

OFFICIAL LEGAL JOURNAL OF WAYNE COUNTY, PA

22nd Judicial District

Vol. 4 ★ NOVEMBER 14, 2014 ★ Honesdale, PA ★ No. 36



IN THIS ISSUE

LEGAL NOTICES	4
SHERIFF'S SALES.....	7
CIVIL ACTIONS FILED	20
MORTGAGES & DEEDS.....	24

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Court of Common Pleas 22nd Judicial District:

The Hon. Raymond L. Hamill
President Judge

The Hon. Robert J. Conway
Senior Judge

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

The Official Legal Publication of Wayne County, Pennsylvania



Legal Journal of Wayne County

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

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

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

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

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

MESSAGE FROM THE
WAYNE COUNTY BAR ASSOCIATION



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

PRICING & RATES

Notice Pricing

One time Insertions

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

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

Subscription Rates

Per Year

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

*Individual copies available for \$5 each
Subscription Year: March–February
Prorated subscriptions available*

WAYNE COUNTY OFFICIALS

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Robert J. Conway, *Senior Judge*

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Coroner

Edward Howell

Auditors

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Judy O’Connell
Kathleen A. Schloesser

Jury Commissioners

Judith M. Romich
Patricia Biondo

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 ROBERT A. COONS
Late of Texas Township
Executor
GARY SLISH
28 HUCKLEBERRY LANE
HONESDALE, PA 18431
Attorney
ERROL C. FLYNN, ESQUIRE
926 COURT STREET
HONESDALE, PA 18431

11/14/2014 • 11/21/2014 • 11/28/2014

EXECUTOR NOTICE

Estate of DOROTHY M. RONEY
Late of Buckingham Township
Executrix
BERTHA SCHOONMAKER
456 PENNSYLVANIA AVENUE
HANCOCK, NY 13783
Executor
BARRY RONEY
113 EDGEWOOD DRIVE
BOYERTOWN, PA 19512
Attorney

MATTHEW L. MEAGHER,
ESQUIRE
1018 CHURCH STREET
HONESDALE, PA 18431

11/14/2014 • 11/21/2014 • 11/28/2014

ESTATE NOTICE

NOTICE IS HEREBY GIVEN, that Letters of Administration have been issued in the Estate of Philip Procopio, who died on August 2, 2011, late resident of 11 Henderson Road, Milanville, PA 18443, to Anthony Procopio, Administrator of the Estate, residing at 18 Forest Hill Drive, New Fairfield, CT 06812. All persons indebted to said estate are required to make payment and those having claims or demands are to present the same without delay to the law offices of HOWELL, HOWELL & KRAUSE, ATTN: ALFRED J. HOWELL, ESQUIRE, Attorney for the Estate, at 109 Ninth Street, Honesdale, PA 18431.

ALFRED J. HOWELL, ESQ.
ATTORNEY FOR THE ESTATE

11/14/2014 • 11/21/2014 • 11/28/2014

ESTATE NOTICE

Estate of Charles R. Havlik,
deceased of Paupack Township,
Wayne County, Pennsylvania.
Letters Testamentary on the above

estate having been granted to Hilda Havlik, Executrix, all persons indebted to the said estate are requested to make payment, and those having claims to present the same without delay to her attorney, Anthony J. Magnotta, Esquire, 1307 Purdytown Turnpike, Lakeville, PA 18438.

11/14/2014 • 11/21/2014 • 11/28/2014

ESTATE NOTICE

Notice is hereby given, that Letters Testamentary have been granted to Barry L. Mitchell, Executor of the Estate of Harriet D. Mitchell, late of Honesdale, Wayne County, Pennsylvania who died on October 8, 2014. All persons indebted to said Estate are required to make payment and those having claims or demands to present the same without delay to the Executor, Barry L. Mitchell c/o Mark R Zimmer, Esquire, 1133 Main Street, Honesdale, PA 18431.

11/7/2014 • 11/14/2014 • 11/21/2014

EXECUTOR NOTICE

Estate of LILLIAN SIDLOWSKI
Late of Waymart Borough
Executor
THOMAS M. SIDLOWSKI
40 ALPINE ROAD
BEACH LAKE, PA 18405
Attorney
WARREN SCHLOESSER, ESQ.
214 NINTH STREET
HONESDALE, PA 18431

11/7/2014 • 11/14/2014 • 11/21/2014

EXECUTRIX NOTICE

Estate of JEANNE E. BIGART
Late of Cherry Ridge Township
Executrix
BETH E. PYKUS
1260 UPPER WOODS ROAD
HONESDALE, PA 18431
Attorney
ERROL C. FLYNN, ESQUIRE
926 COURT STREET
HONESDALE, PA 18431

11/7/2014 • 11/14/2014 • 11/21/2014

EXECUTOR NOTICE

Estate of ALBERT WILLIAM
OPINSKY AKA ALBERT W.
OPINSKY
Late of Berlin Township
Executrix
ANN MARIE OPINSKY
MATTHEWS
207 WILLOW AVENUE
HONESDALE, PA 18431
Executor
MICHAEL J. OPINSKY
142 YOUNG STREET
HONESDALE, PA 18431
Attorney
WARREN SCHLOESSER, ESQ.
214 NINTH STREET
HONESDALE, PA 18431

11/7/2014 • 11/14/2014 • 11/21/2014

EXECUTRIX NOTICE

Estate of LORETTA B. COWAN
Late of Berlin Township
Executrix
MARY L. HILLER
269 PLANK ROAD
BEACH LAKE, PA 18405

Attorney
FRANCES GRUBER, ESQ.
214 NINTH STREET
HONESDALE, PA 18431

11/7/2014 • 11/14/2014 • 11/21/2014

ESTATE NOTICE

Estate of Nancy A. Wasco, deceased of Texas Township, Wayne County, Pennsylvania. Letters Testamentary on the above estate having been granted to Joseph Wasco, Executor, all persons indebted to the said estate are requested to make payment, and those having claims to present the same without delay to his attorney, Anthony J. Magnotta, Esquire, 1307 Purdytown Turnpike, Lakeville, PA 18438.

10/31/2014 • 11/7/2014 • 11/14/2014

EXECUTOR NOTICE

Estate of MARGARET SHIELDS
AKA MARGARET H. SHIELDS
AKA MARGARET HELEN
SHIELDS
Late of Berlin Township
Executor
JOHN L. KNAPP
290 ROUTE 434
SHOHOLA, PA 18458
Attorney
NICHOLAS A. BARNA
831 COURT STREET
HONESDALE, PA 18431

10/31/2014 • 11/7/2014 • 11/14/2014

ADMINISTRATRIX NOTICE

Estate of BLANCHE
MCCLANAHAN AKA
BLANCHE FAYE
MCCLANAHAN
Late of Honesdale Borough
Administratrix
MARY KATHERINE WOLFE
111 GREEN ST., APT. A
HONESDALE, PA 18431

10/31/2014 • 11/7/2014 • 11/14/2014

OTHER NOTICES

**NOTICE OF FILING
CERTIFICATE OF
ORGANIZATION**

Pursuant to the requirements of 15 Pa. C.S. Sec. 8913, notice is hereby given that on October 7, 2014, a Certificate of Organization — Domestic Limited Liability Company for Honesdale Hunter LLC was filed with the Department of State, Harrisburg, Pennsylvania.

