The Hideout, Lake Ariel, PA 18436, is recorded in Wayne County Plat Book 5, page 57, recorded on 9/8/1970.

Together with all rights of way and Under and Subject to all covenants, reservations, restrictions and conditions of record, as found in the chain of title.

TITLE TO SAID PREMISES VESTED IN William I. Sylvia and Holly J. Sylvia, his wife, as tenants by the entireties, by Deed from George A. Aram and Jean Aram, his wife and John Aram, single, dated 05/12/2005, recorded 06/06/2005 in Book 2783, Page 144.

Premises being: 521
CEDARWOOD TERRACE, THE
HIDEOUT, LAKE ARIEL, PA
18436

Tax Parcel No. 22-0-0020-0083

Seized and taken in execution as
William I. Sylvia 4873 Erly Road
ELLIOTTSBURG PA 17024
Holly J. Sylvia 4873 Erly Road
ELLIOTTSBURG PA 17024

Execution No. 132-Civil-2012
Amount \$85,855.99 Plus additional

November 27, 2012
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.

John Michael Kolesnik Esq.

2/8/2013 • 2/15/2013 • 2/22/2013

**SHERIFF'S SALE
MARCH 6, 2013**

By virtue of a writ of Execution Citizens Savings 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 6th day of March, 2013 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, viz:

By virtue of a Writ of Execution

**YOUR HOMETOWN
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No. 651-Civil-2011, issued out of the Court of Common Pleas of Wayne County, directed to me, there will be exposed to public sale, by vendue or outcry to the highest and best bidders, for cash, in the Courthouse, in the City of Honesdale, Wayne County, Pennsylvania, all rights, title and interest of the Defendants in and to:

ALL THE FOLLOWING certain piece of parcel of land lying, being and situate in Berlin Township, Wayne County, Pennsylvania, and located at 84 Beechrock Road, Honesdale, Pennsylvania 18431.

BEING THE SAME PREMISES conveyed to Brian Patrick Plastaras and Yvonne D. Plastaras dated and recorded in Wayne County, Deed Book 3438, page 168.

UNDER AND SUBJECT to the rights, privileges, benefits, easements, covenants, conditions, restrictions, reservations, terms and provisions as more particularly set forth in the above recited Deed.

TAX MAP NUMBER: 01-0-0009-0007

CONTROL NUMBER: 107253

DIMENSIONS OF PARCEL:
3.6142 acres

KNOWN AS : 84 Beechrock Road,
Honesdale, PA 18431.

IMPROVEMENTS THEREON
CONSIST OF: a personal
residence known as 84 Beechrock

Road, Honesdale, Pennsylvania
18431.

Seized and taken in execution as
Brian Patrick Plastaras 2003
Roosevelt Highway #1
HONESDALE PA 18431
Yvonne D. Plastaras 2003
Roosevelt Highway #1
HONESDALE PA 18431

Execution No. 651-Civil-2011
Amount \$219,317.67 Plus
additional

November 27, 2012
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.

David K. Brown, Esq.

2/8/2013 • 2/15/2013 • 2/22/2013

**SHERIFF'S SALE
MARCH 6, 2013**

By virtue of a writ of Execution M & T 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 6th day of March, 2013 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, viz:

ALL THAT CERTAIN piece and parcel of land, situated in the Township of Lebanon, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the centerline of L.R. 63041, being also a corner of lands now or formerly of Louis Pykus, as depicted on the maps of Highland Associates Subdivision, Section III, made by Gary Packer, P.I.S. revised January 28th, 1983, and approved by the Lebanon Township Board of Supervisors, which map is recorded in Wayne County Map Book 50, at page 63; thence along the centerline of said road North 50 foot private road known as Wildwood Trail; thence along the centerline of said private road the following five (5) courses and distances:

- 1) South 41 degrees 52 minutes 20 seconds East 74.19 feet; and
- 2) South 48 degrees 49 minutes 50 seconds East 86.12 feet; and

