

OFFICIAL LEGAL JOURNAL OF WAYNE COUNTY, PA

22nd Judicial District

Vol. 4 ★ APRIL 4, 2014 ★ Honesdale, PA ★ No. 4



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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

Judge of the Court of Common Pleas

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.

Commissioners

Brian W. Smith, *Chairman*
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

JUDGE HAMILL IS OUT THE WEEK OF APRIL 7TH
NO MATTERS WITH JUDGE WILL BE HEARD

MONDAY APRIL 7, 2014

Time 9:00 AM - 9:30 AM
Subject Arbitrations
Nicholas Barna/Richard Henry

Tuesday, April 08, 2014

NO COURT MATTERS

Wednesday, April 09, 2014

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

Thursday, April 10, 2014

NO COURT MATTERS

Friday, April 11, 2014

NO COURT MATTERS

NEWS FROM THE PENNSYLVANIA DISCIPLINARY BOARD
FOR MARCH 2014:

**PA. SUPREME COURT: ATTORNEY-CLIENT PRIVILEGE
DOES NOT PROTECT STATE AGENCY FROM
GRAND JURY SUBPOENA**

On February 18, 2014, the Pennsylvania Supreme Court handed down a decision with a significant impact on the attorney-client privilege for communications between Commonwealth agencies and their counsel.

The case of *In Re: Thirty Third Statewide Investigating Grand Jury* arose from an appeal by the Pennsylvania Turnpike Commission from an order denying a protective order against subpoenas from the Office of the Attorney General (OAG) seeking records of communications between the Commission and its inside and outside counsel. The records were sought in connection with a grand jury investigating possible criminal actions committed by state agencies or agents.

The majority opinion, authored by Chief Justice Ronald Castille, held that the OAG, as the entity empowered to enforce the laws of the Commonwealth, had the power to review all record of communications between state agencies and attorneys hired or retained to advise the agencies and their officials. The Court looked to the “books and records” provision of the Commonwealth Attorneys Act, 71 P.S. s. 732-208, and concluded that attorney-client privilege was not stated as an exception to the broad access that law provided to the OAG in carrying out its duties. The Court noted that Rule 1.13 of the Rules of Professional Conduct provides that the attorney-client privilege must be analyzed differently in the government context than in the private sector. The Court cited several Federal cases which have held that the privilege is narrower in governmental relationships than for others. It found that the attorney-client privilege of government attorneys runs to the Commonwealth itself, rather than to the particular persons or agency with whom the attorney communicates. Thus, in the context of an investigation for enforcement of the laws of the Commonwealth, the OAG has access to the communications as the Commonwealth’s chief law enforcement office. The Court also rejected the argument that the work-product privilege provided a separate basis for the agency or its attorneys to resist compliance with the subpoenas.

Justice Saylor filed a concurring opinion in which he reiterated the view of an opinion he filed dissenting from the grant of the Commission’s petition for review, arguing that the case should only be heard on an appeal from an adjudication of contempt, as would be the case with a private party. However, he concurred in the majority’s reasoning.

Justice Baer filed a concurring opinion, joined by Justice Todd, in which he stressed that the Court’s opinion is limited to the narrow set of facts before it, and should not be construed as a broad rejection of the assertion of the privilege by state officers in other contexts.

MedReturn

Drug Collection Unit



WANTED:

Unwanted, unused & expired prescription and over-the-counter medications

1 in 5
high school students
have abused
prescription drugs.

Every day
2,500
kids abuse
prescription
drugs for the
first time.

75%
of people who abuse
prescription pain relievers say
they got them from friends or
relatives.

Don't let unwanted or expired medicines add to the startling statistics. If you have prescriptions or over-the-counter and other unused medicines, PA MedReturn drop boxes are a safe, effective and environmentally-friendly way to dispose of them.

FREE AND ANONYMOUS

Products Accepted

Prescription and over-the-counter solid medications, tablets and capsules, liquid medications, inhalers, creams, ointments, nasal sprays, and pet medicines

Products NOT Accepted

Intravenous solutions, injectables and needles

Where

Wayne County Courthouse Vestibule
925 Court Street
Honesdale, PA 18431

A project of the
Wayne District Attorney's Office, Janine Edwards, DA
with the support of



CERTIFICATES OF INSURANCE

Business transactions frequently require the valuable protection provided by insurance. A Certificate of Insurance is a document that is often requested as proof that adequate insurance exists. A certificate is not the same as a policy and certificates do not affect the coverage provided by a particular insurance policy. Therefore, requests to "endorse the certificate of insurance" are inappropriate and misleading. A certificate is a separate document that is used to comply with a common contract requirement to verify certain types and amounts of insurance.

Certificate holders, the entity or party requiring the certificate, often demand that they appear as "additional insureds." This requires an endorsement (change) to the policy and it gives them coverage for injury or damage resulting from the contract.

Example: Tenant A leases a building from Property Owner B. Property Owner B demands that the tenant changes its insurance policy to also show the property owner as an additional insured. If a tenant's customer is injured on the premises and sues both the property owner and the tenant, the tenant's liability policy would provide coverage for both parties.

Construction contracts require certain forms of insurance, certain insurance limits, a hold harmless agreement and the inclusion on insurance policies as additional insureds. A "hold harmless" agreement is a contract provision that states how much responsibility each party accepts for damages arising out of the agreement.

A certificate of insurance can confirm that the appropriate policies were issued and that other requirements were also met. It is important to have a system for monitoring receipt of certificates BEFORE any sub-contractors are allowed to begin work. If certificates are not obtained or kept up-to-date, when the contractor's Workers Compensation and General Liability policies are audited, the payroll for the sub-contractors without Certificates will be included with the contractor's resulting in an additional premium charge.

Ask your insurance agent to help determine if you should be obtaining or providing certificates of insurance in conjunction with your business. In addition, when you're required to provide a Certificate, send your agent a copy of the contract. The contract allows the agent to assist you in determining what liabilities you are accepting and what can be done to modify your insurance program to best protect your financial well-being.

Provided by Olsommer-Clarke Insurance Group, Inc.
610 Hamlin Highway, Hamlin, PA 18427 • 570-689-9600

LEGAL NOTICES

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

ESTATE NOTICES

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

EXECUTOR NOTICE

Estate of SOPHIE HIRIS
Late of Hawley Borough
Executor
GARY PRIMOSCH
1882 HART STREET
RIDGWOOD, NY 11385
Attorney
THOMAS F. FARLEY, ESQ.
2523 ROUTE 6, SUITE #1
HAWLEY, PA 18428

4/4/2014 • 4/11/2014 • 4/18/2014

EXECUTRIX NOTICE

Estate of RITA DORAN AKA
RITA RUSSELL
Late of Hawley Borough
Executrix
CATHERINE SUTTON
408 KEYSTONE ST.
HAWLEY, PA 18428

4/4/2014 • 4/11/2014 • 4/18/2014

EXECUTRIX NOTICE

Estate of CAROLYN J. MOSEBY
Late of Lehigh Township
Executrix
CAROLYN D. GITTINGER
10147 CEDAR RUN
NEWFOUNDLAND, PA 18445
Attorney
TIMOTHY B. FISHER II, ESQ.
525 MAIN STREET, PO BOX 396
GOULDSBORO, PA 18424

4/4/2014 • 4/11/2014 • 4/18/2014

EXECUTOR NOTICE

Estate of DONNA M. STILES
Late of Texas Township
Executor
CRAIG STILES
122 BEECH GROVE ROAD
HONESDALE, PA 18431
Attorney
MATTHEW L. MEAGHER
1018 CHURCH STREET
HONESDALE, PA 18431

4/4/2014 • 4/11/2014 • 4/18/2014

ESTATE NOTIFICATION

Estate of Richard J. Evans, file number, late of Hawley, Wayne County, PA (Date of death: 03/05/2013). Sandra L. Mihalis was appointed Executor on March 18, 2013. Jeffrey A. Levine, Esquire, Herlands & Levine, 27

North Main Street, Suite 301,
Carbondale, PA 18407.

