

OFFICIAL LEGAL JOURNAL OF WAYNE COUNTY, PA

22nd Judicial District

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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.

The Official Legal Publication of Wayne County, Pennsylvania



Legal Journal of Wayne County

Christine Rechner, Esq., Editor
rechncr@ptd.net

Publisher:
Bailey Design and Advertising
3305 Lake Ariel Highway
Honesdale, PA 18431

P: 570-251-1512
F: 570-647-0086

www.waynecountylawyers.org

**Submit advertisements to
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Cover illustration by Kathleen Howell, an award-winning Pennsylvania artist. Her renderings of the “Pennsylvania County Courthouse Series” are on display at the Pennsylvania Judicial Center in Harrisburg, Pennsylvania.

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

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

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

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

MESSAGE FROM THE WAYNE COUNTY BAR ASSOCIATION



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

PRICING & RATES

Notice Pricing

One time Insertions

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

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

Subscription Rates

Per Year

Mailed Copy	\$100
Emailed Copy	\$50
Mailed & Emailed	\$125

*Individual copies available for \$5 each
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Prorated subscriptions available*

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Robert J. Conway, *Senior Judge*

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Patricia Biondo

PRESS RELEASE

**News from the Pennsylvania Bar Association:
Child Abuse Legislation Passes in 2013**

Child abuse legislation in which the PBA had a key impact become law in late 2013:

- Act 107 amends Titles 23 (Domestic Relations) and 42 (Judiciary), in child custody, adding that factors relating to child abuse shall be considered when awarding custody; providing for consideration of child abuse and involvement with child protective services; in child protective services, further providing for release of information in confidential reports and for county agency requirements for general protective services; and in juvenile matters, further providing for inspection of court files and records and for law enforcement records and the availability of information.
- Act 108 amends Title 23 updating the definition of “child abuse,” providing for automatic removal of juvenile abusers from the registry, expanding the definition of “perpetrator,” and requiring school administrators to receive final status of an investigation with regard to a school employee. Further provides for founded reports and for the expunction of records.
- Act 117 amends Title 23, in child protective services, redefining “perpetrator,” and also details the process for record expungement for a perpetrator under 18.

Additional information on bills, as well as other legislation and state Capitol happenings of interest to the PBA, is available by e-mailing the PBA Legislative Department and by checking the PBA Legislative Boxscore

CRIMINAL CASES

The following cases were addressed by the Honorable Raymond L. Hamill, President Judge, Wayne County on January 2, 2014

ROBERT G. JUFER, age 69 of Dobbs Ferry, NY was sentenced to a State Correctional Facility for a period of not less than 7 years nor more than 14 years for one count of Voluntary Manslaughter-Provocation, graded as a Felony of the 1st Degree and one count of Tampering With or Fabricating Physical Evidence, graded as a Misdemeanor of the 2nd Degree. He was also ordered to pay all Court costs and pay a fine in the amount of \$5,500.00. The incident occurred on October 17, 2010, in Cherry Ridge Township when Jufer shot and killed a female victim.

BRANDON ROCCO, age 19 of Carbondale, PA was placed on probation for a period of 3 years for one count of Theft By Unlawful Taking or Disposition, graded as a Felony of the 3rd Degree. He was also ordered to pay all Court costs, pay restitution in the amount of \$4,928.50, undergo a drug and alcohol evaluation and comply with all recommendations for treatment and obtain full time employment. The incident occurred on November 28, 2012, in Canaan Township when Rocco stole a vehicle.

MICHAEL B. LOEWENSTEIN, age 21 of Penn Valley, PA was sentenced to the Wayne County Correctional Facility for a period of not less than 45 days nor more than 23 1/2 months for one count of Endangering Welfare of Children: As Parent/Guardian, graded as a Misdemeanor of the 1st Degree. He was also ordered to pay all Court costs, pay restitution for victim counseling in the amount of \$10,000.00, have no contact with the victim, have no contact with any person under the age of 18, undergo a sex offender evaluation and comply with all recommendations for treatment, and obtain full time employment unless enrolled as a full time student. The incident occurred between July 1, 2012, and July 27, 2012, in Preston Township, when Loewenstein endangered the welfare of a female camper at Independent Lake Camp. At that time Loewenstein was employed as a camp counselor.

CHRISTOPHER D. DESANDO, age 26 of Olyphant, PA was placed on probation for a period of 5 years for one count of Criminal Conspiracy to Commit Theft, graded as a Misdemeanor of the 1st Degree. He was also ordered to pay all Court costs, pay restitution in the amount of \$3,829.44, undergo a drug and alcohol evaluation and comply with all recommendations for treatment, undergo a mental health evaluation and comply with all recommendations for treatment, and obtain full time employment. The incident occurred between December 29, 2011, and January 7, 2012, in Salem Township when DeSando and two co-defendants entered a private residence and removed various items.

JOHN P. RECK, age 34 of Honesdale, PA was sentenced to a State Correctional Facility for a period of not less than 20 months nor more than 72 months for one count of

Criminal Trespass-Break Into Structure, graded as a Felony of the 3rd Degree and one count of Theft By Unlawful Taking or Disposition, graded as a Misdemeanor of the 2nd Degree. He was also ordered to pay all Court costs and submit to the drawing of a DNA sample and pay \$250.00 for the cost of the sample. The incident occurred on May 17, 2013, in Lake Township when Reck entered a private residence and removed a cell phone and money.

SEAN STINNARD, age 22 of Honesdale, PA was sentenced to the Wayne County Correctional Facility for a period of not less than 3 months nor more than 12 months for one count of Accident Involving Damage to Attended Veh/Property, graded as a Misdemeanor of the 3rd Degree, one count of Give False Information, graded as a Summary offense and one count of Careless Driving, also graded as a Summary offense. He was also ordered to pay all Court costs, pay restitution in the amount of \$500.00, pay a fine in the amount of \$225.00, complete 50 hours of community service and obtain full time employment upon being released from prison. The incident occurred on June 7, 2013, in Honesdale Borough when Honesdale Borough Police were called to investigate the report of a two vehicle crash.

JASON J. VANVALKENBURG, age 37 of Lakeville, PA was sentenced to a State Correctional Facility for a period of not less than 18 months nor more than 36 months for one count of Theft By Unlawful Taking or Disposition, graded as a Misdemeanor of the 2nd Degree, one count of Criminal Mischief-Damage Property, graded as Misdemeanor of the 3rd Degree and one count of Corruption of Minors, graded as a Misdemeanor of the 1st Degree. He was also ordered to pay all Court costs. The incident occurred on August 14, 2013, in Paupack Township when VanValkenburg and two juvenile males stole scrap metal.

DANIEL T. CONWAY, age 29 of Staten Island, NY was sentenced to the Wayne County Correctional Facility for a period of not less than 90 days nor more than 60 months for one count of DUI-Highest Rate, graded as a Misdemeanor of the 1st Degree. He was also ordered to pay all Court costs, pay a fine in the amount of \$1,500.00, undergo a drug and alcohol evaluation and comply with all recommendations for treatment, attend and complete an alcohol highway safety program, and obtain full time employment upon being released from prison. The incident occurred on August 9, 2013, in Berlin Township when Pennsylvania State Police observed Conway cross the double yellow lines. His BAC was .188%.

AMERIGUS LAUDE, JR., age 24 of Equinunk, PA was sentenced to the Wayne County Correctional Facility for a period of not less than 1 month nor more than 23 1/2 months for one count of Distribute or Sell A Non-Controlled Substance, an ungraded Felony. He was also ordered to pay all Court costs, undergo a drug and alcohol evaluation and comply with all recommendations for treatment, complete 100 hours of community service, and submit to the drawing of a DNA sample and pay \$250.00 for the cost of the sample. The incident occurred on September 11, 2012, in Texas Township when Laude sold counterfeit steroids to a confidential informant.

THOMAS W. HELMAN, JR, age 25 of Gouldsboro, PA was sentenced to the Wayne County Correctional Facility for a period of not less than 1 month nor more than 36 months for one count of Terroristic Threats-Violent Crime With Intent to Terrorize, graded as a Misdemeanor of the 1st Degree. He was also ordered to pay all Court costs, pay a fine in the amount of \$300.00, continue with drug and alcohol treatment, attend an anger management program, undergo a mental health evaluation and comply with all recommendations for treatment, obtain full time employment, and obtain a GED. The incident occurred on September 21, 2013, in Lehigh Township when Helman threatened to beat a female victim.