The purpose of the limited liability company is for retail sale of hunting gear.

Bugaj/Fischer, PC
308 Ninth St., P.O. Box 390
Honesdale, PA 18431
(570) 253-3021

11/14/2014

**NOTICE OF FILING OF
SHERIFF'S SALES**

Individual Sheriff's Sales can be cancelled for a variety of reasons. The notices enclosed were accurate as of the publish date. Sheriff's Sale notices are posted on the public bulletin board of the Sheriff's office in Honesdale, located at 925 Court Street.

**SHERIFF'S SALE
DECEMBER 10, 2014**

By virtue of a writ of Execution instituted

Bank of America, N.A. Successor by Merger to BAC Home Loans Servicing, LP F/K/A Countrywide Home Loans Servicing, LP issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 10th day of December, 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 Lake, Wayne County, Pennsylvania, known as Lot 2725 Section 43 of The Hideout, a Subdivision, situated in the Townships of Lake and Salem. Wayne County, Pennsylvania, according to the plats thereof, recorded in the Office of the Recorder of Deeds of Wayne County, Pennsylvania, April 9, 1970, in Plat Book 5, Page 27; May 11 ,1970, in Plat Book 5, pages 34, 37, 41 through 48 and 50; September 8, 1970, in Plat

Book 5, Page 57; February 8, 1971, in Plat Book 5, Pages 62 and 63; March 24, 1971, in Plat Book 5, Page 66; May 10, 1971, in Plat Book 5, Pages 71 and 72; March 14, 1972, in Plat Book 5, Pages 76 and 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; 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.

Together with all and singular the buildings and improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging or in anywise appertaining, and the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of them, the said grantors, as well at law as in equity, of, in and to the same.

TAX PARCEL #: 044317

BEING KNOWN AS: 2725 Pebble

Court, Lake Ariel, PA 18436

Seized and taken in execution as property of:
Lauren Terwilliger 2725 Pebble Court, The Hideout LAKE ARIEL PA 18436
John D. Terwilliger 2725 Pebble Court, The Hideout LAKE ARIEL PA 18436

Execution No. 43-Civil-2010
Amount Due: \$286,436.31 Plus additional costs

September 9, 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.

Jennifer Frechie Esq.

11/14/2014 • 11/21/2014 • 11/28/2014

**SHERIFF'S SALE
DECEMBER 10, 2014**

By virtue of a writ of Execution instituted JPMorgan Chase Bank National Association issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 10th day of December, 2014 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

ALL that certain parcel of land situate in the Township of Lake, (erroneously referred to as Township of Salem in Record Book Volume 674, Page 17), County of Wayne, Commonwealth of Pennsylvania, being known and designated as follows:

Lot 3873, Section 39, of The Hideout, a subdivision situated in the Townships of Lake and Salem, Wayne County, Pennsylvania, according to the plats thereof recorded in the Office of the Recorder of Deeds of Wayne County, Pennsylvania, April 9, 1970, in Plat Book 5, Page 27; May 11, 1970, in Plat Book 5, Pages 34, 37, 41 through 48 and 50; September 8, 1970, in Plat Book 5, Page 57 February 8, 1971, in Plat Book 5, Pages 62 and 63; March 24, 1971 in Plat Book 5, 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; May 18, 1973, in Plat Book 5, Pages 111 through 119; and September 24, 1973, in Plat Book 5, Pages 120 through 123.

TAX PARCEL #12-0-0038-0053

BEING KNOWN AS: 3873
Applegate Road, Lake Ariel, PA
18436

Seized and taken in execution as property of:
Kimberly A. Dulney 3873
Applegate Road The Hideout Lake
Ariel PA 18436
Steven M. Dulney 3873 Applegate
Road The Hideout LAKE ARIEL
PA 18436

Execution No. 334-Civil-2014
Amount Due: \$60,295.72 Plus
additional costs

September 8, 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.**

Jennifer Frechie Esq.

11/14/2014 • 11/21/2014 • 11/28/2014

**SHERIFF'S SALE
DECEMBER 10, 2014**

By virtue of a writ of Execution instituted JPMorgan Chase Bank, N.A. issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 10th day of December, 2014 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

All that certain parcel of land situate in the Township of Lake, County of Wayne, Commonwealth of Pennsylvania, being known and designated as follows:

Lot 1876 Section 16 of The Hideout, a subdivision situate in the Township 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 and 86; May 26, 1972 in Plat Book 5, Pages 93 through 95; September 26, 1972 in Plat Book 5, Pages 96, 97 and 100 through 104; March 9, 1973 in Plat Book 5, Page 106; March 23, 1973 in Plat Book 5, Page 107; April 3, 1973 in Plat Book 5, Pages 108 through 110; and May 18, 1973 in Plat Book 5, Pages 111 through 119.

SUBJECT to all 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, real estate taxes for all periods following 1976; governmental laws and regulations, and liens created or suffered by Grantees.

TITLE TO SAID PREMISES IS VESTED IN John J. Devine and Linda E. Devine, his wife, as tenants by the entireties, by Deed from Frederick J. Termini and Cecelia M. Termini, his wife, dated 08/08/1986, recorded 08/18/1986 in Book 447, Page 347. John J. Devine departed this life on or about 10/18/2010, at which time

his ownership interest vested in the surviving tenant by the entireties.

Tax Parcel: 22-0-0024-0141

Premises Being: 1876 Windemere Lane Lake Ariel, PA 18436

Improvements thereon:
RESIDENTIAL DWELLING

Seized and taken in execution as property of:
Linda E. Devine 1876 Windemere Lane, The Hideout LAKE ARIEL PA 18436

Execution No. 436-Civil-2012
Amount Due: \$162,435.61 Plus additional costs

September 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.

Michael Dingerdissen, Esq.

