

OFFICIAL LEGAL JOURNAL OF WAYNE COUNTY, PA

22nd Judicial District

Vol. 6 ★ March 25, 2016 ★ Honesdale, PA ★ No. 3



IN THIS ISSUE

LEGAL NOTICES	4
SHERIFF'S SALES.....	6
CIVIL ACTIONS FILED	27
MORTGAGES & DEEDS.....	30

© 2016 Legal Journal of Wayne County



Court of Common Pleas 22nd Judicial District:

The Hon. Raymond L. Hamill
President Judge

The Hon. Robert J. Conway
Senior Judge

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

The Official Legal Publication of Wayne County, Pennsylvania



Legal Journal of Wayne County

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

Publisher:
Bailey Design and Advertising
3305 Lake Ariel Highway, Suite 3
Honesdale, PA 18431

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

www.waynecountylawyers.org

Submit advertisements to
baileyd@ptd.net

OFFICERS

President
Ronnie Bugaj Fischer, Esq.

Vice-President
Christine Rechner, Esq.

Secretary
Pamela S. Wilson, Esq.

Treasurer
Brendan Ellis, Esq.

Court Administrator
Nicole Hendrix, Esq.

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

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

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

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

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

MESSAGE FROM THE
WAYNE COUNTY BAR ASSOCIATION



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

PRICING & RATES

Notice Pricing

One time Insertions

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

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

Subscription Rates

Per Year

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

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

WAYNE COUNTY OFFICIALS

Judge of the Court of Common Pleas

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

Magisterial District Judges

Bonnie L. Carney
Ronald J. Edwards
Linus H. Myers

Court Administrator

Nicole Hendrix, Esq.

Sheriff

Mark Steelman

District Attorney

Janine Edwards, Esq.

Prothonotary, Clerk of The Court

Edward “Ned” Sandercock

Chief Public Defender

Steven Burlein, Esq.

Commissioners

Brian W. Smith, Chairman
Wendall R. Kay
Jonathan Fritz

Treasurer

Brian T. Field

Recorder of Deeds, Register of Wills

Deborah Bates

Coroner

Edward Howell

Auditors

Carla Komar
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.

ADMINISTRATRIX NOTICE

Estate of Krzysztof J. Soja AKA
Krzysztof Jerzy Soja
Late of Salem Township
ADMINISTRATRIX
Halina T. Soja
PO Box 295
Lake Ariel, PA 18436

3/25/2016 • 4/1/2016 • 4/8/2016

EXECUTRIX NOTICE

Estate of Francis Robinson
Late of Prompton Borough
EXECUTRIX
Lynn M. Johannes
34 Old State Road
Honesdale, PA 18431
ATTORNEY
Martin J. Robinson
1674 Roosevelt Hwy.
Prompton, PA 18456

3/18/2016 • 3/25/2016 • 4/1/2016

ESTATE NOTICE

Notice is hereby given that Letters of Administration have been granted in the **ESTATE OF DEREK STORM MATHEW DeGROAT a/k/a DEREK S. DeGROAT**, late of 9 Volunteer Way, Waymart, Wayne County, Pennsylvania (died December 21, 2015), to Michael E. DeGroat and Shiela M. DeGroat, as Co-Administrators. All persons indebted to the said Estate are required to make payment and those having claims to present the same without delay to the Co-Administrators named above in c/o Tammy Lee Clause, Esquire, P.O. Box 241, Newfoundland, PA 18445.

3/18/2016 • 3/25/2016 • 4/1/2016

EXECUTRIX NOTICE

Estate of Mary Ann Timlin
Late of Salem Township
EXECUTRIX
Patricia Van Roten
180 Broad St., Apt. #1208
Stamford, CT 06901
EXECUTRIX
Julie Soffientini
1032 Hancock Avenue
Franklin Square, NY 11010
ATTORNEY
Michael D. Walker, Esq.
PO Box 747
Hamlin, PA 18427

3/11/2016 • 3/18/2016 • 3/25/2016

EXECUTOR'S NOTICE

ESTATE OF MARLENE V. KLAGES, late of Damascus Township, Wayne County, Pennsylvania. Any person or persons having claim against or indebted to the estate present same to Margaret Ann Pearsall, 1702 Beach Lake Highway, Beach Lake, PA 18405. Sally N. Rutherford, Esq., 921 Court St., Honesdale, PA 18431, Attorney for the Estate.

3/11/2016 • 3/18/2016 • 3/25/2016

EXECUTOR'S NOTICE

ESTATE OF JAMES EDGAR MORGAN, late of Dyberry Township, Wayne County, Pennsylvania. Any person or persons having claim against or indebted to the estate present same to Nancy L. Boyer, 280 Beech Grove Road, Honesdale, PA 18431. Sally N. Rutherford, Esq., 921 Court St., Honesdale, PA 18431, Attorney for the Estate.

