

OFFICIAL LEGAL JOURNAL OF WAYNE COUNTY, PA

22nd Judicial District

Vol. 4 ★ MARCH 14, 2014 ★ Honesdale, PA ★ No. 1



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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

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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
Subscription Year: March–February
Prorated subscriptions available*

WAYNE COUNTY OFFICIALS

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Raymond L. Hamill, *President Judge*
Robert J. Conway, *Senior Judge*

Magisterial District Judges

Bonnie L. Carney
Ronald J. Edwards
Ted Mikulak

Court Administrator

Linus H. Myers

Sheriff

Mark Steelman

District Attorney

Janine Edwards, Esq.

Prothonotary, Clerk of The Court

Edward “Ned” Sandercock

Chief Public Defender

Scott Bennett, Esq.

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Wendall R. Kay
Jonathan Fritz

Treasurer

Brian T. Field

Recorder of Deeds, Register of Wills

Ginger M. Golden

Coroner

Edward Howell

Auditors

Carla Komar
Judy O’Connell
Kathleen A. Schloesser

Jury Commissioners

Judith M. Romich
Patricia Biondo

COURT CALENDAR

Monday, March 17, 2014

Time 9:00 AM – 4:00 PM
Subject March Trial Term

Time 1:30 PM – 2:00 PM
Subject In Re: G.S.
Location Disposition
Robinson/Burlein

Time 2:00 PM – 2:30 PM
Subject Re: A.S. & I.S.
Location 26-2013-dp/27-2013-dp Permanency Hearing (Master Hendrix)
Rechner/Campbell

Tuesday, March 18, 2014

Time 9:00 AM – 9:30 AM
Subject Motions Court

Time 9:00 AM – 4:00 PM
Subject March Trial Term

Time 3:30 PM – 4:00 PM
Subject RE: R.A.
Location 3-2014-DP Dispositional Hearing (Master Hendrix)
Rechner/Henry

Wednesday, March 19, 2014

Time 9:00 AM – 9:30 AM
Subject CENTRAL COURT
Location 3RD FLOOR MAIN COURTROOM

Time 9:00 AM – 12:00 PM
Subject Lanza v Hubbard
Location 288-2010-DR Primary Custody Hearing
Witaconis/Nardozzi

Time 11:30 AM – 12:00 PM
Subject In re: D.M.F. 3-14-juv
Location adj/disp hrg - Master
Bennett

Time 1:30 PM – 2:00 PM
Subject Sannford v Sandford/Tyler
Location 652-13-DR Special Relief
Brown/Mincer/Sandford

Time 2:00 PM – 2:30 PM
Subject S.G. & L.G.
Location 22-13-dp 23-13-dp Permanency Review Master Hendrix
Pam Wilson/Rich Henry/Lindsey Collins/Steven Burlein

Thursday, March 20, 2014

Time 9:00 AM – 9:30 AM
Subject Motions Court

Time 1:30 PM – 4:30 PM
Subject Cm vs Barry 45-13/46-13 SA
DA/Barry

Friday, March 21, 2014

Time 9:00 AM – 9:30 AM
Subject PFA

Time 10:00 AM – 10:30 AM
Subject Schoenwalder v. Ciangiotta
Location Sp. Rel. 23-10 DR
Ellis/ Nardozzi

**GUEST EDITORIAL by JANINE EDWARDS,
WAYNE COUNTY DISTRICT ATTORNEY**

Already this year, Heroin has been blamed for 22 deaths in Pittsburgh, and recently it took the life of Oscar award winning actor, Phillip Seymour Hoffman. Last month the Attorney General of Pennsylvania stated that heroin deaths in Western PA are “indicative of the very real threat heroin poses in rural communities across the Commonwealth.” Once thought of as an urban/low income drug, heroin now takes center stage with our young generation in rural America, including Northeastern Pennsylvania. Heroin is now here, in Wayne County. The Wayne County District Attorney’s Drug Task Force is taking action against this problem, and you can too.

Heroin is an opioid drug made from morphine. The common opinion is that the rise of heroin use stems from an addiction to pain medication such as Percocet, Vicoden and Oxycodone. Pain pills, once widely available, have become expensive and more difficult to obtain due to a nationwide crackdown on prescription pill abuse. The cost of a bag of heroin can be less than half the cost of a single prescription pain pill, thus, heroin has become a frequent substitute. However unlike pills, there is no way to know the dosage amount of heroin since it is typically “cut” or mixed with other drugs and substances. Many of the drug’s overdose fatalities are due to unknown purity factors.

Heroin users report a surge of euphoria, sometimes referred to as a “rush,” when the drug is delivered to the body by inhaling, smoking or injecting it. Regular use of heroin builds both tolerance and dependence. A user needs more of the drug to reach the same high and to avoid withdrawal symptoms. When someone becomes addicted, it creates a change in the brain that may cause chronic relapsing and high-risk drug seeking, regardless of consequences.

Heroin reaches smaller communities like our own when large quantities of the drug are purchased in cities, such as Newark and Philadelphia, then transported to small towns. Drug use and sales lead to an increase in other crimes such as thefts, burglaries and driving under the influence of controlled substances. These crimes invade our sense of safety and security, which is why immediate action is needed.

In February, the Wayne County District Attorney’s Drug Task Force launched a countywide effort to attack heroin and illegal prescription pain pills use and sale. The Task Force actively pursues those who sell heroin and illegal pain pills in our community and once caught, distributors are vigorously prosecuted. The hard work of the Drug Task Force enabled the District Attorney’s office to convict over 20 felonies in 2013 for drug

crimes. A proactive approach to education on opiate use and addiction is underway, not only with this article, but also with public awareness via open speaking events and in-school education on the dangers of this drug. The DA's Drug Task Force is also promoting community awareness programs to inform the public on how to spot crime in their communities. They have provided an accessible and anonymous tip line via texting, calling or emailing information about drug activity in our area. Suspicious activity such as seeing a stranger enter a neighbor's house when they aren't home or observing someone peering into parked cars in a parking lot, needs to be reported. Make an immediate report to 9-1-1 to describe suspicious activity. If you, or anyone you know, has information about criminal drug activity in our area you can text it to **570-391-0657** or email **drugtips@co.wayne.pa.us** with complete anonymity.

LEGAL NOTICES

*IN THE COURT OF COMMON PLEAS OF WAYNE COUNTY
COMMONWEALTH OF PENNSYLVANIA*

ESTATE NOTICES

Notice is hereby given that, in the estate of the decedents set forth below, the Register of Wills, has granted letters testamentary or of administration to the persons named. All persons having claims or demands against said estates are requested to present the same without delay and all persons indebted to said estates are requested to make immediate payment to the executors or administrators or their attorneys named below.

ESTATE NOTICE

Estate of Annaliese Winterle, late of Paupack Township, Wayne County, Pennsylvania.

Letters Testamentary on the above estate having been granted to Monika Chapman, all persons indebted to the said estate are requested to make payment, and those having claims to present the same without delay to her attorney, Joseph Kosierowski, Esq. of Ridley, Chuff, Kosierowski & Scanlon, P.C., 400 Broad Street, Milford, PA 18337.

3/14/2014 • 3/21/2014 • 3/28/2014

ESTATE NOTICE

Notice is hereby given, that Letters Testamentary have been granted to Patrick Johannes, Executor of the Estate of Jerome Francis Johannes, Jr., a/k/a Jerome F. Johannes, Jr., late of Cherry Ridge Township, Wayne County, Pennsylvania who died on February 3, 2014. All persons indebted to said Estate are

required to make payment and those having claims or demands to present the same without delay to the Executor, Patrick Johannes c/o Mark R Zimmer, Esquire, 1133 Main Street, Honesdale, PA 18431.

3/14/2014 • 3/21/2014 • 3/28/2014

EXECUTRIX NOTICE

Estate of WILLIAM WEISS
Late of Lake Township
Executrix

PAMELA J. WEISS
200 KEYSTONE ROAD
LAKE ARIEL, PA 18436

Attorney
NICHOLAS A. BARNA
831 COURT STREET
HONSDALE, PA 18431

3/7/2014 • 3/14/2014 • 3/21/2014

ESTATE NOTICE

Notice is hereby given, that Letters Testamentary have been granted Kathryn E. Rowedder, Executrix of the Estate of Douglas A. Rowedder, late of Damascus, Wayne County, Pennsylvania who died on February 21, 2014. All persons indebted to said Estate are required to make payment and those having claims or demands to present the same without delay to the Executrix Kathryn E. Rowedder c/o Mark R Zimmer, Esquire, 1133 Main Street, Honesdale, PA 18431.

