

OFFICIAL LEGAL JOURNAL OF WAYNE COUNTY, PA

22nd Judicial District

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Court of Common Pleas 22nd Judicial District:

The Hon. Raymond L. Hamill
President Judge

The Hon. Robert J. Conway
Senior Judge

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

The Official Legal Publication of Wayne County, Pennsylvania



Legal Journal of Wayne County

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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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LEGAL NOTICES

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

ESTATE NOTICES

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

ESTATE NOTICE

Estate of HELEN F. SENZ, deceased, late of Paupack Twp., Wayne Co., PA. Letters Testamentary have been granted to the individual(s) named below, who request all persons having claims or demands against the Estate of the Decedent to present same, and all persons indebted to the Decedent to make payments, to: Sue Ann Ryan, c/o R. Anthony Waldron, Esq. Suite 215 - 8 Silk Mill Drive Hawley PA 18428.

11/20/2015 • 11/27/2015 • 12/4/2015

EXECUTRIX NOTICE

Estate of WYLAND W. HOLGATE
Late of Dyberry Township
Executrix
JULIE F. GWOZDZIEWYCZ
669 HANCOCK HIGHWAY
HONESDALE, PA 18431
Attorney

JOHN F. SPALL
2573 ROUTE 6
HAWLEY, PA 18428

11/20/2015 • 11/27/2015 • 12/4/2015

ADMINISTRATRIX NOTICE

Estate of AGNES L. HAGUE
Late of Lehigh Township
Administratrix
MARILYN J. URBAN
9305 BEARCAT RD.
NEW PORT RICHEY, FL 34655
Attorney
TIMOTHY B. FISHER II,
ESQUIRE
525 MAIN STREET
GOULDSBORO, PA 18424

11/20/2015 • 11/27/2015 • 12/4/2015

EXECUTRIX NOTICE

Estate of LESLIE JOHN THOMAS
Late of Prompton Borough
Executrix
MARY J. THOMAS
P.O. BOX 115 – 30 BALSAM SWAMP RD.
PROMPTON, PA 18456

11/6/2015 • 11/13/2015 • 11/20/2015

EXECUTRIX NOTICE

Estate of EMIL CURCIONE
Late of Paupack Township
Executrix

LAURELEE CURCIONE
26 DAVID ROAD
CEDAR GROVE, NJ 07009
Attorney
RICHARD B. HENRY
1105 COURT STREET
HONESDALE, PA 18431

11/6/2015 • 11/13/2015 • 11/20/2015

EXECUTRIX NOTICE

Estate of ANTONIO
ROBERTIELLO
Late of Lake Ariel, Wayne County,
Pa.
Executrix
ANTOINETTE OUTWATER
126 TURNER ST.
PORT READING, NJ 07064

11/6/2015 • 11/13/2015 • 11/20/2015

EXECUTOR NOTICE

Estate of BEATRICE K. RENNER
Late of Buckingham Township,
Wayne County, Pa.
Executor
DALE F. RENNER
319 HUGH LAKE ROAD
LAKEWOOD, PA 18437
Executrix
JUNE K. MCGRAW
1305 CROSS TOWN HIGHWAY
LAKEWOOD, PA 18437
Attorney
THOMAS F. KILROE
918 CHURCH STREET
HONESDALE, PA 18431

11/6/2015 • 11/13/2015 • 11/20/2015

OTHER NOTICES

**NOTICE OF ARTICLES OF
PENNSYLVANIA
INCORPORATION FOR
PROFIT**

NOTICE IS HEREBY GIVEN that Application for Articles of Incorporation for a Pennsylvania profit Corporation has been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, for the purpose of establishing a Pennsylvania profit Corporation.

The name of the profit Corporation is T.A.C. Management Company, Inc. owned and operated by Tracy Gillooley, President. The Corporation shall have unlimited power to engage in and do any lawful business for which a profit Corporation may be incorporated for in the Commonwealth of Pennsylvania. In particular, the profit Corporation purpose is a management company.

Attorney for corporation:
Tammy Lee Clause, Esquire
P.O. Box 241
Newfoundland, PA 18445
(570) 676-5212
atyclaus@ptd.net

11/20/2015

**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 9, 2015**

By virtue of a writ of Execution instituted The Dime Bank issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 9th day of December, 2015 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 Borough of Honesdale, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point in the center of an assumed fifty foot wide right-of-way known as PA State Route 1001, also known as Carley Brook Road, said point being a common corner of the premises herein described and Lot 2 in a subdivision of ands of David J. Rickert,

THENCE, along the common division line between the premises herein described and Lot 2 supra. North 65 degrees 56 minutes 51

seconds West 922.74 feet to a point for a corner on line of lands now or formerly of Beth Stephens (DB 957, Page 262),