4/4/2014 • 4/11/2014 • 4/18/2014

EXECUTRIX NOTICE

Estate of TERRENCE M. CRANE
AKA TERRENCE CRANE AKA
TERRY CRANE

Late of South Cannan Township
Executrix

GAIL F. CRANE
226 TUTHILL RD.
WAYMART, PA 18472

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

4/4/2014 • 4/11/2014 • 4/18/2014

EXECUTRIX NOTICE

Estate of EDNA R. HILL AKA
EDNA HILL

Late of Paupack Township
Executrix

DOROTHY HILL
591 PURDYTOWN TPKE.
LAKEVILLE, PA 18438

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

3/28/2014 • 4/4/2014 • 4/11/2014

EXECUTOR NOTICE

Estate of MARILYN SCHIAVO
Late of Berlin Township

Executor
CHRISTIAN SCHIAVO
56 2ND STREET

BEACH LAKE, PA 18405
Executrix

LISA WALCZYK
308 CATHOLIC CHURCH RD.
BEACH LAKE, PA 18405

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

3/28/2014 • 4/4/2014 • 4/11/2014

EXECUTRIX NOTICE

Estate of WALTER ADOLF VOGT
AKA WALTER VOGT AKA
WALTER A. VOGT

Late of Palmyra Township
Executrix

ILUMINADA VOGT
PO BOX 403 – 20 SUTTER
COURT
HAWLEY, PA 18428

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

3/21/2014 • 3/28/2014 • 4/4/2014

ESTATE NOTICE

Notice is hereby given that Letters Testamentary in the Estate of Ruth A. Hott a/k/a Ruth Hott, (d/o/d December 24, 2013) late of South Canaan Township, Wayne County, Pennsylvania were granted to Memorie Burnham, Executrix, on February 26, 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 Memorie Burnham, Executrix, c/o Scott B.

Bennett, Esq., 308 Tenth Street,
Honesdale, PA 18431.

3/21/2014 • 3/28/2014 • 4/4/2014

EXECUTOR NOTICE

Estate of GLENN W. HECTOR
AKA GLENN HECTOR AKA
GLENN WILLIAM HECTOR
Late of Berlin Township
Executrix

JOANNE N. DANIELS
55 DANIELS RD.
HONESDALE, PA 18431

Executor
GLENN R. HECTOR
1112 MERRIBROOK LANE
PEARLAND, TX 77581
Attorney
NICHOLAS A. BARNA
831 COURT STREET
HONESDALE, PA 18431

3/21/2014 • 3/28/2014 • 4/4/2014

EXECUTOR NOTICE

Estate of ROBERT N. HESSLING
Late of the Borough of Honesdale,
PA

Executor
WILLIAM S. HESSLING
509 KEYSTONE STREET
HAWLEY, PA 18428

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

3/21/2014 • 3/28/2014 • 4/4/2014

EXECUTOR NOTICE

Estate of BETTY L. BOCZAR
AKA BETTY BOCZAR
Late of Manchester Township
Executor
JOHN J. BOCZAR
599 TILLIE SCOTT COURT
GREENSBORO, NC 27455

3/21/2014 • 3/28/2014 • 4/4/2014

EXECUTRIX NOTICE

Estate of HAROLD K. BATES
AKA HAROLD KENNETH
BATES

Late of Texas Township
Executrix
SHERRY ANN MACDAVITT
1650 HEMLOCK FARMS
HAWLEY, PA 18428

Attorney
STEVEN E. BURLEIN, ESQ.
307 11TH STREET
HONESDALE, PA 18431

3/21/2014 • 3/28/2014 • 4/4/2014

EXECUTRIX NOTICE

Estate of EVELYN R.
MACDOWALL
Late of Oregon Township
Executrix

SHARON L. GILL
138 GILLS HILL ROAD
EQUINUNK, PA 18417

Attorney
STEVEN E. BURLEIN, ESQ.
307 11TH STREET
HONESDALE, PA 18431

3/21/2014 • 3/28/2014 • 4/4/2014

ESTATE NOTICE

**RE: ESTATE OF
DOROTHY K. RELPH**

Date of Death: January 11, 2014
NOTICE IS HEREBY GIVEN that Letters Testamentary in the Estate of **DOROTHY K. RELPH**, late of Sterling Township, Wayne County, Pennsylvania, have been granted to the undersigned. All persons indebted to said estate are required to make immediate payment and those having claims shall present them for settlement to:
DAVID E. RELPH, EXECUTOR
C/O NICHOLAS D. LUTZ,
ESQUIRE
MARSHALL, PARKER &
WEBER, LLC
1065 Highway 315 – Suite 402
Wilkes-Barre, PA 18702

3/21/2014 • 3/28/2014 • 4/4/2014

EXECUTOR NOTICE

Estate of LOUISE SHERWOOD
AKA LOUISE G. SHERWOOD
Late of Cherry Ridge Township
Executor
DAVID SHERWOOD
2272 LAKE ARIEL HWY.
HONESDALE, PA 18431
Attorney
JEFFREY S. TREAT
ATTORNEY AT LAW
926 COURT STREET
HONESDALE, PA 18431

3/21/2014 • 3/28/2014 • 4/4/2014

OTHER NOTICES

CORPORATE NOTICE

NOTICE IS HEREBY GIVEN that an Application for Certificate of Authority has been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on or about March 27, 2014, for a foreign corporation with a registered address in the state of Pennsylvania as follows:

WorldRemit Corp.
c/o National Corporate Services,
LLC

This corporation is incorporated under the laws of Delaware. The address of its principal office under the laws of its jurisdiction in which it is incorporated is 6312 South Fiddlers Green Circle, Suite 300E, Greenwood Village, CO 80111.

The corporation has been qualified in Pennsylvania under the provisions of the Business Corporation Law of 1988, as amended.

4/4/2014

**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
APRIL 16, 2014**

By virtue of a writ of Execution instituted The Bank of New York Mellon f/k/a The Bank Of New York As Trustee for the Certificate Holders of CWALT, Inc. Alternative Loan Trust 2006-11CB Mortgage Pass-Through Certificates, Series 2006-11CB issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 16th day of 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, parcel or lot of land, situate, lying and being in the Township of Paupack, County of Wayne and State of Pennsylvania, more particularly described as Lot No. 437, Regency Section, Windsor Road, as shown on Map of Lands of Paupacken Lake Shores, Inc. Recorded in the Office for the Recording of Deeds in and for County of Wayne in Map Book 29, Page 37.