11/14/2014 • 11/21/2014 • 11/28/2014

**SHERIFF'S SALE
DECEMBER 10, 2014**

By virtue of a writ of Execution instituted JPMorgan Chase Bank, N.A. issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 10th day of December, 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 and parcel of land lying, being, and situate, in the Township of Damascus, County of Wayne and Commonwealth of Pennsylvania, being Lot No. 2 in the Development known as "Beaver Lake Estates" bounded and described as follows:

BEGINNING in the center of a 50 foot wide road or right-of-way known as Lakeview Drive on the boundary line of Lot No.10; thence along the common boundary between Lots 2 and 3 South 24 degrees 21 minutes 34 seconds East 287.00 feet to the shoreline of Beaver Lake; thence generally following the shoreline of Beaver Lake South 75 degrees 55 minutes 59 seconds West 27.31 feet; South 35 degrees 50 minutes 11 seconds West 78.50 feet and South 71

degrees 21 minutes 49 seconds West 122.26 feet to a common corner of Lots 1 and 2; thence along the common boundary line between Lots 1 and 2 North 04 degrees 35 minutes 7 seconds East 324.30 feet to the centerline of the aforementioned 50 foot wide road or right-of-way known as Lakeview Drive; thence along the centerline of Lakeview Drive and being a common boundary line with Lots 12, 11, and 10 North 71 degrees 25 minutes 20 seconds East 50.58 feet; North 77 degrees 22 minutes 26 seconds West 154.93 feet and North 88 degrees 52 minutes 10 seconds East 53.56 feet to the point or place of BEGINNING. CONTAINING therein 1.4 acres be the same more or less and being Lot No. 2.

The above description being in accordance with the survey of the above captioned development recorded in Wayne County Map Book 30, page 77.

UNDER AND SUBJECT to covenants, conditions, and restrictions running with the land as appear of record and as are more specifically set forth in the Declaration of Restrictive Covenants recorded in Wayne County Deed Book 270, at page 658.

TAX PARCEL # 97-0-0033-0017

BEING KNOWN AS: 36 Lakeview Drive, Damascus, PA 18415

Seized and taken in execution as property of:

Allan R. Altman 71 Robertson
Road LYNBROOK NY 11563

Execution No. 562-Civil-2013
Amount Due: \$277,247.68 Plus
additional costs

September 9, 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.**

Jennifer Frechie Esq.

11/14/2014 • 11/21/2014 • 11/28/2014

**SHERIFF'S SALE
DECEMBER 10, 2014**

By virtue of a writ of Execution instituted
Santander Bank, N.A. issued out of
the Court of Common Pleas of
Wayne County, to me directed,

there will be exposed to Public Sale, on Wednesday the 10th day of December, 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 Lake, Wayne County, Pennsylvania known as Lot #2189, in Section 19, 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 in and for 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 and 86; May 26, 1972 in Plat Book 5, pages 93 through 95; September 26, 1972 in Plat Book 5, pages 96, 97 and 100 through 104; March 9, 1973 in Plat Book 5, page 106; March 23, 1973 in Plat Book 5, page 107; April 3, 1973 in Plat Book 5, pages 108 through 110; and May 18, 1973 in Plat Book 5, pages 111 through 119.

SUBJECT to all 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, real estate taxes for all periods following 1975; governmental laws and regulations, and liens created or suffered by Grantees.

TOGETHER with all and singular privileges, hereditaments and appurtenances whatsoever thereunto belonging or in anywise appertaining, and the revisions and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, property, chain and demand whatsoever of Grantor, either in law or in equity, of, in and to the same.

TITLE TO SAID PREMISES IS VESTED IN David Costello, by Deed from Eva Kennedy and Gerard Kennedy, her husband, dated 10/23/2004, recorded 12/06/2004 in Book 2668, Page 26.

Tax Parcel: 12-0-0022-0034

Premises Being: 2189 South Northgate Court Lake Ariel, PA 18436

Improvements thereon:
RESIDENTIAL DWELLING

Seized and taken in execution as property of:
David V. Costello a/k/a David Costello 629 S 2nd Street
PHILADELPHIA PA 19147

Execution No. 44-Civil-2014

Amount Due: \$86,707.62 Plus additional costs

September 16, 2014
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE NOTICE:

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

ANY SUCCESSFUL BIDDER MUST HAVE 10% DOWN PAYMENT AT DATE OF SALE. BALANCE DUE THIRTY (30) DAYS FROM DATE OF SALE. FAILURE TO PAY BALANCE WILL FORFEIT DOWN PAYMENT.

Paul Cressman Esq.

11/14/2014 • 11/21/2014 • 11/28/2014

**SHERIFF'S SALE
DECEMBER 10, 2014**

By virtue of a writ of Execution instituted Wells Fargo Bank, National Association, as Trustee for the Holders of Morgan Stanley ABS Capital I Inc., Trust 2007-HE4, Mortgage Pass-Through Certificates, Series 2007-HE4 issued out of the Court of Common Pleas of Wayne County, to me

directed, there will be exposed to Public Sale, on Wednesday the 10th day of December, 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 Lake, Wayne County, Pennsylvania known as Lot No. 4088, Section 47, 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 in and for Wayne County, Pennsylvania. Said Lot No. 4088, Section 47, The Hideout, is recorded in Plat Book Volume 5 at Page 122, in the Office of the Recorder of Deeds in and for Wayne County, Pennsylvania.

Title to said Premises vested in Brian Stine and Kerry Stine, his wife as tenants by the entireties by Deed from Bernice Chu, unmarried, Elaine P. Chu and Donald Chin, her husband and Douglas P. Chu, unmarried dated 06/03/2000 and recorded 06/08/2000 in the Wayne County Recorder of Deeds in Book 1654, Page 0003.

Being known as 4088 South Fairway Drive, Lake Ariel, PA 18436

Tax Parcel Number: 12-0-0044-0014

Improvements thereon:
RESIDENTIAL DWELLING

Seized and taken in execution as property of:
Kerry Stine a/k/a Kerry A. Stine 15 Van Leuven Road LAKE ARIEL PA 18436

Execution No. 96-Civil-2012
Amount Due: \$222,036.09 Plus additional costs

September 16, 2014
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE NOTICE:

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

ANY SUCCESSFUL BIDDER MUST HAVE 10% DOWN PAYMENT AT DATE OF SALE. BALANCE DUE THIRTY (30) DAYS FROM DATE OF SALE. FAILURE TO PAY BALANCE WILL FORFEIT DOWN PAYMENT.
ROBERT W. WILLIAMS ESQ.,

11/14/2014 • 11/21/2014 • 11/28/2014

**SHERIFF'S SALE
DECEMBER 10, 2014**

By virtue of a writ of Execution instituted Quicken Loans, 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 10th day of December, 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 situate and being in the Township of Lebanon, County of Wayne and State of Pennsylvania bounded and described as follows:

BEGINNING at a point in the centerline of a private road known as Wildwood Trail being a common corner of Lots 6, 7, 10 and 11 in the subdivision of lands of Highland Associates, thence along the eastern line of Lot 6 North 07 degrees 23 minutes 25 seconds East 709.25 feet to an iron pin corner; thence along line of Pennsylvania game Lands #159 South 81 degrees 44 minutes 50 seconds East 250.00 feet to an iron pin corner; thence along the Western line of Lot 8 South 07 degrees 23 minutes 25 seconds West 698.67 feet to a corner in the centerline of the aforesaid road; thence along the centerline of said road North 84 degrees 10 minutes 20 seconds West 250.06 feet to the place of beginning.