THENCE, along the common division line between the premises herein described and lands now or formerly of Stephens, supra. North 30 degrees 11 minutes 01 seconds East a distance of 1232 18 feet to an iron pin, North 66 degrees 03 minutes 32 seconds West a distance of 207 13 feet to an iron pin, North 15 degrees 26 minutes 35 seconds East a distance of 543 26 feet to an iron pin set for a corner on line of lands now or formerly of Everett Jr. And Alyce Stephens (DB 413, Page 853),

THENCE, along the common division line between the premises herein described, lands now or formerly of Stephens, supra. And lands now or formerly of William C. And Ann E. Schweighofer (DB 343, Page 481), South 71 degrees 35 minutes 17 seconds East a distance of 1068 17 feet to a point for a corner in the center of the aforesaid Carley Brook Road, thence along the center of the aforesaid Carley Brook Road, South 18 degrees 27 minutes 56 seconds West a distance of 393.92 feet, South 19 degrees 49 minutes 39 seconds West a distance of 42.85 feet, South 21 degrees 55 minutes 31 seconds West a distance of 123.67 feet, South 23 degrees 22 minutes 41 seconds West a distance of 81.77 feet Sought 24 degrees 11 minutes 46 seconds West a distance of 86.60 feet South 23 degrees 43 minutes 40 seconds West a distance

of 91.58 feet, South 26 degrees, 01 minutes 58 seconds West a distance of 63 58 feet, South 29 degrees 27 minutes 26 seconds West a distance of 51 30 feet South 32 degrees 46 minutes 06 seconds West a distance of 92 09 feet, South 30 degrees 36 minutes 37 seconds West a distance of 71 54 South 28 degrees 56 minutes 06 seconds West a distance of 182 76 feet, South 26 degrees 06 minutes 35 seconds West a distance of 61 09 feet, South 20 degrees 31 minutes 13 seconds West a distance of 50 69 feet, South 17 degrees 28 minutes 47 seconds West a distance of 102 69 feet, South 18 degrees 13 minutes 56 seconds West a distance of 60 28 feet, South 19 degrees 27 minutes 11 seconds West a distance of 59 47 feet, South 22 degrees 36 minutes 46 seconds West a distance of 57 15 feet, South 26 degrees 25 minutes 48 seconds West a distance of 60 82 feet, South 28 degrees 02 minutes 00 seconds West a distance of 101 21 feet, South 26 degrees 20 minutes 20 minutes West a distance of 37 97 feet to the point and place of BEGINNING.

CONTAINING therein 38 618 acres, be the same more or less.

The aforesaid premises are depicted as Lot 1 on the map drawn by Tim A. Jones, Registered professional Surveyor, dated April 5, 2004, and recorded in the Office of the Recorder of Deeds of Wayne County in Map Book 101, Page 18.

BEING the same premises conveyed to David J. Rickert by David J. Rickert by deed dated

August 4, 2004, and recorded on August 4, 2004 in the Office of the Recorder of Deeds of Wayne County at Wayne County Record Book Volume 2558, Page 305.

Seized and taken in execution as property of:
David J. Rickert 1902 Farmhouse
Road HONESDALE PA 18431

Execution No. 313-Civil-2015
Amount Due: \$521,134.63 Plus
additional costs

September 3, 2015
Sheriff Mark Steelman

**TO ALL CLAIMANTS TAKE
NOTICE:**

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

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

James T. Shoemaker, Esq.

11/13/2015 • 11/20/2015 • 11/27/2015

**SHERIFF'S SALE
DECEMBER 9, 2015**

By virtue of a writ of Execution instituted Wilmington Trust, NA, not in its Individual Capacity but as Trustee of ARLP Securitization Trust, Series 2014-2 issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 9th day of December, 2015 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, SITUATE, lying and being in the Township of Paupack, County of Wayne, lying and being in the Township of Paupack, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point in the Southerly side of right of way line of U. S. Route 590, opposite center line station about 507+07.7 and 25.00 feet there from said point the most Northeasterly corner of the herein described tract; thence leaving said highway and through lands of Grantor, Joyce Halsey of which this was a part South 13 degrees 5 minutes 10 seconds West 229.61 feet to an iron pipe place for a corner; thence along lands now or formerly of George F. Whittel, et ux; North 82 degrees 27 minutes 38 seconds West 218.17 feet to an iron pipe place for a corner at the corner of a stone wall;

thence in and along the stone wall and through lands of the aforesaid Grantor of which this was a part the following two courses and distances: (1) North 6 degrees 26 minutes 28 seconds West 133.60 feet to an iron pipe place for a corner in the bend of the stones wall and (2) North 00 degrees 56 minutes 37 seconds 112.45 feet to the aforesaid Southerly side or right-of-way line of U.S. Route No. 590 (passing an iron pipe place on line at 108.15 feet); thence along the Southerly side thereof and 35.00 feet distance from the center line of the highway South 77 degrees 41 minutes 4 seconds East 227.96 feet; thence along the right-of-way North 12 degrees 18 minutes 56 seconds East 10.00 feet to a point 25.00 feet distance from the center line; thence still along the Southerly right-of-way line South 77 degrees 41 minutes 48 seconds West 57.67 feet to the place of beginning.