3/11/2016 • 3/18/2016 • 3/25/2016

EXECUTRIX NOTICE

Estate of Theodore J. Knapp
Late of Mount Pleasant Township
EXECUTRIX
Susan M. Carpenter
165 Hatchery Road Building A
Pleasant Mount, PA 18453
ATTORNEY
Kevin J. O'Hara, Esquire
11 Park Place
Carbondale, PA 18407

3/11/2016 • 3/18/2016 • 3/25/2016

EXECUTRIX NOTICE

Estate of Theresa M. Reidenbach
AKA Theresa Marie Reidenbach
Late of Waymart Borough
EXECUTRIX
Ann E. Cosgrove
PO Box 659
Hawley, Pa 18428
ATTORNEY
John F. Spall
2573 Route 6
Hawley, PA 18428

3/11/2016 • 3/18/2016 • 3/25/2016

ADMINISTRATRIX NOTICE

Estate of Frederick J. Hiris
Late of Lake Township
ADMINISTRATRIX
Helen C. Winkleblech
829 Church Street
Hawley, Pa 18428
ATTORNEY
John F. Spall
2573 Route 6
Hawley, PA 18428

3/11/2016 • 3/18/2016 • 3/25/2016

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 March 7, 2016, a Certificate of Organization — Domestic Limited Liability Company for Maple Leaf Operations LLC was filed with the Department of State, Harrisburg,

Pennsylvania.

The purpose of the limited liability company is for real estate development and related businesses.

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

3/25/2016

LEGAL NOTICE

NOTICE IS HEREBY GIVEN that Wildcat Softball has been incorporated under the provisions of the Pennsylvania Nonprofit Corporation Law of 1988.

Wildcat Softball
1970A Easton Turnpike
Lake Ariel, PA 18436

3/25/2016

NOTICE OF FILING OF SHERIFF'S SALES

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

**SHERIFF'S SALE
APRIL 6, 2016**

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 6th day of April, 2016 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:

TRACT I:
ALL THAT CERTAIN PIECE OR PARCEL OF LAND, situate, lying and being in the Township of Clinton, County of Wayne and State of Pennsylvania, bounded and described as follows, to wit

FIRST BEGINNING at the southeast corner of other lands of Ruth Lipson, being the property known as the Alden Woods Products Co , thence in a general Easterly direction along an old stone row seventy-five (75) feet to an iron stake for a corner, thence North six (6) degrees East three hundred (300) feet to a corner, thence in a general southwesterly direction seventy-five (75) feet or thereabouts to a corner of the lands of Ruth Lipson, thence South six (6) degrees West three hundred thirty-five (335) feet to the point or place of beginning Be the content therein more or less

SECOND All the lot or parcel of land with the building and improvements thereon situate, lying and being in the Township of Clinton, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows

BEGINNING at an iron pm in the center of the public highway leading from Aldenville to Honesdale, thence along the center

line of said highway South sixty-five (65) degrees thirty (30) minutes East one hundred eighty-one (181) feet to an iron pin, thence South six and thirty-seven hundredths (6 37) degrees West ninety-seven and four-tenths (97 4) feet along the center of said highway to an iron pin for a corner in line of lands of G H Knapp, thence North eighty (80) degrees East two hundred twenty-two and four-tenths (222 4) feet along stone wall, the line of land of G H Knapp, to a stake and stones corner, thence North six (6) degrees East three hundred thirty? five (335) feet along a wire fence in line of lands of G H Knapp to a post for a corner, thence North forty-nine (49) degrees thirty (30) minutes West about one hundred fifteen and five tenths (115 5) feet to the center of the Lackawaxen Creek, thence down the center of the Lackawaxen Creek to a point about forty (40) feet above the dam, thence North fifty-six (56) degrees West about one hundred twenty-five (125) feet to a post for a corner in a small inlet in the line of lands of C H Wilmarth Estate, thence South twenty-two (22) degrees forty-five (45) minutes West one hundred eighty-five (185) feet to a line of lands of C H Wilmarth Estate and G Smith and Sons to an iron pin in the aforesaid highway, the point of beginning SUBJECT to covenants and restrictions in prior deeds of record referring to the privilege of raising the height of the dam to a point thirteen (13) feet above its level as it was in 1919

The Grantor hereto sells and conveys to the Grantee its successors and assigns, its right and title to road from the East end of the bridge across the Lackawaxen up in front of the sawmill, to the land of G H Knapp, being the road described in deed granted by Charles H Knapp recorded in Deed Book No 94, page 566, and being the same right to a road that was granted and conveyed to Charles H Wilmarth by G H Knapp, et ux , by assignment dated April 15, 1911 and recorded in Deed Book No 102, page 211

The above described tract included a tract on the West side of the Lackawaxen Creek which Gustave Smith, et al, above recited, conveyed to Charles H Wilmarth and a tract on the east side of the Creek, being a part of the lands which L H Alden conveyed to C H Wilmarth as above recited Being the same lands rights and privileges which Carrie W and Glen G Wilmarth by deed dated April 7, 1919, and recorded m Deed Book 111, page 328, granted and conveyed to Royal L Reichenbacker and Charles J Reichenbacker, et ux , and being the same land which Royal L Reichenbacker, et ux , and Charles Reichenbacker, et ux , by deed dated November 1925, and recorded m Wayne County Deed Book No 125, page 187, granted and conveyed to Farmers & Merchants Bank

EXCEPTING AND RESERVING a tract of land in said Township of Clinton, said County and State, which the Farmers and Merchants Bank by deed dated September 19, 1929, and recorded in Wayne County Deed Book 131, page 260, granted and conveyed to C F Cole, bounded and described as follows BEGINNING in the center of the Aldenville Road, thence along lands of G Smith North twenty-two and three-fourths (22-3/4) degrees East one hundred seventy eight (178) feet to high water mark of the Lackawaxen River, thence along high water mark South thirty (30) degrees ten (10) minutes East eighty-five and five-tenths (85 5) feet to the northeast part of the bulkhead, thence South thirty (30) degrees West one hundred twenty-two and two-tenths (122 2) feet to the Northeast part of said road, thence along the center of the same North sixty-five (65) degrees thirty-five (35) minutes West fifty-three and one-tenth (53 1) feet to the place of beginning Containing about seven thousand seven hundred ninety-eight and nine-tenths (7,789 9) feet more or less