- 3) South 53 degrees 57 minutes 50 seconds East 90.12 feet; and
- 4) South 54 degrees 53 minutes 20 seconds East 113.28 feet; and
- 5) South 62 degrees 28 minutes 10 seconds East 90.03 feet; thence, along the centerline of a 50 foot private road known as Highland Trail South 15 degrees 11 minutes 00 seconds West 63.07 feet; thence, along the Northern line of Lot No. 41, Section II, North 82 degrees 31 minutes 10 seconds West 510.39 feet to an iron pipe, thence, along lands of said Louis Pykus North 07 degrees 26 minutes 00 seconds East 185 feet to the place of BEGINNING. CONTAINING 2.10 acres and being Lot No. 42, Section III, in the subdivision of Highland Associates.

THE LOT herein above described is conveyed subject to an easement in favor of the various lot owners of the subdivision of Highland Associates, for the use of so much of the private road as depicted on the aforesaid map, as in contained in the description of the lot herein conveyed.

ALSO GRANTING AND CONVEYING to the Grantees herein, their heirs and assigns, an easement over the private roads in the subdivision of land of Highland Associates as depicted on the maps thereof.

ALSO GRANTING AND CONVEYING to the Grantees herein, their heirs and assigns in common with the owners of lots in the subdivision of Highland

Associates, an easement 10 feet in width, 5 feet of which runs along the Western boundary line of Lot No. 4, Section I, and 5 feet of which runs along the Western boundary line of Lot No. 5, Section I, to be utilized as a pedestrian pathway or trail from the private road known as Wildwood Trail to the lands now or formerly of the Pennsylvania Game Commission.

BEING same piece and parcel that Wayne Bank, f/k/a Wayne County Bank & Trust Co., conveyed to Charles Frindt, in a deed recorded in the office of the Recorder of Deeds of Wayne County, Pennsylvania in Deed Book 1039 at page 63.

TOGETHER with all rights of way and UNDER AND SUBJECT to all covenants, reservations, restrictions and conditions of record, as found in the Chain of Title. Including but not limited to those set forth in Wayne County Deed Book 420 at Pg. 870.

Seized and taken in execution as Donna Corter 104 Wildwood Trail PLEASANT MOUNT PA 18453
Walter J. Corter 104 Wildwood Trail PLEASANT MOUNT PA 18453

Execution No. 234-Civil-2012
Amount \$170,906.94 Plus
additional

December 7, 2012
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.**

Joseph F. Riga Esq.

2/8/2013 • 2/15/2013 • 2/22/2013

CIVIL ACTIONS FILED

*FROM JANUARY 12, 2013 TO JANUARY 18, 2013
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