CONTAINING 4.04 acres and being designated as Lot 7, Section 1 in the subdivision of lands of Highland Associates as surveyed by M. R. Zimmer, R. S., May 23, 1975. A map of said survey approved by the Board of Supervisors of the Township of Lebanon recorded in Wayne County Map Book 29, Page 15.

THE ABOVE PREMISES are designated as parcel number 13-02-17 on the tax maps of Lebanon Township, Wayne County, Pennsylvania.

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

THE ABOVE DESCRIBED premises are sold and conveyed by the above mentioned Grantor and accepted by the above Grantee as one lot which may not be further subdivided, and upon, under and subject to the following express covenants and restrictions, which shall run with the land, binding and the Grantor herein, his heirs and assigns:

1. No commercial use of any lot or lots shall be allowed. No mobile homes, garage or outbuildings shall be set or erected upon any lot for use as a dwelling.

2. All buildings shall conform to local zoning and subdivision ordinances. All construction plans must receive the approval of the former Grantor prior to the erection of any building or structure. No building shall be erected on any lot nearer the front boundary (road centerline) than 80 feet and from the back and side boundaries nearer than 20 feet.

3. Easements for the installation and maintenance of utilities and drainage facilities are reserved over the front 10 feet and side 5 feet of each lot.

4. No lot shall be used or maintained as dumping ground for rubbish, junk or other debris.

Trash, garbage and other waste shall be kept in sanitary containers and disposed of regularly.

5. No individual water supply or sewage disposal system shall be permitted on any lot unless such system is located, constructed and equipped in accordance with the requirements, standard and recommendations of the State and local healthy authorities.

6. No live trees larger than 4 inches in diameter may be removed, except for clearing the site for driveway and outbuildings.

7. Subdivision road maintenance shall be shared by the property owners adjoining the road after 50% of the lots in that section have

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been sold. At such time, the Former Grantor shall turn the roads over to the property owners who will then share in common with each other the maintenance of the private roads out to the public road.

8. In the event the property owners desire that the private road be dedicated to the Municipality, it shall be the property owners' responsibility to improve the road as necessary to meet the existing minimum standards and requirements of the Municipality to dedication.

9. It is hereby agreed that the use and maintenance of roads and common use facilities shall be the responsibility of the Grantee and users, and that the former Grantor shall in no way be held liable for and accident, damage or costs arising from or in the course of using such common use facilities or rights of way, the Grantee will indemnify and save harmless the Former Grantor from any claims, loss, damage or injuring growing out of such use.

BEING TAX NO.: 13-0-0002-0017

BEING KNOWN AS: 187
WILDWOOD TRAIL,
PLEASANT MOUNT,
PENNSYLVANIA 18453.

Title to said premises is vested in Peter Rossi by deed from Peter Rossi, surviving joint tenant dated May 28,

Seized and taken in execution as

property of:
KELLY LOUISE ROSSI, CO-
EXECUTRIX OF THE ESTATE
OF PETER ROSSI, DECEASED
MORTGAGOR AND
REAL OWNER, 187
WILDWOOD TRAIL PLEASANT
MOUNT PA 18453
PETER R. ROSSI, CO-
EXECUTOR OF THE ESTATE
OF PETER ROSSI, DECEASED
MORTGAGOR AND REAL
OWNER 187 WILDWOOD
TRAIL PLEASANT MOUNT PA
18453

Execution No. 263-Civil-2014
Amount Due: \$197,949.09 Plus
additional costs

September 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.

Carol A. DiPrinzio Esq.

11/14/2014 • 11/21/2014 • 11/28/2014

**SHERIFF'S SALE
DECEMBER 10, 2014**

By virtue of a writ of Execution instituted Bank of America, N.A. successor by merger to BAC Home Loans Servicing, LP issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 10th day of December, 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 Lake, Wayne County, Pennsylvania, more particularly bounded and described as follows:

BEGINNING at a point for a corner which point is the most Southeasterly corner of Lot No. 36 and the most Southwesterly corner of Lot No. 37, which point abuts a private drive entitled 'Sr. Colette-Fr. John Drive' which lots and private drive are set forth in a map entitled 'Ginger-Mary-Ann Acres, Lands of Margretta Murnin, Lake Township, Wayne County, Pennsylvania, May 25, 1976, Revised May 31, 1977, Revised August 6, 1977' which map is recorded in the Office of the

Recorder of Deeds of Wayne County, Pennsylvania, in Map Book 36, at page 1; thence along the common boundary lines of Lots No. 36 and 37, North eight (08) degrees fifty (50) minutes East four hundred (400) feet to a point for a corner; thence North eighty-two degrees fifteen (15) minutes West two hundred (200) feet to a point for a corner which point is the most Northwesterly corner of Lots No. 36 and the most Northeasterly corner of Lot No. 35 on said map; thence along the common boundary lines of Lots Nos. 35 and 36 on said map, South eight (08) degrees fifty (50) minutes West four hundred (400) feet to a point for a corner, which point abuts the aforesaid private drive; thence along the edge of the aforesaid private drive, South eighty-two (82) degrees fifteen (15) East two hundred (200) feet to the point or place of BEGINNING.

CONTAINING therein all of Lot No. 36 as set forth on the aforesaid Map.

TOGETHER WITH an easement in right of ingress, egress or regress to be used in common with the Grantor, their heirs and assigns o n the private roads leading from State Road Route 196 through the roads of the development known as "Ginger-Mary-Ann Acres", Lake Township, Wayne County Map Book 35 at page 34.

TITLE TO SAID PREMISES IS VESTED IN Gary Salerno, by Deed from John J. McCaffrey and Carolyn A. McCaffrey, dated

07/12/2002, recorded 07/18/2002
in Book 2025, Page 348.

Tax Parcel: 12-0-0058-0018

Premises Being: 122 FATHER
JOHN DRIVE, LAKE ARIEL, PA
18436-4630

Improvements thereon:
RESIDENTIAL DWELLING

Seized and taken in execution as
property of:

Gary Salerno 122 Father John
Drive LAKE ARIEL PA 18436

Execution No. 942-Civil-2009
Amount Due: \$206,011.97 Plus
additional costs

September 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.

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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.**

Paul Cressman Esq.