CARMINE GIANNONE, age 44 of Honesdale, PA was sentenced to the Wayne County Correctional Facility for a period of not less than 72 hours nor more than 6 months for one count of DUI-Cont Sub-Impaired Ability/1st Offense, an ungraded Misdemeanor. He was also ordered to pay all Court costs, pay a fine in the amount of \$1,000.00, undergo a drug and alcohol evaluation and comply with all recommendations for treatment, and attend and complete an alcohol highway safety program. The incident occurred on September 1, 2013, in Manchester Township when Pennsylvania State Police were called to investigate the report of a one vehicle crash. His BAC was .105%.

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.

NOTICE

ESTATE OF Robert Grant Turano, Sr., a/k/a Robet G. Turano, Sr., late of Honesdale, Pennsylvania died November 14, 2013. Notice is hereby given that Letters Testamentary on the above estate have been granted to Jean Turano, of Honesdale, PA. All persons indebted to the said estate are required to make payment and those having claims to present the same without delay to the Executrix named herein, or to Tellie & Coleman, P.C., 310 East Drinker Street, Dunmore, PA 18512.

1/10/2014 • 1/17/2014 • 1/24/2014

EXECUTOR NOTICE

Estate of EDYTHE GILPIN AKA EDYTHE A. GILPIN
Late of Dreher Township
Executor
JAMES M. GILPIN
448 SOUTH STERLING ROAD
SOUTH STERLING, PA 18460

Attorney
STEVEN R. GUCCINI
8 SILK MILL DRIVE, SUITE 215
HAWLEY, PA 18428

1/10/2014 • 1/17/2014 • 1/24/2014

EXECUTOR NOTICE

Estate of MARION M. TAVELLA
AKA MARION TAVELLA
Late of Honesdale Borough
Executor
JOSEPH LABRUNO
358 LAUREL DRIVE
HONESDALE, PA 18431
Attorney
MATTHEW L. MEAGHER,
ESQUIRE
1018 CHURCH STREET
HONESDALE, PA 18431

1/10/2014 • 1/17/2014 • 1/24/2014

NOTICE

ESTATE OF MARY ELIZBETH PAUSELLI, late of Lake Ariel, Wayne County, Pennsylvania, died October 29, 2013. Notice is hereby given that Letters of Administration on the above Estate have been granted to Nello Pauselli, Jr., 111 Hidden Valley Drive, Lake Ariel, PA. All persons indebted to said estate are required to make payment and those having claims to present the same without delay to the Administrator named herein or to Eugene F. Hickey II, Esquire, Hickey & Smith, 409 Lackawanna

Avenue, Suite 3E, Scranton, PA
18503.

1/10/2014 • 1/17/2014 • 1/24/2014

EXECUTRIX NOTICE

Estate of ELSA G. HERRMANN
AKA ELSA GERTRAUD
HERRMANN

Late of Paupack Township
Executrix

MARLENE DANILOVITZ
261 DANIELS ROAD
HAWLEY, PA 18428

Attorney

RONALD M. BUGAJ, ESQ.
308 NINTH ST., PO BOX 390
HONESDALE, PA 18431

1/3/2014 • 1/10/2014 • 1/17/2014

ADMINISTRATOR NOTICE

Estate of EILEEN M. SHERMAN
AKA EILEEN MARY SHERMAN

Late of Cherry Ridge Township
Administratrix

JOANNE DUFFY

P. O. BOX 54

HAWLEY, PA 18428

Administrator

HIRAM ROMAN

203 7TH STREET

HONESDALE, PA 18431

Attorney

MATTHEW L. MEAGHER,
ESQUIRE

1018 CHURCH STREET
HONESDALE, PA 18431

1/3/2014 • 1/10/2014 • 1/17/2014

EXECUTOR NOTICE

Estate of ROBERT R. WILMOT,
SR.

Late of Salem Township

Executor

ROBERT R. WILMOT, JR.
253 GOOSE POND ROAD
LAKE ARIEL, PA 18436

Attorney

MICHAEL D. WALKER, ESQ.
PO BOX 747

HAMLIN, PA 18427

1/3/2014 • 1/10/2014 • 1/17/2014

ESTATE NOTICE

NOTICE IS HEREBY GIVEN,

that Letters Testamentary have
been issued in the Estate of Edwin
H. Kent, Sr., who died on
December 3, 2013. Letters

Testamentary have been granted to
Ellen M. McGlone, 16 Munson
Place, E. Rockaway, NY 11518,
Executrix. 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 Executrix
named herein or to Alfred J.
Howell, Esquire, Howell, Howell
& Krause, 109 Ninth Street,
Honesdale, PA 18431.

ALFRED J. HOWELL, ESQ.

HOWELL, HOWELL & KRAUSE

1/3/2014 • 1/10/2014 • 1/17/2014

EXECUTOR NOTICE

Estate of DOLORES R. FARRELL

Late of Honesdale Borough

Executor

JAMES FARRELL
252 ERIE STREET

HONESDALE, PA 18431
Attorney
THOMAS F. KILROE
918 CHURCH ST.
HONESDALE, PA 18431

1/3/2014 • 1/10/2014 • 1/17/2014

EXECUTOR NOTICE

Estate of GENEVIEVE
BOROWSKI AKA GENEVIEVE
REGINA BOROWSKI
Late of South Canaan Township
Executor
GREGORY BOROWSKI
302 BEECH CIRCLE
CLARKS SUMMIT, PA 18411
Executor
PAUL J. BOROWSKI, SR.
239 HEMLOCK ROAD
LAKE ARIEL, PA 18436
Attorney
MICHAEL WALKER, ESQ.
STATE ROUTE 590
HAMLIN, PA 18427

12/27/2013 • 1/3/2014 • 1/10/2014

EXECUTOR NOTICE

Estate of MARY V. STARBUCK
Late of South Canaan Township
Executor
WILLIAM F. STARBUCK
234 EAST STREET
WAYMART, PA 18472
Executrix
SUSAN A. STARBUCK
96 FOX LANE ROAD
WAYMART, PA 18472
Attorney
FRANCES GRUBER, ESQ.
214 NINTH STREET
HONESDALE, PA 18431

12/27/2013 • 1/3/2014 • 1/10/2014

ESTATE NOTICE
NOTICE IS HEREBY GIVEN,
that Letters Testamentary have
been issued in the Estate of George
J. Clouse a/k/a George Clouse,
who died on November 21, 2013.
Letters Testamentary have been
granted to Leon N. Clouse a/k/a
Leon Clouse, Sr., 6 Bell Court,
Route 206, Stanhope, NJ 07874,
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 Lee C. Krause,
Esquire, Howell, Howell & Krause,
109 Ninth Street, Honesdale, PA
18431.

LEE C. KRAUSE, ESQ.
HOWELL, HOWELL & KRAUSE

12/27/2013 • 1/3/2014 • 1/10/2014

OTHER NOTICES

**LEGAL NOTICE OF
CONFIRMATION NISI**
TAKE NOTICE THAT THE
WAYNE COUNTY TAX CLAIM
BUREAU HAS OBTAINED
FROM THE COURT OF
COMMON PLEAS OF WAYNE
COUNTY ON December 24, 2013
A DECREE NISI, CONFIRMING
THE SALE OF CERTAIN
PROPERTIES FOR
DELINQUENT TAXES ON
December 16, 2013,
CONSTITUTING THE 2013
UPSET SALE. THE
CONSOLIDATED RETURN OF
THE TAX CLAIM BUREAU
ENTERED DECREE NISI IS

DOCKETED TO NO. 717 - 2013
CIVIL. SAID DECREE NISI
SHALL BECOME A DECREE
ABSOLUTE ON January 23, 2014.
Cheryl A. Davies, Director
WAYNE COUNT TAX CLAIM
BUREAU

1/10/2014

**LEGAL NOTICE
NOTICE IS HEREBY GIVEN,
PURSUANT** to the provisions of
the “Fictitious Names Act” 1982,
December 16, P.L. 1309, No. 295,
that a Certificate for the conduct of
business in Wayne County,
Pennsylvania, was filed in the
Office of the Secretary of
Commonwealth of Pennsylvania, at
Harrisburg, Pennsylvania, on
November 26, 2013, under the
assumed or fictitious name, style of
designation of **Three Stones Press**,
with its principal place of business
at 1416 West Street, Honesdale,
Pennsylvania 18431. The name and
address of the entity owning or
interested in said business is: **Two
rivers Zen Community, Inc.,
1416 West Street, Honesdale,
Pennsylvania 18431.**

Stephen Jennings, Esq.
Solicitor
303 Tenth Street
Honesdale, Pennsylvania 18431

1/10/2014

**NOTICE OF FILING OF
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 22, 2014**

By virtue of a writ of Execution
US Bank, NA, as Trustee,
Successor in Interest to Wachovia
Bank, N.A., as
Trustee for GSMPS Mortgage
Loan Trust 2004-4 issued out of
the Court of Common Pleas of
Wayne County, to me directed,
there will be exposed to Public
Sale, on Wednesday the 22nd day
of January, 2014 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 or parcel of
land situated in the Township of
Salem, Wayne County,
Pennsylvania, known as Lot 300,
Section 4 of The Hideout, a
subdivision situated in the
Townships of Lake and Salem,
Wayne County, Pennsylvania
according to the plats thereof
recorded in the Office of the
Recorder of Deeds of Wayne
County, Pennsylvania April 9, 1970
Plat Book 5, Page 26 and 27; May
11, 1970 in Plat Book 5, Pages 34,
37, 41 through 48 and 50;
September 8, 1970 in Plat Book 5,
Page 57 and 58; February 8, 1971

in Plat Book 5, Pages 59 and 61 through 63; March 24, 1971 in Plat Book 5, Page 66 through 68; May 10, 1971 in Plat Book 5, Pages 69 through 72; March 14, 1972 in Plat Book 5, Pages 73 through 76, 79 through 84 and 86; May 26, 1972 in Plat Book 5, Pages 93 through 95; September 26, 1972 in Plat Book 5, Pages 96 through 104.