JUDGMENTS

NUMBER	LITIGANT	DATE	DESCRIPTION	AMOUNT
2009-00869	CISZAK JAMES	1/18/2013	WRIT OF EXECUTION	151,124.50
2010-00727	ZEFFER JUDY N	1/15/2013	WRIT OF EXECUTION	9,164.66
2010-00727	CITIZENS BANK	1/15/2013	WRIT EXEC/GARNISHEE	—
2010-00945	STRONG ALLEN	1/15/2013	WRIT OF EXECUTION	130,696.98
2010-00945	STRONG ELAINE A	1/15/2013	WRIT OF EXECUTION	130,696.98
2010-20484	STEFFEN PETER J	1/17/2013	SATISFACTION	—
2010-20484	STEFFEN PAMELA D	1/17/2013	SATISFACTION	—
2010-20823	VANYO PATRICIA	1/17/2013	SATISFACTION	757.81
2011-00774	KING CLIFFORD J JR	1/18/2013	DEFAULT JUDG IN REM	205,042.77
2011-00774	KING BARBARA F A/K/A	1/18/2013	DEFAULT JUDG IN REM	205,042.77
2011-00774	KING BARBARA M	1/18/2013	DEFAULT JUDG IN REM	205,042.77
2011-00791	HERNANDEZ GINA	1/14/2013	DEF. JUDG. COURT ORD	472,090.45
2011-00791	HERNANDEZ RAMON	1/14/2013	DEF. JUDG. COURT ORD	472,090.45
2011-20740	VANYO PATRICIA R	1/17/2013	SATISFACTION	1,070.09
2012-00125	ALLEN ELBERT	1/14/2013	DEFAULT JUDGMENT	1,444.00
2012-00303	WELLS FARGO BANK GARNISHEE	1/17/2013	JUDGMENT - GARNISHEE	—
2012-00333	BRINK KATRINA	1/17/2013	WRIT OF EXECUTION	4,163.43
2012-00333	M&T BANK GARNISHEE	1/17/2013	WRIT EXEC/GARNISHEE	4,163.43
2012-00367	YOUNG HAROLD J	1/18/2013	WRIT OF EXECUTION	103,852.06
2012-00433	MARKOWITZ DAVID	1/17/2013	WRIT OF EXECUTION	615,868.10
2012-00433	MARKOWITZ DEBRA	1/17/2013	WRIT OF EXECUTION	615,868.10
2012-00451	SVOBODA STANISLAV V ESTATE A/K/A	1/18/2013	DEFAULT JUDGMENT	119,815.85
2012-00451	SVOBODA STANISLAV DECEASED	1/18/2013	DEFAULT JUDGMENT	119,815.85
2012-00451	LACNY OLGA EXECUTRIX	1/18/2013	DEFAULT JUDGMENT	119,815.85
2012-00451	SVOBODA STANISLAV V ESTATE A/K/A	1/18/2013	WRIT OF EXECUTION	119,815.85
2012-00451	SVOBODA STANISLAV DECEASED	1/18/2013	WRIT OF EXECUTION	119,815.85
2012-00451	LACNY OLGA EXECUTRIX	1/18/2013	WRIT OF EXECUTION	119,815.85
2012-00528	HOBAN KATHLEEN	1/17/2013	DEFAULT JUDG IN REM	73,770.87
2012-00538	HARRIGAN THOMAS C	1/18/2013	DEFAULT JUDGMENT	6,327.04
2012-00539	COWGER MARK	1/18/2013	DEFAULT JUDGMENT	2,266.85

