

# OFFICIAL LEGAL JOURNAL OF WAYNE COUNTY, PA

22nd Judicial District

Vol. 4 ★ MAY 9, 2014 ★ Honesdale, PA ★ No. 9



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### Court of Common Pleas 22nd Judicial District:

The Hon. Raymond L. Hamill  
*President Judge*

The Hon. Robert J. Conway  
*Senior Judge*

**The Legal Journal of Wayne County** contains decisions of the Wayne County Court, legal notices, advertisements & other matters of legal interest. It is published every Friday by the Wayne County Bar Association.

*The Official Legal Publication of Wayne County, Pennsylvania*



Legal Journal of Wayne County

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

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

[www.waynecountylawyers.org](http://www.waynecountylawyers.org)

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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.*

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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.

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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

## SUBPOENA PROCEDURES WEBSITE

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Sean Jennings, the Subpoena Coordinator of Troop R in Dunmore, has provided a link to the PA State Police's website which provides their subpoena procedures. The website outlines the process for a variety of subpoenas, including trooper appearances, the subpoena of records, witness fees and those issued at the magistrate and federal level. The information may be accessed at:

<http://www.portal.state.pa.us/portal/server.pt?open=512&objID=4451&&PageID=457022&level=2&css=L2&mode=2>

WAYNE COUNTY BAR ASSOCIATION



[www.waynecountylawyers.org](http://www.waynecountylawyers.org)

**LEGAL NOTICES**

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

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**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.*

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**ADMINISTRATRIX NOTICE**

Estate of GEORGE MCPHATTER, JR.

Late of Lake Ariel  
Administratrix  
FATIMAH MCPHATTER  
829 THE HIDEOUT  
LAKE ARIEL, PA 18436

5/9/2014 • 5/16/2014 • 5/23/2014

---

**EXECUTOR NOTICE**

Estate of DOLORES M. STEGNER AKA DOLORES MARY MCCONNELL STEGNER  
Late of Honesdale Borough  
Executor  
WILLIAM MCCONNELL  
1982 LAKE ARIEL HIGHWAY  
LAKE ARIEL, PA 18436  
Attorney  
FRANCES GRUBER, ESQ.  
214 NINTH STREET  
HONESDALE, PA 18431

5/9/2014 • 5/16/2014 • 5/23/2014

---

**EXECUTRIX NOTICE**

Estate of KATHLEEN M. HIGGINS  
Late of Honesdale, Pa. 18431  
Executrix  
MARGARET SEIDEL  
1014 WOODLAND WAY  
CLARKS SUMMIT, PA 18411  
Attorney  
THOMAS F. KILROE  
918 CHURCH ST.  
HONESDALE, PA 18431

5/2/2014 • 5/9/2014 • 5/16/2014

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**EXECUTRIX NOTICE**

Estate of HAROLD S. KARCHER  
Late of Buckingham Township  
Executrix  
KAMILLE D. KARCHER  
40 ROCHELLE ROAD  
BINGHAMTON, NY 13901

5/2/2014 • 5/9/2014 • 5/16/2014

---

**ADMINISTRATOR NOTICE**

Estate of JEANNE RUTH SCHOLL AKA JEANNE R. SCHOLL  
Late of Salem Township  
Administrator  
JASON HARBOLIC  
572 THE HIDEOUT  
LAKE ARIEL, PA 18436  
Attorney  
JOSEPH RUDZEWSKI  
2573 RT. 6

HAWLEY, PA 18428

5/2/2014 • 5/9/2014 • 5/16/2014

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**ADMINISTRATRIX NOTICE**

Estate of CHRISTOPHER R.  
STIFF

Late of Dreher Township

Administratrix

LINDA A. STIFF

29 ASPEN DRIVE

NEWFOUNDLAND, PA 18445

Attorney

JEFFREY S. TREAT

ATTORNEY AT LAW

926 COURT STREET

HONESDALE, PA 18431

5/2/2014 • 5/9/2014 • 5/16/2014

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**EXECUTOR NOTICE**

Estate of PAUL G. FARRELL

Late of Honesdale, Pa.

Executor

JAMES FARRELL

252 ERIE STREET

HONESDALE, PA 18431

Attorney

THOMAS F. KILROE

918 CHURCH ST.

HONESDALE, PA 18431

4/25/2014 • 5/2/2014 • 5/9/2014

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**EXECUTRIX NOTICE**

Estate of RITA MARIE

BELLAMY AKA RITA M.

BELLAMY

Late of Cherry Ridge Township

Executrix

CYNTHIA L. KIELAR

135 HIGHLAND DRIVE

HAWLEY, PA 18428

Attorney

FRANCES GRUBER, ESQ.

214 NINTH STREET

HONESDALE, PA 18431

4/25/2014 • 5/2/2014 • 5/9/2014

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**OTHER NOTICES**

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**NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
IN THE COURT OF COMMON  
PLEAS OF WAYNE COUNTY,  
PENNSYLVANIA  
CIVIL ACTION – LAW**

JPMORGAN CHASE BANK,  
NATIONAL ASSOCIATION  
S/B/M TO CHASE HOME  
FINANCE, LLC S/B/M TO  
CHASE MANHATTAN  
MORTGAGE CORPORATION  
Plaintiff

vs.

ROSSITZA LOVETCHEVA, in  
capacity as Administratrix and Heir  
of SASHO A. DALOV, Deceased  
UNKNOWN HEIRS,  
SUCCESSORS, ASSIGNS, AND  
ALL PERSONS, FIRMS, OR  
ASSOCIATIONS CLAIMING  
RIGHT, TITLE OR INTEREST  
FROM OR UNDER SASHO A.  
DALOV, DECEASED  
Defendants

COURT OF COMMON PLEAS  
CIVIL DIVISION  
WAYNE COUNTY

No. 23-CIVIL-2014

**NOTICE**

To UNKNOWN HEIRS,  
SUCCESSORS, ASSIGNS, AND  
ALL PERSONS, FIRMS, OR  
ASSOCIATIONS CLAIMING  
RIGHT, TITLE OR INTEREST  
FROM OR UNDER SASHO A.  
DALOV, DECEASED

You are hereby notified that on  
January 17, 2014, Plaintiff,  
JPMORGAN CHASE BANK,  
NATIONAL ASSOCIATION  
S/B/M TO CHASE HOME  
FINANCE, LLC S/B/M TO  
CHASE MANHATTAN  
MORTGAGE CORPORATION,  
filed a Mortgage Foreclosure  
Complaint endorsed with a Notice  
to Defend, against you in the Court  
of Common Pleas of WAYNE  
County Pennsylvania, docketed to  
No. 23-CIVIL-2014. Wherein  
Plaintiff seeks to foreclose on the  
mortgage secured on your property  
located at 3 LAKESHORE  
DRIVE, AKA 37 LAKESHORE  
DRIVE, LAKEVILLE, PA 18438-  
4006 whereupon your property  
would be sold by the Sheriff of  
WAYNE County.