Being a part of the same land which Royal L Reichenbacker, et ux , et al , by deed dated November, 1925, and recorded in Deed Book No 125, page 187, granted and conveyed to the Farmers and Merchants Bank The Farmers and Merchants Bank in addition to the reservation contained in the Deed of L H Alden to Fleming, reserved the right (conveyed to said Royal

Reichenbacker, et al , by Executors of Charles H Wilmarth, dated April 7, 1919, and recorded in Deed Book No 111, page 328) to raise the height of the dam at the date of said conveyance by Executors of Charles H Wilmarth and to overflow all lands belonging to Charles H Wilmarth Estate that may be covered by raising of water to this additional height at the time of the said conveyance from L H Alden to Fleming. The height of the dam was two (2) feet two (2) inches above the height of the dam at the date of conveyance by said Executors to Royal L Reichenbacker, et al , said Farmers and Merchants Bank reserving the right to enter upon the lands herein conveyed for the purpose of maintaining and repairing the bulkhead and dam of said dam and to do all necessary work in keeping said dam in suitable condition for use to do all necessary repair upon the same and to flow the lands herein conveyed to the height as granted in the aforesaid conveyance to Royal L Reichenbacker, et al

EXCEPTING AND RESERVING to the United States of America, the perpetual right, power, privilege and easement occasioned to overflow, flood and emerge certain of the above described land consisting of 77 acre, together with the right to restrict the use of said land as is more particularly set forth in the conveyance from Virco Mfg Corporation to the United State of America, by Indenture dated October 7th, 1959, and

recorded in Wayne County Deed Book 204 at page 596

ALSO, ALL THAT CERTAIN PIECE OR PARCEL OF LAND, situated in the Township of Clinton, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows

BEGINNING at a spike corner in the center of Township Road no 437 opposite a large rock in the south side of the road that marks the Northeast corner of the lot of Lester Wildenstein, thence along the center of said Township Road North 72 degrees 29 minutes East 48 87 feet to a spike and North 67 degrees 39 minutes East 217 94 feet to a spike, thence leaving the road and through lands of the Grantors North 19 degrees 44 minutes West 234 73 feet to a stone wall, thence North 19 degrees 44 minutes West 111 01 feet to the end of the stone wall. Thence North 19 degrees 44 minutes West 30 55 feet to an iron pipe in a stone corner, thence North 43 degrees 47 minutes West 244 30 feet along a ditch line and across a lane that leads of Karl Wildenstein, to an iron pipe in a stones corner, thence along the top of the river bank South 7 degrees 45 minutes West 126 07 feet to a corner in line of lands of Carme Vitale and A Senia, see Deed Book 211, page 570, thence along said land South 59 degrees 28 minutes East 29 10 feet, South 78 degrees 58 minutes East 75 feet, South 00 degrees 02 minutes East 300 feet and South 81 degrees 27 minutes West 75 feet, thence through land of Grantors,

South 13 degrees 59 minutes 10 seconds East 167 92 feet to the place of beginning Containing two acres, as surveyed December 4, 1969 by M R Zimmer, Surveyors Bearings on the true meridian Map of the herein described property is recorded in Wayne County Map Book No 13 page 119

EXCEPTING AND RESERVING unto the former Grantors, their heirs and assigns the right to use in common with the Grantees, their heirs and assigns, a certain roadway as it now exists across the northerly portion of the land herein conveyed

ALSO, ALL THOSE CERTAIN PIECES OR PARCELS OF LAND situate in the Township of Clinton, County of Wayne and Commonwealth or Pennsylvania, bounded and described as follows

PARCEL ONE

BEGINNING at a point marking the intersection of the center lines of Pennsylvania Route 170 and, Township Road T-437, thence along the center of said Pennsylvania Route 170, North twenty-five (25) degrees forty-three (43) minutes forty-three (43) seconds East sixty and eighty-nine hundredths (60 89) feet and North thirty two (32) degrees twenty-one (21) minutes forty-two (42) seconds East one hundred seventy-eight and eighty-one hundredths (178 81) feet, thence leaving said Pennsylvania Route 170 and along other lands of Aldenville

Dimension Wood Products, Inc (Deed Book 211, page 570 and Deed Book 258, page 1065) South eighty-two (82) degrees thirty-four (34) minutes fourteen (14) seconds East two hundred twenty-two and forty hundredths (222 40) feet and South zero (0) degrees fifteen (15) minutes twenty-eight (28) seconds East one hundred sixty-seven and ninety-two hundredths (167 92) feet to the center of said Township Road T-437, thence along the center of Township Road T-437 the following two (2) courses and distances (1) South eighty-six (86) degrees twelve (12) minutes forty-two (42) seconds West one hundred eight and sixteen hundredths (108 16) feet and (2) south eighty-nine (89) degrees twenty-nine (29) minutes forty-two (42) seconds West two hundred thirty-five and fifty-two hundredths (235 52) feet to the point or place of beginning CONTAINING one and twenty-five hundredths (1 25) acres, be the same more or less

UNDER AND SUBJECT to that portion of the above described premises which lies within the right of way of Township Road T-437 and Pennsylvania Route 170

The foregoing description is in accordance with Map of Survey made by Mark R Zimmer, R S, dated October 26, 1976, approved by the Wayne County Planning Commission November 10, 1976, a map of which is recorded in Wayne County Map Book 35 at page 20