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 John E. McGurgan and Gia R. McGurgan, h/w, by Deed from Donald L. Carpenter, II and Kathleen Carpenter, h/w, dated 06/23/2002, recorded 07/09/2002 in Instrument Number 3133565.

Tax Parcel: 22-0-0018-0007

Premises Being: 519 THE HIDEOUT, A/K/A 300 PARKWOOD DRIVE, LAKE ARIEL, PA 18436

Improvements thereon:
RESIDENTIAL DWELLING

Seized and taken in execution as Brandie S. Burns 519 The Hideout, a/k/a 300 Parkwood Drive Lake Ariel PA 18436
Gail Burns 519 The Hideout, a/k/a 300 Parkwood Drive Lake Ariel PA 18436

Execution No. 92-Civil-2005
Amount \$156,339.30 Plus
additional

October 24, 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.**

John Michael Kolesnik Esq.

12/27/2013 • 1/3/2014 • 1/10/2014

**SHERIFF'S SALE
JANUARY 22, 2014**

By virtue of a writ of Execution One West Bank FSB issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 22nd day of January, 2014 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 OR
PARCEL OF LAND SITUATE IN
THE TOWNSHIP OF PAUPACK,
COUNTY OF WAYNE AND
COMMONWEALTH OF
PENNSYLVANIA, BOUNDED
AND DESCRIBED AS
FOLLOWS, TO WIT:

BEING LOT NUMBER 41 AND
42 AS SHOWN ON A
SUBDIVISION PLAN OF
HIDDEN LAKE ESTATES,
PREPARED FOR PATTEN
CORPORATION MID-
ATLANTIC BY REINER AND
FISHER ENGINEERING INC.
DATED MARCH 24, 1987
REVISED NOVEMBER 18, 1987
AND RECORDED DECEMBER
14, 1987 IN OFFICE OF THE
RECORDER OF DEEDS IN AND
FOR WAYNE COUNTY,
PENNSYLVANIA IN MAP BOOK
VOLUME 63 PAGE 7.

PARCEL ID # 19-0-0052-0041 &
19-0-0052-0042

BEING KNOWN AS: 42
ACACIA DRIVE, HAWLEY, PA
18428

IMPROVEMENTS:
RESIDENTIAL DWELLING

Seized and taken in execution as
Robert Aronson 42 Acacia Drive
HAWLEY PA 18428

Execution No. 221-Civil-2013

Amount \$357,809.53 Plus
additional

October 24, 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.

J. Eric Kishbaug Esq.

12/27/2013 • 1/3/2014 • 1/10/2014

**SHERIFF'S SALE
JANUARY 22, 2014**

By virtue of a writ of Execution
Bank of America, N.A. Successor
by Merger to BAC Home Loans
Servicing, LP F/K/A Countrywide
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 22nd day

of January, 2014 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 THOSE certain lots, pieces or parcels of land lying, situate and being in the Borough of Hawley, County of Wayne and Commonwealth of Pennsylvania, more particularly bounded and described as follows:

BEING Lots #33 and #31 on Second Street (now Prospect Street), as laid out and plotted upon the Pennsylvania Coal Company Map of the Village of Hawley, on file in their general office at Dunmore, Lackawanna County, Pennsylvania; said lots, each having a frontage of fifty (50) feet on Prospect Street and extending at right angles thereto a depth of one hundred and twenty (120) feet.

TITLE TO SAID PREMISES IS VESTED IN Arthur G. Satter, by Deed from Richard S. Sanders and Anna C. Sanders, h/w, dated 09/14/2002, recorded 09/27/2002 in Book 2070, Page 277.

Tax Parcel: 10-0-0001-0058

Premises Being: 301 PROSPECT STREET, HAWLEY, PA 18428

Seized and taken in execution as Arthur G. Satter 301 Prospect Street HAWLEY PA 18428 Execution No. 296-Civil-2012 Amount \$107,563.30 Plus additional

October 24, 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.

John Michael Kolesnik Esq.

12/27/2013 • 1/3/2014 • 1/10/2014

**SHERIFF'S SALE
JANUARY 22, 2014**

By virtue of a writ of Execution RBS Citizens, 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 22nd day of January, 2014 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 or parcel of land situate in the Township of Berlin, County of Wayne and Commonwealth of Pennsylvania bounded and described as follows:

BEGINNING at a point in the centerline of S.R. 1004, said point being North 67° 14' 37" West, 26.14 feet from an iron pipe on the Easterly side of S.R. 1004, and being also the Northwest corner of the property herein described (Lot 2); thence through land of the Grantors herein (Lot 3), South 67° 14' 37" East, 569.77 feet to an iron pipe corner in line of land of William and Carol Dunn; thence along line of land of William and Carol Dunn, South 6° 33' 39" West, 420.99 feet to an iron pipe

corner; thence through land of the Grantors herein (Lot 1) and along line of land Maxine Avery, North 67° 14' 37" West, 756.88 feet to a point in the centerline of S.R. 1004, passing through a rebar of 25 feet from the centerline of S.R. 1004; thence along the centerline of S.R. 1004 the following seven courses and distances; (1) North 28° 3' 26" East, 102.43 feet; (2) North 28° 57' 50" East, 52.71 feet; (3) North 30° 47' 47" East, 71.44 feet; (4) North 33° 51' 25" East, 56.16 feet; (5) North 36° 32' 26" East, 55.02 feet; (6) North 38° 53' 10" East, 54.97 feet and (7) North 39° 26' 34" East, 18.59 feet to the place of BEGINNING.

CONTAINING 6.23 acres, more or less, in accordance with a survey

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dated September 22, 2007, and last revised January 18, 2008, made by Stephen E. Leshner, R.S., an approved map of said survey being recorded in Wayne County Map Book 110, page 112, on which map the parcel herein conveyed is depicted as Lot 2.

SUBJECT TO right of way for so much of S.R. 1004 as lies within the description of the premises herein conveyed and to public utility easements appearing of record or which an inspection of the premises would disclose.

BEING THE SAME PREMISES which David S. Barnes, individually and as agent for Avis Y. Barnes, his wife, Edward W. Barnes, single, Richard A. Barnes and Pauline P. Barnes, his wife, Joseph C. Barnes and Anne D. Barnes, his wife, by Deed dated March 13, 2008 and recorded March 17, 2008 in the Office of the Recorder of Deeds in and for Wayne County in Deed Book Volume 3482, Page 292, granted and conveyed unto Kevin Viering and Michelle Viering, his wife, as tenants by the entireties.

BEING KNOWN AS: 148 Milanville Road, Beach Lake, PA 18405

Seized and taken in execution as Kevin Viering 2038 Spring Street YORK PA 17408
Michelle Viering 387 Maryland Line Road TOWNSEND DE 19734

Execution No. 308-Civil-2013
Amount \$179,713.90 Plus
additional

October 25, 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.**

Gregory Javardian, Esq.

12/27/2013 • 1/3/2014 • 1/10/2014

**SHERIFF'S SALE
JANUARY 22, 2014**

By virtue of a writ of Execution Deutsche Bank National Trust Company, as Trustee of the Home Equity Mortgage Loan Asset-Backed Trust Series INABS 2007-A, Home Equity Mortgage Loan Asset-Backed Certificates, Series INABS 2007-A under Pooling and Servicing agreement dated Mar

1,2007 issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 22nd day of January, 2014 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 or parcel of land situated in the Township of Lake, Wayne County, Pennsylvania, known as Lot 1164, Section 11, Woodridge Drive of The Hideout, a subdivision situated in the Townships of Lake and Salem, Wayne County, Pennsylvania, according to the plats thereof recorded in the Office of the Recorder of Deeds of Wayne County, Pennsylvania, April 9, 1970 in Plat Book 5, page 27; May 11, 1970 in Plat Book 5, pages 34, 37, 41 through 48 and 50; September 8, 1970 in Plat Book 5, page 57; February 8, 1971 in Plat Book 5, pages 62 and 63; March 24, 1973 in Plat Book 5, page 66; May 10, 1971 in Plat Book 5, pages 71 and 72; March 14, 1972 in Plat Book 5, pages 76, 79 through 84 and 86; May 26, 1972 in Plat Book 5, pages 93 through 95; September 26, 1972 in Plat Book 5, pages 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, pages 108 through 110 and May 18, 1973 in Plat Book 5, pages 111 through 119.