3/7/2014 • 3/14/2014 • 3/21/2014

EXECUTOR NOTICE

Estate of HUGH GEORGE HAYS
AKA HUGH G. HAYS
Late of Mount Pleasant Township
Executor
JOHN D. HAYS
109 BRIANT PARK DRIVE
SPRINGFIELD, NJ 07081-2161

3/7/2014 • 3/14/2014 • 3/21/2014

ESTATE NOTICE

Notice is hereby given that Letters Testamentary have been granted in the Estate of Robert J. Bressler, Jr. aka Robert Bressler late of Wayne County, Pennsylvania, on February 19, 2014 to Robert J. Bressler. All persons indebted to said estate are required to make payment, and those having claims or demands to present the same without delay to David F. Bianco, Esquire, 707 Main Street, P.O. Box 84, Forest City, PA 18421.

DAVID F. BIANCO, ESQUIRE
Attorney for the Estate

2/28/2014 • 3/7/2014 • 3/14/2014

**ESTATE OF
OLGA D. HERRNKIND**

ESTATE OF Olga D. Herrnkind of Waymart, Wayne County, Pennsylvania (died March 29, 2012). Notice is hereby given that Letters Testamentary for the Estate of Olga D. Herrnkind have been issued to James T. Mulligan Jr., Esquire, as Administrator of the Estate. All those having claims or demands against this Estate or indebtedness owed to Estate shall present claims or remit payment without delay to the Administrator,

James T. Mulligan, Jr., Attorney for the Estate, 941 Moosic Road, Old Forge, PA 18518.

2/28/2014 • 3/7/2014 • 3/14/2014

EXECUTOR NOTICE

Estate of FLORENCE I. WEAVER
Late of Hawley Borough
Executor
GERALD R. MESSER
48 DEER PARK LANE
HAWLEY, PA 18428
Attorney
JOHN F. SPALL
2573 ROUTE 6
HAWLEY, PA 18428

2/28/2014 • 3/7/2014 • 3/14/2014

EXECUTRIX NOTICE

Estate of GLEN VICTOR
COMMEAU AKA GLEN V.
COMMEAU
Late of Dreher Township
Executrix
SANDRA GITTO COMMEAU
42 E. STERLING ROAD
NEWFOUNDLAND, PA 18445
Attorney
WARREN SCHLOESSER, ESQ.
214 NINTH STREET
HONESDALE, PA 18431

2/28/2014 • 3/7/2014 • 3/14/2014

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 MARCH
20, 2014 AT 9:15 A.M. IN
COURT ROOM # 2, WAYNE
COUNTY COURT HOUSE,
HONESDALE, PA.

FIRST AND FINAL ACCOUNT
OF DIANNE S. ROMANO
EXECUTOR FOR ESTATE OF
ELEANOR S. YOUNG

NO. 180 O.C.D. 2014.

STEPHEN JENNINGS, ESQUIRE
JENNINGS & JENNINGS, LLC

3/7/2014 • 3/14/2014

NOTICE OF DECREE NISI
TAKE NOTICE THAT THE
FOLLOWING ACCOUNT HAS
BEEN FILED TO THE COMMON
PLEAS COURT OF WAYNE
COUNTY AND WILL BE
PRESENTED FOR
CONFIRMATION ON MARCH
27, 2014 AT 9:15 A.M. IN COURT
ROOM #2, WAYNE COUNTY
COURT HOUSE, HONESDALE,
PA.

FIRST AND FINAL
ACCOUNTING OF PATRICIA S.
ECK, ADMINISTRATRIX OF
THE ESTATE OF FREDRICK N.
ECK, Deceased, No. 20 O.C.D.
2014

3/7/2014 • 3/14/2014

**NOTICE OF FORMATION OF
LIMITED LIABILITY
COMPANY**

Notice is hereby given that S
FASIG CHARTER, LLC, has filed

its Certificate of Organization with
the Pennsylvania Department of
State. This notice is given in
accordance with 15 Pa. Cons. Stat.
Section 8913. This Limited
Liability Company has been
incorporated under the provisions
of the Pennsylvania Business
Corporation law of 1988, and has
been formed for the expressed
purpose of owning and operating
real estate within the
Commonwealth of Pennsylvania
and generally within the United
States.

The address at which the
Corporation will maintain its
principal place of business is as
follows:

650 Purdytown Turnpike,
Lakeville, PA 18438

Mark R Zimmer, Esquire
1133 Main Street
Honesdale, PA 18431

3/14/2014

**NOTICE OF FORMATION OF
LIMITED LIABILITY
COMPANY**

Notice is hereby given that SF
CHARTER, LLC, has filed its
Certificate of Organization with the
Pennsylvania Department of State.
This notice is given in accordance
with 15 Pa. Cons. Stat. Section
8913. This Limited Liability
Company has been incorporated
under the provisions of the
Pennsylvania Business Corporation
law of 1988, and has been formed
for the expressed purpose of
owning and operating a retail
business within the Commonwealth
of Pennsylvania and generally

within the United States.

The address at which the Corporation will maintain its principal place of business is as follows:

650 Purdytown Turnpike,
Lakeville, PA 18438

Mark R Zimmer, Esquire
1133 Main Street
Honesdale, PA 18431

3/14/2014

**NOTICE OF FILING
CERTIFICATE OF
ORGANIZATION**

Pursuant to the requirements of 15 Pa. C.S. Sec. 8913, notice is hereby given that on February 18, 2014, a Certificate of Organization — Domestic Limited Liability Company for BRADY STONE & LANDSCAPING, LLC, was filed with the Department of State, Harrisburg, Pennsylvania.

The purpose of the limited liability company is for the operation of a landscaping/masonry/excavating business.

BUGAJ/FISCHER, PC
308 NINTH ST., P.O. BOX 390
HONESDALE, PA 18431
(570) 253-3021

3/14/2014

**NOTICE OF FILING OF
CERTIFICATE OF
ORGANIZATION**

NOTICE IS HEREBY GIVEN THAT, Certificate of Organization for Domestic Limited Liability Company for Blueprint Investment Properties LLC, were filed with

and approved by the Department of State of the Commonwealth of Pennsylvania, effective January 27, 2014, pursuant to 15 Pa. C.S. Section 8913.

3/14/2014

NOTICE

NOTICE IS HEREBY GIVEN that the Articles of Incorporation has been filed with the Department of State of the Commonwealth of Pennsylvania in Harrisburg, PA on February 20, 2014, for ANR MANAGEMENT, INC., for the purpose of obtaining an Articles of Incorporation pursuant to the provisions of the Pennsylvania Business Corporation Law of 1988.

3/14/2014

**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
MARCH 26, 2014**

By virtue of a writ of Execution EverBank issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 26th day of March, 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 LOTS, PIECES OR PARCELS OF LAND SITUATE, LYING AND BEING IN THE TOWNSHIP OF LAKE, COUNTY OF WAYNE AND COMMONWEALTH OF PENNSYLVANIA BOUNDED AND DESCRIBED AS FOLLOWS:

FIRST PARCEL: BEGINNING AT THE MIDDLE OF THE PUBLIC ROAD LEADING FROM ARIAL TO GRAVITY; THENCE ALONG LINE OF LANDS OF M.M. BELCHER, IN THE PRIOR CHAIN OF TITLE, SOUTH 43 DEGREE AND 5 MINUTES EAST 84 1/2 FEET TO A POST FOR A CORNER; THENCE BY OTHER LANDS OF SUSAN S. SANDERCOCK, IN THE PRIOR CHAIN OF TITLE, NORTH 70 DEGREES AND 40 MINUTES WEST 68 1/10 FEET TO A CORNER IN THE MIDDLE OF THE SAID PUBLIC ROAD; THENCE ALONG THE MIDDLE OF THE SAID ROAD, NORTH 9 DEGREES AND 28 MINUTES EAST 39 4/10 FEET TO THE PLACE OF BEGINNING.