UNDER AND SUBJECT to the

condition contained in the approval of the Wayne County Planning Commission aforesaid, namely, that the premises above described are considered as being an addition to adjoining lands herein described

PARCEL TWO

BEGINNING at a point in the center of Township Road T-437 at the southeast corner of other lands of the Aldenville Dimension Wood Products, Inc (Deed Book 211, page 570 and Deed Book 258, page 1065), thence along said lands North six (6) degrees zero (00) minutes eighteen (18) seconds West three hundred seventy-six and twenty nine hundredths (376 29) feet, North thirty (30) degrees three (03) minutes eighteen (18) seconds West two hundred forty-four and thirty hundredths (244 30) feet, South twenty-one (21) degrees twenty-eight (28) minutes forty-two (42) seconds West one hundred twenty-six and seven hundredths (126 07) feet and North forty-five (45) degrees forty-four (44) minutes twelve (12) seconds West sixty-five and no hundredths (65 0) feet to the center of the Lackawaxen River, thence along the center of said river North eight (8) degrees forty-three (43) minutes thirty-one (31) seconds East one hundred ninety-seven and one hundredths (197 01) feet and North sixty-two (62) degrees thirty- three (33) minutes twenty (20) seconds West one hundred thirty-six and thirty-four hundredths (136 34) feet, thence leaving the river and through lands of the Sarah L

Wildenstein Estate North sixty-seven (67) degrees forty-four (44) minutes twenty-four (24) seconds East passing a pipe on the bank of the river and small cherry tree on line three hundred sixty-four and fifty-six hundredths (364 56) feet to an iron pipe for a corner (said iron pipe corner being Plate Coordinates 11645 014 and 10246 726), thence continuing through lands of the Sarah L Wildenstein Estate South fourteen (14) degrees thirteen (13) minutes nineteen (19) seconds East three hundred twenty-two and ninety hundredths 322 90 feet to an iron pipe set flush at a small red maple tree, South eleven (11) degrees forty-one (41) minutes forty-two (42) seconds East one hundred forty-five and seventy-two hundredths (145 72) feet to a small musclewood tree, South forty-three (43) degrees forty-eight (48) minutes twenty-eight (28) seconds East one hundred seven and twenty-three hundredths (107 23) feet to an iron pipe, South nine (9) degrees four (04) minutes forty-two (42) seconds West along the base of a rock ledge one hundred twenty-nine and forty-seven hundredths (129 47) feet to an iron pipe, and South ten (10) degrees eleven (11) minutes three (03) seconds East passing an iron pipe (eighteen and ninety-five hundredths (18 95) feet from the center of the Township Road T-437) two hundred eight and thirty-three hundredths (208 33) feet to the center of said Township Road T-437, thence along the center of said Township Road T-437 South seventy-seven (77) degrees thirteen (13) minutes forty-six (46) seconds

West one hundred ninety-six and twenty-five hundredths (196 25) feet to the place of beginning CONTAINING four and fifty-nine hundredths (4 59) acres be the same more or less

UNDER AND SUBJECT to that portion of the above described premises which lies within the right of way of Township Road T-437

ALSO UNDER AND SUBJECT to that portion of the above described premises that is flowed by the waters of the Lackawaxen River

The foregoing description is in accordance with Map or Survey made by Mark R Zimmer, R S dated October 26, 1976, approved by the Wayne County Planning Commission November 10, 1976, a map of which is recorded in Wayne County Map Book 35 at page 20

UNDER AND SUBJECT to the condition contained in the approval of the Wayne County Planning Commission aforesaid, namely that the premises above described are considered as being an addition to adjoining lands herein described

Being the same premises which Carme S Vitale and Irene P Vitale, husband and wife, Carme S Vitale, Jr and Ruth Vitale, husband and wife, and Anthony Senia, granted and conveyed to Anthony Senia, by deed dated November 2, 1984, and recorded in Wayne County Deed Book 421 at Page 51

Subject to the road condemnation proceedings as set forth in Wayne County Record Book 1584 at Page 8 and Wayne County Record Book 1630 at Page 263

TRACT II:

ALL THAT CERTAIN piece or parcel of land situate in the Township of Clinton, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows

BEGINNING at the most northerly corner of lands conveyed to Anthony J Senia and Carme S Vitale by deed dated July 5, 1997, and recorded in Deed Book 338 at Page 371, thence from the place of beginning and along lands of said A J Senia and C S Vitale, South sixty-seven (67) degrees forty-four (44) minutes West two hundred thirty-four and two hundredths (234 02) feet to an iron pipe corner, thence through lands of the Sarah L Wildenstein Estate, the following ten (10) courses and distances (1) North thirty-four (34) degrees twenty-three (23) minutes West ninety-four and eighty-four one-hundredths (94 84) feet to an iron pin, (2) North fifty (50) degrees six (06) minutes West ninety-five and thirty-four one-hundredths (95 34) feet to an iron pin, (3) North forty nine (49) degrees twenty-five (25) minutes West one hundred eight and eight tenths (108 8) feet to an iron pin, (4) North fifty-three (53) degrees forty-seven (47) minutes West two hundred three (203 0) feet to an iron pin, (5) North forty-one