TOGETHER WITH unto the grantee herein, his heirs and assigns, all rights, rights of way, and privileges and under and subject to all conditions, restrictions, reservations, covenants, easements and exceptions as set forth in a deed from Great American Land Corp., to James A. Petrenes, et. ux., dated September 27, 1975, and recorded, as aforesaid, in Deed Book Volume 324, at page 1061. Reference may be had to said deed 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 is vested in James J. Gravina by deed from The Estate of Frances Rizzi by Gerald Rizzo, Jr., Executor, Phillip M. Rizzo, Executor and Michael Rizzo, Executor dated November 26, 2004 and recorded December 6, 2004 in Deed Book 2668, Page 72.

BEING TAX NO.: 19-0-0047-0437

BEING KNOWN AS: 437
WINDSOR ROAD, LAKEVILLE,
PENNSYLVANIA 18438.

Seized and taken in execution as property of:
James J. Gravina 13170 Central
Avenue SE, Suite B Apartment SE
PMB 218 ALBUQUERQUE NM
87123

Execution No. 99-Civil-2011
Amount Due: \$93,743.47 Plus

additional costs

January 24, 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.

Marc S. Weisberg, Esq.

3/21/2014 • 3/28/2014 • 4/4/2014

**SHERIFF'S SALE
APRIL 16, 2014**

By virtue of a writ of Execution instituted U.S. Bank National Association as Trustee for RASC 2006KS3 issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 16th day of 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 or tract of land situate in the Township of Lake, Wayne County, Commonwealth of Pennsylvania, known as Lot 2621, Section 42, of the Hideout, a subdivision situated in the Township of Lake and Salem, Wayne County, Commonwealth of Pennsylvania, according to the plats thereof recorded in the Office for the Recorder of Deeds of Wayne County, Pennsylvania on 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, 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.

TITLE TO SAID PREMISES IS VESTED IN Robert F. Infante and Patricia A. Infante, husband and wife, tenants by the entireties given by Robert F. Infante and Patricia A.

Infante, his wife, dated 04/17/2001,
recorded 05/03/2001 in Volume
1777 Page 326.

Tax Parcel: 12-0-0039-0028

Premises Being: 2621 BOULDER
ROAD THE HIDEOUT, LAKE
ARIEL, PA 18436

Improvements thereon:
RESIDENTIAL DWELLING

Seized and taken in execution as
property of:

Patricia A. Infante 2521 Boulder
Road The Hideout LAKE ARIEL
PA 18436

Robert Frances Infante 2621
Boulder Road The Hideout Lake
Ariel PA 18436

Execution No. 177-Civil-2012
Amount Due: \$249,913.24 Plus
additonal costs

January 24, 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 A. Dessoye Esq.

3/21/2014 • 3/28/2014 • 4/4/2014

**SHERIFF'S SALE
APRIL 16, 2014**

By virtue of a writ of Execution
instituted Deutsche Bank National
Trust Co., as Trustee for Morgan
Stanley ABS Capital I Inc. Trust
2005-HE3 Mortgage Pass-Through
Certificates, Series 2005-
HE3 issued out of the Court of
Common Pleas of Wayne County,
to me directed, there will be
exposed to Public Sale, on
Wednesday the 16th day of 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 lying, being and situate in the
Borough of Honesdale, County of
Wayne and Commonwealth of
Pennsylvania, bounded and
described as follows:

BEGINNING at a point in the
westerly side of Westside Avenue
100 feet southerly from the
southern corner of Westside and
Fourteenth Street; thence in a
westerly direction on a line at right

angles to Westside Avenue, being 100 feet; thence in a southerly direction on a line parallel to Westside Avenue 50 feet; thence in an easterly direction on a line at right angles to west side Avenue 100 feet to the western side of Westside Avenue; thence in a northerly direction along the west side of West side Avenue 50 feet to the place of BEGINNING.

Containing 5,000 square feet.

Together with the use of a seven foot driveway along the northern side of a said lot. The simplified and corrected description herein being in accordance with survey of said lot by C.E. Ferris, R.S., on June 16, 1951.

BEING KNOWN AS : 1316
Westside Avenue, Honesdale, PA
18431

PROPERTY ID NO.: 11-0-0003-
0120

TITLE TO SAID PREMISES IS
VESTED IN Marianne O'Brien,
individually BY DEED FROM
Philip N. Curtis and Marianne
O'Brien, husband and wife
DATED 09/20/2011 RECORDED
02/22/2012 IN DEED BOOK 4345
PAGE 91.

Seized and taken in execution as
property of:
Marianne O'Brien 1316 Westside
Ave. HONESDALE PA 18431

Execution No. 528-Civil-2013
Amount Due: \$157,129.23 Plus

additional costs

January 24, 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.

3/21/2014 • 3/28/2014 • 4/4/2014

**SHERIFF'S SALE
APRIL 23, 2014**

By virtue of a writ of Execution instituted OneWest 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 23rd 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 in the Township of Salem, County of Wayne and State of Pennsylvania, known as Lot 399, Section 4, of The Hideout as 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, 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, 86; May 26, 1972 in Plat Book 5, Pages 93 through 95; September 26, 1972 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; as amended and supplemented.

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

BEING TAX NO.: 22-0-0018-

0101.-

BEING KNOWN AS: 399
LAKEWOOD DRIVE, LAKE
ARIEL, PENNSYLVANIA 18436.

Title to said premises is vested in Luther C. Casner and Stephenie A. Casner, husband and wife, by deed from BRAD A. ROBINSON AND ALISA ROBINSON F/K/A ALISA ZIMICH, HUSBAND AND WIFE dated July 3, 2008 and recorded July 14, 2008 in Deed Book 3556, Page 190.

Seized and taken in execution as property of:
Luther C. Casner 27 East Prospect Street NAZARETH PA 18064
Stephenie A. Casner 27 East Prospect Street NAZARETH PA 18064

Execution No. 730-Civil-2011
Amount Due: \$180,252.00 Plus additional costs

February 6, 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.

Marc S. Weisberg, Esq.

3/28/2014 • 4/4/2014 • 4/11/2014

**SHERIFF'S SALE
APRIL 23, 2014**

By virtue of a writ of Execution instituted ICC MAINTENANCE & RECREATION FUND INC. issued out of the Court of Common Pleas of Wayne County, to me directed,

there will be exposed to Public Sale, on Wednesday the 23rd day of 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 LOT OR PARCEL OF LAND SITUATED, LYING AND BEING IN THE TOWNSHIP OF LEHIGH IN THE DEVELOPMENT OF INDIAN COUNTRY CAMPSITES INC. COUNTY OF WAYNE AND STATE OF PA TO WIT LOT NO. 37 & 36 IN BLOCK NO. D OF SECTION NO. 3 AS SHOWN ON THE SURVEY AND THE ORIGINAL PLAN OF INDIAN COUNTRY CAMPSITES INC.

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MADE BY A REGISTERED
SURVEYOR AND OF RECORD
IN THE RECORDER OF DEEDS
OFFICE OF WAYNE COUNTY
IN RECORD BOOK AT PAGE.