CONTAINING 1.35 acres.

TITLE TO SAID PREMISES IS VESTED IN Zbigniew Grzywacz and Ewa Grzywacz, his wife, by Deed from Genevieve S. Landis, single, dated 08/19/1999, recorded 08/27/1999 in Book 1552, Page 254.

Tax Parcel: 19-0-0056-0003

Premises Being: 756 Purdytown Turnpike, Lakeville, PA 18438

Improvements thereon:
RESIDENTIAL DWELLING

Seized and taken in execution as property of:

ZBIGNIEW GRZYWACZ 103
FAWN ROAD, HAWLEY PA
18428
EWA GRZYWACZ 103 FAWN
ROAD, HAWLEY PA 18428

Execution No. 336-Civil-2015
Amount Due: \$489,695.35 Plus
additional costs

September 9, 2015
Sheriff Mark Steelman

**TO ALL CLAIMANTS TAKE
NOTICE:**

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

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

Adam H. Davis Esq.

11/13/2015 • 11/20/2015 • 11/27/2015

**SHERIFF'S SALE
DECEMBER 9, 2015**

By virtue of a writ of Execution instituted Bank of New York, as Trustee for the Certificate Holders CWABS-Inc. Asset Backed Certificates Series 2006-8 issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 9th day of December, 2015 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: The following described real estate situated in the County of Wayne in the State of Pennsylvania to wit:

All that certain tract or parcel of land situated in the Township of Lake, Wayne County, Pennsylvania, known as Lot 2614, Section 42 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, page 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 and September 24, 1973 in Plat Book 5, pages 120 through 123.

Being the same property conveyed to Stefani-Lee Pilipie, by Warranty Deed dated July 10, 2002, of record in Volume 2026, Page 80, Instrument No. 200200007396, in the Office of the Recorder of Deeds of Wayne County, Pennsylvania.

Being the same property commonly known as: 2614 Boulder Court, Lake Ariel, Pennsylvania 18436

Tax ID No.: 12-0-0039-0021.-

Seized and taken in execution as property of:
Stefani-Lee Pilipie 73 West Valley View Drive MORRISTOWN NJ 07960

Execution No. 672-Civil-2014
Amount Due: \$264,637.84 Plus additional costs

September 9, 2015
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.**

Matthew K. Fissel

11/13/2015 • 11/20/2015 • 11/27/2015

CIVIL ACTIONS FILED

*FROM OCTOBER 24, 2015 TO OCTOBER 30, 2015
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