(41) degrees two (02) minutes West sixty-seven and sixty-seven one hundredths (67 67) feet to an iron pin, (6) North thirty (30) degrees three (03) minutes West one hundred forty-three and four tenths (143 4) feet to an iron pin, (7) North fifty (50) degrees thirty-six (36) minutes East two hundred fifty-five and sixteen hundredths (255 16) feet to an iron pin in a stone wall, (8) North fifty-two (52) degrees forty-three (43) minutes East one hundred fifty-eight and forty-nine (158 49) feet to an iron pin, (9) South thirty-one (31) degrees twenty-one (21) minutes East five hundred seventy-one and ninety-two hundredths (571 92) feet to an iron pin, and (10) South twenty-four (24) degrees thirty? four (34) minutes East two hundred four and seven tenths (204 7) feet to an iron corner and the place of BEGINNING CONTAINING five and seven tenths (5 7) acres of land, more or less

UNDER AND SUBJECT to a reservation in the prior Grantors, their heirs and assigns, of the right to travel along an existing dirt road crossing the western edge of the premises hereby conveyed, as depicted on the aforementioned map

Seized and taken in execution as property of:
Daniel A. Droppa 936 Creek Road
PROMPTON PA 18456
Jill B. Droppa 936 Creek Road
PROMPTON PA 18456
Aldenville Log and Lumber Inc.
936 Creek Road PROMPTON PA
18456

Execution No. 516-Civil-2016
Amount Due: \$268,134.03 Plus
additional costs

January 13, 2016
Sheriff Mark Steelman

**TO ALL CLAIMANTS TAKE
NOTICE:**

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

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

Kimberly D. Martin Esq.

3/11/2016 • 3/18/2016 • 3/25/2016

**SHERIFF'S SALE
APRIL 13, 2016**

By virtue of a writ of Execution instituted Nationstar HECM Acquisition Trust 2015-1, Wilmington Savings Funds Society, FSB, not individually, but solely as Trustee issued out of the Court of Common Pleas of Wayne County,

to me directed, there will be exposed to Public Sale, on Wednesday the 13th day of April, 2016 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

ALL THAT CERTAIN piece or parcel of land situate, lying and being in the Township of Berlin, County of Wayne and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the center of Legislative Route 63025, said point being the Northwestern corner of the parcel herein described and being he common corner of the parcel herein described and other land of Benedict Stoesser (Deed Book 179, Page 54); thence South eighty-seven (87) degrees twenty (20) minutes zero (00) seconds East through an iron pin set on line located twenty-seven and sixty hundredths (27.60) feet from the point of beginning four hundred seventy-five and ninety hundredths (475.90) feet to an iron pin for corner; thence along the lands of the Welcome Lake Road and Gun Club (Deed Book 229, Page 330), South two (02) degrees forty (40) minutes zero (00) second West two hundred fifty-two and fourteen hundredths (252.14) feet to a point for a corner; thence through the lands of Benedict Stoesser, North eighty-seven (87) degrees twenty (20) minutes zero (00) second West five hundred two and thirty hundredths

(502.30) feet to a point in the center of the aforesaid Legislative Route 63025; thence along said route the following four (4) courses and distances: (1) North one (01) degree forty-six (46) minutes thirty (30) seconds West forty-two and ninety-seven hundredths (42.97) feet; (2) North five (5) degrees forty-five (45) minutes thirty-five (35) seconds East fifty-four and seventy-three hundredths (54.73) feet; (3) North eleven (11) degrees fifteen (15) minutes forty (40) seconds East one hundred and eighty-three hundredths (100.83) feet; (4) North fourteen (14) degrees thirty (30) seconds East fifty-six and eighteen hundredths (56.18) feet to the point and place of BEGINNING.

In accordance with a survey made by M.R. Zimmer & Associates dated May 13, 1975.

Tax Parcel No: 01-0-0039-0028

Control No. 000718

TITLE TO SAID PREMISES IS VESTED IN Florence Wood, by Deed from Jack Wood, dated 08/09/2010, recorded 08/11/2010 in the Wayne County Recorder's Office in Deed Book 4067, Page 241.

Seized and taken in execution as property of:
Jack Wood, known heir of Florence Wood 191 Welcome Lake Road BEACH LAKE PA 18405
Unknown Heirs, Devises and Personal Representatives of Florence Wood 191 Welcome Lake Road BEACH LAKE

PA 18405

Execution No. 71-Civil-2015
Amount Due: \$194,724.35 Plus additional costs

January 20, 2016
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 F.J. Romano Esq.

3/18/2016 • 3/25/2016 • 4/1/2016

**SHERIFF'S SALE
APRIL 13, 2016**

By virtue of a writ of Execution instituted PNC 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 13th day of April, 2016 at 10:00 AM in the

Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

ALL THAT CERTAIN lot, parcel or piece of ground situate in the Township of Sterling, County of Wayne and Commonwealth of Pennsylvania BEING Lot No. 28, Section 2, Southern Area, Bear Drive as shown on map of "Pocono Springs Estates," on file in the Recorder of Deeds Office at Honesdale, Pennsylvania in Plat Book 10 at Page 64.

PARCEL NO. 26-0-0002-0252

BEING KNOWN AS: 1043 Bear Dsrive, Newfoundland, PA 18445

TITLE TO SAID PREMISES IS VESTED INAMANDA ORTIZ BY DEED FROM ROBERT L. MILLER AND GREGORY V. MILLER DATED 06/05/2009 RECORDED 06/17/2009 IN DEED BOOK 3763 PAGE 139.

IMPROVEMENTS THEREON:
Residential Dweling

Seized and taken in execution as property of:

Amanda Ortiz, a/k/a Amanda R. Oritz 1043 Bear Drive
NEWFOUNDLAND PA 18445

Execution No. 101-Civil-2015
Amount Due: \$124,780.72 Plus
additonal costs

January 15, 2016

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.