TAX MAP NOS.: 14-14-88.- AND
14-14-87.-

Seized and taken in execution as
property of:
Carolyn Henry 28 Pow Wow Way
Indian Country Campsites
Gouldsboro PA 18424

Execution No. 1342-Judgment-
2013

Amount Due: \$3,566.00 Plus
additional costs

January 31, 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.**
Pro Se - ICC Maintenance &
Recreation Fund, Inc.

3/28/2014 • 4/4/2014 • 4/11/2014

**SHERIFF'S SALE
APRIL 23, 2014**

By virtue of a writ of Execution
instituted Real Estate Mortgage
Network, Inc. issued out of the
Court of Common Pleas of Wayne
County, to me directed, there will
be exposed to Public Sale, on
Wednesday the 23rd day of 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 one certain piece or
parcel of land situate, lying and
being in the Township of Clinton,
County of Wayne and
Commonwealth of Pennsylvania,
bounded and described as follows,
to wit:**

**PARCEL 1: BEGINNING at a
point in the center of Pennsylvania
Route 241 said point being the
northeasterly corner of Lot No. 36
of the Strawn Subdivision and the
northwesterly corner of the herein
described premises; thence along
the center of State Route 247 North
89 degrees 19 minutes 08 seconds
East 36.57 feet to a point; thence
continuing along the center of State
Route 247 North 82 degrees 34
minutes 46 seconds east 82. 15 feet
to a point; thence continuing along**

said Route North 76 degrees 17 minutes 24 seconds East 73. 84 feet to a point; thence continuing along said Route North 70 degrees 14 minutes 07 seconds East 120. 63 feet to a point, said point being the northeasterly corner of the herein described premises and the northwesterly corner of lot no. 38 of the Strawn Subdivision; thence along the said Lot No. 38 south 29 degrees 02 minutes 06 seconds East 2109.01 feet to a point, said point being the southwesterly corner of Lot No. 38 and the southeasterly corner of the herein described premises; thence south 66 degrees 01 minutes 29 seconds West 300 feet to a point; said point being southwesterly corner of the herein described premises and the southeasterly corner of Lot No. 26 of the Strawn Subdivision; thence along the said Lot No. 36 North 29 degrees 02 minutes 06 seconds West 2169.13 feet to the place of BEGINNING. CONTAINING 14.60 acres of land as surveyed by John E. Butler, Registered Surveyor, May 1982.

BEING Lot No. 37, Section A. Plat 1 of the Strawn Subdivision as recorded in Map Book 48, Page 123.

BEING TAX NO.: 06200190014

BEING KNOWN AS: 234 WHITE ROCK DRIVE, FOREST CITY, PENNSYLVANIA 18421.

Title to said premises is vested in Virginia Tasso by deed from JOSEPH TASSO AND VIRGINIA

TASSO, HIS WIFE dated September 27, 2002 and recorded September 30, 2002 in Deed Book 2072, Page 122.

Seized and taken in execution as property of:
Virginia Tasso 234 White Rock Drive FOREST CITY PA 18421

Execution No. 86-Civil-2012
Amount Due: \$237,691.27 Plus additional costs

February 12, 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.

Marc S. Weisberg, Esq.

3/28/2014 • 4/4/2014 • 4/11/2014

**SHERIFF'S SALE
APRIL 23, 2014**

By virtue of a writ of Execution instituted Bank of America, 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 23rd 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 tract or parcel of land situated in the Township of Salem, Wayne County, Pennsylvania, known as Lot 1689, Section 15, 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, pages 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, pages 57 and 58; February 8, 1971 in the Plat Book 5, pages 59 and 61 through 63; March 24, 1971 in Plat Book 5, pages 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 THE same

conditions, exceptions, reservations, easements and rights of way as are contained in the prior deeds forming the chain of title including those set forth in the Declaration of Protective Covenants of Boise Cascade Home & Land Corporation, dated as of May 11, 1970, as amended and supplemented.

Parcel No.: 22-0-0024-0123

BEING KNOWN AS: 1689 Windemere Lane, (Salem Township), Lake Ariel, PA 18436

PROPERTY ID NO.: 22-0-0024-0123

TITLE TO SAID PREMISES IS VESTED IN William Glenn Famous and Angelina Famous his wife BY DEED FROM Raymond Strohmeier and Barbara Strohmeier, his wife DATED 11/21/2002 RECORDED 12/20/2002 IN DEED BOOK 2132 PAGE 66.

IMPROVEMENTS: Residential Dwelling

Seized and taken in execution as property of:
Angela Famous A/K/A Angelina Famous 1689 Windemere Lane LAKE ARIEL PA 18436
Glenn W. Famous A/K/A William Glenn Famous 1689 Windemere Lane LAKE ARIEL PA 18436

Execution No. 543-Civil-2012
Amount Due: \$119,755.59 Plus additional costs

February 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.

Harry B. Reese, Esq.

3/28/2014 • 4/4/2014 • 4/11/2014

**SHERIFF'S SALE
APRIL 23, 2014**

By virtue of a writ of Execution instituted SRP FUNDING TRUST 2011-5 issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 23rd day of 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 parcel of land in Texas township, Wayne County, state of Pennsylvania as more fully described in deed book 809, page 102, ID# 27-3-8, being known and designated as metes and bounds property.

MORE FULLY DESCRIBED AS:

All That Certain Piece Or Parcel Of Land Situated In The Township Of Texas, County Of Wayne, And Commonwealth Of Pennsylvania, Bounded And Described As Follows:

Beginning At A Point In The Road Leading From Seelyville To Beech Grove Where The Stone Fence Running Along The Southerly Side Of Alberty, If Projected, Would Intersect The Center Of Beech Grove Road; Thence Along The Center Of The Road South 12 Degrees 30 Minutes East 85 Feet To A Corner; Thence Continuing Through Lands Of Horst North 81 Degrees East 155.5 Feet To A Corner; Thence North 12 Degrees 30 Minutes West 36 Feet To A Corner In The Centerline Of Stone Wall, Being The Southerly Line Of Alberty; Thence Along The Center Of Stone Wall And Alberty's, Southerly Line North 81 Degrees 30 Minutes West 166 Feet To The Place Of Beginning. Being A Lot With 85 Feet Frontage On The Beech Grove Road And 36 Feet Wide In The Rear.

TAX PARCEL # 27-0-0003-0008

BEING KNOWN AS: 1549 Beech
Grove Road, Honesdale, PA 18431

Seized and taken in execution as
property of:
PATRICIA S. O'ROURKE 1549
BEECH GROVE ROAD
HONESDALE PA 18431

Execution No. 594-Civil-2013
Amount Due: \$22,322.02 Plus
additional costs

February 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.

Jill P. Jenkins Esq.