SECOND PARCEL: BEGINNING IN THE LINE OF LOT 153 OF CALWALLEDAR WILSON ALLOTMENT ON THE EAST SIDE OF THE PUBLIC ROAD LEADING FROM ARIEL TO GRAVITY; THENCE ALONG THE EAST SIDE OF SAID ROAD NORTH 14 3/4 DEGREES EAST 125 FEET TO A

STAKE; THENCE SOUTH 75 3/4 DEGREES EAST 100 FEET TO A STAKE; THENCE SOUTH 14 3/4 DEGREES WEST 157 8/10 FEET TO APOST ON LINE OF LANDS OF SUSAN S. SANDERCOCK, IN THE PRIOR CHAIN OF TITLES; THENCE ALONG SAID LINE NORTH 77 DEGREES AND 35 MINUTES WEST 130 FEET TO A STAKE; THENCE ALONG PARTY TO FIRST PART'S LAND (MARTIN DELCHER, IN THE PRIOR CHAIN OF TITLE), NORTH 50 DEGREES WEST 84 3/2 TO THE PLACE OF BEGINNING. AS DESCRIBED IN MORTGAGE BOOK 3307 PAGE 200

BEING KNOWN AS: 148 Maple Avenue, Lake Ariel, PA 18436

PROPERTY ID NO.: 12-0-0006-0013

Improvements thereon:
RESIDENTIAL DWELLING

TITLE TO SAID PREMISES IS VESTED IN GLENN A. SKELTON JR. BY DEED FROM IMC 97-7 REFI CO., LLC BY SELECT PORTFOLIO SERVICING INC., F/K/A FAIRBANKS CAPITAL CORPORATION BY IT'S ATTORNEY IN FACT BY POWER OF ATTORNEY RECORDED SIMULTANEOUSLY HEREWITH DATED 12/22/2005 RECORDED 01/13/2006 IN DEED BOOK 2957 PAGE 116 OR AT INSTRUMENT NUMBER .

Seized and taken in execution as
Tracy Janner Skelton 148 Maple
Avenue Lake Ariel PA 18436
Glenn A. Skelton 148 MAPLE
AVE LAKE ARIEL PA 18436

Execution No. 148-Civil-2013
Amount \$110,030.76 Plus
additional

January 15, 2014
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.**

Nicole LaBletta, Esq.

2/28/2014 • 3/7/2014 • 3/14/2014

**SHERIFF'S SALE
MARCH 26, 2014**

By virtue of a writ of Execution The Bank of New York Mellon Trust Company, N.A. FKA The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank N.A. SBM BANK ONE NATIONAL ASSOC AS TRUSTEE FOR RASC 2001 KS1 issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 26th day of March, 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#28, Section #1 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, 1971 in Plat Book 5, page66; May 10,1971 in Plat Book 5, pages 71and 72; March 14, 1972 in Plat Book 5, pages 76,79 through 84 and86; May26, 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

Book5, page 106; March 23, 1973 in Plat Book 5, page 107; APRIL 3, 1973 in Plat Book 5 pages 108 through 110; May 18, 1973 in Plat Book 5, pages 111 through 119 and September 24, 1973 in Plat Book 5 pages 120 through 123.

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 Junior B. and Judy Rajkumar, husband and wife by Key Group, Inc., A Florida Corporation, dated 05/11/1991, recorded 05/15/1991 in Book 563 Page 159.

Tax Parcel: 22-0-0015-0060

Premises Being: 28 ELMWOOD COURT, LAKE ARIEL, PA 18436

Improvements thereon:
RESIDENTIAL DWELLING

Seized and taken in execution as Junior B. Rajkumar 1235 Schenectady Avenue BROOKLYN NY 11203
Judy Rajkumar 1235 Schenectady Avenue BROOKLYN NY 11203

Execution No. 192-Civil-2013
Amount \$113,441.73 Plus additional

January 13, 2014
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.

2/28/2014 • 3/7/2014 • 3/14/2014

**SHERIFF'S SALE
MARCH 26, 2014**

By virtue of a writ of Execution Owcen Loan Servicing, 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 26th day of March, 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 pieces and parcels of land, situated in the Township of Damascus, County of

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

BEGINNING: at a point in the centerline of Pennsylvania Legislative Route 652 (PA L.R. 335); thence through lands now or formerly of prior Grantors through a set iron pipe located at or near the southern edge of the right-of-way of the aforementioned State Route 652, south 05 degrees 11 minutes 09 seconds west 562.53 feet to a set iron pipe; thence north 84 degrees 48 minutes 51 seconds west 251.04 feet to a set chiseled 'x' in the center of a stone wall, said point also being on a common line of lands of the prior Grantors and that now or formerly of Barnes (Deed Book 479, Page 154); thence along that now or formerly of Barnes as aforementioned, now or formerly Barnes (Deed Book 429, page 924), and now or formerly Cortese (Deed Book 478, page 307) north 04 degrees 44 minutes 11 seconds east 511.50 feet through a found iron pipe at or near the edge of the aforementioned right-of-way of State Route 652 to a point in the centerline of State Route 652; thence along the centerline of State Route 652 the following four (4) courses and distances:

- 1) North 87 degrees 26 minutes 21 seconds east 31.42 feet; and
- 2) North 85 degrees 58 minutes 19 seconds east 27.76 feet; and
- 3) North 84 degrees 18 minutes 24 seconds east 58.37 feet; and
- 4) North 82 degrees 29 minutes 38

seconds east 142.68 feet to the point and place of BEGINNING.

CONTAINING 3.108 acres, more or less, as shown on a map of Donald J. Matthews, PLS, dated September 20th, 1992, revised December 19th, 1992, and recorded in Wayne County Map Book 78 at page 30.

TITLE TO SAID PREMISES IS VESTED IN Kaliin T. Ki'Ganiis, by Deed from Paul V. Gilbert and Jody E. Gilbert, his wife, dated 05/16/2002, recorded 05/17/2002 in Book 1989, Page 241.

Tax Parcel: 07-0-0034-0004.-

Premises Being: 1518 BEACH LAKE HIGHWAY, BEACH LAKE, PA 18405-4063

Seized and taken in execution as KaliinT. Ki'Ganiis 1518 Beach Lake Highway BEACH LAKE PA 18405

Execution No. 293-Civil-2013
Amount \$132,158.76 Plus
additional

January 14, 2014
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.

2/28/2014 • 3/7/2014 • 3/14/2014

**SHERIFF'S SALE
MARCH 26, 2014**

By virtue of a writ of Execution Ocwen Loan Servicing, 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 26th day of March, 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 real property situate in the Borough of Honesdale, County of Wayne, Commonwealth of Pennsylvania, to wit:

Beginning at a point on the northwesterly line of Broad Street, being distant 71.00 feet northeasterly of the northerly line of Stone Street; thence along the land of Walter Jackson, north 61 degrees, 30 minutes west, 94.00 feet to a corner; thence along the

lands of William F. Coons, north 28 degrees, 30 minutes east, 40.10 feet to a corner; thence still along lands of Coons, north 56 degrees, 45 minutes west, 51.50 feet to a corner in the southeasterly line of Union Street; thence along said southeasterly line of Union Street, north 35 degrees, 38 minutes east 83.37 feet to a corner; thence along lands now or formerly of L.R. and C.L. Weidner, south 61 degrees, 30 minutes east 133.89 feet to a corner in the northwesterly line of Broad Street; thence along the said northwesterly line of Broad Street, south 28 degrees, 30 minutes west, 125.00 feet to the point and place of the beginning. Comprising within boundaries 38,438 square feet.

More commonly known as 106 Broad Street, Honesdale, Pennsylvania.

Tax ID # 11-9-74

Together with unto the mortgagee herein, its successors and assigns, all rights, liabilities, and privileges and under and subject to all conditions, restrictions, reservations and exceptions as set forth in the chain of title. Reference may be had to said deeds or the record thereof for any and all purposes in connection with this conveyance with the same force and effect as if the same were more fully and at large set forth herein.

Title to said Premises vested in James R. Tosto, an individual by

Deed from Joseph B. Rust and Christina M. Rust, his wife, as joint tenants with rights of survivorship dated 06/06/2005 and recorded 06/08/20058 in the Wayne County Recorder of Deeds in Volume 2784, Page 311.

Being known as 106 Broad Street, Honesdale, PA 18431

Seized and taken in execution as James R. Tosto 106 Broad Street HONESDALE PA 18431

Execution No. 438-Civil-2013
Amount \$107,036.26 Plus
additional

January 13, 2014
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**

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WILL FORFEIT DOWN
PAYMENT.
Robert W. Williams Esq.