You are hereby notified to plead to  
the above referenced Complaint on  
or before 20 days from the date of  
this publication or a Judgment will  
be entered against you.

**NOTICE**

If you wish to defend, you must  
enter a written appearance  
personally or by attorney and file  
your defenses or objections in  
writing with the court. You are

warned that if you fail to do so the  
case may proceed without you and  
a judgment may be entered against  
you without further notice for the  
relief requested by the plaintiff.  
You may lose money or property or  
other rights important to you.

YOU SHOULD TAKE THIS  
NOTICE TO YOUR LAWYER AT  
ONCE. IF YOU DO NOT HAVE  
A LAWYER, GO TO OR  
TELEPHONE THE OFFICE SET  
FORTH BELOW. THIS OFFICE  
CAN PROVIDE YOU WITH  
INFORMATION ABOUT HIRING  
A LAWYER.

IF YOU CANNOT AFFORD TO  
HIRE A LAWYER, THIS OFFICE  
MAY BE ABLE TO PROVIDE  
YOU WITH INFORMATION  
ABOUT AGENCIES THAT MAY  
OFFER LEGAL SERVICES TO  
ELIGIBLE PERSONS AT A  
REDUCED FEE OR NO FEE.

Notice to Defend:  
North Penn Legal Services  
Wayne County Courthouse  
Honesdale, PA 18431  
(877) 515-7465

5/2/2014 • 5/9/2014 • 5/16/2014

**ACTION TO QUIET TITLE  
IN THE COURT OF COMMON  
PLEAS OF THE 22ND JUDICIAL  
DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
COUNTY OF WAYNE**

No. 291-CIVIL-2013

HENRY ANTONIOLLI  
Plaintiff



VS.

MARY SCHOONOVER,  
DECEASED PERSON, ISSAC E.  
SCHOONOVER, DECEASED  
PERSON, ELLEN  
SCHOONOVER, DECEASED  
PERSON, JOHN R.  
SCHOONOVER, DECEASED  
PERSON, CHARLES K.  
SCHOONOVER, DECEASED  
PERSON, THEIR SUCCESSORS  
AND ASSIGNS AND ALL  
PERSONS CLAIMING ANY  
RIGHT TITLE OR INTEREST IN  
AND TO THE SUBJECT  
PREMISES.  
Defendant

.....  
**COMPLAINT TO QUIET  
TITLE**

Please take notice that a Complaint to Quiet Title has been filed against you in the Court of Common Pleas for Wayne County captioned to the above docketed case number. Please contact the Court of Common Pleas or the office of Plaintiff's Counsel at Meagher Law, Inc., 1018 Church Street, Honesdale, PA 18431, (570) 253-5229 for a full copy of the Complaint.

**NOTICE TO DEFEND**

.....

You have been sued in Court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this Complaint and notice are served by entering a written appearance

personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so, the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you.

**YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.**

PA Lawyer Referral Service  
100 South Street - PO Box 186  
Harrisburg, PA 17108  
1-800-692-7375 (for PA residents)  
or (717) 238-6715 (for Out of State residents)

**5/2/2014 • 5/9/2014 • 5/16/2014**

**NOTICE OF FILING**

**CENTRAL WAYNE REGIONAL  
AUTHORITY**

V.

**GEORGE R. DASILVA AND  
SYLVIA PATRICIA DASILVA**

**CIVIL ACTION NO.  
550-JUDG-2009**



**TO THE ABOVE-NAMED  
DEFENDANT: PLEASE TAKE  
NOTICE**

that on March 6, 2014, an Order of Publication signed by Raymond L. Hamill, President Judge, was filed ordering that service by publication be made on Defendant, George R. DaSilva, and all persons claiming, by through or under him, of the hereinafter set forth Writ of Execution.

By virtue of a Writ of Execution instituted by Central Wayne Regional Authority issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 28th day of May, 2014, at 10:00 A.M. in the Conference Room on the third floor of the Wayne County Courthouse in the Borough of Honesdale the following property, viz:

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

BEGINNING at an iron stake in the lands of Emmett and Louise Schweighofer at a point 35 feet Easterly from the center line of Route 6 and 73 feet Northeasterly from an elm tree; the same being the Northwest corner of the lands of Fred Dane; thence parallel with Route 6 North 52 degrees West 50

feet to an iron stake; thence North 38 degrees East 87 feet to an iron stake; thence South 52 degrees East 50 feet to an iron stake; thence South 38 degrees West to the place of BEGINNING. CONTAINING 1/10 acre be the same more or less.

BEING THE SAME PREMISES which Kathryn Brennan a/k/a Kathryn A. Brennan by her Attorney-In-Fact, Ann Jaynes duly appointed by Power of Attorney dated October 30, 1996, by deed dated June 21, 1997, and recorded in Wayne County Deed Book 1257, page 0085 granted and conveyed unto George R. DaSilva and Sylvia Patricia DaSilva, his wife, the Grantors herein.

BEING further identified as Wayne County Tax Parcel No. 11-0-0004-0010.

ADDRESS BEING KNOWN AS 749 West Park Street, Honesdale, PA 18431.

Seized and taken in execution as property of:

George DaSilva, 749 West Park Street, Honesdale, PA 18431  
Sylvia Patricia DaSilva, 749 West Park Street, Honesdale, PA 18431

Execution No. 550-Judgment-2009

Amount Due: \$6,635.56 plus additional costs

**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.

MARK STEELMAN, SHERIFF  
WAYNE COUNTY,  
PENNSYLVANIA  
Anthony J. Magnotta, Esquire  
1307 Purdytown Turnpike, Suite A  
Lakeville, PA 18438

**4/25/2014 • 5/2/2014 • 5/9/2014**

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**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.*

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**SHERIFF'S SALE  
MAY 21, 2014**

By virtue of a writ of Execution instituted Green Tree 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 21st day of May, 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, piece or parcel of land situate, lying and being in the Township of Clinton 1, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the center of Legislative Route 63036, said point being the south easterly corner of land or the grantor and the northeasterly corner of land of Gerald Maker Blaker, Deed Book 228, Page 750, thence along land of Gerald Blaker North thirty two degrees zero minutes West (N 32 00 W) three hundred eighteen and four hundredths (318.04) feet to an

iron pin in line of land of Frank Sargent, Deed Book 285, Page 431, thence along lands of Frank Sargent, North fifty two degrees thirty minutes East (N. 52 30 E) one hundred forty nine and nine tenths (149.9) feet to an iron pin, a corner of land of the grantors thence through land of the grantors South thirty two degrees zero minutes East (S 32 00 E) three hundred twenty and fifty six hundredths (320.56) feet to a P.K. nail in the center of L. R. 63036; thence along the center of L.R. 63036, South forty nine degrees two minutes forty eight seconds west (S 49 02' 48"W) sixty one and seventy three hundredths (61.73) feet and South fifty six degrees thirty three minutes West (S 56' 33' W) eighty eight and twenty seven hundredths (88.27) feet to a P.K. nail, the point and place of BEGINNING. CONTAINING 1.102 acres of land be the same more or less.