3/28/2014 • 4/4/2014 • 4/11/2014

CIVIL ACTIONS FILED

*FROM MARCH 8, 2014 TO MARCH 14, 2014
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

JUDGMENTS

NUMBER	LITIGANT	DATE	DESCRIPTION	AMOUNT
2006-21204	LAMBOY ANDRES	3/14/2014	SATISFACTION	—
2006-21204	LAMBOY LAURA	3/14/2014	SATISFACTION	—
2007-21356	LAMBOY ANDRES	3/14/2014	SATISFACTION	—
2007-21356	LAMBOY LAURA	3/14/2014	SATISFACTION	—
2008-00855	SIMON CHRIS	3/13/2014	SATISFACTION	—
2008-21216	LAMBOY ANDRES	3/14/2014	SATISFACTION	—
2008-21216	LAMBOY LAURA	3/14/2014	SATISFACTION	—
2009-20058	DELTORO RAPHAEL	3/13/2014	SATISFACTION	—
2009-20058	DELTORO RAPHAEL	3/14/2014	SATISFACTION	—
2010-20259	LAMBOY ANDRES	3/14/2014	SATISFACTION	—
2010-20259	LAMBOY LAURA	3/14/2014	SATISFACTION	—
2010-21444	LAMBOY ANDRES	3/14/2014	SATISFACTION	—
2010-21444	LAMBOY LAURA	3/14/2014	SATISFACTION	—
2011-20199	B&R COLLISION CORP A CORPORATION	3/10/2014	SATISFACTION	28,962.09
2011-21212	DAVIES KERRY E	3/14/2014	SATISFACTION	—
2011-21266	LAMBOY ANDRES	3/14/2014	SATISFACTION	—
2011-21266	LAMBOY LAURA	3/14/2014	SATISFACTION	—
2012-00639	KENTIS CAROL M	3/11/2014	WRIT OF EXECUTION	188,238.02
2012-00639	KENTIS JOHN F	3/11/2014	WRIT OF EXECUTION	188,238.02
2012-20243	RIJOS JOSE O	3/11/2014	SATISFACTION	390.71
2012-20243	RIJOS DOROTHY E	3/11/2014	SATISFACTION	390.71
2012-20580	BURGER KENNETH JR	3/11/2014	SATISFACTION	—
2012-20854	HANNAH MARY A	3/10/2014	SATISFACTION	393.23
2012-20971	GAFENCU VANESSA L EXECUTRIX	3/14/2014	SATISFACTION	—
2012-20971	DAVIES KERRY E ESTATE OF	3/14/2014	SATISFACTION	—
2012-21272	CAMPO WILLIAM N	3/14/2014	SATISFACTION	—
2012-21344	LAMBOY ANDRES	3/14/2014	SATISFACTION	—
2012-21344	LAMBOY LAURA	3/14/2014	SATISFACTION	—
2012-21603	RIJOS JOSE O	3/11/2014	SATISFACTION	642.75
2012-21603	RIJOS DOROTHY E	3/11/2014	SATISFACTION	642.75
2012-90049	STEINER ROBERT P ESTATE	3/11/2014	WITHDRAWAL OF CLAIM	—
2013-00612	THOMAS ERAN	3/12/2014	WRIT OF EXECUTION	205,052.56
2013-00612	THOMAS BETH	3/12/2014	WRIT OF EXECUTION	205,052.56
2013-00664	MANG ANDREA	3/10/2014	DEFAULT JUDGMENT	2,129.51
2013-00671	STALLONE ROSEANN	3/12/2014	DEFAULT JUDGMENT	182,257.64
2013-00671	STALLONE ROSEANN	3/12/2014	WRIT OF EXECUTION	182,257.64
2013-20727	LOISELE PATRICIA D	3/11/2014	SATISFACTION	962.89

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

2013-20978	GAFENCU VANESSA L EXECUTRIX	3/14/2014	SATISFACTION	—
2013-20978	DAVIES KERRY E ESTATE OF	3/14/2014	SATISFACTION	—
2013-20990	LAMBOY ANDRES	3/14/2014	SATISFACTION	—
2013-20990	LAMBOY LAURA	3/14/2014	SATISFACTION	—
2013-21386	KELLOGG ALLAN R	3/11/2014	SATISFACTION	—
2013-21439	HOWANITZ DONALD J	3/11/2014	SATISFACTION	—
2013-21461	VUCIC DAVID S	3/11/2014	SATISFACTION	—
2013-21461	VUCIC ELIZABETH A	3/11/2014	SATISFACTION	—
2013-21531	QUINN JAMES J	3/10/2014	SATISFACTION	348.96
2013-21531	QUINN MARGARET R	3/10/2014	SATISFACTION	348.96
2013-21538	CORDERO BRIAN	3/11/2014	SATISFACTION	—
2013-21545	TAVERAS JOSE A	3/11/2014	SATISFACTION	458.67
2013-21545	TAVERAS CARLOS A	3/11/2014	SATISFACTION	458.67
2013-21624	HOWANITZ DONALD J	3/11/2014	SATISFACTION	—
2014-20087	GAGER ADAM	3/10/2014	SATISFACTION	308.77
2014-20087	GAGER ASHLEY	3/10/2014	SATISFACTION	308.77
2014-20089	VLACICH JERRY J	3/10/2014	SATISFACTION	489.44
2014-20231	MOSHER ERIC	3/10/2014	JP TRANSCRIPT	2,400.00
2014-20231	MOSHER KELLY	3/10/2014	JP TRANSCRIPT	2,400.00
2014-20232	ROGERS DAVID M	3/11/2014	TAX LIEN	912.25
2014-20232	ROGERS CATHY M	3/11/2014	TAX LIEN	912.25
2014-20233	ONEIL MICHAEL V	3/11/2014	TAX LIEN	841.04
2014-20234	STODDARD PAMELA J	3/11/2014	TAX LIEN	597.87
2014-20235	SKALA JAMES JR	3/11/2014	TAX LIEN	619.07
2014-20235	SKALA KAREN DOBRUCKY	3/11/2014	TAX LIEN	619.07
2014-20236	DOBKOWSKI THEODORE	3/11/2014	TAX LIEN	887.48
2014-20237	B&R COLLISION CORP	3/11/2014	TAX LIEN	292.93
2014-20238	COMPTON DARRYL J	3/11/2014	TAX LIEN	1,660.60
2014-20239	STEVEN E BURLEIN ESQUIRE	3/11/2014	TAX LIEN	441.94
2014-20239	BURLEIN STEVEN E ESQUIRE	3/11/2014	TAX LIEN	441.94
2014-20240	BORS DAM & DOWDING INC	3/11/2014	TAX LIEN	1,228.02
2014-20241	VISION QUEST INC	3/11/2014	TAX LIEN	676.39
2014-20242	CREAMTON BLOCK LLC	3/11/2014	TAX LIEN	2,884.27
2014-20243	FLYNN'S NATURESCAPES INC	3/11/2014	TAX LIEN	3,607.78
2014-20244	HOWANITZ DONALD J	3/11/2014	TAX LIEN	3,482.99
2014-20245	DOLPH ROBERT	3/11/2014	JUDGMENT	2,178.50
2014-20246	SCHOCK ALEXANDER	3/11/2014	JUDGMENT	336.00
2014-20247	WOOD JACK	3/11/2014	JP TRANSCRIPT	2,453.80
2014-20247	WOOD JACK	3/11/2014	WRIT OF EXECUTION	2,844.80
2014-20248	GRIFFITH EVAN M	3/11/2014	FEDERAL TAX LIEN	87,924.29
2014-20248	GERKOVICH S M	3/11/2014	FEDERAL TAX LIEN	87,924.29
2014-20249	GLOBE DEVELOPERS INC	3/12/2014	MUNICIPAL LIEN	478.59
2014-20249	EFRAMOV PAUWEL	3/12/2014	MUNICIPAL LIEN	478.59
2014-20250	REIMERS GREGORY R	3/12/2014	MUNICIPAL LIEN	464.33
2014-20251	FARIAS CHRIS	3/12/2014	MUNICIPAL LIEN	464.35
2014-20252	OHORA PATRICIA ANN	3/12/2014	MUNICIPAL LIEN	462.49
2014-20252	O'HORA PATRICIA ANN	3/12/2014	MUNICIPAL LIEN	462.49
2014-20253	GLOBE DEVELOPERS INC	3/12/2014	MUNICIPAL LIEN	478.59
2014-20253	EFRAMOV PAUWEL	3/12/2014	MUNICIPAL LIEN	478.59