11/14/2014 • 11/21/2014 • 11/28/2014

CIVIL ACTIONS FILED

*FROM OCTOBER 18, 2014 TO OCTOBER 24, 2014
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

JUDGMENTS

NUMBER	LITIGANT	DATE	DESCRIPTION	AMOUNT
2005-20802	BRESSET STEPHEN G	10/23/2014	SATISFACTION	—
2006-20521	COUNTRY CARETAKERS INC	10/21/2014	SATISFACTION	—
2008-00299	COLLINS KEITH D	10/23/2014	AMEND "IN REM" JUDG	269,138.82
2008-00299	COLLINS GAIL P	10/23/2014	AMEND "IN REM" JUDG	269,138.82
2011-21931	SULLIVAN JUDY	10/20/2014	SATISFACTION	13,871.22
2011-21931	JUDY'S HAIRWAY TO HEAVEN D/B/A	10/20/2014	SATISFACTION	13,871.22
2012-20032	SULLIVAN JUDY	10/20/2014	SATISFACTION	15,425.15
2012-20032	JUDYS HAIRWAY TO HEAVEN	10/20/2014	SATISFACTION	15,425.15
2012-21647	SULLIVAN RICHARD E	10/20/2014	SATISFACTION	16,697.08
2012-21647	SULLIVAN JUDITH L	10/20/2014	SATISFACTION	16,697.08
2012-21729	SULLIVAN RICHARD E	10/20/2014	SATISFACTION	9,446.30
2012-21729	SULLIVAN JUDITH L	10/20/2014	SATISFACTION	9,446.30
2013-00023	SERGE JENNIFER	10/22/2014	WRIT OF EXECUTION	2,783.33
2013-00023	HONESDALE NATIONAL BANK GARNISHEE	10/22/2014	WRIT EXEC/GARNISHEE	—
2013-00304	KLIMITCHEV ALEXEI D	10/21/2014	WRIT OF EXECUTION	133,355.77
2013-21535	HOLMES MATTHEW	10/23/2014	SATISFACTION	—
2014-00071	GARDAS GREGORY G	10/24/2014	WRIT OF EXECUTION	5,276.40
2014-00071	HONESDALE NATIONAL BANK GARNISHEE	10/24/2014	WRIT EXEC/GARNISHEE	—
2014-00087	SIMPSON DENNIS W	10/21/2014	DEFAULT JUDG IN REM	166,366.08
2014-00087	SIMPSON GWEN M	10/21/2014	DEFAULT JUDG IN REM	166,366.08
2014-00178	GLAUNER DANIEL J	10/23/2014	AMEND "IN REM" JUDG	180,652.34
2014-00178	GLAUNER RACHEL A	10/23/2014	AMEND "IN REM" JUDG	180,652.34
2014-00276	VAN DE WATER LINDA A	10/21/2014	DEFAULT JUDGMENT	64,948.89
2014-00276	VAN DE WATER EDWIN JOHN	10/21/2014	DEFAULT JUDGMENT	64,948.89
2014-00276	VAN DE WATER LAURIE M	10/21/2014	DEFAULT JUDGMENT	64,948.89
2014-00276	VAN DE WATER LINDA A	10/21/2014	WRIT OF EXECUTION	64,948.89
2014-00276	VAN DE WATER EDWIN JOHN	10/21/2014	WRIT OF EXECUTION	64,948.89
2014-00276	VAN DE WATER LAURIE M	10/21/2014	WRIT OF EXECUTION	64,948.89
2014-00312	MARTINKOVITCH JOSEPH	10/22/2014	WRIT OF EXECUTION	103,511.74
2014-00312	MARTINKOVITCH TINA M	10/22/2014	WRIT OF EXECUTION	103,511.74
2014-00352	SOWARD REBECCA J	10/20/2014	WRIT OF EXECUTION	195,396.93
2014-00352	SOWARD TOBY L	10/20/2014	WRIT OF EXECUTION	195,396.93
2014-00365	ORTMAN CHRISTINE A	10/20/2014	DEFAULT JUDGMENT	2,865.58
2014-00374	MASKER JAMES	10/20/2014	DEFAULT JUDGMENT	1,052.69
2014-00451	LAMBERTH MELISSA A	10/20/2014	DEFAULT JUDGMENT	3,697.40
2014-00469	HORST MICHAEL V	10/20/2014	DEFAULT JUDGMENT	8,407.44
2014-00470	ULKOSKI ROBERT	10/20/2014	DEFAULT JUDGMENT	3,747.17
2014-20449	BOCCADORA JOHN P	10/24/2014	WRIT OF SCIRE FACIAS	—