UNDER AND SUBJECT to the same reservations, conditions, restrictions, covenants, exceptions and easements as appear in prior chain of title.

TAX PARCEL # 06-1-0241-0013.0006

BEING KNOWN AS: RR 1 Box 1670, Waymart, PA 18472

Seized and taken in execution as property of:  
Shirley A. Holland 4 Eagle Road  
JACKSON NJ 08527  
Martin M. Holland 4 Eagle Road

JACKSON NJ 08527

Execution No. 666-Civil-2013  
Amount Due: \$53,695.19 Plus  
additional costs

February 27, 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.

**4/25/2014 • 5/2/2014 • 5/9/2014**

**SHERIFF'S SALE  
MAY 21, 2014**

By virtue of a writ of Execution instituted Penta Group as Assignee of Penn Security Bank & Trust Co. issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to

Public Sale, on Wednesday the 21st day of May, 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 pieces or parcels of land situated in the Township of Sterling, County of Wayne and State of Pennsylvania, bounded and described as follows:

BEGINNING on a line of William A. Yates at a corner on line land of Benjamin Lee, South fifty degrees east sixteen and three-tenths ( $16 \frac{3}{10}$ ) rods to a corner on the south side of the creek; thence along line of land of George Stevens, North forty (40) degrees east thirty-five and nine-tenths ( $35 \frac{9}{10}$ ) rods to a stones and stake corner; thence North fifty (50) degrees west sixteen and three-tenths ( $16 \frac{3}{10}$ ) rods to a corner in line of lands of William Yates; thence along the same south forty degrees west thirty-five and nine-tenths ( $35 \frac{9}{10}$ ) rods to the place of Beginning. CONTAINING three acres and one hundred and five perches of land, be the same more or less.

ALSO ALL THAT piece of land BEGINNING at the northeast corner of Lot No. 7 of Cox allotment of the Jacob Evans tract at a stone heap; thence by Lot No. 5 of said allotment south fifty (50) degrees east one hundred and twenty-seven perches to a stone corner of Lot No. 2; thence south

forty (40) degrees west and seventy-two and three-fourths ( $72 \frac{3}{4}$ ) perches to a stones corner of land surveyed to Issac Smith; thence by lands of said Isaac Smith north fifty (50) West one hundred and twenty-seven (127) perches to a stones corner in line of Lot No. 8; thence north forty (40) degrees east seventy-two and three fourths ( $72 \frac{3}{4}$ ) perches to the place of BEGINNING. CONTAINING fifty-seven (57) acres and one hundred twenty (120) perches, strick measure, be the same more or less.

BEING THE SAME premises which EDNA LEE BORTREE by her certain deed dated August 7, 1965, and recorder in the Office of Recorder of Deeds in and for Wayne County, Pennsylvania, In Deed Book Volume 229, at Page 073, granted and conveyed unto Harry B. Collins, Jr. and Meredith M. Collins, his wife.

WHEREAS, the said Harry B. Collins, Jr., departed this life on the 13th day of January, 1983, leaving him surviving as his Tenant by the Entirety, his wife, Meredith M. Collins.

AND WHEREAS, the said Meredith M. Collins, departed this life on the 13th day of February, 1993, leaving her Last Will and Testament appointing Harry B. Collins, III, has the executor of her estate.

WHEREAS, Exemplled copies of Letters Testamentary issued by the

Morris County Surrogatas Court of Morristown, New Jersey have been recorded in the Office of the Register of Wills of Wayne County, Pennsylvania in File No. 24002.

AND the said Grantor, Harry B. Collins, III, does covenant, promise and agree, to and with the said Grantee, hie heirs and assigns, that he, the Executor of the Estate of Meredith M. Collins, has not done, committed, or knowingly or willingly suffered to be done or committed, or willingly suffered to done or committed, any act, matter or thing whatsoever whereby the premises hereby granted, or any part thereof, is, are, shall or may be impeached, charged or incumbered, in title charge, estate, or otherwise howsoever.

EXCEPTING AND RESERVING THEREOUT AND THEREFROM a 30 x 60 Butler Building, which is situate on the above described property. Said building is not property of the Collins Estate.

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,.,

TOGETHER with all the singular land, improvements, ways, waters, water-courses, rights, liberties, privileges,

Seized and taken in execution as property of:  
Raymond A Collins 100 Bortree Road P.O. Box 50 STERLING PA

18463

Execution No. 254-Civil-2013  
Amount Due: \$140,734.64 Plus additional costs

March 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.**

Stephen G. Bresset, Esq.

**4/25/2014 • 5/2/2014 • 5/9/2014**

**SHERIFF'S SALE  
MAY 28, 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 28th day of May, 2014 at 10:00 AM in the Conference Room on the third floor of the Wayne County Courthouse in the Borough of Honesdale the following property, viz:

All That Certain Piece Or Parcel Of Land Located In The Township Of Damascus, County Of Wayne, Commonwealth Of Pennsylvania, And Being More Particularly Described As Follows:

Beginning At An Iron Pipe Found In The Easterly Line Of Lands Now Or Formerly Of Gard A. Juergensen (D.D. 281, P. 640) At The Most Southerly Corner Of Lands Now Or Formerly Of Russell And Marion Tyler (O.B. 376, Pg 1089); Thence From Said Place Of Beginning North Seventy (70) Degrees Forty-Five (45) Minutes Zero (00) Seconds East Six Hundred Seventy-Five And Twenty-Five Hundredths (675.25) Feet Along The, Southerly Line Of Said Lands Of Russell And Marion Tyler (D.B. 376. P. 1083) Crossing Legislative Route 63027 To A Point In The Shore In The Delaware River Which Point Is North Seventy (70) Degrees Forty-Five (45) Minutes Zero (00) Seconds East Seventy-Six And Sixty-Three Hundredths (76.63) Feet From An Iron Pipe Found; Thence South Thirteen (13) Degrees Fourteen (14) Minutes Fifty (50) Seconds East Two Hundred Forty And Eighteen Hundredths (240.18) Feet In A