2014-20254	GLOBE DEVELOPERS INC	3/12/2014	MUNICIPAL LIEN	478.59
2014-20254	EFRAMOV PAUWEL	3/12/2014	MUNICIPAL LIEN	478.59
2014-20255	OYETUGA OWOLABI	3/12/2014	MUNICIPAL LIEN	596.99
2014-20255	OYETUGA CHARLENE	3/12/2014	MUNICIPAL LIEN	596.99
2014-20256	MCDONALD JAMES	3/12/2014	MUNICIPAL LIEN	411.60
2014-20257	STARK RICHARD T JR	3/12/2014	MUNICIPAL LIEN	462.49
2014-20257	STARK ANN M	3/12/2014	MUNICIPAL LIEN	462.49
2014-20258	GALAMB DENNIS	3/12/2014	MUNICIPAL LIEN	462.49
2014-20259	AQUINO JOEY M	3/12/2014	MUNICIPAL LIEN	482.47
2014-20260	LORE MAUREEN E	3/12/2014	JUDGMENT	3,454.00
2014-20261	ABRAMS MELISSA	3/12/2014	JUDGMENT	442.50
2014-20262	DAVIS KAREN	3/12/2014	JUDGMENT	2,501.00
2014-20263	P&A FISHER OIL CO INC	3/14/2014	WRIT OF REVIVAL	155,036.68
2014-20263	FISHER PAUL SR	3/14/2014	WRIT OF REVIVAL	155,036.68
2014-20263	FISHER PAUL JR	3/14/2014	WRIT OF REVIVAL	155,036.68
2014-20264	KIZER RENEE	3/14/2014	JP TRANSCRIPT	3,357.94

CONTRACT — DEBT COLLECTION: OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00118	BANK OF THE WEST	PLAINTIFF	3/11/2014	—
2014-00118	IRISH GEORGE	DEFENDANT	3/11/2014	—

MISCELLANEOUS — REPLEVIN

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00116	GILBERT ROBERT J ESTATE	PLAINTIFF	3/10/2014	—
2014-00116	CONNELL BERNADETTE CO-ADMINISTRATOR A/K/A	PLAINTIFF	3/10/2014	—
2014-00116	GILBERT BERNADETTE	PLAINTIFF	3/10/2014	—
2014-00116	THEOBALD SUSANNA CO-ADMINISTRATOR A/K/A	PLAINTIFF	3/10/2014	—
2014-00116	THEOBALD SUE	PLAINTIFF	3/10/2014	—
2014-00116	SMITH DAVID B	DEFENDANT	3/10/2014	—

NAME CHANGE

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00120	SMALES HUNTER MATTHEW TIFFANY A JACK PETITIONER	PETITIONER	3/11/2014	—
2014-00120	JACK TIFFANY A	PETITIONER	3/11/2014	—
2014-00121	SMALES SKYLAR JEAN TIFFANY A JACK PETITIONER	PETITIONER	3/11/2014	—
2014-00121	JACK TIFFANY	PETITIONER	3/11/2014	—
2014-00122	SMALES AMBER GRACE TIFFANY A JACK PETITIONER	PETITIONER	3/11/2014	—
2014-00122	JACK TIFFANY A	PETITIONER	3/11/2014	—
2014-00123	SMALES CARTER RUSSELL TIFFANY A JACK PETITIONER	PETITIONER	3/11/2014	—
2014-00123	JACK TIFFANY A	PETITIONER	3/11/2014	—

2014-00124	SCHANE KOLYN BRICE ORTMAN TAMI ORTMAN PETITIONER	PETITIONER	3/11/2014	—
2014-00124	ORTMAN TAMI	PETITIONER	3/11/2014	—

REAL PROPERTY — EJECTMENT

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00126	NOBILSKI ISABELLA	PLAINTIFF	3/12/2014	—
2014-00126	ATLAS HONESDALE LLC	DEFENDANT	3/12/2014	—
2014-00128	RODRIGUEZ MICHAEL	PLAINTIFF	3/13/2014	—
2014-00128	RODRIGUEZ CYNTHIA STIBICK	DEFENDANT	3/13/2014	—

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00117	BANK OF NEW YORK TRUSTEE FOR	PLAINTIFF	3/11/2014	—
2014-00117	BENEFIT OF CWABS INC	PLAINTIFF	3/11/2014	—
2014-00117	LUCAS JEFFREY A	DEFENDANT	3/11/2014	—
2014-00119	LAKEVIEW LOAN SERVICING LLC	PLAINTIFF	3/11/2014	—
2014-00119	BART WILLIAM P	DEFENDANT	3/11/2014	—
2014-00119	BART HANORAH V	DEFENDANT	3/11/2014	—
2014-00127	LAKEVIEW LOAN SERVICING LLC	PLAINTIFF	3/13/2014	—
2014-00127	VERBEKE AUTUMN	DEFENDANT	3/13/2014	—
2014-00131	BANK OF AMERICA	PLAINTIFF	3/14/2014	—
2014-00131	HUCKABEE JEANETTE H	DEFENDANT	3/14/2014	—
2014-00131	HUCKABEE HENRY R	DEFENDANT	3/14/2014	—
2014-00132	WELLS FARGO BANK	PLAINTIFF	3/14/2014	—
2014-00132	THOMPSON PATRICIA L A/K/A	DEFENDANT	3/14/2014	—
2014-00132	THOMPSON PATRICIA	DEFENDANT	3/14/2014	—
2014-00133	FIDELITY DEPOSIT AND DISCOUNT	PLAINTIFF	3/14/2014	—
2014-00133	MONTALVAN LOUISE ANNE	DEFENDANT	3/14/2014	—
2014-00133	MONTALVAN ROY A	DEFENDANT	3/14/2014	—

REAL PROPERTY — PARTITION

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00130	BIELECKI CHRISTINE	PLAINTIFF	3/14/2014	—
2014-00130	CHRISTMAN JOHN	DEFENDANT	3/14/2014	—

TORT — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00129	WELLS FARGO BANK	PLAINTIFF	3/14/2014	—
2014-00129	DIME BANK	DEFENDANT	3/14/2014	—
2014-00129	VANNATTA GREGORY	DEFENDANT	3/14/2014	—