SUBJECT to all easement, 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.

BEING the same premises which Robert Lee Carr and Sherrie L. Carr, his wife, by Deed dated September 21, 2001 and recorded in the Wayne County Recorder of Deeds Office on September 25, 2001 in Deed Book 1854, Page 141, granted and conveyed unto Frank P. Mills and Roxane Rossi-Mills.

TAX Parcel No.: 12-0-0017-0034.-

Seized and taken in execution as Frank P. Mills 1164 Woodridge Drive, The Hideout, LAKE ARIEL PA 18436
Roxane Rossi-Mills 1164 Woodridge Drive, The Hideout, LAKE ARIEL PA 18436

Execution No. 472-Civil-2013
Amount \$319,832.02 Plus additional

October 24, 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.

Amy Glass Esq.

12/27/2013 • 1/3/2014 • 1/10/2014

**SHERIFF'S SALE
JANUARY 22, 2014**

By virtue of a writ of Execution U.S. Bank National Association, As Trustee For Credit Suisse First Boston Armt issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 22nd day of January, 2014 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 of land situate partially in the Borough of Starrucca and partially in the Township of Preston, County of Wayne and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a heap of stones, the western corner of a tract of

land in the warrantee name of James Cox; thence by the northern line of said tract sixty-five (65) degrees east one hundred and forty (140) rods to a stones corner; thence by land conveyed by Charles S. Cox to Jirah Mumford south twenty-six (26) degrees east one hundred and thirty-five (135) rods to a corner; thence south sixty-four (64) degrees west one hundred and forty (140) rods to a stones corner; and thence by the said tract of James Cox, north twenty-six (26) degrees west one hundred and thirty-five (135) rods to the place of BEGINNING.

CONTAINING one hundred and eighteen acres and twenty perches, be the same more or less.

EXCEPTING AND RESERVING a 47.06 acre parcel which was conveyed to Barry S. Haines and Ursula E. Lacey by deed dated February 1, 1991, and recorded in Wayne County Record Book 542, Page 115.

ALSO EXCEPTING AND RESERVING a 6.72 acre parcel which was conveyed to Barry S. Haines and Ursula E. Lacey by deed dated February 1, 1991, and recorded in Wayne County Record Book 551, Page 166.

TITLE TO SAID PREMISES IS VESTED IN Bernice R. Phillips, by Deed from Adam S. Choi and Sontok Choi, his wife, by Adam S. Choi, her duly appointed agent, dated 06/20/2005, recorded 06/23/2005 in Book 2796, Page 31.

Tax Parcel: 25-0-0140-0023.A

Premises Being: 1010 JACOBS
LADDER ROAD, A/K/A 140
JACOBS LADDER ROAD,
STARRUCCA,
PA 18462

Seized and taken in execution as
Bernice R. Phillips 1010 Jacobs
Ladder Road A/K/A 140 Jacobs
Ladder Road STARRUCCA PA
18462

Execution No. 493-Civil-2009
Amount \$237,500.76 Plus
additional

October 24, 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.

Adam H. Davis Esq.

12/27/2013 • 1/3/2014 • 1/10/2014

**SHERIFF'S SALE
JANUARY 29, 2014**

By virtue of a writ of Execution
JPMorgan Chase 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 29th day of
January, 2014 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,

The Following Described Real
Property Situate In The City Of
Lake Ariel, Township Of Salem,
County Of Wayne, And
Commonwealth Of Pennsylvania,
To Wit:

All That Certain Tract Of Land
Situate In Salem Township, Wayne
County Pennsylvania, Known And
Described As Lot No. 642 In
Section No. 3, Indian Rocks, On A
Subdivision Plan Recorded In The
Recorder Of Deeds Office In And
For Wayne County, Pennsylvania,
On October 21, 1971, In Map
Book Volume 17, Page 40.

TAX PARCEL # 22-0-0006-0124

BEING KNOWN AS: 38 Hemlock
Path, Lake Ariel, PA 18436

Seized and taken in execution as
Ruth E. DiPalma 38 Hemlock Path

Lake Ariel PA 18436
F. Thomas DiPalma a/k/a Thomas
F. DiPalma 38 Hemlock Path
LAKE ARIEL PA 18436

Execution No. 491-Civil-2013
Amount \$279,360.24 Plus
additional

October 30, 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.**

Jill P. Jenkins Esq.

1/3/2014 • 1/10/2014 • 1/17/2014

**SHERIFF'S SALE
JANUARY 29, 2014**

By virtue of a writ of Execution
JPMorgan Chase Bank, N.A.
S/B/M Chase Home Finance, LLC,

S/B/M To Chase Manhattan
Mortgage Corporation issued out
of the Court of Common Pleas of
Wayne County, to me directed,
there will be exposed to Public
Sale, on Wednesday the 29th day
of January, 2014 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 located in the Township of
Berlin, County of Wayne,
Commonwealth of Pennsylvania,
and being more particularly
described as follows:

BEGINNING at an Iron pipe
(found), said point being the
northeasterly corner of Arthur and
Grace Tuttle (D.B. 180, P. 484) and
being in line of lands of Michael
and Amy Wood (D.B. 421, P.
1038); thence from said point of
beginning S. 50 degrees 30 minutes
12 seconds East 141.29 feet along
said Wood to a 1/2 inch rebar (set)
at the northwesterly corner of Jesse
F. and Mary E. Farr (D.B. P);
thence South 20 degrees 59
minutes 53 seconds West 221.46
feet along said Farr to a 1/2 inch
rebar (set) in the line of lands of
Daniel A. and Mary V. Thumann
(D.B. 340, P. 679); thence North 57
degrees 59 minutes 51 seconds
173.04 feet along said Thumann
and generally following a wire
fence to a 1/2 inch rebar (set);
thence North 29 degrees 44
minutes 32 seconds East 235.99
feet along said Thumann, John and
Frances Phillips (D.B. 417, P. 877)

and said Tuttle to the point or place of beginning.

CONTAINING 0.8090 acre of land more or less, as shown on survey map prepared by Tim A. Jones, P.L.S. dated December 19, 1991, and recorded in Wayne County Map Book 78, page 13.

SUBJECT to any easements of record to public utilities.

ALSO GRANTING AND CONVEYING to the Grantee, his heirs and assigns, the right to use in common with the Grantors, their heirs and assigns, and others, a right-of-way known as East Shore Lane, leading from the public road in Beach Lake to the premises herein described, providing that the Grantee, his heirs and assigns, pay to the Grantors, their heirs and assigns, a proportionate share of the maintenance of said right-of-way.

BEING the same premises which Leland Bates and Nancy Bates, his wife, by Deed dated April 21, 2003 and recorded in the Wayne County Recorder of Deeds Office on April 22, 2003 in Deed Book 2210, Page 127, granted and conveyed unto Lester P. Dailey.

TAX PARCEL NO.: 1-0-0001-0005.-

ADDRESS BEING: 14 East Shore Lane, Beach Lake, PA 18405

Seized and taken in execution as Unkown Heirs, Successors,

Assigns, and all Persons, Firms, or Associations Claiming Right, Title or Interest from or under Lester P. Dailey, deceased 1-1-5 East Shore Lane/14 East Shore Lane. BEACH LAKE PA 18405

Sandra Brown, Known heir of Lester P. Dailey, deceased 14 East Shore Drive BEACH LAKE PA 18405

Ronald Dailey, Known heir of Lester P. Dailey, deceased, AND/OR OCCUPANTS 1-1-5 East Shore Lane assessed as 14 East Shore Lane BEACH LAKE PA 18405

Execution No. 657-Civil-2012
Amount \$91,925.33 Plus additional

October 31, 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.
Amy Glass Esq.

1/3/2014 • 1/10/2014 • 1/17/2014

**SHERIFF'S SALE
FEBRUARY 5, 2014**

By virtue of a writ of Execution Wells Fargo 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 5th day of February, 2014 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, parcel or tract of land situate, lying and being in the Township of Paupack, County of Wayne and State of Pennsylvania, more particularly described as follows:

BEING Lot 331, Section 11, as shown on Plan of Lots, Wallenpaupack Lake Estates, dated March 23, 1971 by VEP & Co. as recorded in the Office of the Recorder of Deeds in and for Wayne County, Pennsylvania, in Plat Book 14, page 117, said map being incorporated by reference herewith as if attached hereto.