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

2012-00583	EISLOEFFEL DENNIS		1/18/2013	DEFAULT JUDG IN REM	180,881.11
2012-00583	EISLOEFFEL SUSAN		1/18/2013	DEFAULT JUDG IN REM	180,881.11
2012-00583	EISLOEFFEL DENNIS		1/18/2013	WRIT OF EXECUTION	180,881.11
2012-00583	EISLOEFFEL SUSAN		1/18/2013	WRIT OF EXECUTION	180,881.11
2012-00636	MUNLEY PAUL J		1/15/2013	WRIT OF EXECUTION	65,852.21
2012-00636	MUNLEY MARGARET M		1/15/2013	WRIT OF EXECUTION	65,852.21
2012-00651	HOLZMAN DALE A	P	1/18/2013	WRIT OF EXECUTION	137,116.56
	A/K/A				
2012-00651	HOLZMAN DALE	P	1/18/2013	WRIT OF EXECUTION	137,116.56
2012-00704	RECK RAYMOND		1/15/2013	DEFAULT JUDGMENT	8,217.19
2012-00710	PERRY KATHLEEN		1/15/2013	DEFAULT JUDGMENT	1,075.98
2012-00714	LAPASTA DOUGLAS G		1/18/2013	DEFAULT JUDGMENT	4,713.16
2012-00716	GOODWIN WILLIAM R		1/17/2013	DEFAULT JUDGMENT	670,417.86
2012-00716	BILL GOODWIN CONSTRUCTION LLC		1/17/2013	DEFAULT JUDGMENT	670,417.86
2012-00716	GOODWINS STONEY CREEK FARM INC		1/17/2013	DEFAULT JUDGMENT	670,417.86
2012-00716	BILL GOODWIN EXCAVATING INC		1/17/2013	DEFAULT JUDGMENT	670,417.86
2012-00718	BILL GOODWIN CONSTRUCTION LLC		1/17/2013	DEFAULT JUDGMENT	1,098,515.60
2012-00718	GOODWIN WILLIAM R		1/17/2013	DEFAULT JUDGMENT	1,098,515.60
2012-00719	GOODWIN WILLIAM R		1/17/2013	DEFAULT JUDGMENT	1,189,759.08
2012-00719	BILL GOODWIN EXCAVATING INC		1/17/2013	DEFAULT JUDGMENT	1,189,759.08
2012-00731	ZAWISKY JOHN		1/14/2013	JUDGMENT/STIPULATION	4,360.45
2012-00761	CORBETT JOHN P		1/15/2013	DEFAULT JUDGMENT	4,502.91
2012-00765	SKURSKI JOSEPH L JR		1/17/2013	DEFAULT JUDGMENT	69,952.91
2012-00765	SKURSKI JOSEPH L JR		1/17/2013	WRIT OF EXECUTION	72,134.51
2012-00770	WAGNER JODI		1/17/2013	JDGMT IN EJECTMENT	—
	OR OCCUPANTS				
2012-00770	WAGNER JODI		1/17/2013	WRIT OF POSSESSION	—
	OR OCCUPANTS				
2012-21127	LEMECH MICHELLE A		1/17/2013	WRIT OF SCIRE FACIAS	—
2012-21697	BOULA FRANK J		1/17/2013	SATISFACTION	447.88
2012-21697	BOULA MICHELE		1/17/2013	SATISFACTION	447.88
2012-21714	BIANCO ROBERT		1/17/2013	SATISFACTION	442.57
2012-21721	WELLS FARGO		1/17/2013	SATISFACTION	665.11
2013-00029	SCHWEIGHOFER DEAN		1/15/2013	QUIET TITLE	—
2013-00029	SCHWEIGHOFER BRENDA		1/15/2013	QUIET TITLE	—
2013-00029	SCHWEIGHOFER DEAN		1/15/2013	LIS PENDENS	—
2013-00029	SCHWEIGHOFER BRENDA		1/15/2013	LIS PENDENS	—
2013-00030	RYCHEL KRZYSTYNA		1/16/2013	QUIET TITLE	—
2013-00030	DEOLIVEIRA HUGO SOPENA		1/16/2013	QUIET TITLE	—
2013-00030	DEOLIVEIRA DEBORAH		1/16/2013	QUIET TITLE	—
2013-20051	CARLSON JAMES		1/14/2013	JUDGMENT	1,534.50
2013-20052	FOTUSKY JESSE LEE		1/14/2013	JUDGMENT	2,359.50
2013-20053	MONAHAN MICHAEL JAY		1/14/2013	JUDGMENT	10,299.50
2013-20054	CISZAK JAMES		1/14/2013	JUDGMENT	1,044.50
2013-20055	HYMOWITZ DANIEL		1/15/2013	JP TRANSCRIPT	1,950.00
2013-20056	JOHNSON TIM F		1/15/2013	FEDERAL TAX LIEN	28,364.95
2013-20057	GREEN RAYMOND		1/17/2013	TAX LIEN	625.41
2013-20058	CORRIGAN JESSICA L		1/17/2013	TAX LIEN	748.70
	IND AND AS PRESIDENT OF				
2013-20058	CORRIGAN CREATIVE CUSTOMS LLC		1/17/2013	TAX LIEN	748.70

2013-20059	CORRIGAN DANIEL F IND AND AS OWNER	1/17/2013	TAX LIEN	748.70
2013-20059	CORRIGAN CREATIVE CUSTOMS LLC	1/17/2013	TAX LIEN	748.70
2013-20060	BLAKESLEY ARTHUR E	1/17/2013	WRIT OF REVIVAL	26,956.24
2013-20061	ROY DOROTHY A	1/17/2013	WRIT OF REVIVAL	7,102.62
2013-20062	GARDNER LAUREL M	1/17/2013	JP TRANSCRIPT	1,055.50
2013-20063	LEWIS CLARENCE	1/18/2013	JP TRANSCRIPT	2,553.00
2013-40004	MARDJOKIC NIKOLA OWNER P	1/16/2013	RELEASEMECHANICSLIEN	—
2013-40004	MARDJOKIC MARIANNE L OWNER P	1/16/2013	RELEASEMECHANICSLIEN	—
2013-40004	WALLINGFORD BUILDERS CONTRACTOR	1/16/2013	RELEASEMECHANICSLIEN	—

CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2013-00021	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	1/15/2013	—
2013-00021	PAVLOVSKY MICHAEL J	DEFENDANT	1/15/2013	—
2013-00022	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	1/15/2013	—
2013-00022	LYNN SCOTT	DEFENDANT	1/15/2013	—
2013-00023	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	1/15/2013	—
2013-00023	SERGE JENNIFER	DEFENDANT	1/15/2013	—
2013-00024	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	1/15/2013	—
2013-00024	TROIANI LUCSKY ROBIN G	DEFENDANT	1/15/2013	—
2013-00024	LUCSKY ROBIN G TROIANI	DEFENDANT	1/15/2013	—
2013-00025	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	1/15/2013	—
2013-00025	HARRIGAN THOMAS C	DEFENDANT	1/15/2013	—
2013-00026	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	1/15/2013	—
2013-00026	SCARFALLO TO GRACE	DEFENDANT	1/15/2013	—
2013-00027	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	1/15/2013	—
2013-00027	CARPENTER PHILIP	DEFENDANT	1/15/2013	—
2013-00033	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	1/17/2013	—
2013-00033	RODRIGUEZ JOSE	DEFENDANT	1/17/2013	—

CONTRACT — DEBT COLLECTION: OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2013-00032	NATIONAL COLLEGIATE STUDENT LO	PLAINTIFF	1/17/2013	—
2013-00032	MURPHY BENJAMIN	DEFENDANT	1/17/2013	—
2013-00032	MURPHY ROBERT	DEFENDANT	1/17/2013	—

MISCELLANEOUS — DECLARATORY JUDGMENT

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2013-00018	LINDE SCOTT F	PLAINTIFF	1/14/2013	—
2013-00018	PIEPOLI JOHN	PLAINTIFF	1/14/2013	—
2013-00018	LINDE ENTERPRISES INC	DEFENDANT	1/14/2013	—
2013-00018	LINDE BARBARA	DEFENDANT	1/14/2013	—
2013-00018	LINDE ERIC	DEFENDANT	1/14/2013	—
2013-00018	LINDE GARY	DEFENDANT	1/14/2013	—

MISCELLANEOUS — REPLEVIN

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2013-00031	MERRICK BANK	PLAINTIFF	1/16/2013	—
2013-00031	BALL BRYAN K	DEFENDANT	1/16/2013	—

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2013-00020	US BANK NATIONAL ASSOCIATION TRUSTEE FOR	PLAINTIFF	1/15/2013	—
2013-00020	MORGAN STANLEY MORTGAGE LOAN	PLAINTIFF	1/15/2013	—
2013-00020	SERRANO JASON	DEFENDANT	1/15/2013	—
2013-00028	CNB REALTY TRUST ASSIGNEE OF	PLAINTIFF	1/15/2013	—
2013-00028	PENNSTAR BANK A DIVISION OF	PLAINTIFF	1/15/2013	—
2013-00028	NET BANK	PLAINTIFF	1/15/2013	—
2013-00028	ERRICO FRANCES C	DEFENDANT	1/15/2013	—

REAL PROPERTY — QUIET TITLE

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2013-00029	UNITED NORTHERN MORTGAGE BANKE	PLAINTIFF	1/15/2013	—
2013-00029	SCHWEIGHOFER DEAN	DEFENDANT	1/15/2013	—
2013-00029	SCHWEIGHOFER BRENDA	DEFENDANT	1/15/2013	—
2013-00030	TIGUE PATRICK A	PLAINTIFF	1/16/2013	—
2013-00030	RYCHEL KRYSTYNA	DEFENDANT	1/16/2013	—
2013-00030	DEOLIVEIRA HUGO SOPENA	DEFENDANT	1/16/2013	—
2013-00030	DEOLIVEIRA DEBORAH	DEFENDANT	1/16/2013	—

TORT — MOTOR VEHICLE

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2013-00019	PPL ELECTRIC UTILITIES CORP	PLAINTIFF	1/14/2013	—
2013-00019	WINDER SAMANTHA A A/K/A	DEFENDANT	1/14/2013	—
2013-00019	WINDER SAMANTHA	DEFENDANT	1/14/2013	—

Tourism supports more than 452,000 jobs and generates \$36 billion in economic impact from the 172 million annual visitors to the Commonwealth. For more information about Pocono region tourism, visit www.800poconos.com.