JUDGMENTS

NUMBER	LITIGANT	DATE	DESCRIPTION	AMOUNT
2006-20817	BALANOVICH MORAN	10/26/2015	REIS/WRITSCIREFACIAS	—
2007-21222	FIRESTONE WILLIAM	10/28/2015	SATISFACTION	—
2009-20425	LATORRE ARLENE	10/27/2015	SATISFACTION	—
2009-20425	LATORRE MICHAEL	10/27/2015	SATISFACTION	—
2011-20280	LANDERS JAMES A	10/27/2015	SATISFACTION	478.03
2011-20280	LANDERS ERNESTINE	10/27/2015	SATISFACTION	478.03
2011-21510	HARTMAN MICHELLE	10/26/2015	SATISFACTION	—
2013-00534	ALEXANDER RONALD	10/28/2015	DEFICIENCY JUDGMENT	99,380.49
2014-00505	KLEIN RENEE	P 10/28/2015	JUDGMENT NON PROS	—
	PLAINTIFF/APPELLEE			
2014-00505	GRZEJKA ROMAN	10/28/2015	JUDGMENT NON PROS	—
	DEFENDANT/APPELLANT			
2014-20696	M&T BANK	10/28/2015	GARNISHEE/DISC ATTCH	—
	GARNISHEE			
2014-20732	HARTLEY JAMI L	10/28/2015	SATISFACTION	—
2015-00209	RIDGE CONSTRUCTION CORP	10/26/2015	SATISFACTION	—
2015-00240	POWERS HENRY	10/26/2015	SATISFACTION	—
2015-00607	COURTRIGHT LLEWELLYN	10/26/2015	CONFESSION OF JDGMT	266,689.11
2015-00607	COURTRIGHT DAWN	10/26/2015	CONFESSION OF JDGMT	266,689.11
2015-00609	DALOV SASHO ESTATE	10/26/2015	LIS PENDENS	—
	A/K/A			
2015-00609	DALOV SASHO A ESTATE	10/26/2015	LIS PENDENS	—
2015-00610	BOIDYS LLC	10/26/2015	CONFESSION OF JDGMT	11,280.28
2015-00610	DECKER MICHAEL E	10/26/2015	CONFESSION OF JDGMT	11,280.28
2015-00610	DECKER CARYN L	10/26/2015	CONFESSION OF JDGMT	11,280.28
2015-00610	DECKER DEBRA M	10/26/2015	CONFESSION OF JDGMT	11,280.28
2015-00611	BOIDYS LLC	10/26/2015	CONFESSION OF JDGMT	148,886.50
2015-00611	DECKER MICHAEL E	10/26/2015	CONFESSION OF JDGMT	148,886.50
2015-00611	DECKER CARYN L	10/26/2015	CONFESSION OF JDGMT	148,886.50
2015-20118	POWERS HENRY	10/26/2015	SATISFACTION	—
2015-20253	BARTHEL WADE G	10/27/2015	SATISFACTION	251.75
2015-20425	HARTLEY JAMI L	10/28/2015	SATISFACTION	—
2015-20509	BLACK JAMES DANIEL	10/26/2015	DEFAULT JUDGMENT	1,094.46
2015-20760	RUSSO ROBERT J	10/29/2015	SATISFACTION	—
2015-20760	RUSSO DEBRA D	10/29/2015	SATISFACTION	—
2015-20803	YOUNG JOHN	10/28/2015	SATISFACTION	—
2015-20971	OPPORTUNITY INC GREATER	10/26/2015	WRIT OF SCIRE FACIAS	—
	BALTIMORE			
2015-20971	OPPORTUNITIES	10/26/2015	WRIT OF SCIRE FACIAS	—
	INDUSTRIALIZATION CENTER INC			

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

2015-21015	YOUNG ARTHUR A	10/28/2015	AMENDED WRIT EXEC	7,199.05
2015-21015	DIME BANK THE GARNISHEE	10/28/2015	AMENDED WRIT EXEC	7,199.05
2015-21065	MAXWELL MICHAEL	10/26/2015	MUNICIPAL LIEN	534.83
2015-21066	ORTIZ JONATHAN EPOLIT	10/26/2015	MUNICIPAL LIEN	637.35
2015-21067	ZAWISLAK EDWARD	10/26/2015	TAX LIEN	4,105.36
2015-21067	E-Z BODY SHOP T/A	10/26/2015	TAX LIEN	4,105.36
2015-21067	EZ BODY SHOP	10/26/2015	TAX LIEN	4,105.36
2015-21068	FITZPATRICK STEVEN	10/26/2015	JP TRANSCRIPT	2,396.40
2015-21069	TROPPMANN THOMAS W	10/26/2015	STATEMENT OF LIEN	1,500.00
2015-21069	FAIRCHILD IVELISSE	10/26/2015	STATEMENT OF LIEN	1,500.00
2015-21070	HELLER SASHA	10/27/2015	JP TRANSCRIPT	1,337.79
2015-21071	CUNNINGHAM WALTER S	10/27/2015	MUNICIPAL LIEN	303.76
2015-21072	CURYK ELEANOR R ESTATE OF	10/27/2015	MUNICIPAL LIEN	434.57
2015-21073	GRZEJKA ROMAN	10/27/2015	MUNICIPAL LIEN	1,523.14
2015-21074	MAZZOTTA FRANK V III	10/27/2015	MUNICIPAL LIEN	694.24
2015-21074	HYLAND JAMES J	10/27/2015	MUNICIPAL LIEN	694.24
2015-21074	HYLAND DANIEL J	10/27/2015	MUNICIPAL LIEN	694.24
2015-21075	GRZEJKA ROMAN	10/27/2015	MUNICIPAL LIEN	293.11
2015-21076	COLUCCI ROBERT A	10/27/2015	MUNICIPAL LIEN	293.11
2015-21076	COLUCCI DENISE L	10/27/2015	MUNICIPAL LIEN	293.11
2015-21077	ELLIS TIMOTHY	10/27/2015	MUNICIPAL LIEN	293.11
2015-21077	ELLIS DAPHANIE	10/27/2015	MUNICIPAL LIEN	293.11
2015-21078	A NEW ERA SECURITY INC	10/29/2015	TAX LIEN	1,682.51
2015-21079	JACOBSON BUTCH	10/30/2015	JP TRANSCRIPT	1,682.88
2015-40065	PESCE DIANE OWNER	10/26/2015	MECHANICS LIEN CLAIM	43,812.00
2015-40065	PESCE RICHARD OWNER	10/26/2015	MECHANICS LIEN CLAIM	43,812.00
2015-90116	FRENCH SANDRA	10/26/2015	ESTATE CLAIM	675.88