Elizabeth L. Wassall, Esq.

3/18/2016 • 3/25/2016 • 4/1/2016

**SHERIFF'S SALE
APRIL 13, 2016**

By virtue of a writ of Execution instituted 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 13th day of April, 2016 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 Lake, County of Wayne, and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point in a dirt road known as Township Route #382, said point being the northwest corner of the land herein conveyed and being also the line of lands now or formerly of Edward J. Abromovitz as shown on the map hereinafter referred to, thence along and in said Township Road, North 45 degrees 23 minutes 16 seconds East 70.09 feet, North 53 degrees 11 minutes East 231.9 feet and North 54 degrees 59 seconds East 254.13 feet to a point still in said Township Road, thence leaving the Township Road and running through other lands of the Grantors, South 20 degrees 33 minutes East 436.62 feet to a point at the edge of Pennsylvania Legislative Route 191, thence along the edge of said Pennsylvania Legislative Route 191 on an arc to the southwest having a radius of 1507.69, South 65 degrees 59 minutes 07 seconds West 182.35 feet and South 62 degrees 31 minutes 13 seconds West 171.46 feet to a point in line of lands now or formerly of Edward J. Abromovitz, thence along the line of lands of said Abromovitz and the land herein conveyed 359.95 feet to the place of BEGINNING. CONTAINING 4.05 acres, more or less, as shown on map of lands of the Grantors surveyed by Karl A. Hennings,

R.S., in January, 1973, recorded in Wayne County Map Book 21 at page 38.

BEING the same premises which Laszlo Gyetvai and Linda M. Gyetvai, his wife, by deed dated July 16, 2003 and recorded in Wayne County Deed Book 2281 at page 46, granted and conveyed unto Catherine A. Imburgio.

TOGETHER with all rights of way and UNDER AND SUBJECT to all covenants, reservations, restrictions, and conditions of record, as found in the Chain of Title.

LOCATED on the above premises, attached thereto, and intended to pass under the deed as a mobile home.

THE above premises are identified as Parcel No. 12-292-22.4 on the tax maps of Lake Township, Wayne County, Pennsylvania.

ADDRESS BEING KNOWN AS:
598 Stock Farm Road, Lake Ariel,
PA 18436

Seized and taken in execution as property of:
Catherine A. Imburgio 51 Takolsa
Drive HOLMDEL NJ 07733

Execution No. 38-Civil-2015
Amount Due: \$5,955.36 Plus
additional costs

January 19, 2016
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE NOTICE:

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

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

David M. Gregory, Esquire

3/18/2016 • 3/25/2016 • 4/1/2016

**SHERIFF'S SALE
APRIL 13, 2016**

By virtue of a writ of Execution instituted Citimortgage 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 13th day of April, 2016 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

Parcel I

All that certain piece or parcel of

land situate, lying and being in the Township of Lake, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a point in the center of the State Road Route 63015 leading from Maplewood to Cortez, PA, the said point being in the center of a concrete sluice pipe and being about 15 feet northwesterly from the center of a drive leading to Lake Henry and being a corner of lands of the now or former grantor; thence along the center of the said road North 27 degrees and 37 minutes West 100 feet and North 23 degrees and 50 minutes West 100 feet to a point in the center of the said road; thence through lands of the now or former grantor North 65 degrees and 10 minutes East 150 feet to a pipe corner; thence South 24 degrees and 50 minutes East 150 feet to a pipe corner about 15 feet from the center of the said drive; thence South 46 degrees and 12 minutes West 153.5 feet to the place of beginning. The bearings are magnetic as of 1966. The above premises were surveyed by a map of George E. Ferris, R.S., entitled 'Map of Lands to be conveyed to Thomas Williams by Stuart K. and Myrtle E. Black' dated August 24, 1966, which map is recorded in Map Book 7 at Page 124.

Tax Parcel: 12-0-0069-0022

Parcel II

All that certain piece or parcel of land situate, lying and being in the

Township of Lake, County of Wayne and State of Pennsylvania, bounded and described as follows:

Beginning at a point in the center of the State Road Route 63015, the said point being the northwesterly corner of lands of the now or former grantee; thence along the center of the said road North 24 degrees 50 minutes West 30 feet to a point; thence through lands of the now or former grantor North 65 degrees and 10 minutes East 180 feet to a pipe corner; thence through lands of the same South 24 degrees and 5 minutes East 169 feet to a pipe corner about 15 feet from the center of a drive leading to Lake Henry; thence along the said drive South 45 degrees West 31.9 feet to a pipe corner; thence along lands of the now or former grantee North 24 degrees and 50 minutes West 150 feet and South 65 degrees and 10 minutes West 150 feet to the place of beginning. A map of the premises herein conveyed is recorded in Wayne County Map Book 10 at page 26.

Tax Parcel: 12-0-0069-0023

TITLE TO SAID PREMISES IS VESTED IN Annette Olsen, by Deed from Joseph Mawhinney and Margaret Mawhinney, his wife and Tara Tambasco and Jerry Tambasco, her husband, dated 12/17/2004, recorded 12/27/2004 in Book 2682, Page 221. Annette Olson died on 12/14/2011, leaving a Last Will and Testament dated 05/05/2011. Letters

Testamentary were granted to Joseph J. Olson on 02/17/2012 in Wayne County, No. 64-12-0053 #30317. The Decedent's surviving heir at law and next-of-kin is Janine Tubiolo. Per Decedent's Last Will and Testament, Joseph J. Olsen is her surviving life tenant.