MORTGAGES AND DEEDS

*RECORDED FROM JANUARY 28, 2013 TO FEBRUARY 1, 2013
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

GRANTOR	GRANTEE	LOCATION	AMOUNT
Granquist Mark E	Citizens Savings Bank	Honesdale Borough	
Fleming Lindsay Ann			112,000.00
Taylor Robert J	Honesdale National Bank	Damascus Township	
Taylor Jessica M			92,950.00
Funaro Michael F	Reynolds Paula	Berlin Township	
Funaro Patricia			30,000.00
Stone John L	Honesdale National Bank	Salem Township	
Stone Stacy A			196,000.00
White Mills Gun Club L L C	Dime Bank	Texas Township	50,000.00
Klump Toby	Merchants Bank Of Bangor	Salem Township	75,000.00
Hudson Peter T	Mortgage Electronic Registration Systems	Lake Township	99,000.00
Abitabilo Louis J	J P Morgan Chase Bank	Paupack Township	
Abitabilo Jane			140,462.00
Virbitsky Melissa	Dime Bank	Manchester Township	
Virbitsky Anthony V			30,000.00
Breymeier Billyray	Pudlin Peter D	Paupack Township	55,000.00
Dennis Janey M AKA	P S E C U	Preston Township	
Dennis Jane M AKA			40,000.00
Dennis Matthew R			
Boulay Richard	J P Morgan Chase Bank	Lehigh Township	
Bolton Julie J			264,000.00
Kretschmer John D	Honesdale National Bank	Cherry Ridge Township	
Kretschmer Rebecca K			84,500.00
Kelly Patrick J	Honesdale National Bank	Mount Pleasant Township	
Kelly Suzanne L			93,000.00
Highhouse Larry W	Honesdale National Bank	South Canaan Township	
Highhouse Holly K			60,000.00
Bryant Kevin A	Honesdale National Bank	Lebanon Township	
Bryant Lisa C			50,000.00
ONeill Anne	Dime Bank	Berlin Township	
ONeill Michael			192,000.00
Davidson Daniel P	Honesdale National Bank	Salem Township	
Davidson Margot			111,638.42
Bagnick Willard S	Honesdale National Bank	Sterling Township	
Bagnick April D			43,584.70
Brislin Keith	Mortgage Electronic Registration Systems	Cherry Ridge Township	184,539.00
Pike Albert L	Navy Federal Credit Union	Lake Township	
Pike Caroline L			224,000.00