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

2014-21140	ROGERS SCOTT R	10/20/2014	MUNICIPAL LIEN	744.67
2014-21141	DE LUCA TODD S	10/20/2014	MUNICIPAL LIEN	967.55
2014-21141	DELUCA TODD S	10/20/2014	MUNICIPAL LIEN	967.55
2014-21142	MITCHELL ROBERT MICHAEL	10/20/2014	MUNICIPAL LIEN	373.53
2014-21142	MITCHELL BEVERLY R	10/20/2014	MUNICIPAL LIEN	373.53
2014-21143	LONGARDO FREDDIE EXECUTOR	10/20/2014	MUNICIPAL LIEN	600.47
2014-21143	SASSO NANCY ESTATE OF	10/20/2014	MUNICIPAL LIEN	600.47
2014-21144	SHELDON CAROLYN M	10/20/2014	MUNICIPAL LIEN	5,639.10
2014-21145	THOMAS LLOYD	10/20/2014	MUNICIPAL LIEN	576.72
2014-21146	YAGUDAYEV YURIY	10/20/2014	MUNICIPAL LIEN	651.06
2014-21147	MAROLD VICTOR	10/20/2014	JP TRANSCRIPT	8,161.50
2014-21148	KUPLACK MATTHEW	10/20/2014	FEDERAL TAX LIEN	43,162.09
2014-21148	SHITOVA EVGENITA	10/20/2014	FEDERAL TAX LIEN	43,162.09
2014-21149	UTEGG HARRY S	10/20/2014	FEDERAL TAX LIEN	45,835.68
2014-21150	UTEGG HARRY S	10/20/2014	FEDERAL TAX LIEN	7,435.27
2014-21151	ARBUCCI CHRIS	10/20/2014	MUNICIPAL LIEN	358.53
2014-21152	BORUTA STEVE DECEASED	10/20/2014	MUNICIPAL LIEN	352.05
2014-21153	COLLIER CHRISTOPHER M	10/20/2014	MUNICIPAL LIEN	358.53
2014-21153	COLLIER LINDA J	10/20/2014	MUNICIPAL LIEN	358.53
2014-21154	ROTHENHOFER LAURA L EXECUTRIX	10/20/2014	MUNICIPAL LIEN	358.53
2014-21154	GROVE VIRGINIA ESTATE OF	10/20/2014	MUNICIPAL LIEN	358.53
2014-21155	COLAVITO FRANCESCO	10/20/2014	MUNICIPAL LIEN	358.53
2014-21155	COLAVITO NATALIA	10/20/2014	MUNICIPAL LIEN	358.53
2014-21156	COLAVITO FRANCESCO	10/20/2014	MUNICIPAL LIEN	358.53
2014-21156	COLAVITO NATALIA	10/20/2014	MUNICIPAL LIEN	358.53
2014-21157	PIERSON RAYNA HELEN	10/21/2014	JUDGMENT	1,452.98
2014-21158	MROCZKA LORI ANN	10/21/2014	JUDGMENT	2,212.00
2014-21159	TORRES RAFAEL ANTONIO	10/21/2014	JUDGMENT	1,160.00
2014-21160	PAUL JOSEPH D	10/21/2014	JUDGMENT	4,150.00
2014-21161	MROCZKA LORI ANN	10/21/2014	JUDGMENT	1,046.50
2014-21162	HILLER CALEB M	10/22/2014	JP TRANSCRIPT	794.65
2014-21163	CLAVEAU JEANNINE L	10/23/2014	JUDGMENT	5,220.00
2014-21164	DISAVINO MATTHEW B	10/23/2014	JUDGMENT	2,075.50
2014-21165	KODGIS STANLEY	10/23/2014	JP TRANSCRIPT	500.12
2014-21165	MARSH SALENA	10/23/2014	JP TRANSCRIPT	500.12
2014-21166	MURPHY JUDITH E	10/23/2014	JP TRANSCRIPT	3,990.75
2014-21167	DURANTE JEFFREY RONALD	10/23/2014	JUDG/NORTHAMPTON CO	5,761.59
2014-21168	LEE SUSAN	10/24/2014	JP TRANSCRIPT	4,202.70
2014-21169	NAGL NORMAN G JR	10/24/2014	JP TRANSCRIPT	3,591.70
2014-21170	SHEDADI DONNA SUCCESSOR TRUSTEE	10/24/2014	MUNICIPAL LIEN	3,795.92
2014-21170	SHEHADI JOHN J IRREVOCABLE TRUST AGREEMENT	10/24/2014	MUNICIPAL LIEN	3,795.92
2014-21171	NLL INVESTMENTS INC	10/24/2014	MUNICIPAL LIEN	358.53
2014-21172	CHIKOWORE FUNGISAYI R	10/24/2014	MUNICIPAL LIEN	358.53
2014-21173	HONRATH PAUL W	10/24/2014	MUNICIPAL LIEN	358.53
2014-21173	HONRATH SUSANNE M	10/24/2014	MUNICIPAL LIEN	358.53

2014-21174	MOUSTAFA SHAIMAA		10/24/2014	MUNICIPAL LIEN	352.05
2014-21175	MURPHY JOHN H		10/24/2014	MUNICIPAL LIEN	352.05
2014-21175	MURPHY KATHLEEN		10/24/2014	MUNICIPAL LIEN	352.05
2014-21176	ODENDAAL RUDOLPH PHILIP		10/24/2014	MUNICIPAL LIEN	377.96
2014-21177	DAMICO ANTHONY		10/24/2014	JUDGMENT	1,519.00
2014-40092	NILES RICHARD OWNER	P	10/21/2014	WAIVER MECHANICSLIEN	—
2014-40092	NILES SALLY OWNER	P	10/21/2014	WAIVER MECHANICSLIEN	—
2014-40092	WARD JOHN CONTRACTOR		10/21/2014	WAIVER MECHANICSLIEN	—
2014-40092	WOODFRAME HOMES GENERAL CONTRACTOR CONTRACTOR		10/21/2014	WAIVER MECHANICSLIEN	—
2014-40093	KRISOVITCH MICHAEL JOSEPH	P	10/21/2014	STIP VS LIENS	—
2014-40093	AB HOMES INC CONTRACTOR		10/21/2014	STIP VS LIENS	—
2014-40094	BROWN STEPHEN MICHAEL OWNER	P	10/23/2014	STIP VS LIENS	—
2014-40094	BROWN MARY E OWNER	P	10/23/2014	STIP VS LIENS	—
2014-40094	A&B HOMES INC CONTRACTOR		10/23/2014	STIP VS LIENS	—
2014-90095	MCDONNELL HUBERT ESTATE		10/20/2014	ESTATE CLAIM	277.62

CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00606	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	10/21/2014	—
2014-00606	CHAPEL SARAH K	DEFENDANT	10/21/2014	—

CONTRACT — DEBT COLLECTION: OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00605	ARANAN DEVELOPMENT CORP D/B/A	PLAINTIFF	10/21/2014	—
2014-00605	PICKETT BUILDING MATERIALS / ONEONTA BLOCK CO	PLAINTIFF	10/21/2014	—
2014-00605	MJB ENTERPRISES INC D/B/A	DEFENDANT	10/21/2014	—
2014-00605	WILMOT NURSERY LANSCAPING	DEFENDANT	10/21/2014	—
2014-00605	BIRD MICHAEL	DEFENDANT	10/21/2014	—

CONTRACT — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00603	SEAGRAVES MICHAEL PLAINTIFF/APPELLEE	PLAINTIFF	10/20/2014	—
2014-00603	OCWEN LOAN SERVICING LLC DEFENDANT/APPELLANT	DEFENDANT	10/20/2014	—

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00608	BANK OF AMERICA NA SUCCESSOR BY MERGER TO	PLAINTIFF	10/21/2014	—
2014-00608	BAC HOME LOANS SERVICING LP	PLAINTIFF	10/21/2014	—
2014-00608	WILISHEFSKI EDWARD	DEFENDANT	10/21/2014	—
2014-00609	TAMMAC HOLDINGS CORPORATION	PLAINTIFF	10/21/2014	—
2014-00609	LECUYER GISELE	DEFENDANT	10/21/2014	—
2014-00610	WELLS FARGO BANK	PLAINTIFF	10/22/2014	—
2014-00610	CLANCY MARTIN ESTATE	DEFENDANT	10/22/2014	—
2014-00611	NET BANK FORMERLY	PLAINTIFF	10/24/2014	—
2014-00611	PENNSTAR BANK	PLAINTIFF	10/24/2014	—
2014-00611	KUEMMELE VICTORIA	DEFENDANT	10/24/2014	—
2014-00612	US BANK NATIONAL ASSOCIATION TRUSTEE FOR	PLAINTIFF	10/24/2014	—
2014-00612	PENNSYLVANIA HOUSING FINANCE AGENCY	PLAINTIFF	10/24/2014	—
2014-00612	TERHUNE BARBARA A	DEFENDANT	10/24/2014	—
2014-00612	TERHUNE DENNIS A	DEFENDANT	10/24/2014	—