MORTGAGES AND DEEDS

*RECORDED FROM MARCH 24, 2014 TO MARCH 28, 2014
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

GRANTOR	GRANTEE	LOCATION	AMOUNT
Jennings Patrick L	Honesdale National Bank	Honesdale Borough	
Jennings Alma L			62,000.00
Dahlgren Allan H	Wayne Bank	Damascus Township	15,000.00
Foley William E	Dime Bank	Hawley Borough	
Brown Kyler W			110,000.00
Walter Eric G Sr	N B T Bank	Lehigh Township	
Walter Loriann			88,000.00
Alexander Shawn	Dime Bank	Preston Township	
Alexander Sarah			160,000.00
Henderson Norman R	Mortgage Electronic Registration Systems	Bethany Borough	
Manley Jessica R			101,750.00
Evarts Wesley	Wayne Bank	Lebanon Township	100,000.00
Webre Juneann M	Embassy Bank For Lehigh Valley	Paupack Township	
Werley Stanley W			100,000.00
Andrews Jeffrey J	First National Bank Of Pa	Mount Pleasant Township	
Andrews Dora M			100,000.00
Olson Albert J	Honesdale National Bank	Paupack Township	
Olson Jennifer J			50,000.00
Elder Charles L	Godlewski June A	Salem Township	12,494.28
Allardyce Jane C	Navy Federal Credit Union	Lake Township	155,000.00
Miller Roger L	Mortgage Electronic Registration Systems	Honesdale Borough	
Miller Donna M			120,772.00
Sherbine Travis	Wayne Bank	Paupack Township	97,500.00
Seybold Martin	Citizens Savings Bank	South Canaan Township	
Seybold Keely A			10,000.00
Hoffmann Glenn	Wayne Bank	Paupack Township	
Hoffmann Victoria			30,000.00
Sprovin Joseph	Honesdale National Bank	Preston Township	
Sprovin Barbara			290,000.00
Schroder Carl	J P Morgan Chase Bank	Salem Township	
Schroder Anne			221,133.00
Hagemeyer Richard E	Mortgage Electronic Registration Systems	Salem Township	
Hagemeyer Robyn L Hesse			187,200.00
Hessehagemeyer Robyn L			
Torres Louis A	Mortgage Electronic Registration Systems	Lake Township	125,315.00

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

Bolinger Ralph E	Mortgage Electronic Registration Systems	Lake Township	
Bolinger Annette H			49,500.00
Desalvo Peter	Bank Of America	Salem Township	117,400.00
Ritter Barry L	Mortgage Electronic Registration Systems	Sterling Township	
Ritter Margaret J			56,000.00
Ridd John	Wayne Bank	Hawley Borough	
Ridd Shauna			80,000.00
Ryan Scott	Honesdale National Bank	Berlin Township	191,681.00
Kasper Robert J Sr	Discover Bank	Cherry Ridge Township	
Kasper Ann Marie			25,000.00

DEEDS

GRANTOR	GRANTEE	LOCATION	LOT
Nouri Homayun	Jennings Patrick L	Honesdale Borough	
Nouri Elena	Jennings Alma L		
Italiano John J	Italiano John J	Paupack Township	
Italiano Loretta L	Italiano Loretta L		Lot 4A
Italiano Richard	Italiano Richard		
Italiano Diane	Italiano Diane		
Descalzi Stephen			
Descalzi Dana			
Yeager Carolyn C	Catania Anthony N	Clinton Township 1	
Yeager William G	Catania Annette M		Lots 87 & 160
Klein Alan	Goldstein Lois	Lake Township	
Klein Kimberly			Lot 2667
Adour Timothy	Devries Mark	Lake Township	
Adour Diana			Lot 1157
Balent Edna D	Walter Eric G Sr	Lehigh Township	
	Walter Loriann		Lot 39
Serfass Olive M	Continental Bank	Lehigh Township	Lots 13 & 14
Hart James E Jr	Henderson Norman R	Bethany Borough	
	Manley Jessica R		Lots 5 & 6
Fives William G	Fives William G	Mount Pleasant Township	
Fives Fay R	Fives Fay R		
Fives William G	Fives William G	Mount Pleasant Township	
Fives Fay R	Fives Fay R		
Fives William G	Fives William G	Mount Pleasant Township	
Fives Fay R	Fives Fay R		
Fives William G	Fives William G	Mount Pleasant Township	
Fives Fay R	Fives Fay R		
Gibbons Joseph W	Smith Jeffrey	Sterling Township	
Gibbons Mildred	Smith Kelly		Lot 20
Gibbons Darryn			
Gibbons Joseph D			
Rathbun Becky AKA			
Gibbons Becky Rathbun AKA			
Rathbungibbons Becky AKA			

Mihalix Ethel	Mihalix Ethel Mihalix James	Berlin Township	Lot 2
Wayne County Tax Claim Bureau Eldred Dale Eldred Bobbilynn	Horst Walter H	Damascus Township	
Wayne County Tax Claim Bureau Almodovar Rafael Almodovar Ella	Fallick Alvin	Dreher Township	
Wayne County Tax Claim Bureau Morgan William	Fallick Alvin	Dreher Township	
Wayne County Tax Claim Bureau L & M Enterprises Inc	Clause Tammy Lee Clause George E	Dreher Township	
Wayne County Tax Claim Bureau G C Marketing Inc	Clause Tammy Lee Clause George E	Dreher Township	
Wayne County Tax Claim Bureau Patel Chhotu B Patel Shanta C	Clause Tammy Lee Clause George E	Dreher Township	
Wayne County Tax Claim Bureau L & M Enterprises Inc	Clause Tammy Lee Clause George E	Dreher Township	
Wayne County Tax Claim Bureau Senk Anthony J Senk Rose A	Clause Tammy Lee Clause George E	Dreher Township	
Wayne County Tax Claim Bureau L & M Enterprises Inc	Clause Tammy Lee Clause George E	Dreher Township	
Wayne County Tax Claim Bureau L & M Enterprises Inc	Clause Tammy Lee Clause George E	Dreher Township	
Wayne County Tax Claim Bureau G C Marketing Inc	Clause Tammy Lee Clause George E	Dreher Township	
Wayne County Tax Claim Bureau Jefferson Fred	Clause Tammy Lee Clause George E	Dreher Township	
Wayne County Tax Claim Bureau Breidenstein Peter	Nehrbass Daniel	Honesdale Borough	
Wayne County Tax Claim Bureau Breidenstein Peter J	Nehrbass Daniel	Honesdale Borough	
Wayne County Tax Claim Bureau Coyne Thomas Coyne Lillian	McQuilkin Mary T	Lehigh Township	
Wayne County Tax Claim Bureau G C Marketing Inc	McQuilkin Mary T	Lehigh Township	
Wayne County Tax Claim Bureau G C Marketing Inc	McQuilkin Mary T	Lehigh Township	
Wayne County Tax Claim Bureau G C Marketing Inc	Ercolono Jason Ercolono Taryn	Lehigh Township	
Wayne County Tax Claim Bureau Bianchi Louis Bianchi Carmela	Dellacruz Ramel	Manchester Township	
Wayne County Tax Claim Bureau Harris Jean	Reyes Nilsa Rivera Rei Naldo	Manchester Township	