2/28/2014 • 3/7/2014 • 3/14/2014

**SHERIFF'S SALE
MARCH 26, 2014**

By virtue of a writ of Execution Honesdale National 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 26th day of March, 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 in the Township of Damascus, County of Wayne and State of Pennsylvania, bounded and described as follows, to-wit:

Parcel 1
BEGINNING at a point in the center of Township Road T-504, being the common corner of Lot Nos. 21, 22, 2 and 3; thence along Lot No. 22, North 85° 28' 40" East 1201.03 feet to an iron pipe for a corner; thence North 14° 29' 10" West 119.59 feet to an iron pin and corner of Lot No. 20; thence North 89° 48' 55" West 1182.35 feet to the center of Township Road T-504; thence along the center of Township Road T-504 the following courses and distances: (1) South 35° 42' 40" East 29.23 feet; (2) South 20° 44' 25" East 39.37 feet; (3) South 09° 04' 10" East 35.82 feet; (4) South 00° 46'

30" West 35.40 feet; (5) South 12° 48' 10" West 55.84 feet; (6) South 17° 11' 50" West 29.87 feet to a corner in the center of Township Road T-504, being the point and place of beginning. Containing 4.44 acres, more or less. Being Lot No. 21 on map of Woodland Acres dated May 21, 1975 and recorded in map book 28, at page 80.

Parcel Tax # 07-0-0026-0019

Parcel 2
ALL that certain piece or parcel of land situate in the Township of Damascus, County of Wayne and State of Pennsylvania, bounded and described as follows, to-wit:
BEGINNING at a point in the center of Township Road T-504, being the common corner of Lot Nos. 2, 3, 21 and 22; thence along Lot No. 21, North 85° 28' 40" East 1,201.03 feet to an iron pipe for a corner; thence South 14° 29' 10" East 152.30 feet to an iron pipe for a corner; thence along Lot No. 23 South 85° 28' 40" West 1,247.29 feet to the center of Township Road T-504; thence along the center of Township Road T-504 the following courses and distances: (1) North 7° 11' 25" West 3.40 feet; (2) North 00° 14' 25" West 102.56 feet; (3) North 09° 52' 30" East 38.30 feet; (4) North 17° 11' 50" East 7.78 feet to a corner in the center of Township Road T-504, being the point and place of beginning. Containing 4.23 acres, more or less. Being Lot No. 22 on map of Woodland Acres dated May 21, 1975 and recorded in Map Book 28 at page 80.

Parcel Tax # 07-0-0026-0021

Seized and taken in execution as
Frank Morgan Berrian 242 Steep
Hill Road BEACH LAKE PA
18405

Execution No. 459-Civil-2013
Amount \$16,488.70 Plus additional

January 15, 2014
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 J. Martin, Esq.

2/28/2014 • 3/7/2014 • 3/14/2014

**SHERIFF'S SALE
MARCH 26, 2014**

By virtue of a writ of Execution The Dime 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 26th day of March, 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 pieces or parcels 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 T-677, said point also being a common corner of a 19 138 acre parcel, thence North 05 degrees 58' 36" West 749 985 feet to a corner, thence North 82 degrees 06' 41" East 1402 50 feet to a corner, thence South 19 degrees 09' 28" East 709 50 feet to a corner, thence South 18 degrees 24' 28" East 321 30 feet to a point in the center of the north branch of Calkins Creek, thence along same the following ten (10) courses and distances:

1. North 63 degrees 14' 38" West 29 75 feet
2. South 78 degrees 47' 06" West 46 38 feet
3. South 78 degrees 47' 06" West 70 24 feet
4. South 89 degrees 40' 14" West 55 21 feet

5. North 83 degrees 43' 04" West
56 08 feet
6. North 51 degrees 41' 45" West
62 405 feet
7. North 17 degrees 01' 02" West
36 83 feet
8. North 72 degrees 14' 06" West
39 62 feet
9. South 59 degrees 29' 07" West
98 61 feet
10. South 44 degrees 21' 46" West
147 18 feet to a point on a bridge
over aforementioned creek, said
point also being in the right-of-way
of T-677, thence near and/or along
the centerline of T-677 the
following thirteen (13) courses and
distances:
 1. South 80 degrees 09' 08" West
21 045 feet
 2. North 76 degrees 18' 52" West
187 89 feet
 3. North 69 degrees 27' 52" West
86 63 feet
 4. North 59 degrees 39' 22" West
79 14 feet
 5. North 60 degrees 39' 32" West
108 26 feet
 6. North 70 degrees 27' 42" West
68 86 feet
 7. North 79 degrees 43' 51" West
70 66 feet
 8. North 84 degrees 47' 15" 165
54 feet
 9. South 89 degrees 37' 15" West
83 92 feet
 10. South 74 degrees 42' 55" West
69 31 feet
 11. South 65 degrees 11' 45" West
91 97 feet
 12. South 66 degrees 23' 55" West
77 03 feet
 13. South 76 degrees 11' 05" West
60 11 feet to the place of

BEGINNING.

CONTAINING 29 350 acres as
shown on map recorded in Map
Book 78 at page 76, and subject to
the terms and conditions as set
forth on said map.

BEING the same premises which
Robert N. Herkimer granted and
conveyed to Robert Kent by deed
dated February 28, 2005 and
recorded in Wayne County Record
Book 2722 at page 62.

The above land is sold under and
subject to the covenants running
with the land that in the event that
the Grantee, his heirs and assigns
should subdivide the property, no
parcel shall be less than three (3)
acres.

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.

ADDRESS BEING: 129 Brook
Road, Tyler Hill, PA 18469

TAX MAP #07-0-0216-0038

Seized and taken in execution as
property of:
Robert Kent 37 Riverdale Avenue
OAKDALE NY 11769

Execution No. 116-Civil-2013
Amount \$55,806.88 Plus additional

January 10, 2014
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 M. Gregory, Esq.

2/28/2014 • 3/7/2014 • 3/14/2014

**SHERIFF'S SALE
APRIL 2, 2014**

By virtue of a writ of Execution instituted NationStar Mortgage LLC D/B/A Champion Mortgage Company issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 2nd day of April, 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, viz:

All Those Certain Parcels Of Land Situate In The Township Of Buckingham, Wayne County, Pennsylvania, Bounded And Described As Follows:

Beginning At An Iron Pin Driven In The Ground Which Pin Is Located At The Southeast Corner Of The Diamond Lot And Said Pin Also Being On The Westerly Bounds Of Myrick Dirt Road, So Called; Thence Running In A Straight Line In A Southerly Direction Along The West Bounds Of The Myrick Dirt Road, So Called, For A Distance Of 100 Feet To An Iron Pin; Thence At Right Angles Running In A Westerly Direction For A Distance Of 180 Feet To An Iron Pin, Said Pin Being Located At The Southeasterly Bounds Of The Harlow Kingsbury Lot; Thence Running In A Straight Line In A Northeasterly Direction For A Distance Of 100 Feet To An Iron Pin, Said Pin Being Located On The South Bounds Of The Diamond Lot; Thence Running In An Easterly Direction In A Straight Line For A Distance Of 150 Feet Along The South Bounds Of The Diamond Lot To An Iron Pin, Which Pin Being The Place Of Beginning Be The Same More Or Less.

Being A Portion Of The Premises Conveyed From V.S. Whitaker To Andy & Maude Myrick By A Deed Dated In Approximately The Year 1922 Or 1923.

And Being The Same Land That Andy Myrick And Maude Myrick By Deed Dated March 18, 1955

And Recorded In Deed Book 189, Page 419 Granted And Conveyed To Jack Clinton Teetor And Lucille May Teetor, The Said Jack Clinton Teetor Died.

Second Parcel: Beginning At An Iron Pin Driven In The Ground In The Westerly Bounds Of A Dirt Road At The Southerly Corner Of Lands Of Teetor And Running Thence In A Westerly Direction Along The Southerly Line Of Teetors Land 190 Feet, More Or Less, To An Iron Pin Corner; Thence Running In A Southerly Direction Along The Easterly Bounds Of Lands Of Kingsbury, 90 Feet More Or Less To A Corner; Thence Running In An Easterly Direction Along The Northerly Line Of Land Of Carley Brook And Myrick 210 Feet, More Or Less, To A Point In The Westerly Bounds Of A Dirt Road; Thence Running In A Northerly Direction Along Said Dirt Road 60 Feet, More Or Less, To The Point Or Place Of Beginning, Be The Same More Or Less.

Tax Parcel, Number(S): 03-0-0001-0010, 03-0-0001-0011

BEING KNOWN AS: 35 Myrick Road, Starlight, PA, 18461

Seized and taken in execution as property of:
UNKNOWN HEIRS OF
FREDRICK SPENCER 35
MYRICK ROAD STARLIGHT PA
18461

Execution No. 445-Civil-2013
Amount Due: \$111,699.33 Plus

additional costs

January 23, 2014
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.