TORT — MOTOR VEHICLE

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00604	HETSKO JOHN G SR	PLAINTIFF	10/20/2014	—
2014-00604	PROGRESSIVE INSURANCE COMPANIES	PLAINTIFF	10/20/2014	—

TORT — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2014-00607	SMITH JOLENE	PLAINTIFF	10/21/2014	—
2014-00607	HAYT HAYT & LANDAU LLC	DEFENDANT	10/21/2014	—

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MORTGAGES AND DEEDS

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

MORTGAGES

GRANTOR	GRANTEE	LOCATION	AMOUNT
Curran Patrick	B C CAP I V L L C	Paupack Township	359,000.00
Gilleeny John R	Citizens Savings Bank	Paupack Township	9,000.00
Reznikov Oleg	Wells Fargo Bank	Paupack Township	106,000.00
Brandenburg Roger G	Mortgage Electronic Registration Systems	Waymart Borough	
Brandenburg Louise E			186,000.00
Penwarden Linda L	Mortgage Electronic Registration Systems	Honesdale Borough	
Penwarden William G Jr AKA Penwarden William George Jr AKA			90,000.00
Lukyanovich Pavel	J P Morgan Chase Bank	Lake Township	
Lukyanovich Svetlana			90,000.00
Ringler Steven B	J P Morgan Chase Bank	Buckingham Township	
Ringler Susan Hashim			120,450.00
Luessi Marius	Simpson Wayne	Salem Township	
Luessi Tania	Simpson Alice		270,000.00
Sconfianza Jack	Dean Leona J Rolston Rolstondean Leona J	Damascus Township	185,000.00
Labar Russell R	Honesdale National Bank	Honesdale Borough	101,600.00
Labar Russell R	Knapp Kevin B Knapp Marian	Honesdale Borough	25,400.00
Firmstone Steven G Firmstone Michelle Hayes	Honesdale National Bank	Clinton Township 1	20,000.00
Weigelt Chad	Dime Bank	Cherry Ridge Township	152,000.00
Morcom Brian J	Mortgage Electronic Registration Systems	Canaan Township	
Morcom Meagan M			319,723.00
Caruso Christopher J	Mortgage Electronic Registration Systems	Palmyra Township	
Caruso Heather M Granza Heather M			147,000.00
Arnold Jeffrey D Arnold Judith A	Wayne Bank	Waymart Borough	56,900.00
Hovan John A	Mortgage Electronic Registration Systems	Clinton Township	184,000.00
Home Sweet Holdings	Dime Bank	Paupack Township	105,000.00
Rivera Awilda	Bank Of America	Salem Township	
Rivera Robert			202,400.00
Thorpe John Randall	Honesdale National Bank	Clinton Township	
Thorpe Susan Weller			127,000.00

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

Cloockey Larry J Jr AKA By Agent	Honesdale National Bank	Lake Township	
Cloockey Dianne Bagent			28,000.00
Cloockey Dianne B			
Cloockey Larry J AKA By Agent			
Thorpe John Randall	Honesdale National Bank	Canaan Township	
Thorpe Susan Weller			98,000.00
Pullan Chris J	Bank Of America	Paupack Township	
Pullan Marie			100,000.00
Weghofer Frank J Jr	Fairway Consumer Discount Company	Salem Township	200,000.00
Opportunity Inc Greater Baltimore Opportun	First National Bank Of Pa	Lehigh Township	153,116.00
Spaulding Vincent P	Dirlam Bros Lumber Company Inc	Mount Pleasant Township	166,000.00
Headings Jill L	N B T Bank	Lake Township	
Lutzi Alexander Jr			74,000.00
Kietrys Anthony L	Dime Bank	Berlin Township	
Kietrys Susan L			25,000.00
French Ryan J	Wayne Bank	South Canaan Township	
French Stephanie			40,000.00
Novak Bruce	Wayne Bank	Scott Township	
Novak Glenna J			20,000.00
Grosso Robert J	Pennstar Bank	Lake Township	
Grosso Constance			75,000.00
Fitzmorris Rita	Honesdale National Bank	Sterling Township	40,000.00
Gledhill Amy M	First National Bank Of Pa	South Canaan Township	77,000.00
Roegner Thomas P	Mortgage Electronic Registration Systems	South Canaan Township	
Roegner Susan M			363,559.00
Cullen John Joseph	Housing & Urban Development	Paupack Township	
Cullen Dolores			74,524.77
Valentino Michelle M By Agent	Fidelity Deposit & Discount Bank	Sterling Township	
Valentino Nicholas P			61,200.00
Valentino Nicholas P Agent			
Phillips James W	Mortgage Electronic Registration Systems	Preston Township	
Phillips Ann K			274,500.00
Phillips James W	Housing & Urban Development	Preston Township	
Phillips Ann K			274,500.00
Franklin Edward	Franklin John P	Berlin Township	
Franklin Jennifer	Franklin Kendall		64,400.00
Torres Patricia D	Mortgage Electronic Registration Systems	Paupack Township	
Keuling Sterling T			71,784.00

DEEDS

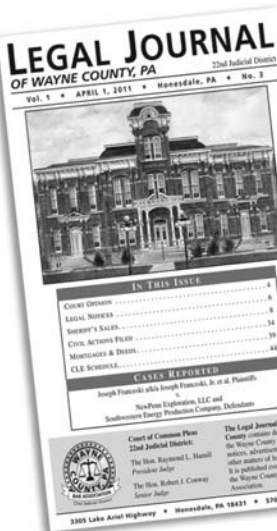
GRANTOR	GRANTEE	LOCATION	LOT
Bartels Andrew	Curran Patrick	Paupack Township	Lot 12
Kldiashvili Alexander	Kldiashvili Alexander	Lehigh Township	
Marchese Vartoush	Marchese Vartoush Vartanyan Suren		Lot 1
U S Bank National Association Tr By Af	Etheridge Mark	Paupack Township	
Green River Capital Af			Lots 10 & 11
Wood Sylvia C	Russo June D	Sterling Township	
Wood David L			Lot 50
Linke William J	Argiros Rita M	Buckingham Township	
Linke Bettina J	Parham Sidney F Argiros Rita E		
Lawrence Mary	Kern Richard	Lehigh Township	Lot 175
Lawrence Mary	Kern Richard	Lehigh Township	Lot 176
Morea Michael	Morea Michael Tr	Paupack Township	
Morea Maryann	Morea Maryann Tr Morea Living Trust		Lot 56
McAnally Robert L Exr	Datto Margaret	Paupack Township	
Reineke Gertrude Rest			Lot 1
Millar David Tr	Millar David	Oregon Township	
James T Millar Irrevocable Living Trust	Millar Michael Millar Andrew Sadel Jennifer Lucy		Lot 9
Daschke Thomas E	Vad Highland L L C	South Canaan Township	
Daschke Joyce A			
Kratz J Grace	Kratz J Grace Stevenson Diana L	Paupack Township	Lots 249 & 250
ONeill Kathleen	Dipinto Gina	Salem Township	
Conway Kathleen	Olan Marilyn		
Navatta Sharon Tilove	Karmel Randi L	Lake Township	
Tilovenavatta Sharon	Shapiro Steven		Lot 1307
Navatta James			
Simpson Wayne	Luessi Marius	Salem Township	
Simpson Alice	Luessi Tania		
Giese Carl R Tungli	Caprario Louis	Lake Township	
Tungligiese Carl R	Caprario Julia		Lot 3637
Giese Margit Tungli			
Tungligiese Margit			
Dean Leona J Rolston	Sconfienza Jack	Damascus Township	
Knapp Marian	Labar Russell R	Honesdale Borough	
Knapp Kevin B			
Reynolds Jeffrey Lynn Exr	Stonegate Holdings	Cherry Ridge Township	
Reynolds Lynn George Est AKA		Cherry Ridge & Texas Twps	
Reynolds Lynn G Est AKA		Texas Township	
		Texas & Cherry Ridge Twps	