COMPLAINT — CONFESSION

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2015-00607	DIME BANK	PLAINTIFF	10/26/2015	—
2015-00607	COURTRIGHT LLEWELLYN	DEFENDANT	10/26/2015	—
2015-00607	COURTRIGHT DAWN	DEFENDANT	10/26/2015	—
2015-00610	DIME BANK	PLAINTIFF	10/26/2015	—
2015-00610	BOIDYS LLC	DEFENDANT	10/26/2015	—
2015-00610	DECKER MICHAEL E	DEFENDANT	10/26/2015	—
2015-00610	DECKER CARYN L	DEFENDANT	10/26/2015	—
2015-00610	DECKER DEBRA M	DEFENDANT	10/26/2015	—
2015-00611	DIME BANK	PLAINTIFF	10/26/2015	—
2015-00611	BOIDYS LLC	DEFENDANT	10/26/2015	—
2015-00611	DECKER MICHAEL E	DEFENDANT	10/26/2015	—
2015-00611	DECKER CARYN L	DEFENDANT	10/26/2015	—

CONTRACT — BUYER PLAINTIFF

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2015-00623	SENNETT SHAWN C PLAINTIFF/APELLEE	PLAINTIFF	10/30/2015	—
2015-00623	ZABOROWSKI GREG DEFENDANT/APELLANT	DEFENDANT	10/30/2015	—
2015-00623	ZABOROWSKI JOHN DEFENDANT/APELLANT	DEFENDANT	10/30/2015	—

CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2015-00613	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	10/27/2015	—
2015-00613	ELDRED GABRIELLE	DEFENDANT	10/27/2015	—
2015-00624	CITIBANK NA	PLAINTIFF	10/30/2015	—
2015-00624	FUNARO PATRICIA M	DEFENDANT	10/30/2015	—

CONTRACT — DEBT COLLECTION: OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2015-00612	GUSTIN STONE SUPPLY INC	PLAINTIFF	10/26/2015	—
2015-00612	EMPIRE BLUESTONE AND GRANITE D/B/A	DEFENDANT	10/26/2015	—
2015-00612	LILAC QUARRIES	DEFENDANT	10/26/2015	—
2015-00617	DIME BANK	PLAINTIFF	10/28/2015	—
2015-00617	DECKER CARYN L	DEFENDANT	10/28/2015	—

CONTRACT — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2015-00609	RAKO FARM LLC	PLAINTIFF	10/26/2015	—
2015-00609	DALOV SASHO ESTATE A/K/A	DEFENDANT	10/26/2015	—
2015-00609	DALOV SASHO A ESTATE	DEFENDANT	10/26/2015	—

MISCELLANEOUS — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2015-00619	ELTMAN SARAH	PLAINTIFF	10/28/2015	—
2015-00619	ELTMAN DAVID RESPONDENT	DEFENDANT	10/28/2015	—
2015-00619	ELTMAN KAREN RESPONDENT	DEFENDANT	10/28/2015	—

REAL PROPERTY — EJECTMENT

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2015-00622	US BANK NATIONAL ASSOCIATION	PLAINTIFF	10/30/2015	—
2015-00622	SIMON DOUGLAS H SR	DEFENDANT	10/30/2015	—
2015-00622	OCCUPANTS	DEFENDANT	10/30/2015	—

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2015-00614	NATIONSTAR MORTGAGE LLC	PLAINTIFF	10/27/2015	—
2015-00614	SCHULZ EDWARD D	DEFENDANT	10/27/2015	—
2015-00614	SCHULZ KATHRYN	DEFENDANT	10/27/2015	—
2015-00615	CITIZENS BANK NA F/K/A	PLAINTIFF	10/27/2015	—
2015-00615	RBS CITIZENS NA	PLAINTIFF	10/27/2015	—
2015-00615	DELIA CHRISTINE	DEFENDANT	10/27/2015	—
2015-00615	ABAYEV RADOMES R	DEFENDANT	10/27/2015	—
2015-00616	WELLS FARGO BANK NA	PLAINTIFF	10/27/2015	—
2015-00616	TRAVERS THOMAS A	DEFENDANT	10/27/2015	—
2015-00618	WELLS FARGO BANK NA S/B/M	PLAINTIFF	10/28/2015	—
2015-00618	WELLS FARGO HOME MORTGAGE INC F/K/A	PLAINTIFF	10/28/2015	—
2015-00618	NORWEST MORTGAGE INC	PLAINTIFF	10/28/2015	—
2015-00618	OROURKE PATRICIA S	DEFENDANT	10/28/2015	—
2015-00618	SRP FUNDING TRUST 2011-5	DEFENDANT	10/28/2015	—