3/7/2014 • 3/14/2014 • 3/21/2014

**SHERIFF'S SALE
APRIL 2, 2014**

By virtue of a writ of Execution instituted The Dime 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 2nd day of April, 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, viz:

All that certain piece or parcel of land, situate, lying and being in the Borough of Honesdale, County of Wayne and Commonwealth of Pennsylvania, and more particularly bounded and described as follows:

BEGINNING at a concrete D & H monument at the northeast corner of land now or formerly of Robert Hessling, thence along said Robert Hessling line South seventy (70) degrees eighteen (18) minutes ten (10) seconds west eighty-nine and fifty-two one hundredths (89 52) feet to the easterly line of Terrace Street; thence along the said easterly line of Terrace Street the following three courses (1) North eleven (11) degrees eight (08) minutes East two hundred thirty-three and twenty-four one-hundredths (233 24) feet, (2) along the arc of a curve to the right seventy-two and sixty-two one-hundredths (72 62) feet, said arc having a radius of thirty-one and forty-three one-hundredths (31 43) feet and subtended by a chord North seventy-seven (77) degrees nineteen (19) minutes forty-five (45) seconds East fifty-seven and fifty-one one-hundredths (57 51) feet, (3) South thirty-six (36) degrees twenty-eight (28) minutes thirty (30) seconds East one and two-hundredths (1 02) feet, thence along line of land now or formerly of Wayne Motors, Inc. South thirteen (13) degrees forty-four (44) minutes East three hundred

eight and seventy-four one-hundredths (308 74) feet to the westerly line of Pennsylvania Route 191, thence along said westerly line of Pennsylvania Route 191 the following three courses and distances (1) along the arc of a curve to the left seventy-four and seventy-three one-hundredths (74 73) feet, said arc having a radius of one hundred and ninety (190 0) feet and subtended by a chord South seven (7) degrees thirty-seven (37) minutes five (05) seconds West seventy-four and twenty-five one-hundredths (74 25) feet, (2) along the arc of a curve to the left one hundred five and twenty-seven one-hundredths (105 27) feet, said arc having a radius of seven hundred sixty-six and eighteen one-hundredths (766 18) feet and subtended by a chord South seven (7) degrees thirty-five (35) minutes ten (10) seconds East one hundred five and eighteen one-hundredths (105 18) feet, (3) South eleven (11) degrees thirty-one (31) minutes twenty (20) seconds East one hundred eighty-three and thirty one-hundredths (183 30) feet to the easterly line of Erie Street, thence along the said easterly line of Eric Street North twenty-five (25) degrees thirty-nine (39) minutes twenty (20) seconds West two hundred eighty-seven and forty-eight one hundredths (287 48) feet and North thirty (30) degrees fifty-seven (57) minutes forty (40) seconds West seventy-six and eighty-five one-hundredths (76 85) feet to the line of land now or formerly of Robert Hessling, thence along land now or formerly

of Robert Hessling and along an old hedgerow North sixty-three (63) degrees sixteen (16) minutes East sixty-six and twenty-eight one-hundredths (66 28) feet, North three (3) degrees twenty-one (21) minutes fifty (50) seconds East twenty-three and fifty-two one-hundredths (23 52) feet and North twenty-two (22) degrees twelve (12) minutes West seventy-four and five-hundredths (74 05) feet to the point of BEGINNING.

CONTAINING within said bounds one and eight-hundredths (1 08) acres All bearings are true bearing as surveyed by Elmer C Zapp, R S , and plotted upon a map entitled "Map of Property at Honesdale Boro, Wayne County, Pennsylvania, surveyed for George Bresset, June 13, 1967, Scale 1" = 30' ".

Being the same premises conveyed by Ramesh A Patel and Jyoti R Patel, his wife, to the mortgagors herein by deed bearing even date herewith and duly intended to be recorded simultaneously with the recording of this mortgage.

Address: 100 Terrace Street,
Honesdale, PA 18431

TRACT II

ALL that certain piece or parcel of land with the buildings and improvements thereon erected, situate in the Borough of Honesdale, County of Wayne and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point sixty-six and ninety-one hundredths (66 91) feet from an established angle iron corner on the Southerly side of Fourth Street, thence South eleven (11) degrees East, two hundred twenty-three (223) feet more or less to an iron pin for a corner, said iron pin being in the sidewalk on the Westerly side of the main shop building, West Bay, thence South seventy-nine (79) degrees West, one hundred forty-nine and twenty-five hundredths (149 25) feet to an iron pin for a corner, thence North eleven (11) degrees West two hundred twenty (220) feet more or less to an iron pin for a corner, thence North seventy-seven (77) degrees seventeen (17) minutes East, one hundred forty-eight and sixteen hundredths (148 16) feet more or less to a point and place of BEGINNING CONTAINING 0 8 acres, be the same more or less.

EXCEPTING AND RESERVING THEREFROM AND THEREOUT, a right of way to the Erie-Lackawanna Railroad Company, being twenty-five (25) feet in width and cutting through the entire Westerly side of the above said property, and shown on Drawing No 3010 by Arthur R Goerlitz, R P E , dated August 14, 1962.

TOGETHER WITH unto the Grantees herein, their heirs and assigns, of a perpetual easement for the maintenance of utilities and underground cables on abutting lands of the Grantor situate in the Borough of Honesdale, County of Wayne and State of Pennsylvania

and bounded and described as follows, to wit:

BEGINNING at a point West three (3) feet from the Northwestern corner of the Main Shop Building, West Bay, said corner being the Southeastern most corner of lands being conveyed by Irving Fox, et ux, to Nanbo, Inc, thence South eleven (11) degrees East, thirty-two (32) feet to a corner, thence South seventy-nine (79) degrees West, seventy and forty hundredths (70 40) feet to a corner on the Eastern Right of Way of the Erie-Lackawanna Railroad, thence along said Right of Way, North nine (9) degrees five (5) minutes West, thirty-two and sixteen hundredths (32 16) feet to a corner, thence North seventy-nine (79) degrees East, sixty-nine and seventy-five hundredths (69 75) feet to the point and place of BEGINNING.

TOGETHER WITH unto the Grantees herein, their heirs and assigns, of the right of ingress, egress and regress in and upon the said aforementioned described premises for the purpose of repairing, replacement, reconstruction and maintenance of the existing utilities and underground cables now situate thereon and servicing the premises conveyed by the Grantors and the Grantees.

EXCEPTING AND RESERVING unto the Grantors, its successors and assigns, in common however with the Grantees, their heirs and assigns, of the right for pedestrian

passageway only to the use of the concrete sidewalk situate on the eastern side of the office building located on the premises heretofore conveyed and extending from Fourth Street in a Southeasterly direction to the factory buildings owned by Irving Fox.

Subject to the right of public user in abutting public highways and streets.

Subject to a utility right of way as set forth in Wayne County Record Book 2067 at Page 77.

Being the same premises conveyed by John J Weidner and Dorothy Weidner, his wife, to Stephen M Putzi and Suzanne Putzi, his wife, by deed dated May 29, 2003, and recorded in Wayne County Record Book 2244 at

Seized and taken in execution as property of:

American Real Estate Investment Holdings I, Inc. 100 4th Street HONESDALE PA 18431

American Real Estate Investment Holdings, Inc. 100 4th Street HONESDALE PA 18431

Stephen M. Putzi 100 4th Street Honesdale PA 18431

Suzanne S. Putzi a/k/a Suzanne Putzi 100 4th Street HONESDALE PA 18431

Execution No. 632-Civil-2013
Amount Due: \$803,240.44 Plus additional costs

January 23, 2014
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.

Kimberly D. Martin Esq.

3/7/2014 • 3/14/2014 • 3/21/2014

**SHERIFF'S SALE
APRIL 2, 2014**

By virtue of a writ of Execution instituted
The Dime 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 2nd day of April, 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, viz:

PARCEL 1:

ALL that certain piece or parcel of land lying, situate and being in the Borough of Honesdale, County of Wayne and State of Pennsylvania, bounded and described as follows:

BEGINNING at the southeast corner of land now or formerly of Putzi and along the west side of the railroad track right of way line; thence along the west side of the railroad track right of way line, south 12 degrees 50 minutes 09 seconds east 99.58 feet and south 13 degrees 44 minutes 42 seconds east 91.24 feet to a found monument; thence along land now or formerly of Jurgensen Limited Partnership, south 76 degrees 15 minutes 18 seconds west 90.00 feet to a found monument and north 11 degrees 48 minutes 15 seconds west 350.65 feet to a corner; thence along land now or formerly of the Pennsylvania Department of Transportation, north 76 degrees 18 minutes 40 seconds east 24.72 feet to a corner; thence partly along land now or formerly of the Pennsylvania Department of Transportation and mostly along land now or formerly of Putzi, south 13 degrees 55 minutes 16 seconds east 159.79 feet to a corner near a light pole; thence along land now or formerly of Putzi, north 76 degrees 04 minutes 44 seconds east 54.49 feet to the place of BEGINNING.