Kadis Joan S	Yanuzzi Rita D	Lehigh Township	
Stedenfeld Joan S			Lots 48 & 49
Seder June M	Weigelt Chad	Cherry Ridge Township	Lot 2
Seder June M	Seder June M	Cherry Ridge Township	Lot 1R
Shaver Susan Tr	Shaver Susan G Tr	Paupack Township	
William P Glessner Revocable Living Trust	Susan G Shaver Living Trust		Lot 32L
Marjorie W Glessner Revocable Living Trust			
Robinson Edward J	Robinson Edward J	Cherry Ridge Township	
Robinson Mary Jane	Robinson Mary Jane Robinson Thomas J Robinson Nancy Robinson Edward J III Robinson Linda Robinson Timothy J		
Robinson Edward J	Robinson Edward J III	Cherry Ridge Township	
Robinson Mary Jane	Robinson Linda Robinson Timothy J		
Coar Matthew G	OConnell James T	Honesdale Borough	
Coar Mary Catherine	OConnell Nancy E		Lot 27
Sykes Stanton H	Sykes Stanton H	Lake Township	
Sykes Audrey	Sykes Jeffrey		
McCormick Gerard C	Mccormick Mary Ann	Mount Pleasant Township	
McCormick Gerard C	Mccormick Mary Ann	Mount Pleasant Township	
Geer Robin	Patino Luis	Manchester Township	
Geer Margaret	Marin Luz M		Lots 1224 & 1225
Harvan Elaine G	Home Sweet Holdings	Paupack Township	
Harvan Darrin			Lot 83
Vonelm Ruthann	Muscarella Philip Muscarella Monica	Lake Township	Lot 1329
Mautz Radune Adm	Mautz Radune Tr	Cherry Ridge Township	
Enger Juel F Est	Mautz Randi L Tr Bestel Robin Tr Enger Trust		
S R M O F II Two Zero One Two One Trust	Griffith Paul	Lake Township	
U S Bank Trust National Association Tr	Beagan Colleen		Lot 1864
Selene Finance L P			
Brooker Nancy L Exr	Brooker Nancy L	Palmyra Township	
Wheeler Shirley S Est			Lots 42 & 43
Fitzsimmons Awilda	Rivera Awilda	Salem Township	
Rivera Awilda	Rivera Robert		Lot 858
Rivera Robert			
Lowe Kevin D	Lyons Gary	Berlin Township	
Lowe Colleen B	Lyons Tammy		Lot B

Lyons Gary Lyons Gary Lyons Tammy	Lyons Tammy	Berlin Township	
Miszler James R	Tallman Thomas C Jr Tallman Linda S	Cherry Ridge Township	Lots 286 & 287
Miklos David Miklos Christopher Miklos Mark Miklos Joseph B	Drake William S Drake Caroline	Dreher Township	
Sanders Richard Sanders Anna	Sanders Richard	Palmyra Township	Lot 51
Romeo Andrea	Dilorenzo Jason Romeo Andrea	Dreher Township	
Bianchi Marjorie L	Forney Jo Ellen M Forney Shawn M	South Canaan Township	Lot 4
Bianchi Marjorie L	Burns Elaine M Burns Sean D	South Canaan Township	Lot 1R
Bianchi Marjorie L	Orinick Joseph R Orinick Richard T	South Canaan Township	Lot 3
H S B C Bank Usa Tr By Af Ocwen Loan Servicing Af Lake Henry Cottagers Association Inc	Verlo Inc Palladino Monique	Honesdale Borough Lake Township	
Paterno Gene F Paterno Mingrui Wang Housing & Urban Development By Agent	Paterno Sharon L Spaulding Vincent	Paupack Township Mount Pleasant Township	Lot 8
Long Susan Agent			
Cirello Mary	Lofaso Michael Lofaso Melisa	Lehigh Township	Lot 71
Calkins Sharon	Calkins Angelina Patel Rupa	Lehigh Township	Parcels A & B
Ippolito Tobia By Af Ippolito Lisa C Af Ippolito Lisa C	Flagstone Family Trust	Paupack Township	Lot 145
Graziano Joanne Exr Graziano Johanna M Est	Novak Lawrence Novak Roberta	Lehigh Township	Lot 32
Maple Properties Assoc Inc Kaczala Amy Marie Kaczala Michael C	Maple Properties Assoc Inc S A Living Trust	Salem Township Sterling Township	Lot 69
Moroney Dan J P Moroney Mildred M	Palm Frank	Salem Township	Lot 586
Fannie Mae AKA Federal National Mortgage Association AKA Udren Law Offices	Valentino Nicholas P Valentino Michelle M	Sterling Township	Lot 25
Gilligan Dyan Hedgelon Martin L By Sheriff Hedgelon Rachel M By Sheriff	Gilligan Daniel J Custom Designs & Manufacturing	Lake Township Honesdale Borough	Lot 1444

Franklin John P	Franklin Edward	Berlin Township	
Franklin Kendall AKA	Franklin Jennifer		
Ostrander K M AKA			
Lupyak Robert S By Agent	Console Michael D	Dyberry Township	
Lupyak Karen L Agent			Lot A
Scalone Lawrence	Parsons Ralph	Lehigh Township	
Scalone Lawrence	Parsons Ralph	Lehigh Township	
Marks Lynn S II	Keuling Sterling T	Paupack Township	
Marks Claire	Torres Patricia D		
Wade Andrew J	Beardsley George Russell	Dreher Township	
Wade Marika C Herard			
Herardwade Marika C			

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