Premises Being: 1228 Lake Henry Road, Lake Ariel, PA 18436

Improvements thereon:
RESIDENTIAL DWELLING

Seized and taken in execution as property of:
Joseph J. Olsen, in his capacity as Executor and Life Tenant of the Estate of Annette Olsen 1228 Lake Henry Road
LAKE ARIEL PA 18436
Janine Tubiolo, in her capacity as Devisee of the estate of Annette Olsen 1428 Midland Avenue, Apt. 4G
BRONXVILLE NY 10708

Execution No. 388-Civil-2015
Amount Due: \$158,793.23 Plus additional costs

January 19, 2016
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.

3/18/2016 • 3/25/2016 • 4/1/2016

**SHERIFF'S SALE
APRIL 13, 2016**

By virtue of a writ of Execution instituted LSF9 Master Participation Trust issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 13th day of April, 2016 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 36 Lakeview Drive DAMASCUS PA 18415

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

January 20, 2016
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.

Victoria W. Chen Esq.

3/18/2016 • 3/25/2016 • 4/1/2016

**SHERIFF'S SALE
APRIL 20, 2016**

By virtue of a writ of Execution instituted The Bank of New York Mellon fka The Bank of New York, as Trustee for the Certificate Holders of CWALT, Inc., Alternative Loan Trust 2005-76, Mortgage Pass-Through Certificates, 2005-76 issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 20th day of April, 2016 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

ALL THOSE CERTAIN Lots, Pieces Or Parcels of Land, Situate in Paupack Township, Wayne County, Pennsylvania, More Particularly Described As Follows: Beginning At The Common Corner Of Lot 52R And Lot 182R, The Lot Herein Conveyed, Said Corner Being Located In The Center Of A Cul-De-Sac On Bluebird Drive; Thence South 39 Degrees 08 Minutes 19 Seconds West 55. 91 Feet To Corner; Thence Following Along The Westerly Edge Of Bluebird Drive The Following Three Courses And Distances: (1) Following A Curve In The Left With A Radius Of 25 An Arc

Distance Of 0.57 Feet To A Corner, (2) South 01 Degree 38 Minutes 30 Seconds East 97.31 Feet To A Corner; And (3) South 03 Degrees 03 Minutes 54 Seconds East 83.33 Feet To A Corner; Thence Along Lot 52r South 87 Degrees 31 Minutes 41 Seconds West 17. 32 Feet To A Corner; Thence Along Lot 44 Two Courses And Distances: (1) North 55 Degrees 21 Minutes 52 Seconds West 107.30 Feet To A Corner, And (2) South 77 Degrees 28 Minutes 16 Seconds West 73.76 Feet To A Corner; Thence Along Lot 43 North 19 Degrees 36 Minutes 36 Seconds West 138.35 Feet To A Corner; Thence Along Lot 183 North 78 Degrees 48 Minutes 38 Seconds East 256.93 Feet To The Point And Place Of Beginning, Comprising Within Said Boundaries Lot 182R As Shown On A Certain Plan Of Lot Combination Dated March 12, 2004 As Prepared By William F. Schoenagel And Recorded In Wayne County Map Book 101At Page 62.

For Informational Purposes Only: The APN Is Shown By the County Assessor As 19-0-0036-0139; Source of Title Is: Book 2560, Page 283 (Recorded 08/06/04)

TAX PARCEL # 19-0-0036-0139

BEING KNOWN AS: 11 Blue Bird Drive, Lake Ariel PA 18436

Seized and taken in execution as property of:
Angela C. Long 11 Bluebird Dr.
Lake Ariel PA 18436
Andrew J. Long 230 Toranto

Avenue MASSAPEQUA NY
11758

Execution No. 00632-Civil-2014
Amount Due: \$285,654.98 Plus
additional costs

January 25, 2016
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

3/25/2016 • 4/1/2016 • 4/8/2016

**SHERIFF'S SALE
APRIL 20, 2016**

By virtue of a writ of Execution instituted HSBC Bank USA, N.A., as Trustee for ACE Securities Corp. Home Equity Loan Trust, Series 2006-OP2 issued out of the Court

of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 20th day of April, 2016 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

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

BEGINNING at a point where the center of the Olmstead Road intersects the center of the Pennell Road; thence along the center of the said Olmstead Road in a southerly direction approximately 34-1/2 rods to a stone wall; thence in the easterly direction along said stone wall, approximately 28 rods to the center of the said Pennell Road; thence northerly along said Pennell Road approximately 28 rods to the place of BEGINNING

CONTAINING two and one-half acres, to be the same more or less

PREMISES BEING 202 Knapp Road, Lakeville, PA 18438-4036

PARCEL NO 19-0-0056-0020

BEING the same premises which Kathryn Marie Rowe and Georgia Lucillie Czubowicz, by Deed dated September 28, 2000 and recorded September 29, 2000 in the Office of the Recorder of Deeds in and for Wayne County in Deed Book 492

Page 422, granted and conveyed unto Michael S. Boice and Jean K. Boice, his wife, as tenants by the entireties.

Seized and taken in execution as property of:
Michael S. Boice 202 Knapp Road
Lakeville PA 18438
Jean K. Boice 202 Knapp Road
Lakeville PA 18438

Execution No. 652-Civil-2015
Amount Due: \$106,929.15 Plus
additional costs

January 25, 2016
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE
NOTICE:

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

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

Andrew Marley, Esq.