CONTAINING 0.48 acres as surveyed by James B. Rutherford, R.P.L.S. and depicted on a map of said survey dated June 9, 2010.

TAX PARCEL NO.: 11-12-78.2.-

PARCEL 2:

ALL THAT CERTAIN piece or parcel of land lying, situate and being in the Borough of Honesdale, County of Wayne and Commonwealth of Pennsylvania, bounded and described in accordance with the Preliminary/Final Subdivision Plan prepared by Cornerstone Consulting Engineers & Architectural, Inc., dated 6/1/11 and recorded on the 11th day of January 2013, in Bk 118, Page 19 as follows:

Beginning at a point at the dividing line between Lot 75 (lands now or formerly of Putzi) and the herein described parcel, thence along said dividing line north 76 degrees 03 minutes 46 seconds east 69.76 feet to a point at the dividing line between Proposed Lot 'B' and the herein described parcel, thence along said dividing line the following three courses: (1) south 13 degrees 55 minutes 16 seconds east 83.55 feet, (2) south 57 degrees 07 minutes 15 seconds east 12.02 feet, and (3) south 13 degrees 55 minutes 16 seconds east 36.35 feet to a corner at Proposed Lot 'B', thence along Proposed Lot 'B' and along a portion of the southerly line of Proposed Lot 'A' north 76 degrees 22 minutes 22 seconds east 257.92 feet to a point; thence south 75 degrees 03 minutes 21 seconds east 22.11 feet to a point along the west bank of the Lackawaxen River; thence along

the west bank of the Lackawaxen River {with the flow} the following four courses: (1) south 15 degrees 10 minutes 20 seconds west 279.56 feet, (2) south 12 degrees 16 minutes 01 seconds west 322.42 feet, (3) south 35 degrees 32 minutes 53 seconds east 9.33 feet, and (4) south 04 degrees 09 minutes 36 seconds west 79.45 feet to a point, thence crossing a private railroad track siding, South 76 degrees 14 minutes 57 seconds West 46.00 feet to a corner on the East side of the railroad track right of way line; thence along the East side of the railroad track right of way line, the following three courses: (1) north 13 degrees 38 minutes 40 seconds west 194.29 feet, (2) north 13 degrees 44 minutes 42 seconds west 490.06 feet, and (3) north 12 degrees 50 minutes 09 seconds west 99.65 feet to the point and place of Beginning.

ALL THAT CERTAIN piece or parcel of land lying, situate and being in the Borough of Honesdale, County of Wayne and Commonwealth of Pennsylvania, bounded and described in accordance with the Preliminary/Final Subdivision Plan prepared by Cornerstone Consulting Engineers & Architectural, Inc., dated 6/1/11 and recorded on 11th day of January 2013, in Bk 118, Page 19, as follows:

Beginning at a point on the southerly right-of-way line of Fourth St. said point lying a distant

north 73 degrees 56 minutes 55 seconds east 81.83 feet from the terminus of the fourth course of the description of tax parcels 11-12-76, 11-12-77 and 11-12-78 on page 4 as recorded in deed book 4141 page 065, thence along the westerly line of Proposed Lot A (CVS Lot) south 13 degrees 55 minutes 16 seconds east 348.12 feet to a point along a portion of the northerly line of Lot 78, Remaining Lands, thence along said remaining lands the following three courses: south 76 degrees 22 minutes 22 seconds west 138.28 feet, north 13 degrees 55 minutes 16 seconds west 36.35 feet, and north 57 degrees 07 minutes 15 seconds west 12.02 feet; to a corner in the same thereof, thence still along a portion of remaining lands and along the easterly line of Lot 75 (T.M.P. #11-0-0012-0075, lands n/f Putzi) north 13 degrees 55 minutes 16 seconds west 310.67 feet to a point on the southerly right-of-way line of Fourth Street, thence the following three courses along the southerly line of Fourth Street: north 76 degrees 04 minutes 11 seconds east 64.73 feet, south 13 degrees 55 minutes 49 seconds east 11.42 feet and south 73 degrees 56 minutes 55 seconds west 81.83 feet to the point and place of beginning.

BEING Lot 'B' on the above referenced Plan.

Containing 51,028 square feet (1.1714 acres) plane surface measure.

Subject to an access easement across other lands of American Real Estate Investment Holding III, Inc., In favor of Proposed Lot 'A' (CVS Lot) and more particularly described as follows:

Commencing at the beginning point of the entire tract above; thence south 13 degrees 55 minutes 16 seconds east 297.32 feet along a portion of the last course of the entire tract above to a point in the same thereof, thence north 84 degrees 43 minutes 19 seconds west 11.84 feet thence, south 76 degrees 04 minutes 44 seconds west 33.32 feet thence, north 13 degrees 55 minutes 16 seconds west 182.46 feet thence, south 76 degrees 04 minutes 44 seconds west 2.42 feet, thence north 13 degrees 55 minutes 16 seconds west 109.23 feet to a point on the southerly right-of-way line of Fourth Street thence north 73 degrees 56 minutes 55

Seized and taken in execution as property of:
American Real Estate Investment Holdings III, Inc. 100 4th Street HONESDALE PA 18431
Stephen Putzi 100 4th Street HONESDALE PA 18431
Suzanne S. Putzi a/k/a Suzanne Putzi 100 4th Street HONESDALE PA 18431

Execution No. 633-Civil-2013
Amount Due: \$51,634.82 Plus additional costs

January 23, 2014
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.

Kimberly D. Martin Esq.

3/7/2014 • 3/14/2014 • 3/21/2014

**SHERIFF'S SALE
APRIL 2, 2014**

By virtue of a writ of Execution HSBC Bank USA, N.A. as Trustee for Sequoia Mortgage Trust 2007-3 by its servicer Ocwen Loan Servicing, 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 2nd day of April, 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,

viz:

ALL THAT CERTAIN parcel of land situated in the Township of Salem, County of Wayne, Commonwealth of Pennsylvania, being known and designated as Lot 629, Section 7 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 Page 62 and 63; March 24, 1971 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 108; March 23, 1973 in Plat Book 5, Pages 107; April 3, 1973 in Plat Book 5, Pages 108 through 110; May 18, 1973 in Plat Books 5, Pages 111 Through 119.

Premises being 1645 The Hideout, 629 Lake View Drive, Lake Ariel, PA 18436

Parcel no. 22-0-0023-0103

BEING the same premises which Frank Gingerelli and Carol Ann Gingerelli, his wife, by Deed dated

April 12, 1997 and recorded April 17, 1997 in the Office of the Recorder of Deeds in and for Wayne County in Deed Book 1234 Page 155, granted and conveyed unto Stephen Matlin.

Seized and taken in execution as Stephen Matlin 1645 The Hideout, 629 Lake View Dr LAKE ARIEL PA 18436
Diane Matlin 1645 The Hideout 629 Lake View DR LAKE ARIEL PA 18436

Execution No. 547-Civil-2013
Amount \$210,202.61 Plus
additional

January 16, 2014
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.

Andrew Marley, Esq.