TOGETHER with all rights of way and under and subject to all covenants, reservations, restrictions and conditions of record.

TITLE TO SAID PREMISES
VESTED IN Angela Devivo, by

Deed from Bernard Holzapfel and Alice J. Holzapfel, h/w, dated 10/09/2006, recorded 10/12/2006 in Book 3151, Page 266.

Tax Parcel: 19-0-0030-0215

Premises Being: 110 HARMONY DRIVE, LAKE ARIEL, PA 18436-8501

Improvements thereon:
RESIDENTIAL DWELLING

Seized and taken in execution as Angela Devivo 110 Harmony Drive OR RR 10 LAKE ARIEL PA 18436

Execution No. 119-Civil-2012
Amount \$158,025.64 Plus
additional

November 7, 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.

Joseph E. Debarberie Esq.

1/10/2014 • 1/17/2014 • 1/24/2014

**SHERIFF'S SALE
FEBRUARY 5, 2014**

By virtue of a writ of Execution
Beal Bank, S.S.B. issued out of the
Court of Common Pleas of Wayne
County, to me directed, there will
be exposed to Public Sale, on
Wednesday the 5th day of
February, 2014 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, parcel or
ground situate in the Township of
Lehigh, County of Wayne and
Commonwealth of Pennsylvania,
being Lot Number 50, Section 7,
Diamond Drive, as shown on map
of Pocono Springs Estates, Inc., on
file in the Recorder's Office at
Honesdale, Pennsylvania, in Plat
Book No. 13 at page 106 AKA
Section 12, Plat Book 14 Page 189
in previous owner's deed.

TITLE TO SAID PREMISES IS
VESTED IN Debra Greear, by
Deed from Melvin E. Schultz,
individually and as Attorney in fact
for Patricia S. Rogers and Frank W.
Rogers, dated 03/17/1998, recorded
03/30/1998 in Book 1346, Page
143.

Tax Parcel: 14-0-0024-0015

Premises Being: 50 DIAMOND
DRIVE, GOULDSBORO, PA
18424-9121

Seized and taken in execution as
Debra Greear 50 Diamond Drive,
Pocono Springs Gouldsboro PA
18424

Execution No. 357-Civil-2013
Amount \$96,310.72 Plus additional

November 5, 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.**

Allison F. Zuckerman Esq.

1/10/2014 • 1/17/2014 • 1/24/2014

**SHERIFF'S SALE
FEBRUARY 5, 2014**

By virtue of a writ of Execution JPMorgan Chase 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 5th day of February, 2014 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 and being in the Township of Lake, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follow, to wit:

BEGINNING at a point in the middle of State Road Route 63010; thence along lands now or formerly of Frisbie, North 49 degrees 20 minutes East 1123.5 feet to a pipe; thence along lands now or formerly of Roy Mignerey, North 42 degrees 35 minutes West 360 feet to a state; thence along land now or formerly of Swezy, South 32 degrees 20 minutes West 483 feet, following old fence and stone row to a stake and stones; thence continuing along Swezy land, South 49 degrees 25 minutes West 645 feet, following a stone row, to a point in the middle of the aforesaid State Road; thence along the middle of said State Road, South 39 degrees 30 minutes East 220 feet to the place of BEGINNING.

CONTAINING 6.4 acres more or less.

TAX PARCEL # 12-0-0303-0005

BEING KNOWN AS: 663 Avoy Road, Lake Ariel, PA 18436

Seized and taken in execution as NICKEISHA LAMEY SALMON 663 AVOY ROAD LAKE ARIEL PA 18436

Execution No. 500-Civil-2013
Amount \$118,557.10 Plus
additional

November 6, 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.**

Salvatore Filippello Esq.

1/10/2014 • 1/17/2014 • 1/24/2014

**SHERIFF'S SALE
FEBRUARY 5, 2014**

By virtue of a writ of Execution Vericrest Opportunity Loan Trust 2011-NPL-1 issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 5th day of February, 2014 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, lying and being in the Township of Paupack, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a nail for a corner located in the centerline of Township Road Route No. 399; said corner being a common corner of Lot No.3, and a fifty (50) foot wide right of way, as set forth on the hereinafter referred to map; thence along the common boundary line of Lot No.3, north 89 degrees 56 minutes East 695.01 feet to a point for a Corner; thence along the boundary line of Lot No.3, North 1 degrees 28 minutes 03 seconds East 114.91 feet to a drill hole in wall for a corner; thence along lands now or formerly of Clarence Pennell North 71 degrees 34 minutes East 698.88 feet to a new iron pin in old stone pile for a corner; thence along an old public road leading to H. H. Coles and to M. Wises (now vacated) on a line running between

two (2) stone walls South 33 degrees 03 minutes East 489.46 feet to an iron pin; thence along same South 35 degrees 20 minutes East 514.77 feet to an iron pin for a corner; said corner being located near to Township Road Route No. 398; thence along lands of Frank and Vivian Walter; and along an open field; South 10 degrees 17 minutes West 266.11 feet to an iron pin for a corner; thence along an old stone wall and the boundary line of Lot No. 14 South 55 degrees 21 minutes 52 seconds West 405.73 feet to an iron pin for a corner; thence along the common boundary line of Lot No. 14 and a fifty (50) foot wide right of way South 35 degrees 21 minutes 57 seconds East 402.91 feet to a nail located in Legislative Route 63009 (Route No. 590); thence along an arc in a southwesterly direction to a point for a corner, said point being the easterly corner of Lot No. 13; thence along the common boundary line of Lot No. 13 and a fifty (50) foot wide right of way North 35 degrees 21 minutes 57 seconds West 402.91 feet to an iron pin for a corner; thence along an old stone wall and the boundary line of Lot No. 13, South 55 degrees 21 minutes 52 seconds West 250 feet to an iron pin for a corner; thence along the boundary line of Lot No.13 and Lot No. 12, South 43 degrees 14 minutes West 259.71 feet to an iron pin for a corner; thence along the boundary line of Lot No. 11, South 20 degrees 34 minutes 32 seconds West 390.55 feet to an iron pin for a corner; thence along the

boundary line of Lot No. 10, north 86 degrees 45 minutes 28 seconds West 310.92 feet to an iron pin; thence along the common boundary line of Lot No. 10 and a fifty (50) foot wide right of way South 2 degrees 29 minutes West 250 feet to an iron pin for a corner; thence along the boundary line of Lot No.9, South 2 degrees 29 minutes West 50 feet to an iron pin for a corner; thence along same on an arc in a southwesterly direction; said arc having a radius of 266.42 feet, and a length of 233.46 feet to an iron pin; thence along the boundary line of Lot No.8 in a southerly direction along an arc having a radius of 260.69 feet, and a length of 175.55 feet to an iron pin; thence along same South 8 degrees 54 minutes West 152.35 feet to a point for a corner in centerline of Township Road Route No. 399; thence along the centerline of said road in a westerly direction fifty (50) feet to a point for a corner; thence along the boundary line of Lot No. 7, North 8 degrees 54 minutes East 152.45 feet to an iron pin for a corner; thence along the boundary line of Lot No. 7 and Lot No.6 an arc in a northeasterly direction; along an arc having a radius of 310.69 feet, and a length of 233.43 feet to an iron pin, thence along the boundary line of Lot No.6 along an arc having a radius of 216.42 feet, and a length of 169.78 feet to an iron pin for a corner; thence along the boundary line of Lot No.6, North 2 degrees 59 minutes West 50 feet to an iron pin; thence along a stone wall North 2 degrees 29

minutes East 1485.0 feet to an Iron pin; thence along the boundary line of Lot No.5 and Lot No.4, North 1 degrees 28 minutes 3 seconds East 406.01 feet to an iron pin for a corner; thence along the common boundary line of Lot No.4 and a fifty (50) foot wide right of way South 89 degrees 56 minutes West 694.54 feet to a nail for a corner located in the centerline of Township Road Route No. 399; thence along same North 0 degrees 56 minutes East 50.01 feet to the point and place of BEGINNING.

CONTAINING 23.95 Acres more or less.

BEING known as 116 Daniels Road, Hawley, PA 18428

BEING Map No.:19 0 0063 0028 Control No. 036808

The above description is pursuant to a map entitled, Final Plan No.2, Rockwood Acres, situate in Paupack Township, Wayne County, Pennsylvania, May 1972, by John H. Vockroth Associates, Map No. P 21, said map being filed in the Recorder of Deeds Office of Wayne County, Pennsylvania, on June 5, 1972, in Map Book 18, page 122.