Downstream Direction Along The Shore Of The Delaware River To A Point At The Northeasterly Corner Of A 0.717 Acre Parcel Previously Conveyed By Bickelhaupt To Clinton E. And Marjorie Parker Which Point Is North Sixty-Nine (69 Degrees Fifty-Five (55) Minutes Twenty (20) Seconds East Forty And One Hundredths (40.01) Feet From A Half (1/2) Inch Hebar Set; Thence South Sixty-Nine (00) Degrees Fifty (50) Minutes Twenty (20) Seconds West One Hundred Fifty-Five And Thirty Seven Hundredths (155.37) Feet Along The Northerly Line Of Said 0.717 Acre Parcel Previously Conveyed To Clinton E. And Marjorie Parcel To A Half (1/2) Inch Rebar Set Which Rebar Is South Sixty-Nine (69o Degrees Fifty-Five (55) Minutes Twenty (20) Seconds West Sixty-Four And Sixty-Three Hundredths (64.63o Feet From Another Half (1/2) Inch Rebar Set On The Westerly Side Of Legislative Route 63027; Thence South Seventy-Six (76) Degrees Ten (10) Minutes Forty (40) Seconds West Four Hundred Thirty-Four And Sixty-Two Hundredths (434.62) Feet Containing Along The Northerly Line Of Said 0.717 Acre Parcel Previously Conveyed To Clinton E. And Marjorie Packer To A Half (1/2) Inch Rebar Set In The Easterly Line Of Lands Now Or Formerly Of Gard A. Juergensen (D.B. 281, P. 010); Thence North Thirty-Six (38) Degrees Thirty (50) Minutes Zero (00) Seconds West Two Hundred Nine And Porty-Two Hundredths (209.42) Feet Along

The Easterly Line Of Said Lands Of Said Gard A. Juergenses To The Point Or Place Of Beginning.

Containing 3.258 Acres Of Land As Surveyed By Gary Packer P.L.S Excepting And Reserving A Parcel Of Land Conveyed By Camber H. Franklin To Frederick J. Donatelli And Barbara Donatelli By Deed Dated August 11, 2004 And Recorded December 6, 2004 In The Wayne County Recorder's Office In Deed Book 2067 At Page 280. Containing 0.15 Acres Of Land, As Surveyed By Gary Packer, P.L.S.

Parcel Number(S): 07-0-0049-0051

BEING KNOWN AS: 2559 River Road, Damascus, PA 18415

Seized and taken in execution as property of:  
Joel Turner, as Administrator of the Estate of Camber H. Franklin, deceased 12 Diehl Line Drive DAMASCUS PA

Execution No. 693-Civil-2013  
Amount Due: \$163,776.20 Plus additional costs

March 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.

Jill P. Jenkins Esq.

5/2/2014 • 5/9/2014 • 5/16/2014

**SHERIFF'S SALE  
MAY 28, 2014**

By virtue of a writ of Execution instituted HSBC Bank USA, N.A., as Trustee for Opteum Mortgage Acceptance Corp., Asset-Backed Pass-Through Certificates, Series 2005-2 issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 28th day of May, 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 with the buildings and improvements thereon erected, situate in the Township of Paupack, County of Wayne, and Commonwealth of Pennsylvania,



bounded and described as follows:

Beginning at the Southeast corner of lands now or formerly Carlson (Deed Book 463; Page (1095) an iron pipe corner found; thence, through lands of the Grantor herein the following three (3) courses and distances;

1. North 73 degrees 00 minutes 08 seconds East 32.76 feet;
2. South 80 degrees 11 minutes 40 seconds East 56.34 feet; and
3. South 26 degrees 55 minutes 35 seconds East 50.84 feet to a corner located within the right-of-way of State Road 590;

Thence, leaving said road North 67 degrees 34 minutes 27 seconds West 118.86 feet to the place of beginning.

Containing 2384 square feet, and being depicted as Lot "A" on a survey plat revised November 1, 2001, prepared by James B. Rutherford, P.L.S., entitled "Map Illustrating Division of Lands of Igoe; Deed Book 317; Page 736, Scale 1" = 50' and recorded in the Office of the Recorder of Deeds in and for Wayne County, Pennsylvania in Map Book Volume 97 at page 77 on the 7th day of August 2002.

Lot "A" must be combined with Tax Parcel 121 (Lot One on above referenced Map and Tax Parcel 121.1 (Lot Two on above-reference Map) to form a new total Lot to be known as Lot 121R, containing 23,972 square feet and, May Not

Be Allowed To Exist As A Separate Parcel.

Parcel II:

ALL THAT CERTAIN piece or parcel of land with the buildings and improvements thereon erected, situate in the Township of Paupack, County of Wayne, and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at the Southeast corner of lands now or formerly Carlson (Deed Book 473; Page 582) and the Southwest corner of lands now or formerly of Carlson (Deed Book 463; Page 1095) being an iron pipe corner found at the Northwest corner of the parcel herein described;

Thence the following two (2) courses and distances along lands of Carlson (Deed Book 463; Page 1095);

1. North 19 degrees 52 minutes 33 seconds East 32.84 feet;
2. South 70 degrees 27 seconds East 25.90 feet;

Thence along the Southerly line of Lot "A" South 67 degrees 37 minutes 27 seconds East 118.86 feet to a corner located within the right-of-way of State Route 590;

Thence, South 31 degrees 44 minutes 21 seconds West 106.79 feet to a corner at the Westerly edge of the right-of-way of State Route 590;

Thence, North 38 degrees 01

minutes 39 seconds West 144.83 feet to the point and place of beginning.

Containing 9,694 square feet, and being depicted as Parcel One (Tax Parcel 121) on a survey plat revised November 1, 2001, prepared by James B. Rutherford, P.L.S., entitled "Map Illustrating Division of Lands of Igoe; Deed Book 317; Page 736, Scale 1" = 50' and recorded in the Office of the Recorder of Deeds in and for Wayne County, Pennsylvania in Map Book 97 at page 77 on the 7th day of August 2002.