3/7/2014 • 3/14/2014 • 3/21/2014

CIVIL ACTIONS FILED

*FROM FEBRUARY 15, 2014 TO FEBRUARY 21, 2014
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

JUDGMENTS

NUMBER	LITIGANT	DATE	DESCRIPTION	AMOUNT
2005-20111	IVES MARK	2/19/2014	SATISFACTION	6,151.28
2007-20336	MAY GEORGE W	2/18/2014	SATISFACTION	—
2008-20683	CASEY BETTY	2/18/2014	WRIT OF SCIRE FACIAS	—
2010-00706	POTRATZ GORDON A	2/20/2014	WRIT OF EXECUTION	119,685.64
2010-00706	POTRATZ JUDY A	2/20/2014	WRIT OF EXECUTION	119,685.64
2011-00631	DAMATO DEBRA	2/21/2014	VACATE JUDGMENT	—
2013-00116	KENT ROBERT	2/21/2014	MOTOR VEHICLE JDGMT	5,345.22
2013-00484	PINTO ANTHONY	2/19/2014	FINAL JUDGMENT	—
2013-00501	BUDRICK RICHARD	2/21/2014	DEFAULT JUDGMENT	2,778.64
2013-00602	EHNAT ROSE M	2/19/2014	DEFAULT JUDG IN REM	143,331.10
2013-00650	MULCAHY PETE F	2/19/2014	DEFAULT JUDGMENT	190,485.12
2013-00650	MULCAHY LISA A	2/19/2014	DEFAULT JUDGMENT	190,485.12
2013-00652	MULCAHY PETE F	2/19/2014	DEFAULT JUDGMENT	52,988.08
2013-00652	MULCAHY LISA A	2/19/2014	DEFAULT JUDGMENT	52,988.08
2013-00663	LAMBERTH MELISSA	2/21/2014	DEFAULT JUDGMENT	1,414.38
2013-00666	HOLLAND SHIRLEY A	2/21/2014	DEFAULT JUDGMENT	53,695.19
2013-00666	HOLLAND MARTIN M	2/21/2014	DEFAULT JUDGMENT	53,695.19
2013-00666	HOLLAND SHIRLEY A	2/21/2014	WRIT OF EXECUTION	53,695.19
2013-00666	HOLLAND MARTIN M	2/21/2014	WRIT OF EXECUTION	53,695.19
2013-20116	MARONNA JOHN A	2/19/2014	WRIT OF EXECUTION	—
2013-20116	PNC BANK GARNISHEE	2/19/2014	GARNISHEE/WRIT EXEC	—
2013-20343	HORST MICHAEL V	2/19/2014	SATISFACTION	1,236.50
2013-20343	MICHAEL HORST QUALITY PAINTING	2/19/2014	SATISFACTION	1,236.50
2013-20400	KEMP LISA FLORES	2/20/2014	SATISFACTION	—
2013-20863	SULLIVAN JEFFREY J	2/19/2014	SATISFACTION	—
2013-21049	FREEDOM FROM CALLS ANSWERING SERVICE INC	2/19/2014	SATISFACTION A CORPORATION	27,972.56
2013-21459	HINDS MONICA	2/18/2014	WRIT OF EXECUTION	6,963.36
2013-21459	WOODFOREST NATIONAL BANK GARNISHEE	2/18/2014	GARNISHEE/WRIT EXEC	6,963.36
2014-20121	STRACKBEIN JODIE	2/18/2014	JP TRANSCRIPT	1,198.61
2014-20122	TALLMAN MASONRY INC	2/18/2014	TAX LIEN	1,668.86
2014-20123	HAMLIN CARR WASH INC	2/18/2014	TAX LIEN	17,256.72
2014-20124	GARDNER LAUREL	2/18/2014	TAX LIEN	5,253.92
2014-20124	LAURELS HOMETOWN CAFE T/A	2/18/2014	TAX LIEN	5,253.92
2014-20125	PJ BRINDLE GENERAL CONTRACTING INC	2/18/2014	TAX LIEN	7,002.12
2014-20126	CURTIS ROSE M	2/18/2014	TAX LIEN	1,373.62
2014-20126	JESSICAS BAGEL BIN AND DELI T/A	2/18/2014	TAX LIEN	1,373.62

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

2014-20127	FLYNNS NATURESCAPES INC	2/18/2014	TAX LIEN	4,678.88
2014-20128	LANDCRAFTERS INC	2/18/2014	TAX LIEN	3,710.62
2014-20129	LAKE REGION TITLE LLC	2/18/2014	TAX LIEN	1,297.22
2014-20130	LEE BRENDA CLEMO	2/18/2014	JP TRANSCRIPT	1,188.98
2014-20130	CLEMO BRENDA LEE	2/18/2014	JP TRANSCRIPT	1,188.98
2014-20131	HOLLISTER MARLENE	2/19/2014	TAX LIEN	1,363.81
2014-20131	KIDPEDDLER EXPRESS	2/19/2014	TAX LIEN	1,363.81
2014-20132	BRAYER SUSAN	2/19/2014	JP TRANSCRIPT	1,999.61
2014-20133	MANGI FRANK A	2/21/2014	JUDGMENT	1,937.00
2014-20134	KOZIMOR MICHAEL J	2/21/2014	JUDGMENT	1,223.50
2014-20135	KOZIMOR MICHAEL J	2/21/2014	JUDGMENT	2,516.00
2014-20136	CONWAY DANIEL T	2/21/2014	JUDGMENT	5,161.00
2014-20137	HASSAN AUDAI	2/21/2014	JUDGMENT	3,312.49
2014-20138	EVANS JUDY A	2/21/2014	JUDGMENT	3,041.50
2014-20139	PINDER JUSTIN T	2/21/2014	JUDGMENT	1,196.00
2014-20140	STINNARD SEAN	2/21/2014	JUDGMENT	1,581.50
2014-20141	THOMAS MARK R	2/21/2014	JP TRANSCRIPT	1,060.00
2014-20141	THOMAS EILEEN	2/21/2014	JP TRANSCRIPT	1,060.00
2014-20142	DORANT INC	2/21/2014	JUDGMENT	1,267.05
2014-20143	FITZGERALD DOREEN	2/21/2014	TAX LIEN	1,391.85
2014-20143	DEE-ZIGNS T/A	2/21/2014	TAX LIEN	1,391.85
2014-20144	KEYES BUSINESS SOLUTIONS LLC	2/21/2014	TAX LIEN	722.51
2014-20145	MAPLE CITY AMUSEMENT CO INC	2/21/2014	TAX LIEN	1,291.61
2014-20146	DAY EDWIN E	2/21/2014	TAX LIEN	2,965.29
2014-20146	DAYS BAKERY T/A	2/21/2014	TAX LIEN	2,965.29
2014-20147	FREDERICK N ECK PC A CORPORATION	2/21/2014	TAX LIEN	1,570.07
2014-20148	CARTER L JIMMIE	2/21/2014	TAX LIEN	5,267.27
2014-20148	JIMMIE CARTER EQUIPMENT RENTAL T/A	2/21/2014	TAX LIEN	5,267.27
2014-20149	JPS FAMILY RESTAURANT A CORPORATION	2/21/2014	TAX LIEN	1,329.74
2014-20150	NATURAL BALANCE INC	2/21/2014	TAX LIEN	15,493.51
2014-20151	BIRMELIN KELLY	2/21/2014	TAX LIEN	790.10
2014-20151	MORNING GLORY GIFTS T/A	2/21/2014	TAX LIEN	790.10
2014-40011	DISHONG CHERYL OWNER	P 2/19/2014	STIP VS LIENS	—
2014-40011	DISHONG JOHN OWNER	P 2/19/2014	STIP VS LIENS	—
2014-40011	REGAL PLUMBING & HEATING CONTRACTOR	2/19/2014	STIP VS LIENS	—

CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00081	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	2/19/2014	—
2014-00081	NEUMANN KARLEY	DEFENDANT	2/19/2014	—
2014-00082	MIDLAND FUNDING LLC	PLAINTIFF	2/19/2014	—
2014-00082	OTT ANDREW SR	DEFENDANT	2/19/2014	—

2014-00083	MIDLAND FUNDING LLC	PLAINTIFF	2/19/2014	—
2014-00083	MYERS RONALD	DEFENDANT	2/19/2014	—
2014-00084	UNIFUND CCR LLC	PLAINTIFF	2/19/2014	—
2014-00084	TOTH MARIE	DEFENDANT	2/19/2014	—
2014-00090	MIDLAND FUNDING LLC	PLAINTIFF	2/21/2014	—
2014-00090	NIEDT BARBARA	DEFENDANT	2/21/2014	—
2014-00091	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	2/21/2014	—
2014-00091	NESTRICK STACEY	DEFENDANT	2/21/2014	—
2014-00092	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	2/21/2014	—
2014-00092	RAMIREZ BARBARA	DEFENDANT	2/21/2014	—
2014-00093	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	2/21/2014	—
2014-00093	ELLIOTT CHRISTINE	DEFENDANT	2/21/2014	—
2014-00095	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	2/21/2014	—
2014-00095	GERSHEY DONALD	DEFENDANT	2/21/2014	—

CONTRACT — OTHER

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00089	BARCLAYS BANK DELAWARE PLAINTIFF/APPELLEE	PLAINTIFF	2/20/2014	—
2014-00089	RANDOLPH JENNIFER DEFENDANT/APPELLANT	DEFENDANT	2/20/2014	—