BEING the same premises which Joan J. Walsh a/k/a John J. Stott granted and conveyed unto David J. Markowitz and Debra Q. Markowitz, husband and wife, by Deed dated May 4, 2007 and recorded on July 12, 2007 in the Office of the Recorder of Deeds of

Wayne County, Commonwealth of Pennsylvania in Book 3333, Page 297 300 as Instrument No. 200700007352.

THIS DOCUMENT MAY NOT SELL, CONVEY, TRANSFER, INCLUDE OR INSURE THE TITLE TO

Seized and taken in execution as David Markowitz 116 Daniels Road HAWLEY PA 18428 Debra Q. Markowitz 116 Daniels Road HAWLEY PA 18428

Execution No. 433-Civil-2012 Amount \$615,868.10 Plus additional

November 15, 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.
Craig Oppenheimer Esq.

1/10/2014 • 1/17/2014 • 1/24/2014

**SHERIFF'S SALE
FEBRUARY 5, 2014**

By virtue of a writ of Execution ESSA Bank and Trust issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 5th day of February, 2014 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, parcel or tract of land lying situate within the Township of Dreher, County of Wayne and Commonwealth of Pennsylvania, as described in Wayne County, Map Book 102 page 56, bounded and described as follows, to wit:

PARCEL Lot B 13S1:

BEGINNING at the common corner of Lot B 13N and Lot B 13S1 said corner being the most westerly corner of Lot B 13S1 and further being located in the centerline of Timbertop Trail; thence along Lot B13NR and the centerline of said private road the following three courses and distances:(1) South 70 degrees 11 minutes 00 seconds East 30.81 feet to a corner;(2) North 85 degrees 41 minutes 20 seconds East 144.87 feet to a corner; and (3) North 77

degrees 19 minutes 00 seconds East 42.71 feet to a corner, thence leaving the road and continuing along Lot B 13NR the following three courses and distances; (1) South 61 degrees 43 minutes 19 seconds East 43.03 feet to a corner; (2) South 05 degrees 47 minutes 54 seconds East 162.97 feet to a corner; and (3) South 82 degrees 51 minutes 00 seconds East 137.70 feet to a corner; thence along the lands now or formerly of Ernest H. Christ, et ux. South 07 degree 09 minutes 00 second West 312.39 feet to a corner; thence along the lands now or formerly of Kenneth & Janice Shoup North 82 degrees 51 minutes 00 seconds West 270.00 feet to a corner; thence along Lot B29 North 12 degrees 01 minutes 35 seconds West 476.65 feet to the point and place of BEGINNING. COMPRISING within said boundaries Lot B 13S1 as shown on a certain plan of lots on the lands now or formerly of John C. Vandegriff and Ruth E. Vandegriff herein.

BEARINGS of the magnetic and CONTAINING three and nineteen one-hundredths (3.19) of an acre to be the same more or less.

UNDER AND SUBJECT to the conditions that the existing home cannot be used as single-family dwelling unto it is brought into state building code compliance.

UNDER AND SUBJECT to the conditions, exceptions and reservations as are contained in prior deeds forming the chain of

title.

BEING A PART OF THE SAME premises which John C. Vandegriff and Ruth E. Vandegriff, husband and wife by deed dated December 15, 2006, and recorded December 19, 2006, in the Office for the Recording of Deeds of Wayne County, PA in Record Book Vol. 3200, Page 44, granted and conveyed unto Mark G. Henkels and Jessica A. Henkels.

Control No.: 008361

Parcel No.: 08-0-0006-0041.0001-

Property is improved.

Seized and taken in execution as Mark G. Henkels 70 Timbertop Trail NEWFOUNDLAND PA 18445
Jessica A. Henkels 70 Timbertop Trail NEWFOUNDLAND PA 18445

Execution No. 433-Civil-2013
Amount \$205,169.93 Plus additional

November 15, 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.

James V. Fareri, Esq.

1/10/2014 • 1/17/2014 • 1/24/2014

**SHERIFF'S SALE
FEBRUARY 5, 2014**

By virtue of a writ of Execution Wells Fargo 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 5th day of February, 2014 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 located in the Township of Damascus, County of Wayne, Commonwealth of Pennsylvania, and being more particularly described as follows:

BEGINNING at a point in the centerline of Township Road T-555, said point being located the following three (3) courses and distances from a line extended from the end of a stonewall to the

centerline of the aforementioned road:

- 1) S 45 degrees 47 minutes 13 seconds W 65.69 feet
- 2) S 32 degrees 53 minutes 09 seconds W 76.83 feet
- 3) S 27 degrees 52 minutes 43 seconds W 273.41 feet

Thence S 65 degrees 57 minutes 00 second E 234.36 feet to a 1/2 inch rebar (set); thence S 28 degrees 26 minutes 15 seconds W 317.61 feet to a 1/2 inch rebar (set); thence N 56 degrees 21 minutes 32 seconds W 235.63 feet to the centerline of Township Road T-555; thence along centerline of same N 30 degrees 25 minutes 00 second E 49.15 feet and N 28 degrees 15 minutes 43 seconds E 229.20 feet to the place of BEGINNING.

CONTAINING 1.597 acres and being Lot 1 as shown on a map recorded in Map Book 82 at Page 111.

TITLE TO SAID PREMISES IS VESTED IN Anthony Cuzzolino, by Deed from Ronald G. Schuman and Cheryl A. Schuman, his wife, dated 08/01/2007, recorded 08/14/2007 in Book 3354, Page 234.

Tax Parcel: 07-0-0185-0035.0001-

Seized and taken in execution as Anthony Cuzzolino 218 Schuman Road DAMASCUS PA 18415

Execution No. 510-Civil-2011
Amount \$223,591.53 Plus

additonal

November 14, 2013
Sheriff Mark Steelman

**TO ALL CLAIMANTS TAKE
NOTICE:**

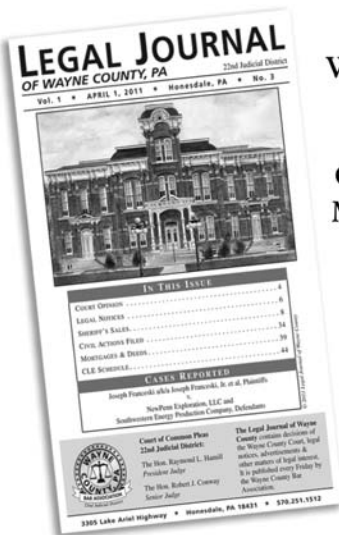
That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made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

Joseph E. DeBarberie Esq.

1/10/2014 • 1/17/2014 • 1/24/2014



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WAYNE COUNTY BAR ASSOCIATION



www.waynecountylawyers.org

CIVIL ACTIONS FILED

*FROM DECEMBER 14, 2013 TO DECEMBER 20, 2013
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