Parcel III:

ALL THAT CERTAIN piece or parcel of land lying situate in the Township of Paupack, County of

Wayne, and Commonwealth of Pennsylvania, as more particularly described upon a map entitled "Map Illustrating Division of Lands of Igoe" bearing the name and seal of M.R. Zimmer, Drawing #295-58, dated July 28, 1975, which map is recorded in the Wayne County Map Book Volume 31 at Page 61, and which premises is more particularly described as follows:

Beginning at a point in the line of other lands of the Grantee herein (Igoe), said point of beginning being the Easterly most corner of the premises hereby being described and on the edge of the right-of-way of Pennsylvania Route #590; thence South thirty-one (31) degrees forty-one (41) minutes

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Twenty-one (21) seconds West seventy-four and sixty one-hundredths (74.60) feet to a corner; thence through other lands of Grantors (Marshall) North forty-one (41) degrees twenty-two (22) minutes fifty-seven (57) seconds West one hundred seventy and ninety-two one hundredths (170.92) feet to a corner; thence continuing through lands of Marshall North fifty-one (51) degrees fifty-eight (58) minutes twenty-one (21) seconds East eighty and no one hundredths (80.00) feet to a corner in line of lands now or formerly of Igoe; thence along a line of lands of Igoe South thirty-eight (38) degrees one minutes (1) thirty-nine (39) seconds East one hundred forty-four and eighty-three one hundredths (144.83) feet to the point or place of beginning. Containing eleven thousand eight hundred ninety-four (11,984) square feet, being the same more or less.

The above parcels have recently been surveyed and the following combined Parcel is created, forming Final Parcel Lot 121R, Containing 23,972 square feet (erroneously fee), and is further described as follows:

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

Beginning at the Southeast corner

of lands now or formerly Carlson (Deed Book 463; page (1095) an iron pipe corner found; thence along Lot "A" the following three (3) courses and distances;

1. North 73 degrees 00 minutes 08 seconds East 32.76 feet;
2. North 80 degrees 11 minutes 40 seconds East 56.34 feet; and
3. South 26 degrees 55 minutes 35 seconds East 50.84 feet to a corner located within the right-of-way of State Road #590;

Thence South 31 degrees 44 minutes 21 seconds West 106.79 feet to a corner at the Westerly edge of the right-of-way of State Road #590;

Thence South 31 degrees 44 minutes 21 seconds West 74.60 feet to an iron pipe also being the Southeast corner of lands now or formerly of Barletta (Deed Book 453; Page 177);

Thence, along lands now or formerly Barlotta North 41 degrees 22 minutes 57 seconds West 170.92 feet to an iron pipe and North 51 degrees 58 minutes 21 seconds East 80.00 feet to an iron pipe being the Southeast corner of lands now or formerly Carlson (Deed Book 473; Page 582) and the Southwest corner of lands now or formerly Carlson (Deed Book 462; Page 1095);

Thence, the following two (2) courses and distances along lands of Carlson (Deed Book 463; Page 1095);

1. North 19 degrees 52 minutes 33 seconds East 32.84 feet; and
2. South 70 degrees 07 minutes 27 seconds East 25.90 feet to the place of beginning.

Containing 23972 square feet, as depicted on a survey plat revised May 3, 2001, prepared by James B. Rutherford, P.L.S., entitled "Map Illustrating Division of Lands of Igoe; Deed Book 317; Page 736, Scale 1" = 50" and recorded in the Office of the Recorder of Deeds in and for Wayne County, Pennsylvania in Map Book Volume 97 at Page 77 on the 7th day of August 2002.

The newly formed parcel shall not be further subdivision without the approval of the Paupack Township Board of Supervisors.

This parcel is restricted to use as defined and governed by Paupack Township's zoning ordinance.

Any original Development easements, right-of-way or setbacks that were in existence prior to this addition Shall not be altered by this Lot consolidation.

Also, granting unto the grantees, their heirs, successors and assigns, the right to enter the premises of Tax Parcel 119, as depicted on above-reference survey map, for the purposes of repairing the elevated sand mound.

Under and subject to an easement in favor of Tax parcel 119, as

depicted on the above-referenced survey map for purposes of performing repairs on the improvement located on parcel 119 from parcel 121R.

Also under and subject to an certain Well Agreement intended to be recorded simultaneously herewith.

Seized and taken in execution as property of:  
Patrick J. Condon 1329 Purdytown  
Turnpike LAKEVILLE PA 18438

Execution No. 488-Civil-2013  
Amount Due: \$86,407.24 Plus  
additional costs

March 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.

Harry B. Reese, Esq.

5/2/2014 • 5/9/2014 • 5/16/2014

**SHERIFF'S SALE  
JUNE 4, 2014**

By virtue of a writ of Execution instituted Mark R. Brojack issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 4th day of June, 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 and tract of land situate, lying and being in the Township of Paupack, County of Wayne, State of Pennsylvania, more particularly described as follows, to wit:

BEGINNING at a corner on the westerly side of a private road or driveway, said point being on the division line between Lots 46R and 47R as shown on map of lands of Lake Quinn surveyed for David Beynon, Sr. by George E. Ferris, Registered Surveyor, dated May 11, 1965; thence along said division line North 50 degrees 17 minutes West one hundred three (103) feet to a corner; thence South 24 degrees 33 minutes West fifty (50) feet to a corner on the division line between Lots 47R and 48R; thence South 50 degrees 57

minutes East one hundred seven and five one-hundredths (107.05) feet along said division line to a corner on the aforesaid private road or driveway; thence North 19 degrees 43 minutes East fifty (50) feet to the place of beginning. Being Lot No. 47R of the aforesaid plot and having Wayne County Tax Control Number 027089.

TAX PARCEL NO.: 24-0-0001-0119.-

ADDRESS BEING: 100 Lake Shore Drive, Waymart, PA 18472

Seized and taken in execution as property of:  
James C. Brayer 100 Lake Shore Drive Waymart PA 18472

Execution No. 46-Civil-2012  
Amount Due: \$61,064.48 Plus additional costs

March 27, 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.

Zachary Jennings Esq

5/9/2014 • 5/16/2014 • 5/23/2014

**SHERIFF'S SALE  
JUNE 4, 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 4th day of June, 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 Lots Or Parcels Of Land Situate, Lying And Being In The Township Of Texas, County Of Wayne, And State Of Pennsylvania, Bounded And Described As Follows:

BEGINNING At A Point Where The Center Line Of A Thirty-Five Foot Road Leading To Tallman's Beach Intersects The Center Line Of A Forty-Foot Road Leading To Pennsylvania Highway #63034; Thence, Along The Center Line Of The Thirty-Five Foot Road North Three (3') Degrees Fifty-Five (55) Minutes West Sixty (60) Feet To A Corner; Thence, Along Line Of

Lands Of Orinick. North Eighty Six (86°) Degrees Five (05) Minutes East One Hundred Twenty (120) Feet To A Corner; Thence, Continuing Along Orinick Land South Four (04') Degrees Fifty-Three (53) Minutes West One Hundred Thirteen And Eighty-Five One-Hundredths (113.85) Feet To A Corner; Thence, Along The Center Line Of The Forty (40) Foot And North Sixty-Seven (67°) Degrees Eight (08) Minutes west One Hundred Fifteen (115) Feet To The Place Of Beginning.