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

Chernuka Wayne R	Mortgage Electronic Registration Systems	Paupack Township	
Chernuka Joanne S			161,000.00
Schneider David	Mortgage Electronic Registration Systems	Berlin Township	
Schneider Bernadette			237,000.00
Williams Margaret A	Pa State Employees Credit Union	Sterling Township	
Williams Richard R			125,000.00
Muscle Mountain	Mariners Bank	Scott Township	867,637.70
Khoury Glenn	E S S A Bank & Trust	Hawley Borough	
Khoury Jennifer D Lukekhoury Jennifer D			75,500.00
Stark Ronald L	Bank Of America	Clinton Township	
Spencer Donna M			122,900.00
McCloskey Michael C	Valley National Bank	Paupack Township	
McCloskey Nancy J			100,000.00
Tanji Kenneth Yutaka	Mortgage Electronic Registration Systems	Lake Township	
Tanji Kris Ann			400,000.00
Irwin Scott	Wayne Bank	Berlin Township	
Irwin Laura			15,000.00
Salko Gregory J	First National Bank Of Pa	Canaan Township	
Salko Donna M		Canaan & Clinton Townships	570,000.00
		Clinton Township	
		Clinton & Canaan Townships	570,000.00
ONeill Thomas P	Mortgage Electronic Registration Systems	Dyberry Township	
ONeill Ann			123,000.00
Saladino Charles F Jr	Mortgage Electronic Registration Systems	Paupack Township	279,200.00
Vennie Patrick	Dime Bank	Palmyra Township	
Vennie Tracy			187,000.00
Reguzzoni Dino C	Dime Bank	Paupack Township	
Reguzzoni Kathleen Murphy			105,000.00
Rollison Richard	Wayne Bank	Cherry Ridge Township	
Rollison Lynn			114,000.00
Andersen Joseph P	Mortgage Electronic Registration Systems	Texas Township 1 & 2	128,571.00
Marold Jason	Dime Bank	Honesdale Borough	72,000.00
Burns Sandra L	Mortgage Electronic Registration Systems	Paupack Township	
Gasko Evelyn			219,800.00
Simon Patrick	Wayne County Redevelopment Authority	Hawley Borough	
Simon Jennifer			20,733.00
Joynt Christopher D	Mortgage Electronic Registration Systems	Lake Township	
Joynt Kathleen A			83,700.00
Cook Roberta	P N C Bank	Dreher Township	50,000.00

Misiura David G	Honesdale National Bank	South Canaan Township	
Misiura Karen A			90,000.00
Sikorski Jan	Bank Of America	Lake Township	
Sikorska Svetlana			189,850.00
Gumble Stan Lewis	Wells Fargo Bank	Honesdale Borough	
Gumble Martha Maria			122,550.00
Desiato Louis P	Mortgage Electronic Registration Systems	Sterling Township	
Desiato Dana			299,600.00
Riat Armond J AKA	J P Morgan Chase Bank	Salem Township	
Riat Armand J AKA			113,142.00
Riat Kathleen M			

DEEDS

GRANTOR	GRANTEE	LOCATION	LOT
Giovinco Frank S	Giovinco Frank S	Berlin Township	
Giovinco Yvonne	Giovinco Yvonne		
MacLeary Constance M	Granquist Mark E	Honesdale Borough	
Mikulak Constance M	Fleming Lindsay Ann		
MacLeary Willard A Jr			
Bush John D	Taylor Robert J Taylor Jessica M	Damascus Township	
Fannie Mae AKA	Schmitt Stephen	Berlin Township	
Federal National Mortgage Association AKA Phelan Hallinan	Cimahosky Caitlin		
Federal National Mortgage Association AKA Fannie Mae AKA Udren Law Offices	Hudson Peter T	Lake Township	Lot 4348
Krajewski Thomas	Krajewski Thomas	Lake Township	
Krajewski Dianne	Krajewski Dianne		
R E O Distribution L L C	Azcan R P G	Damascus Township	
H S B C Bank USA Tr By Af	Davis Ralph E Jr	Hawley Borough	
Ocwen Loan Servicing Af	Davis Daniela Sciarino Scarrinodavis Daniela		Lots 45 & 47
Pudlin Peter D	Breymer Billyray	Paupack Township	
Paparone Thomas	Paparone Michael	Lehigh Township	
Paparone Louise Shively Laura Paparone			Lot 61
Gatta Jacqueline R	Halliburton Richard	Lehigh Township	
Corey Ralph A	Kretschmer John D	Cherry Ridge Township	
Corey Mary Margaret	Kretschmer Rebecca K		Lot A
Kretschmer John D	Kretschmer John D	Cherry Ridge Township	
Kretschmer Rebecca K	Kretschmer Rebecca K		
Bentler Teri	Brislin Keith	Cherry Ridge Township	Lot 8
Chiorazzi Alexander By Sheriff	J P Morgan Chase Bank	Lake Township	
Chiorazzi Eileen By Sheriff			Lot 3649