JUDGMENTS

NUMBER	LITIGANT	DATE	DESCRIPTION	AMOUNT
2010-21497	WAYNE BANK GARNISHEE	12/19/2013	DISCONTINUE ATTCHMNT	—
2011-00633	ANTUNES DOMINGOS	12/20/2013	JUDGMENT	1,100.00
2011-00633	ANTUNES IVY	12/20/2013	JUDGMENT	1,100.00
2011-00633	ANTUNES DOMINGOS	12/20/2013	WRIT OF EXECUTION	1,536.25
2011-00633	ANTUNES IVY	12/20/2013	WRIT OF EXECUTION	1,536.25
2011-21830	LAYTON BRADLEY W	12/20/2013	SATISFACTION	—
2011-21830	LAYTON JOANN	12/20/2013	SATISFACTION	—
2012-00148	GAVITT DEBORAH	12/20/2013	JUDGMENT	26,230.63
2012-00210	KAUFMANN RICK	12/17/2013	SATISFY&SETTLE JDGMT	—
2012-00335	MARTIN GEORGE E	12/20/2013	WRIT/EX ON CONF JUDG	339,129.94
2012-00335	MARTIN THERESA A	12/20/2013	WRIT/EX ON CONF JUDG	339,129.94
2012-00767	TELLER DAWN M KIMBERLIN	12/17/2013	SATISFY VERDICT	—
2012-00767	KIMBERLIN TELLER DAWN M	12/17/2013	SATISFY VERDICT	—
2012-20024	LORENZEN KAREN M	12/17/2013	SATISFACTION	—
2013-00116	KENT ROBERT	12/20/2013	JDGMT BY COURT ORDER	55,806.88
2013-00568	BLAIR CYNTHIA	12/20/2013	WRIT OF EXECUTION	39,260.77
2013-20928	KENYON DANIEL A JR	12/16/2013	REISSUE WRIT REVIVAL	—
2013-21076	MUSCOLINA DAWN P	12/16/2013	WRIT OF EXECUTION	3,771.39
2013-21076	PENN SECURITY BANK & TRUST GARNISHEE	12/16/2013	GARNISHEE/WRIT EXEC	3,771.39
2013-21571	JONES DEVIN W	12/16/2013	JP TRANSCRIPT	1,435.25
2013-21572	PEAK LANCE RONALD	12/16/2013	WRIT OF REVIVAL	1,677.12
2013-21573	PIERSOL GAYLE M	12/17/2013	FEDERAL TAX LIEN	23,134.12
2013-21574	PUJALS JOSE E	12/17/2013	FEDERAL TAX LIEN	37,341.50
2013-21575	PUJALS JOSE E	12/17/2013	FEDERAL TAX LIEN	272.34
2013-21575	PUJALS CHRISTINA L	12/17/2013	FEDERAL TAX LIEN	272.34
2013-21576	CHEESEMAN KEVIN S	12/17/2013	FEDERAL TAX LIEN	101,011.25
2013-21576	CHEESEMAN KATHLEEN M	12/17/2013	FEDERAL TAX LIEN	101,011.25
2013-21577	CHEESEMAN KEVIN S	12/17/2013	FEDERAL TAX LIEN	8,816.20
2013-21577	CHEESEMAN PLUMBING & HEATING	12/17/2013	FEDERAL TAX LIEN	8,816.20
2013-21578	SIMON TRACY M	12/17/2013	FEDERAL TAX LIEN	18,785.99
2013-21579	HADDEN THOMAS J	12/17/2013	JP TRANSCRIPT	5,400.00
2013-21579	CARNNRRIKE BRITTNEY	12/17/2013	JP TRANSCRIPT	5,400.00
2013-21580	REESE WILLIAM R	12/18/2013	TAX LIEN	3,303.65
2013-21580	REESES EXCAVATING T/A	12/18/2013	TAX LIEN	3,303.65
2013-21581	POTRATZ JOHN J	12/18/2013	TAX LIEN	7,201.35
2013-21581	POTRATZ ROOFING T/A	12/18/2013	TAX LIEN	7,201.35
2013-21582	SMITH VERNON	12/18/2013	TAX LIEN	5,058.85

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

2013-21582	SMITH BUSING	12/18/2013	TAX LIEN	5,058.85
2013-21583	LATOURNOS PATRICK	12/18/2013	JP TRANSCRIPT	1,083.36
2013-21584	TYSON ROBERT J	12/19/2013	JP TRANSCRIPT	844.43
2013-21585	BRENNER ADAM	12/19/2013	JUDG/NEW YORK CO NY	165,496.83
2013-90161	FRANKLIN CAMBER H ESTATE	12/17/2013	ESTATE CLAIM	11,416.75
2013-90163	REYNOLDS LYNN GEORGE ESTATE	12/19/2013	ESTATE CLAIM	77,034.75

CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2013-00694	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	12/16/2013	—
2013-00694	LEWIS WILLIAM D	DEFENDANT	12/16/2013	—
2013-00695	DISCOVER BANK	PLAINTIFF	12/17/2013	—
2013-00695	SUTTLES MARK A	DEFENDANT	12/17/2013	—
2013-00698	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	12/17/2013	—
2013-00698	POLACHEK PAMELA	DEFENDANT	12/17/2013	—
2013-00699	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	12/17/2013	—
2013-00699	ELSTON WILLIAM	DEFENDANT	12/17/2013	—
2013-00700	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	12/18/2013	—
2013-00700	WILLIAMS DANIEL	DEFENDANT	12/18/2013	—
2013-00701	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	12/18/2013	—
2013-00701	MEYERS HERBERT C	DEFENDANT	12/18/2013	—

CONTRACT — DEBT COLLECTION: OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2013-00702	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	12/18/2013	—
2013-00702	CHAPEL DAVID A	DEFENDANT	12/18/2013	—

CONTRACT — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2013-00704	FERRELL CHRISTOPHER	PLAINTIFF	12/17/2013	—
2013-00704	FISICHELLA HOTTENSIAH	DEFENDANT	12/17/2013	—

MISCELLANEOUS — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2013-00705	HALL KRISTIE MARIE	PLAINTIFF	12/20/2013	—
2013-00705	EDUCATION AFFILIATES INC AND TRADING AS	DEFENDANT	12/20/2013	—
2013-00705	FORTIS INSTITUTE	DEFENDANT	12/20/2013	—
2013-00710	WELLS FARGO BANK NATIONAL ASSO SUCCESSOR BY MERGER TO	PLAINTIFF	12/20/2013	—
2013-00710	WACHOVIA BANK NATIONAL ASSOC	PLAINTIFF	12/20/2013	—
2013-00710	VANATTA REALTY & BUILDERS INC	DEFENDANT	12/20/2013	—
2013-00710	VANATTA GREGORY	DEFENDANT	12/20/2013	—

REAL PROPERTY — EJECTMENT

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2013-00707	FEDERAL NATIONAL MORTGAGE ASSO	PLAINTIFF	12/20/2013	—
2013-00707	CHRISTIAN MICA	DEFENDANT	12/20/2013	—
2013-00707	RASCONA ANNISSA	DEFENDANT	12/20/2013	—
2013-00707	OCCUPANTS	DEFENDANT	12/20/2013	—

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2013-00693	NATIONSTAR MORTGAGE LLC D/B/A	PLAINTIFF	12/16/2013	—
2013-00693	CHAMPION MORTGAGE COMPANY	PLAINTIFF	12/16/2013	—
2013-00693	TURNER JOEL ADMINISTRATOR	DEFENDANT	12/16/2013	—
2013-00693	FRANKLIN CAMBER H ESTATE	DEFENDANT	12/16/2013	—
2013-00696	WELLS FARGO BANK	PLAINTIFF	12/17/2013	—
2013-00696	POTTER DONALD J	DEFENDANT	12/17/2013	—
2013-00696	POTTER KRISTIN	DEFENDANT	12/17/2013	—
2013-00706	NATIONSTAR MORTGAGE LLC	PLAINTIFF	12/20/2013	—
2013-00706	GIAMPORTRONE MARIE DENISE	DEFENDANT	12/20/2013	—
2013-00708	US BANK NATIONAL ASSOCIATION TRUSTEE FOR	PLAINTIFF	12/20/2013	—
2013-00708	JPMORGAN MORTGAGE ACQUISITION	PLAINTIFF	12/20/2013	—
2013-00708	GRUDESKI JENNIFER A/K/A	DEFENDANT	12/20/2013	—
2013-00708	GRUDESKI JENNIFER A	DEFENDANT	12/20/2013	—
2013-00708	GRUDESKI RICH JR A/K/A	DEFENDANT	12/20/2013	—
2013-00708	GRUDESKI RICHARD JR A/K/A	DEFENDANT	12/20/2013	—
2013-00708	GRUDESKI RICHARD A/K/A	DEFENDANT	12/20/2013	—
2013-00708	GRUDESKI RICHARD J A/K/A	DEFENDANT	12/20/2013	—
2013-00708	GRUDESKI RICHARD J JR	DEFENDANT	12/20/2013	—
2013-00709	BANK OF NEW YORK MELLON TRUST F/K/A	PLAINTIFF	12/20/2023	—
2013-00709	BANK OF NEW YORK TRSUT CO SUCCESSOR TO	PLAINTIFF	12/20/2013	—
2013-00709	JPMORGAN CHASE BANK	PLAINTIFF	12/20/2013	—
2013-00709	CACCAVONE MICHAEL A	DEFENDANT	12/20/2013	—

TORT — MOTOR VEHICLE

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2013-00697	HARKINS CASEY	PLAINTIFF	12/17/2013	—
2013-00697	PFEIL RAYNA M	DEFENDANT	12/17/2013	—

TORT — SLANDER/LIBEL/DEFAMATION

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2013-00703	SMITH STEPHEN	PLAINTIFF	12/17/2013	—
2013-00703	MORRIS MICHAEL	PLAINTIFF	12/17/2013	—
2013-00703	SMITH & MORRIS HOLDINGS LLC	PLAINTIFF	12/17/2013	—
2013-00703	DUFFY BRIAN	DEFENDANT	12/17/2013	—
2013-00703	DUFFY ERIKA	DEFENDANT	12/17/2013	—

MORTGAGES AND DEEDS

*RECORDED FROM DECEMBER 30, 2013 TO JANUARY 6, 2014
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