Wayne County Tax Claim Bureau Cole Russell Cole Madalen	Hannan Eric Hannan Kelly	Manchester Township
Wayne County Tax Claim Bureau G C Marketing Inc	Ercolono Jason Ercolono Taryn	Lehigh Township
Wayne County Tax Claim Bureau G C Marketing Inc Ercolono Taryn	Ercolono Jason	Lehigh Township
Wayne County Tax Claim Bureau G C Marketing Inc	Russell William J	Lehigh Township
Wayne County Tax Claim Bureau G C Marketing Inc	Russell William J	Lehigh Township
Wayne County Tax Claim Bureau Orlando Vincenzo Orlando Paola	Harrison David	Lehigh Township
Wayne County Tax Claim Bureau Orlando Vincenzo Orlando Paola	Harrison David	Lehigh Township
Wayne County Tax Claim Bureau Bravo Armando Bravo Maria	Indian Rocks P O A Inc	Salem Township
Wayne County Tax Claim Bureau Reflection Lakes P O A	Vilchock Julie A	Manchester Township
Wayne County Tax Claim Bureau Kiefer Kenneth C Est Kiefer Audrey I Est	Vilchock Julie A	Manchester Township
Wayne County Tax Claim Bureau Reflection Lakes P O A	David Steven	Manchester Township
Wayne County Tax Claim Bureau Reflection Lakes P O A	David Steven	Manchester Township
Wayne County Tax Claim Bureau Reflection Lakes P O A	Mercado William	Manchester Township
Wayne County Tax Claim Bureau Reflection Lakes P O A	Mercado William	Manchester Township
Wayne County Tax Claim Bureau Reflection Lakes P O A	Mercado William	Manchester Township
Wayne County Tax Claim Bureau L & M Enterprises Inc	Clause Tammy Lee Clause George E	Dreher Township
Wayne County Tax Claim Bureau L & M Enterprises Inc	Clause Tammy Lee Clause George E	Dreher Township
Wayne County Tax Claim Bureau L & M Enterprises Inc	Clause Tammy Lee Clause George E	Dreher Township
Wayne County Tax Claim Bureau L & M Enterprises Inc	Clause Tammy Lee Clause George E	Dreher Township
Wayne County Tax Claim Bureau L & M Enterprises Inc	Clause Tammy Lee Clause George E	Dreher Township
Wayne County Tax Claim Bureau L & M Enterprises Inc	Clause Tammy Lee Clause George E	Dreher Township
Wayne County Tax Claim Bureau Schneck Robert J Schneck Roberta C	Horst Walter H	Palmyra Township

Wayne County Tax Claim Bureau Meytin Matdeu	Vardanian Arthur	Paupack Township	
Wayne County Tax Claim Bureau Larocque Cathy	Branham Sarah	Manchester Township	
McGinnis Kevin P	Reed Stephen E	Dyberry Township	
McGinnis Cynthia S	Reed Lucinda A		
Dieterich Michele M By Sheriff	Federal National Mortgage Association	Honesdale Borough	
Butterweck Joan M By Sheriff	Wells Fargo Financial Pa Inc	Lake Township	Lot 3455
Howland Julie A By Sheriff	Veterans Affairs	Hawley Borough	
Marshall Carol	Marshall Carol	Honesdale Borough	
Sprague Paul			
Snyder Colin W	Snyder Colin W Stevens Pamela	Lake Township	
Ritter Barry L	Ritter Barry L	Sterling Township	
Ritter Barry	Ritter Margaret J		Lot 12
Blackaby Janice C By Sheriff	U S Bank Tr	Honesdale Borough	
Storey John	Central Wayne Regional Authority	Cherry Ridge Township	
Storey Janie			
Hummel June A	Elder Charles L	Salem Township	
Godlewski June A			Lot 2
Oglobleva Galina	Oglobleva Galina Degtyar Aleksey	South Canaan Township	
Kornbau John	Miller Roger L	Honesdale Borough	
Kornbau Kelly	Miller Donna M		
Winterbottom Gail A	Sherbine Travis	Paupack Township	
Winterbottom James H			Lot 4AR
Vara John	Kapolas Anestis	South Canaan Township	
Vara Lynne	Kapolas Melissa		Lot 3
Lloyd David			
Lloyd Karen			
Lazzeri Peter S Jr	Buselli William H Sr	Berlin Township	
Lazzeri Rhonda M			
Sorce Samuel J	Stiles Diane E	Mount Pleasant Township	
Sorce June			
Dix Richard O By Agent	Dix Richard O	Buckingham Township	
Dix Dixie Prusik Agent	Dix Dixie Prusik	Buckingham & Scott Townships Scott Township Scott & Buckingham Townships	
Caraluzzi John A	Hagemeyer Richard E	Salem Township	
Caraluzzi Sandra T	Hagemeyer Robyn L Hesse Hessehagemeyer Robyn L		
Orinick Joseph R	Malinowski Eric J	South Canaan Township	
Orinick Theodore M Adm	Malinowski Yvonne E		
Orinick Lillian Est			
Burke William	Dubisz Katarzyna	Lehigh Township	
Burke Penny			
Burke William	Dubisz Katarzyna	Lehigh Township	
Burke Penny			

Dirkson Clayton Dirkson Pamela	Dirkson Clayton	South Canaan Township South Canaan & Cherry Ridge Lot 3 Cherry Ridge Township Cherry Ridge & South Canaan Lot 3
Dirkson Clayton R Dirkson Pamela J	Dirkson Clayton R	Cherry Ridge Township Cherry Ridge & South Canaan South Canaan Township South Canaan & Cherry Ridge
Dirkson Clayton R	Vacarro Anthony Vacarro Betty	Cherry Ridge Township Cherry Ridge & South Canaan South Canaan Township South Canaan & Cherry Ridge
Wood Betty Wood Thomas L	Wood Edward J	Manchester Township
Barnes Ernest M III Barnes Jessica J	Devoe John	Damascus Township Lot 1
Wallenpaupack Free Methodist Church Inc	Wallenpaupack Free Methodist Church Inc	Paupack Township Lots B & B R
Terrell Edwin E	Terrell Edwin E Terrell Hazel L	Damascus Township
Rindock Kevin M Rindock Jaime L	Ryan Scott	Berlin Township Lot 2
Stewart Reinee A By Sheriff Owens Vivian A By Sheriff	S R M O F II Two Zero One Two One Trust U S Bank Trust National Association Tr	Lake Township Lot 1864
Arnold Dorothy E By Agent Seickel Susan Agent	Arnold Edmond Arnold Sally	South Canaan Township
Appleby Thomas W	Appleby Thomas W Appleby Sylvia H	Oregon Township Lots 3 & 4
Svensson Niclas H Svensson Betty J	Svensson Robert Niclas	Mount Pleasant Township Lot 8
Svensson Niclas H Svensson Betty Jean	Svensson Robert Niclas	Mount Pleasant Township

CLE Courses

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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City: _____ State: _____ Zip: _____

Name: _____

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Email: baileyd@ptd.net

Wayne County LEGAL JOURNAL

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