TAX PARCEL #(S): 27-0-0002-0017; 27-0-0002-0018

BEING KNOWN AS: 115  
Lakeside Drive, Honesdale, PA  
18431

Seized and taken in execution as property of:  
Lawrence Martone as Co-Administrator of the Estate of Mary M. Martone a/k/a Mary Margaret Martone, Deceased, 115 Lakeside Drive HONESDALE PA 18431  
Margaret Martone as Co-Administrator of the Estate of Mary M. Martone a/k/a Mary Margaret Martone, Deceased 25 East Sterling Road NEWFOUNDLAND PA 18445

Execution No. 561-Civil-2013  
Amount Due: \$124,444.69 Plus  
additional costs

March 17, 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.**

Salvatore Filippello Esq.

**5/9/2014 • 5/16/2014 • 5/23/2014**

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**CIVIL ACTIONS FILED**

*FROM APRIL 12, 2014 TO APRIL 18, 2014  
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

**JUDGMENTS**

NUMBER	LITIGANT	DATE	DESCRIPTION	AMOUNT
2001-20473	RYAN BARBARA	4/14/2014	SATISFACTION	10,000.00
2011-21296	TRITARIS ROSA LUISA	4/17/2014	SATISFACTION	—
2013-00534	ALEXANDER RONALD	4/14/2014	WRIT OF EXECUTION	167,524.48
2013-20014	DELCASTILLO KENNETH	4/15/2014	SATISFACTION	—
2013-20284	BAKER THOMAS ANTHONY	4/17/2014	SATISFACTION	—
2013-21346	KEEN ASHLEY A	4/14/2014	SATISFACTION	—
2013-21533	COLE PATRICK E	4/14/2014	SATISFACTION	4,765.82
2013-21533	YDOYAGA LYNN E	4/14/2014	SATISFACTION	4,765.82
2014-00010	BORTREE JOSEPH	4/14/2014	DEFAULT JUDG IN REM	175,156.48
2014-00010	BORTREE MARIE	4/14/2014	DEFAULT JUDG IN REM	175,156.48
2014-00010	UNITED STATES OF AMERICA	4/14/2014	DEFAULT JUDG IN REM	—
2014-00220	FURNESS LINDA M	4/16/2014	QUIET TITLE	—
2014-20043	COAR MATTHEW G	4/16/2014	SATISFACTION	—
2014-20348	HINDS DAVID P	4/14/2014	JP TRANSCRIPT	1,307.81
2014-20349	KEISER ANGELA S	4/14/2014	JP TRANSCRIPT	1,935.67
2014-20350	POTRATZ JOHN	4/14/2014	FEDERAL TAX LIEN	3,481.52
2014-20351	GERAGHTY DOMINICK BAEZ	4/15/2014	JUDGMENT	1,548.50
2014-20352	CORBETT JOHN P JR	4/15/2014	JUDGMENT	1,200.50
2014-20353	MERBEDONE EDWARD P	4/15/2014	JUDGMENT	1,962.50
2014-20354	WORMUTH CHRISTOPHER J	4/15/2014	JP TRANSCRIPT	253.80
2014-20355	KENYON ROGER	4/16/2014	JP TRANSCRIPT	8,160.00
2014-20355	KENYON ROGER	4/16/2014	WRIT OF EXECUTION	8,551.00
2014-20356	ROBINSON THOMAS JAMES	4/17/2014	JUDGMENT	2,144.00
2014-20357	HERDMAN BRIAN MICHAEL	4/17/2014	JUDGMENT	1,229.50

**CONTRACT — BUYER PLAINTIFF**

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00216	RACE GINA	PLAINTIFF	4/15/2014	—
2014-00216	FORD MOTOR COMPANY	DEFENDANT	4/15/2014	—

**CONTRACT — DEBT COLLECTION: CREDIT CARD**

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00214	NEW CENTURY FINANCIAL SERVICES INC	PLAINTIFF	4/14/2014	—
2014-00214	BUONO MICHAEL R	DEFENDANT	4/14/2014	—
2014-00217	CACH LLC	PLAINTIFF	4/15/2014	—
2014-00217	STONE EUGENE	DEFENDANT	4/15/2014	—

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

**PETITION**

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00215	1986 BUDDY 60 FOOT MANUFACTURE MOBILE HOME	PETITIONER	4/14/2014	—
2014-00215	ABICHT EVERETT	PETITIONER	4/14/2014	—
2014-00215	ABICHT PATRICIA	PETITIONER	4/14/2014	—
2014-00215	COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF TRANSPORTATION	RESPONDENT	4/14/2014	—

**REAL PROPERTY — LANDLORD/TENANT DISPUTE**

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00222	GRAVITY REALTY LLC PLAINTIFF/APPELLEE	PLAINTIFF	4/17/2014	—
2014-00222	BRANNEN ROXANNE K DEFENDANT/APPELLANT	DEFENDANT	4/17/2014	—
2014-00222	BRANNEN ARLIENE DEFENDANT/APPELLANT	DEFENDANT	4/17/2014	—

**REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL**

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00212	GREEN TREE SERVICING LLC	PLAINTIFF	4/14/2014	—
2014-00212	RUSSO DIANE	DEFENDANT	4/14/2014	—
2014-00212	RUSSO CHARLES A JR	DEFENDANT	4/14/2014	—
2014-00218	HSBC BANK USA	PLAINTIFF	4/15/2014	—
2014-00218	RAZNY ANDREW FRANCIS	DEFENDANT	4/15/2014	—
2014-00218	SWEELEY SARAH MARIE	DEFENDANT	4/15/2014	—
2014-00225	JEFF BANK F/K/A	PLAINTIFF	4/17/2014	—
2014-00225	FIRST NATIONAL BANK OF JEFFERSONVILLE	PLAINTIFF	4/17/2014	—
2014-00225	BRENNAN EDWARD E	DEFENDANT	4/17/2014	—
2014-00225	BRENNAN JOANNE M	DEFENDANT	4/17/2014	—

**REAL PROPERTY — OTHER**

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00223	ANDERSEN PAUL R	PLAINTIFF	4/17/2014	—
2014-00223	ANDERSEN MARYELLEN	PLAINTIFF	4/17/2014	—
2014-00223	DIXON VALLEY DEVELOPMENT LLC	DEFENDANT	4/17/2014	—
2014-00224	FNBH HOLDING CORP ASSIGNEE OF	PLAINTIFF	4/17/2014	—
2014-00224	JEFF BANK F/K/A	PLAINTIFF	4/17/2014	—
2014-00224	FIRST NATIONAL BANK OF JEFFERSONVILLE	PLAINTIFF	4/17/2014	—
2014-00224	BRENNAN EDWARD E	DEFENDANT	4/17/2014	—
2014-00224	BRENNAN JOANNE M	DEFENDANT	4/17/2014	—