TORT — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2015-00620	EBERT JESSICA ESQ ADMINISTRAT	PLAINTIFF	10/28/2015	—
2015-00620	MIRAILH MANUEL R DECEASED	PLAINTIFF	10/28/2015	—
2015-00620	AMERICAN LEGION DISTRICT 15 D/B/A	DEFENDANT	10/28/2015	—
2015-00620	WILSON KELCH POST 311	DEFENDANT	10/28/2015	—
2015-00620	AMERICAN LEGION	DEFENDANT	10/28/2015	—
2015-00621	SMITH SUSAN	PLAINTIFF	10/29/2015	—
2015-00621	SMITH MICHAEL	PLAINTIFF	10/29/2015	—
2015-00621	AMERICAN LEGION DISTRICT 15 D/B/A	DEFENDANT	10/29/2015	—
2015-00621	WILSON KELCH POST 311	DEFENDANT	10/29/2015	—
2015-00621	AMERICAN LEGION	DEFENDANT	10/29/2015	—
2015-00621	EBERT JESSICA ESQUIRE ADMINIST	DEFENDANT	10/29/2015	—
2015-00621	MIRAILH MANUEL A DECEASED	DEFENDANT	10/29/2015	—

MORTGAGES AND DEEDS

*RECORDED FROM NOVEMBER 9, 2015 TO NOVEMBER 13, 2015
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

GRANTOR	GRANTEE	LOCATION	AMOUNT
Peterson Jessica A	Mortgage Electronic Registration Systems	Honesdale Borough	
Peterson Branden L			107,500.00
Bodine Rodney	J P Morgan Chase Bank	Berlin Township	153,965.00
Thorpe Susan	Honesdale National Bank	Waymart Borough	
Thorpe John Randall			95,000.00
Hoffmann Justin G	Honesdale National Bank	Manchester Township	
Hoffmann Alison T			180,000.00
Jacobs Brian S	Mortgage Electronic Registration Systems	Salem Township	
Jacobs Mary Amanda			394,200.00
Dutter Arlene French	Dime Bank	Lake Township	
Dutter Robert A			115,000.00
French Arlene M	Dime Bank	Lake Township	
Dutter Arlene French			115,000.00
Dutter Robert A			
Wilson Laurie N	P N C Mortgage	Paupack Township	
Wilson James G			84,800.00
Rohr Jeffrey P	Mortgage Electronic Registration Systems	Paupack Township	
Rohr Michele L			1,000,000.00
Swingle Scottie	Dime Bank	Lake Township	167,500.00
Bello Joseph	Mortgage Electronic Registration Systems	Salem Township	
Deleon Michelle			171,731.00
Errante Melanie	Wells Fargo Bank	Paupack Township	125,681.00
Errante Melanie	Pa Housing Finance Agency	Paupack Township	4,480.00
Swoyer David W	Community Bank	Lake Township	
Swoyer Mark			110,000.00
Halley James Kristen	Valor Federal Credit Union	Lake Township	
Halley Susan Lara			156,000.00
Weiss Robert	Mortgage Electronic Registration Systems	Salem Township	149,600.00
Bates Scott D	Wells Fargo Bank	Damascus Township	117,826.00
Glucksman Roy F	Mortgage Electronic Registration Systems	Lake Township	87,750.00
Arcelay Alexander	Pentagon Federal C U	Paupack Township	
Arcelay Christina			103,000.00
Weaver Christopher A	Dime Bank	Dreher Township	
Weaver Johanna M			21,000.00

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

Gubar Cathyann Striffler Strifflergubar Cathyann	Dime Bank	Damascus Township	65,000.00
Gerber Eric	Mortgage Electronic Registration Systems	Salem Township	
Gerber Susan			214,000.00
Buczowski Ellen E	Mortgage Electronic Registration Systems	Dreher Township	316,000.00
Washine Stephen S Washine Natalie D	N B T Bank	Lake Township	280,000.00
Schild Irving	Citizens Bank Of Pa	Paupack Township	252,000.00
Capitummino Mario	Mortgage Electronic Registration Systems	Lehigh Township	
Capitummino Maria			80,000.00
Delbuono Lucy	Honesdale National Bank	Hawley Borough	38,000.00
Lawlor William J	Honesdale National Bank	Cherry Ridge Township	
Lawlor Jo Ann M			48,600.00
Oakley Thomas L Oakley Janice K	Honesdale National Bank	Paupack Township	150,000.00
Dougherty Cara Jean Dougherty Patrick James	N B T Bank	Hawley Borough	168,000.00
Vannatta Cord M	Mortgage Electronic Registration Systems	Damascus Township	100,277.00