MISCELLANEOUS — COMMON LAW/STATUTORY ARBITRATION

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00085	GUSTIN PAUL	PLAINTIFF	2/19/2014	—
2014-00085	GUSTIN LINDA	PLAINTIFF	2/19/2014	—
2014-00085	CHESAPEAKE APPALACHIA LLC	DEFENDANT	2/19/2014	—
2014-00086	CLEARY JAMES	PLAINTIFF	2/19/2014	—
2014-00086	CLEARY MARY JOAN	PLAINTIFF	2/19/2014	—
2014-00086	CHESAPEAKE APPALACHIA LLC	DEFENDANT	2/19/2014	—

NAME CHANGE

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00088	TONKIN ABBIGALE MINOR	PETITIONER	2/20/2014	—
2014-00088	CLARK ALICIA (PETITIONER)	PETITIONER	2/20/2014	—

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00080	BENEFICIAL CONSUMER DISCOUNT	PLAINTIFF	2/19/2014	—
2014-00080	BUTLER JOANN M	DEFENDANT	2/19/2014	—
2014-00080	BUTLER RICHARD B II	DEFENDANT	2/19/2014	—
2014-00087	NATIONSTAR MORTGAGE LLC	PLAINTIFF	2/20/2014	—
2014-00087	SIMPSON DENNIS W	DEFENDANT	2/20/2014	—
2014-00087	SIMPSON GWEN M	DEFENDANT	2/20/2014	—
2014-00094	CITIMORTGAGE INC SUCCESSOR BY MERGER TO	PLAINTIFF	2/21/2014	—
2014-00094	ABN AMRO MORTGAGE GROUP INC	PLAINTIFF	2/21/2014	—
2014-00094	GRIEVE MARY	DEFENDANT	2/21/2014	—

MORTGAGES AND DEEDS

*RECORDED FROM MARCH 3, 2014 TO MARCH 7, 2014
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

GRANTOR	GRANTEE	LOCATION	AMOUNT
Burgerhoff Robert C Jr	Honesdale National Bank	Canaan Township	
Burgerhoff Patricia A			187,000.00
Antoniolli Henry W	Wayne Bank	Dyberry Township	150,000.00
Kerber Pamela M	Dime Bank	Damascus Township	22,000.00
Reggie Steven	Navy Federal Credit Union	Salem Township	93,000.00
Messler Michael J	Mortgage Electronic Registration Systems	Scott Township	
Messler Joanne			200,000.00
Major Diane B	Peoples Security Bank & Trust Company	Lehigh Township	
Major Richard A			64,000.00
Palkovic Michael W Jr	Honesdale National Bank	South Canaan Township	
Palkovic Karyn			50,000.00
Murphy Neil	Mortgage Electronic Registration Systems	Salem Township	71,550.00
Michener Mark W	Mortgage Electronic Registration Systems	Lake Township	
Firestone Joanne			141,400.00
Kenyon Timothy B	Kenyon Beth M	Manchester Township	40,000.00
Macey Jason R	Citizens Savings Bank	Damascus Township	
Macey Jaelyn L			100,800.00
Wayne Memorial Long Term Care Inc	Dime Bank	Waymart Borough	3,200,000.00
Halvest Limited Partnership	Wells Fargo Bank	Paupack Township	1,380,000.00
Halvest Limited Partnership	Wells Fargo Bank	Salem Township	1,380,000.00
Halvest Limited Partnership	Wells Fargo Bank	Palmyra Township	1,380,000.00
Johnson Thomas	Mortgage Electronic Registration Systems	Mount Pleasant Township	
White Heather L			88,369.00
Rodgers Peter E	Wayne Bank	Honesdale Borough	200,000.00
Nasser William K Jr	Fidelity Deposit & Discount Bank	Lake Township	
Nasser Joseph G			110,000.00
Borton Christopher L	Manufacturers & Traders Trust Company	Paupack Township	
Borton Karen A			60,000.00
Sciss Michael B	Mortgage Electronic Registration Systems	Lake Township	
Sciss Michele A			76,200.00

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

Johnson William R	Mortgage Electronic Registration Systems	Texas Township	
Johnson Beth Ellen			185,575.00
Tyson Barbara J	Redevelopment Authority Of Wayne County	Hawley Borough	19,619.00
Sloss Robert A	Honesdale National Bank	Paupack Township	55,000.00
Mayer Ryan D	Honesdale National Bank	Damascus Township	
Mayer Thad Nguyen V			98,000.00
Fahey Peter C	Johnson Willis Jr Johnson Teresa W	Manchester Township	119,900.00

DEEDS

GRANTOR	GRANTEE	LOCATION	LOT
Barrett Richard R	Richard R Barrett Revocable Trust	Damascus Township	
Barrett Carol L	Barrett Carol L		
Skelton Kenneth L	Zellmer George E	Sterling Township	
Skelton Lillian M	Zellmer Joan M		
Reggie Steven	Reggie Steven	Salem Township	
Reggie Maria			Lot 3
Erhard Alfred F	Comba Robert P	Sterling Township	
Erhard Marie C	Comba Annmarie		Lot 12
Meuse Linda	Obrien John	Lehigh Township	
Meuse Brian			
Meuse Linda	Obrien John	Lehigh Township	
Meuse Brian			
Fritz Anthony P	Barra Gregory Barra Amy	Palmyra Township	
Rusnak Michael	Meyer Marc I Meyer Susan R	Salem Township	Lot 2557
Tamburello Ignazio	Oldham Jon F	Salem Township	
Tamburello Anita	Oldham Aniko		Lot 318
Tamburello Joseph			
Maltese Annamarie			
Maltese Nicholas			
Meyer Marc I	Murphy Neil	Salem Township	
Meyer Susan R			Lot 302
Palazzo Richard A	Shanks William C	Paupack Township	
Palazzo Amanda	Baker Constance H		Lot 163
Boylan Joseph D	Morris Susan G	Lehigh Township	
Boylan Kathleen			Lots 236 & 237
Jurgensen Gerd A	Gerd A Jurgensen Inter Vivos Irrevocable Tr	Damascus Township	
Kenyon Beth M	Kenyon Timothy B Sr	Manchester Township	
Ryan Eileen	Macey Jason R Macey Jaclyn L	Damascus Township	Lot 48
Romance James E	Romance Joanne W	Waymart Borough	
Romance Joanne W			

Wayne Memorial Hospital Nursing Home	Wayne Memorial Long Term Care Inc	Waymart Borough	
Wayne Memorial Long Term Care Inc			
Tressler Robert L II	Defilippis Michael A Defilippis Jennifer N	Clinton Township 1	Lot 10
Bock Antoinette AKA Est	Johnson Thomas	Mount Pleasant Township	
Bock Antoinette M AKA Est	White Heather L		
Donlick Delores M Exr			
Wilson James R	Troutsome L L C	Damascus Township	
Bayster Thomas A By Sheriff	H & R Block Bank	Honesdale Borough	
Matacchiera Angelina	Matacchiera Angelina Matacchiera Caesar	Lake Township	Lot 4250
Manoy James R	Emmet Kim Manoy Kim	Honesdale Borough	
Aronson Robert	Weisman Harvey	Paupack Township	Lots 41 & 42
Cerekwas Elaine	Clark Carol	Lehigh Township	Lot 18
Hollister Alvin W	Olszyk Chad N	Salem Township	
Hollister Nancy S	Olszyk Nicole K		Lot 1
Rivera Edwin	Cipull Y Joanne	Texas Township 1 & 2	
Rivera Danielle			
Wayne County Tax Claim Bureau	Blazeski Zorka	Lehigh Township	
Davies Kerry E			
Mendel Maureen	Partyka David	Sterling Township	
Rotolo Maureen			
Rotolo Michel			
Mendel Christine A			
Bossick Donald J	Bossick Christopher	Clinton Township 2	
Bossick Rose B			Lot 4
Kent Robert	Mayer Ryan D Mayer Thao Nguyen V	Damascus Township	
Johnson Willis Jr	Fahey Peter C	Manchester Township	
Johnson Teresa W			
H S B C Bank U S A Tr By Af	Yatwa Robert Scott	Berlin Township	
Wells Fargo Bank Af	Yatwa Lisa		Lots 24 & 15

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April 17, 2014

8:30 a.m.–4:00 p.m.

2014 Family Law Institute

5 hours substantive/1 hour ethics

April 30, 2014

12:30 p.m.–3:45 p.m.

The Jury Process in Criminal Cases

3 hours substantive/0 hour ethics

Pre-register through pbi.org

Registration to begin 1/2 hour prior to beginning of class
if allowable with Courthouse hours.

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Name: _____

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