**REAL PROPERTY — QUIET TITLE**

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00220	TCHORZEWSKI LENA	PLAINTIFF	4/16/2014	—
2014-00220	FURNESS LINDA M	DEFENDANT	4/16/2014	—

**TORT — MOTOR VEHICLE**

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00213	KNECHT JAMES M JR	PLAINTIFF	4/14/2014	—
2014-00213	HAMMER KACHII	PLAINTIFF	4/14/2014	—
2014-00213	PLUCKNETT CLARA	DEFENDANT	4/14/2014	—
2014-00219	HALEY GLEN	PLAINTIFF	4/16/2014	—
2014-00219	LAFAYETTE PATRICIA	DEFENDANT	4/16/2014	—
2014-00219	HUDSON TRANSIT LINES INC	DEFENDANT	4/16/2014	—
2014-00219	SHORT LINE BUS SYSTEMS INC T/D/B/A	DEFENDANT	4/16/2014	—
2014-00219	SHORT LINE BUS COMPANY	DEFENDANT	4/16/2014	—
2014-00219	COACH USA INC	DEFENDANT	4/16/2014	—



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**MORTGAGES AND DEEDS**

*RECORDED FROM APRIL 28, 2014 TO MAY 2, 2014  
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

**MORTGAGES**

<b>GRANTOR</b>	<b>GRANTEE</b>	<b>LOCATION</b>	<b>AMOUNT</b>
Rockmael Sheldon By Agent	Mortgage Electronic Registration Systems	Paupack Township	
Barna Timothy P Agent			50,000.00
Mauder Sean	Delrosso Joseph	Cherry Ridge Township	
Wayne Jenna	Delrosso Yvonne		52,500.00
Galbraith Karen S	P N C Bank	Dreher Township	25,000.00
Lake Wanoka Resort	Dime Bank	Cherry Ridge Township	275,000.00
Lake Wanoka Resort	Dime Bank	Cherry Ridge Township	25,000.00
Landolfi Lance L	Mortgage Electronic Registration Systems	Paupack Township	
Landolfi Renee L			368,000.00
Baker Christopher G	Wayne Bank	Waymart Borough	
Baker Miriam C			116,800.00
Burnett Kelly R	Mortgage Electronic Registration Systems	Salem Township	70,408.00
Ahmed Suzanne Lange	Pa State Employees Credit Union	Damascus Township	159,108.67
Yost Jason J	Pitti Jonathon	Clinton Township 2	
Denardo Lisa K			6,400.00
Shaffer Keith M	Honesdale National Bank	Dyberry Township	
Shaffer Melanie R		Dyberry Twp & Bethany Boro Bethany Borough Bethaby Boro & Dyberry Twp	123,500.00 123,500.00
Fine Lauren H	First Commonwealth Federal Credit Union	Paupack Township	
Fine Mark K			350,000.00
Alfano Michael J	Affinity Federal Credit Union	Paupack Township	
Alfano Susan E Walsh			102,000.00
Walshalfano Susan E			
Giannaula Paul A	Wells Fargo Bank	Paupack Township	
Giannaula Jane B			125,000.00
Faison Andrew	Mortgage Electronic Registration Systems	Mount Pleasant Township	
Faison Carmen			168,546.00
Mandeville Joseph C	Mortgage Electronic Registration Systems	Texas Township 1 & 2	90,400.00
Deblasis Christopher A	Mortgage Electronic Registration Systems	Lake Township	
Deblasis Joann			85,600.00

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

Keating Edward T Jr	Honesdale National Bank	Salem Township	
Keating Elizabeth			158,000.00
M G Zero Nine	Bilyk Peter	Lehigh Township	200,000.00
Ritter James	Honesdale National Bank	Salem Township	
Ritter Liane			150,000.00
Tedesco Thomas	Honesdale National Bank	Cherry Ridge Township	
Tedesco Lorraine		Cherry Ridge & South Canaan	230,000.00
Maher Lorraine		South Canaan Township	
		South Canaan & Cherry Ridge	230,000.00
Depew Donald	Citizens Savings Bank	Damascus Township	81,300.00
Dein Richard A	Wayne Bank	Texas Township	
Dein Diane M			150,000.00
Maciejewski John J	Wayne Bank	Damascus Township	
Maciejewski Anita M			35,000.00
Romance Joanne W	Wayne Bank	Waymart Borough	50,000.00
Forney Shawn	Wayne Bank	Waymart Borough	
Forney Joellen			35,000.00
Malinowski Seth	First National Bank Of Pa	Clinton Township	31,000.00
Cameron Bruce W	Mortgage Electronic Registration Systems	Lake Township	
Cameron Elizabeth P			418,500.00
Cameron Bruce W	Housing & Urban Development	Lake Township	
Cameron Elizabeth P			418,500.00
Hammer Jacob	Mortgage Electronic Registration Systems	Waymart Borough	106,000.00
Budrick Richard J	Mortgage Electronic Registration Systems	Scott Township	
Budrick Beverly A			72,000.00
Maciejewski Jason J	Wayne Bank	Damascus Township	
Maciejewski Rebecca L			263,000.00
Steich Gary	Mortgage Electronic Registration Systems	Damascus Township	95,024.00
Benezra Norman	N B T Bank	Salem Township	
Benezra Anita			35,000.00
Wagner William J	N B T Bank	Lake Township	
Wagner Janice L			50,000.00
Hineline David	N B T Bank	Sterling Township	
Hineline Leslie			20,000.00
Cicalese Gary T	P N C Mortgage	Mount Pleasant Township	
Cicalese Lucinda Miranda			50,000.00
Mirandacicalese Lucinda			
Crump Charles M	Mortgage Electronic Registration Systems	Paupack Township	177,300.00
Matthews Rowland C	P N C Bank	Dreher Township	50,000.00
Learn Carla	N B T Bank	Paupack Township	80,580.00
Anthony David J	Wells Fargo Bank	Salem Township	165,100.00
Conklin Dale R	J P Morgan Chase Bank	Damascus Township	
Conklin Denise M			126,853.00