Ware Lynn Ann Modelski Deborah	Modelski Deborah Ann Modelski Robert V	Manchester Township Manchester & Damascus Twps Damascus Township Damascus & Manchester Twps
Bortree Bryce Ann Adm Bortree William Best	Gombita Michael Gombita Kelly A	Damascus Township
Dellinger Susan L Lockwood Susan	Lockwood Susan J Tr Chane Laurie Tr Susan J Lockwood Living Trust	Dyberry Township Lot 1
Cook Joshua Lester Cook Karen Knehr	Elonka Stephen M Jr	Mount Pleasant Township
Muscle Mountain Denmarc Enterprises	Muscle Mountain	Scott Township
McGlone Roxanne McGlone David	Azzato Theresa M	Lake Township Lot 3631
Hoffmann Patricia L	Hoffmann Timothy J Hoffmann Lisa B	Manchester Township Lot 3
Decker Deborah Adm Hecker Tamara Adm Dunn Esther Jest	Janiszewski Bozena	Berlin Township Lot 7
Cornish Maria E	Hunlock Ronald Hunlock Bernadette J	Palmyra Township
Hunlock Ronald Hunlock Bernadette J	Cornish Maria E	Palmyra Township
Hunlock Ronald Hunlock Bernadette J	Hunlock Ronald Hunlock Bernadette J	Palmyra Township
Cornish Maria E	Cornish Maria E	Palmyra Township
Slutter Thomas R By Sheriff Slutter Enid E By Sheriff	H S B C Bank Usa Tr	Paupack Township
Stockport Associates	Allan J Nowicki Family Trust Dianne M Nowicki Family Trust Nowicki Allan J Tr Nowicki Dianne M Tr	Buckingham Township
Nowicki Allan J Nowicki Dianne M	Allan J Nowicki Family Trust Dianne M Nowicki Family Trust Nowicki Allan J Tr Nowicki Dianne M Tr	Clinton Township 2 Lot 6
Sluetsky Len Grigorenko Elena	Bell Yaroslav Bell Larisa	Buckingham Township
Bosley J Conrad Bosley Dorothy Bosley Helen R Eynon Richard R Eynon L Ann Eynon George F Eynon Victoria	G C R Lake Ariel	Lake Township
Stezen Luba Stezen Alexander	Shuster Roman Sholokh Julie	Lake Township
Giannoulis Haralabos By Sheriff	Bank Of America	Clinton Township 1 Lot 4

Parker Jeffery C By Sheriff	Federal National Mortgage Association	Texas Township 3	
Shrek Corissa C By Sheriff			
Figueroa Jose By Sheriff	Federal National Mortgage Association	Paupack Township	Lot 148
McVey Penny Delaney	McVey Barton	Preston Township	
Delaneymcvey Penny Delaney Penny			
Topaz Enterprises Inc	Andersen Joseph P	Texas Township 1 & 2	Lot 4
Biokua Arfan	Dominquez Pablo O	Manchester Township	
Marold Michael L	Marold Jason	Honesdale Borough	
Marold Nancy M			Lot 83
J P M C Specialty Mortgage	Spaulding Ryne Spaulding Megan	Oregon Township	
Karenjeet Ramesh	Joynt Christopher D	Lake Township	
Moran Agnes	Joynt Kathleen A		Lot 3572
Veterans Affaris	Lyon Thomas J	Paupack Township	Lots 5 & 6
Santana Nick By Agent	Forest City Partnership	Texas Township 1 & 2	
Santana Laura By Agent			
Edwards Brian T Agent			
Haggerty Patricia	Tigue Wayne	Texas Township 3	
Kammeier Jerry	Kammeier Jerry	Dyberry Township	
Kammeier Camilla AKA	Kammeier Camilla Rose		
Kammeier Camille AKA			
Kammeier Camilla Rose AKA			
Kammeier Jerry	Kammeier Mitchell	Dyberry Township	
Kammeier Camilla Rose	Kammeier Janette		

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OF WAYNE COUNTY, PA

23rd Judicial District
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CASES REPORTED

Joseph Francini aka Joseph Francini, Jr. et al. Plaintiffs
New Penn Exploration, LLC and
Southwestern Energy Production Company, Defendants



Court of Common Pleas
23rd Judicial District
The Hon. Raymond L. Hanzell
President Judge
The Hon. Robert J. Cooney
Senior Judge

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