DEEDS

GRANTOR	GRANTEE	LOCATION	LOT
Savona Joseph Savona Arlene	Ruffe Kevin Ruffe Doreen	Paupack Township	
Michael J Doyle Revocable Trust Agreement	Doyle Kevin M	Paupack Township	
Doyle Michael J Tr			
Wedin Keith S Wedin Cindy	Peterson Branden L Peterson Jessica A	Honesdale Borough	
Day Diane	Brooking Misty Brooking Paul	Manchester Township	Lot ABC
Swingle Keven T Jr Swingle Holly	Swingle Keven T Jr Swingle Holly	Lake Township	Lot 1
Wargo Holly Swingle Holly	Swingle Holly Swingle Keven T J R	Salem Township	Lot 1
Swingle Keven T Jr			
Rizzo Frank P Jr Fischer Amy Rizzo Amy	Nunez Allan	Lehigh Township	
Mack Cynthia A AKA By Sheriff	Nationstar Mortgage	Scott Township	
Mack Cynthia AKA By Sheriff	Champion Mortgage Company		Lot 9

Gelb Robert H	R & L Gelb Irr Trust	Paupack Township	
Gelb Lois E	Gelb Robert H Gelb Lois E Gelb Lois E Tr		Lot 10 A
Spooner Mae Exr	Spooner Mae	Palmyra Township	
Sembariski Chester A Est AKA Sembariski Chester Est AKA			Lots 9 & 10
DeLaurentis Gerald By Agent	Gerald DeLaurentis Living Trust	Scott Township	
Deering Debra A Agent	Deering Debra A Tr		
Frederick Ruth G By Agent	Rorke Cheryl A	Preston Township	
Hadley Sharon Agent			Lot 2
Giangiulio Cheryl A	Rorke Cheryl R	Preston Township	
Rorke Cheryl A AKA Rorke Cheryl AKA			
Dunn Amy R	Dunn Carl A Dunn William G Dunn Amy R	Berlin Township	
Harrington Raymond V III Harrington Laurie S	Weatherwood Properties	Honesdale Borough	
Ryan Mary F	Thorpe John Randall Thorpe Susan	Waymart Borough	\
Shay William F	Washer Louise Bennington	Damascus Township	
Shay H Patricia	Fields Mary Clay		
Seccia Anthony By Agent	Hoffmann Justin G	Manchester Township	
Seccia John Agent	Hoffmann Alison T		
Seccia John Seccia Bettyann Seccia Frank			
Harlin Gregory J	Jacobs Brian S	Salem Township	
Harlin Margaret A Murphy Murphyharlin Margaret A	Jacobs Mary Amanda		Lot 2267-1
Shumlas Joseph By Agent	Pramick Mark	Lehigh Township	
Graham Susan Agent	Pramick Linda		
Gregory Mary M	Dutter Arlene French Dutter Robert A	Lake Township	
Fuller Janet J	Fuller Janet J	Damascus Township	
Reynolds Margaret AKA	Wilson James G	Paupack Township	
Price Margaret Reynolds AKA	Wilson Laurie N		
Espinosa Juan G	Espinosa Carol	Paupack Township	
Espinosa Carol			Lot 81
Muller Edwin	Kmyta Andriy	Paupack Township	
Muller Robert	Protsyk Ihor Protsyk Halyna		Lot 70
Ferguson Harry J	Rohr Jeffrey P	Paupack Township	
Ferguson Carol Y	Rohr Michele L		Lot 144
Schupeltz Barbara A	Kriso Stephen A Kriso Elisie	Paupack Township	Lot 403
Valiyer Yuriy	Kossup Steven J Kossup Melissa A	Paupack Township	Lot 50