GRANTOR	GRANTEE	LOCATION	AMOUNT
Sienko Daniel J	Wayne Bank	Honesdale Borough	60,000.00
Leone Christopher	Leone Jacqueline	Salem Township	
	Honesdale National Bank		40,000.00
Murphy Daniel B By Agent	Citizens Savings Bank	Salem Township	
Britt Andrea Agent			97,000.00
Sherwood Mary Ann	First National Bank Of Pa	Honesdale Borough	47,719.38
Kopa Michael P	Citizens Savings Bank	Waymart Borough	
Kopa Mary Jane			57,600.00
Palenski Joseph	Dime Bank	South Canaan Township	385,000.00
Schwab John	Summit Mortgage Corporation	Damascus Township	
Rossignol Vanessa Lynn			91,590.00
Rossignol Adam			
Fitch Elinor R By Af			
Schwab John Af			
Keene Bethany	Mortgage Electronic Registration Systems	Hawley Borough	101,632.00
Pietraszewski Christopher A	Honesdale National Bank	Cherry Ridge Township	
Pietraszewski Kathleen M			32,000.00
Burrell Jeffrey	U S A A Federal Savings Bank	Mount Pleasant Township	34,300.00
Ashley Scott B	Wayne Bank	Damascus Township	
Ashley Jennifer D			90,000.00
Essex Lori L	Wayne Bank	Paupack Township	
Essex Robert J			100,000.00
Perricone Wayne Louis	Wayne Bank	Dyberry Township	
Perricone Laurel			33,000.00
Barrera Marcia L	Wayne Bank	Berlin Township	70,000.00
Dunn Ronald B	Dime Bank	Damascus Township	40,500.00
Iloff Mervin W	Dime Bank	Damascus Township	
Iloff Teri S			65,000.00
Caridi Richard J	Dime Bank	Palmyra Township	
Caridi Giselle Ann			100,000.00
Krupa Katherine	Dime Bank	Dyberry Township	
Krupa Michael J			150,000.00
Thompson Mariann	Dime Bank	Dyberry Township	
Thompson Kenneth W			9,000.00
A H P A Properties Inc	Heinlein George	Lehigh Township	500,000.00
Gorman Jack B	Mortgage Electronic Registration Systems	Lake Township	
Gorman Eddi By Af			199,410.00
Gorman Jack B Af			

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

Boyer Peter D	Honesdale National Bank	Lake Township	
Boyer Mary A			180,800.00
Cook Leslie A	Mortgage Electronic Registration Systems	Lebanon Township	
Cook Steven W			147,283.00
Voytovich Steven	Mortgage Electronic Registration Systems	Lake Township	
Shakun Thomas By Af Voytovich Steven Af			88,000.00
Kryzan Joseph A	Pennstar Bank	Paupack Township	
Kryzan Kimberly A			645,000.00
Vanderhoff Luke J	Wells Fargo Bank	Mount Pleasant Township	
Vanderhoff Deborah A			234,000.00
OMalley Eugene D	Honesdale National Bank	Canaan Township	60,000.00
Wood Emily R	Dime Bank	Honesdale Borough	
Wood Jason S			142,000.00
Marold Karon M AKA	Mortgage Electronic Registration Systems	Cherry Ridge Township	
Shaffer Karon AKA			167,570.00
Levin Richard P	Mortgage Electronic Registration Systems	Berlin Township	
Levin Janet			73,000.00
Theobald Thomas P	Mortgage Electronic Registration Systems	Oregon Township	216,821.00
Pereira Elizabeth	Mortgage Electronic Registration Systems	Lake Township	124,400.00
Arrigan John F Jr AKA Arrigan John F AKA Arrigan Mary L	First National Bank Of Pa	Mount Pleasant Township	45,000.00

DEEDS

GRANTOR	GRANTEE	LOCATION	LOT
Pawlik Dorothy F AKA By Af Cotten Sandra Af Pawlik Dorothy R AKA By Af	Sienko Daniel J	Honesdale Borough	
Monico Frank D III Monico Lauralee A	Monico Frank Dill Tr Monico Lauralee A Tr Frank D Monico III Revocable Trust Lauralee A Monico Revocable Trust	Starrucca Borough	
Rispoli Caroline	Digiovanni Steven Sindhu Ruchika	Paupack Township	Lot 242
Rispoli Caroline	Digiovanni Steven Sindhu Ruchika	Paupack Township	Lot 248
Rispoli Caroline	Digiovanni Steven Sindhu Ruchika	Paupack Township	
Ambrosino Joseph B	Britt Andrea Murphy Daniel B	Salem Township	Lot 875

Daemonti Jordano By Sheriff	Bank Of New York Mellon	Dreher Township	
Roy Roger O	Roy Roger O Tr	Paupack Township	
Roy Mary Jane	Roy Roger O Roy Revocable Trust		Lot 20
Murphy Margaret Thonnesen	Zdziarski John A	Canaan Township	
Murphy George C	Zdziarski Tammy L		Lot 2
Rudnicki Elizabeth	Fisher Linda C	Paupack Township	
	McLaine Sandra J		Lot 216
	Oberman Suzanne M		
Dipierro Michael A	Morrow Robert A	Lake Township	
Dipierro Linda A			Lot 66
Pender Kevin	Coar Matthew G	Honesdale Borough	
Pender Debra S			Lot 27
Ferencz Magda	Wulff William J	Texas Township 3	
	Wulff Sandra L		
Adams Kristina S Est AKA	Schwab John	Damascus Township	
Adams Kristina Est AKA	Rossignol Vanessa Lynn		Lot 1
Adams Kristina Sue Est AKA	Fitch Elinor R		
Adams Kristina Susan Est AKA			
Wood Emily Exr			
Wood Denise Exr			
Everett Barbara	Keene Bethany	Hawley Borough	
White Orley Mae	Meagher Matthew L	Texas Township 1 & 2	
	Meagher Carrie		Lot 1
Olver John W	Olver John W	Berlin Township	
Olver Rose R	Olver Martha J		
Walker Dale P	Walker Irrevocable Grantor Trust	Salem Township	
Hoefler Irmgard	Lewis Raymond	South Canaan Township	
	Lewis Cheryl A		Lot A
Lewis Raymond	Lewis Raymond	South Canaan Township	
Lewis Cheryl A	Lewis Cheryl A		Lot 1A B
Miele Lynne By Sheriff	Federal National Mortgage Association	Salem Township	
Miele Joseph Jr By Sheriff			Lots 536 & 537
Dime Bank	Sartori Steven	Palmyra Township	
	Sartori Daren		
Wells Fargo Bank Tr By Af	Bostjancic Mark	Clinton Township 2	
Ocwen Loan Servicing Af	Bostjancic Lillian		Lots 8 & 15
Iyoob Michael	Lucas Kenneth F	Canaan Township	
Iyoob Cara L	Lucas Elizabeth		Lot 66
Kiehstaller Kristin F	Burrell Jeffrey	Mount Pleasant Township	
Kiehstaller Josef G			Lot 5
Zaleski George	Zaleski Matthew T	Lake Township	
	Zaleski Donna L		Lot 640
Keenan Raymond	Kupchick Paul	Damascus Township	
	Kupchick Linda		
Yedinak Marlene	Yedinak Marlene	Salem Township	
	Kundratich Cathleen		
	Shannon Ellen		
	Wargo Jennifer		
Churnetski Joanne M	Pallante John A	Lehigh Township	Lots 3 & 4

Bland Teddy	Cook Steven W	Lebanon Township	
Bland Lisa M	Cook Leslie A		
Hansen Robert C	Voytovich Steven	Lake Township	
Hansen Lisa A	Shakun Thomas		
Donofrio Rosemarie	Lopusina Dalibor	Dreher Township	
	Lopusina Vesna		Lots 204 & 205
Cox F Robert	Vanderhoff Luke J	Mount Pleasant Township	
Cox Rachael	Vanderhoff Deborah A		
Fry Travis R AKA	Wood Jason S	Honesdale Borough	
Fry Travis F AKA	Wood Emily R		
Fry Kelly C			
Houman Benjamin S By Sheriff	First National Mortgage Association	Clinton Township	Lot 8
Lopez Gustavo By Aheriff	Veterans Affairs	Lake Township	Lot 4085
King Clifford J Jr By Sheriff	U S Bank Tr	Sterling Township	
King Barbara F AKA			
King Barbara M AKA			
Mebus Rose Marie By Sheriff	H S B C Bank USA Tr	Dreher Township	Lot 86

CLE Courses

February 26, 2014

9:00 a.m.–1:15 p.m.

Civil Practice in Magisterial District Court

3 hours substantive/1 hour ethics

April 17, 2014

8:30 a.m.–4:00 p.m.

2014 Family Law Institute

5 hours substantive/1 hour ethics

March 6, 2014

* 8:25 a.m.–3:45 p.m.

Handling the Worker's Comp Case

5 hours substantive/1 hour ethics

*Registration begins at 8:00 a.m.

April 30, 2014

12:30 p.m.–3:45 p.m.

The Jury Process in Criminal Cases

3 hours substantive/0 hour ethics

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