## DEEDS

GRANTOR	GRANTEE	LOCATION	LOT
Salko Donna	Reese Philip D Reese Debra	South Canaan Township	Lot 3
Winans Christopher Winans Laurie	Rockmael Sheldon	Paupack Township	Lot 281
Hill Edna R Est AKA Hill Edna Est AKA Hill Dorothy Exr	Hill Dorothy	Paupack Township	
Sawicki Theresa	Staab Thomas Staab Tara	Lehigh Township	Lot 6
Dowding Josephine	Mauder Sean Wayne Jenna	Cherry Ridge Township	
Cury Thomas B Cury Virginia L	Lamb Lewis M Lamb Margaret A Munson Lynda L	Preston Township	Lot 7
Mesko George Mesko Gertrude	Wallenpaupack Historical Society	Paupack Township	
Derevjanik Milan Derevjanikova Anna	Strenk Pavol Strenk Dagmar	Salem Township	Lot 1717
Focarino Samuel Focarino Dina	Landolfi Lance L Landolfi Renee L	Paupack Township	Lots 117 & 118
Starnes R Jay Starnes Ashley T	Federal Home Loan Mortgage Corporation	Salem Township	Lot 99
Kranepuhl Emil Est Nehls Erna Adm	Dein Richard A Dein Diane M	Texas Township 3 Texas 3 & Cherry Ridge Twps Cherry Ridge Township Cherry Ridge & Texas 3 Twps	
Kraus Ryan C Kraus Lisa K	Baker Christopher G Baker Miriam C	Waymart Borough	
Farinella Ralph AKA Farinella Ralph A AKA Farinella Patricia AKA By Af Farinella Patricia A AKA By Af Farinella Ralph A Af Farinella Ralph S Af	Burnett Kelly R	Salem Township	Lots 231 & 232
Cornell University Owens Roberta F By Af Kelly Joseph P Af	Johnson Glenn	Hawley Borough	
Wilcox Suzanne Lange AKA Ahmed Suzanne Lange AKA	Ahmed Suzanne Lange	Damascus Township	
Pitti Jonathon	Yost Jason J Denardo Lisa K	Clinton Township 2	
Cocodrilli Mary R	Grella Anthony Grella Catherina	Buckingham Township	Lot 1
Honesdale National Bank	Shaffer Keith M Shaffer Melanie R	Dyberry Township Dyberry Twp & Bethany Boro Bethany Borough Bethany Boro & Dyberry Twp	

Mandeville Joseph C	Mandeville Joseph C	Texas Township 1 & 2	
Shannon Robert N	Deblasis Christopher A	Lake Township	
Shannon Norma	Deblasis Joann		Lot 3866
Curtis Marvin D By Agent	Curtis Kristin	Sterling Township	
Curtis Timothy Agent	Curtis Timothy		Parcel BR
	Guindon Helena		
Wayne County Tax Claim Bureau	Eastern Overhawk L L C	Honesdale Borough	
Duley Andrew W			
Duley Joan D			
Reinwald Emil L III	Blair Tricia S	Paupack Township	Lot 10
Applegate Robert	Costa Neal	Dreher Township	Lots 222 & 223
Kantor Ivan	Fox Joshua	Damascus Township	
Kantor Elaine			Lots 8 & 9
Hammer Jacob	Hammer Jacob	Waymart Borough	
Hammer Jessica			
Fries Randal Exr	Fries Randal	Prompton Borough	
Fries Doris L Est AKA	Fries Sharon		
Fries Doris Est AKA			
Henderson Albert J Tr	Maciejewski Jason J	Damascus Township	
Henderson Theresa L Tr	Maciejewski Rebecca L		
Henderson Family Trust			
Henderson John			
Henderson Jeffrey L			
Sweeney Peter	Farley Thomas J Jr	Clinton Township 1	
	Farley Mary A		Lot 7
Weber Michael D	Jezercak David G II	Clinton Township 1	
Weber Christine M			
Bank Of New York Mellon			
Trust Co Tr By Af	Steich Gary	Damascus Township	
Select Portfolio Servicing Inc Af			Lot 100
Potter Virginia	Lefferts Colleen N Bates	Texas Township 1 & 2	
Potter Virginia	Lefferts Colleen N Bates	Texas Township 1 & 2	
Erdmann Mark	Curley Debra Jean	Mount Pleasant Township	
Ivers Tammy	Ivers Tammy	Paupack Township	
Holland Catherine			
Fannie Mae AKA	Hart Robert D	Lake Township	
Federal National Mortgage			
Association AKA	Hart Theresa M		Lot 920
Udren Law Offices			
Butler Newell F	Butler Newell F Tr	Preston Township	
	Newell F Butler Revocable Living Trust		
Filarsky Mark E	Six Bucks Hunt Club Inc	Manchester Township	
Filarsky Robert J			Lot 3
Stracham William			
Stracham Robert			
Zawacki Kenneth			
Racowski Paula Exr			
Racowski Kenneth Est			
Owens Mark	Leroy Edward J	Honesdale Borough	
Uzupes Vanessa			



Macalpin Maribelle G	Thomas Jeffrey S Thomas Melissa A	South Canaan Township	Lot 1
Wenk Mark J Wenk Helen Wenk Luke E Wenk Debra	Chuplygin Alexander Chuplygin Jennifer	Preston Township	Lot E1
Barral John J By Sheriff	Federal National Mortgage Association	Honesdale Borough	
Bayly Doris L Exr	Cron Ronald P	Cherry Ridge Township	
Cron Helen L Est	Bayly Doris L		
Bayly Doris L	Bayly Robert R		
Waggle Kevin M	Waggle Kevin M	Paupack Township	
Waggle Linda Ann	Waggle Linda Ann		Lot 8
Chicoski David J Jr	Learn Carla	Paupack Township	Lot 255
Jenik Patricia	Schneider William Schneider Ericka	Lake Township	
Ford Dena L By Sheriff	Federal National Mortgage Association	Clinton Township 2	
Ford Robert W Jr By Sheriff			
Nicholson Linda	Nicholson Christopher	Salem Township	
Lemoncelli Peter J	Tavormina William J	Lake Township	
Lemoncelli Paul J Sr	Tavormina Michele A		Lot 9
Lemoncelli Enrico C	Granerbutz Loretta Butz Loretta Graner		
Zacher Joseph A Zacher Laura AKA Zacher Laura A AKA	Zacher Joseph A Zacher Laura A	Damascus Township	
Zacher Joseph A Agent Zacher Melitta By Agent	Josef Zacher Irrevocable Trust	Damascus Township	Lots 1 & 2

Tourism supports more than 452,000 jobs and generates  
 \$36 billion in economic impact from the 172 million annual  
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LATE OF TOWNSHIP/BOROUGH \_\_\_\_\_

Executor (  ) Administrator (  ) *Please check one.*

### List names and addresses of Executors or Administrators

Name: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Name: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

### ATTORNEY

Name: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

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Honesdale, PA 18431

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**Phone: 570-251-1512 Fax: 570-647-0086**  
**Email: baileyd@ptd.net**



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