Lines Terry Douglas	Burkhead Margaret	Honesdale Borough	
Lines Ann			
Bradbury Kevin J	Almakaev Ilias	Salem Township	
Gress Melinda	Almakaev Rimma		Lot 870
Erdem Diane P			
Erdem Oz			
Bradbury Elizabeth D			
Bradbury Raymond D			
Bird Michael	Wilmot Robert R Sr Est	Salem Township	
	Wilmot Robert R Jr Exr		
Gelman William	Bello Josphe	Salem Township	
Gelman Rhonda	Deleon Michelle		Lot 664
Cunningham Robert Est AKA	Datsko Nataliya	Paupack Township	
Cunningham Robert J Est AKA			Lot 69
Bensberg William Exr			
Pagano Brian	Errante Melanie	Paupack Township	
Pagano Michele			Lot 38
Weiss Robert	Weiss Robert	Salem Township	
Neves Rafaella			Lot 679
Mortgage Equity Conversion			
Asset Trust Two	Bates Scott D	Damascus Township	
U S Bank National Asocation Tr			Lot 25
Reverse Mortgage Solutions Inc			
Lecuyer Gisele Est	Tammac Holdings Corporation	Lehigh Township	
Carillo Frank By Sheriff	Bank Of New York Mellon Tr	Paupack Township	
Carillo Emma Grace By Sheriff			
Coots Kimberly S	Coots Kimberly S	Lake Township	
Rowan Julianne			
Diehl Deborah A	Modrovsky Kimberly A	Damascus Township	
	Diehl Andrew J		
Modrovsky Kimberly A	Modrovsky Kimberly A	Damascus Township	
Diehl Andrew J	Diehl Andrew J		
Rogan Robert F	Rogan Robert F	Paupack Township	
Rogan Dolores			Lot 31
Harbrueger Dolores			
J A D Construction	Palmieri Joann	Paupack Township	
	Palmieri Richard		Lot 190
Wilson James G	Hohn William I II	Paupack Township	
Wilson Laurie N	Hohn Donna M		Parcel LC 803
Richter Robert J	Katsoff Richard	Paupack Township	
Richter Arlene F			Lot 10 A
Bollinger Marcus P	Bollinger Marcus P	Salem Township	
Bollinger Karin E			Lot 2
Palmer Russell M	Dime Bank	Texas Township 1 & 2	
Palmer Marie		Texas Township 1 & 2	
Palmer Russell M	Dime Bank	Texas Township 1 & 2	
Palmer Marie		Texas Township 1 & 2	
Loucks Mary Tr	Deluca Steven	Palmyra Township	
McConnell Irrevocable Trust	Deluca Janet M		

Ebersole Merle E	Buczowski Ellen E	Dreher Township	
Ebersole Ann			Lot 15
Grodman Gwendolyn V	Grodman Gwendolyn V Tr	Lehigh Township	
Grodman Herbert C	Grodman Herbert C Tr		Lot 24
	Gwendolyn V Grodman Joint Revocable Trust		
	Herbert C Grodman Joint Revocable Trust		
Biedlingmaier Paul Jr	Snyder Zachary W	Lehigh Township	Lot 243
Russo John G	Capitummino Mario	Lehigh Township	
Russo Eileen P	Capitummino Maria		Lot 42
McLane Mary F By Sheriff	Federal National Mortgage Association	Lehigh Township	
Burns Justin By Sheriff	U S Bank National Association Tr	Buckingham Township	
Burns Natalie By Sheriff			
Beecher Dorys Exr	McVeigh Marie A	Dyberry Township	
Remsen William F Est	Davitt Francis J		Parcel A
Beecher Dorys Tr			
Remsen Kathi Tr			
William F Remsen Revocable Living Trust			
Varner Diane R			
ONeill Dolores R			
Beecher Dorys Exr	Remsen William Fest	Dyberry Township	
Remsen William F Est	Varner Diane R Tr		
Beecher Dorys Tr	ONeill Dolores R Tr		
Remsen Kathi Tr	William F Remsen Revocable Living Trust		
William F Remsen Revocable Living Trust			
Varner Diane R			
ONeill Dolores R			
Gearhart Linda B Exr	Gearhart Linda B	Sterling Township	
Gearhart Jackson L Est AKA			Lot 7
Gearhart Jackson Est AKA			
Lobolito Inc	Abruzzese Dean	Lehigh Township	Lot 7
Lavin Brian C	Lavin James E	Preston Township	
Lavin Jill R			Lots 1 & 2
Wombough Sharon Exr	Wombough Sharon	Lehigh Township	
Binaco Charles Jr Est			Lot 88
Gay Lillian C	Hadley Stanley B	Preston Township	
	Hadley Sharon F		Lot 1
Belavitz Alexander P	Belavitz Bonny Sue	Waymart Borough	
Belavitz Alice			
Gabathuler Henry	Castle Peter C	Manchester Township	
Roach Jennifer L By Sheriff	Deutsche Bank National Trust Company Tr	Cherry Ridge Township	
Roach Peter M By Sheriff			
Goodwin Barbara May By Af	Kumka Michael	Salem Township	
Hopkins Mary E Af	Kumka Ruth		Lot 22
Tabor Jason	Lamattina Patrick	Paupack Township	
Tabor Marcy			Lot 193
Rokhberg Stanislav	Kidd Earl	Paupack Township	
Rokhberg Ludmila			Lot 343
Rokhberg Deana			

Speicher Robert W	Speicher Robert W Tr	Lake Township	
Speicher Janice L	Robert W Speicher Living Trust		Lot 1811
Gombita Carol A Exr	Southern Richard G	Dyberry Township	
Gombita Paul Charles Sr Est			
Bishop Kathleen Tr	Vannatta Cord M	Damascus Township	
Carney Carol Tr			
Charles Conway Trust			
Kathleen Conway Trust			
Conway Kathleen			
Ventures Trust Two Zero			
One Three I H R	Lafave Michelle	Sterling Township	
	Lafave Mark		Lot 33



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