3/25/2016 • 4/1/2016 • 4/8/2016

**SHERIFF'S SALE
APRIL 20, 2016**

By virtue of a writ of Execution instituted Federal National Mortgage 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 20th day of April, 2016 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

All that certain lot, piece or parcel of land situate, lying and being in the Township of Dreher, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

Being Lots Number 19, 20 and 21, Block B as shown on the map entitled Lands of Wildebrooke Corporation, Dreher Township, Wayne County, Pennsylvania, dated March 1970, as prepared by Harry T. Schoenagel, R.S., and recorded in Wayne County Plat Book 13, Page 51.

Title to said Premises vested in Jennifer White, single by Deed from William White and Filomena White, his wife dated 12/29/2004 and recorded 12/30/2004 in the Wayne County Recorder of Deeds in Book 2685, Page 63.

Being known as 344 Huckleberry Road, Newfoundland, PA 18445

Tax Parcel Number: 08-0-0006-

0003.-

IMPROVEMENTS: Residential Dwelling

Seized and taken in execution as property of:
Jennifer White a/k/a Jennifer F. White 344 Huckleberry Road
NEWFOUNDLAND PA 18445

Execution No. 659-Civil-2014
Amount Due: \$164,153.93 Plus
additional costs

January 25, 2016
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.

3/25/2016 • 4/1/2016 • 4/8/2016

**SHERIFF'S SALE
APRIL 20, 2016**

By virtue of a writ of Execution instituted Wells Fargo Bank, N.A., S/B/M to Wells Fargo Home Mortgage, Inc., F/K/A Norwest Mortgage, 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 20th day of April, 2016 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

All that certain lot, piece or parcel of land situate in the Township of Lehigh, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

Final Map of Pocono Springs Estates, Inc. Section XII

Being Lot No. 68 Street Emerald Avenue on the plot or plan of lots known as "Pocono Springs Estates, Inc." As laid out for the grantor herein, by R. N. Harrison, Civil Engineer, Hackettstown, N. J. dated May, 1968 and recorded in the Office of the Recorder of Deeds of Wayne County in Map Book 14 Page 189.

Tax Parcel ID: 14-24-11--

Address: 68 Emerald Drive,
Gouldsboro, PA 18424

BEING the same property

conveyed to Robert W. Scott and Nancy A. Scott, husband and wife, who acquired title by virtue of a deed from James J. Brown and Diane M. Brown, husband and wife, dated March 4, 1998, recorded March 6, 1998, at Deed Book 1337, Page 112, Wayne County, Pennsylvania records.

Seized and taken in execution as property of:
Robert W. Scott 100 Timberfalls Lane Apt 7 BLAKELY PA 18447
Nancy A. Scott 100 Timberfalls Lane, Apt. A7 BLAKLEY PA 18447

Execution No. 101-Civil-2014
Amount Due: \$78,716.76 Plus additional costs

January 27, 2016
Sheriff Mark Steelman

**TO ALL CLAIMANTS TAKE
NOTICE:**

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

**ANY SUCCESSFUL BIDDER
MUST HAVE 10% DOWN
PAYMENT AT DATE OF SALE.
BALANCE DUE THIRTY (30)**

DAYS FROM DATE OF SALE.
FAILURE TO PAY BALANCE
WILL FORFEIT DOWN
PAYMENT.

Kimberly A. Bonner Esq.

3/25/2016 • 4/1/2016 • 4/8/2016

**SHERIFF'S SALE
APRIL 20, 2016**

By virtue of a writ of Execution instituted NATIONSTAR MORTGAGE LLC issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 20th day of April, 2016 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 tract of land situate, lying and being in the Village of Browndale, Township of Clinton, County of Wayne, and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING on the Northerly side of Vine Street and having frontage of Forty (40) feet on said Vine Street; and having depth along its Easterly line, adjoining Lot #.3 in block 16, of Ninety four (94) feet;

THENCE at right angles in a southerly direction to Vine Street, comprising Ninety four (94) feet of the Southerly portion of Lot # 2 in block 16.

SUBJECT to all conditions, exceptions, restrictions, reservations and easements as are visible on the ground or as are contained in prior deeds forming the chain of title, including the rights of way of any and all public highways and public utilities which may be over and across the same.

HAZARDOUS waste, as defined by the Solid Waste Management Act No. 1980-97 and regulations, has never been and is not presently being disposed by the Grantor or to the Grantor's knowledge in or on the premises hereby conveyed.

ALSO BEING the same premises see conveyed to the Mortgagor herein, Alyssa M. Stackhouse by deed intended to be recorded herewith.

TAX PARCEL # 6-2-4-4 (0-04160)

BEING KNOWN AS: 105 Vine Street, Browndale, PA 18421

Seized and taken in execution as property of:
Alyssa M. Stackhouse 105 Vine Street BROWDALE, PA 18421

Execution No. 00587-Civil-2015
Amount Due: \$90,452.79 Plus additional costs

January 26, 2016
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.

Victoria W. Chen Esq.

3/25/2016 • 4/1/2016 • 4/8/2016

CIVIL ACTIONS FILED

*FROM FEBRUARY 27, 2016 TO MARCH 4, 2016
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

JUDGMENTS

NUMBER	LITIGANT	DATE	DESCRIPTION	AMOUNT
1999-20765	MURO DARREN	3/03/2016	SATISFACTION	—
2009-21736	KLINE EDWARD D	3/01/2016	SATISFACTION	9,919.48
2009-21736	KLINE DIANE M	3/01/2016	SATISFACTION	9,919.48
2012-00816	WESTBERRY ELIZABETH	3/03/2016	WRIT OF EXECUTION	174,930.89
2012-00816	HIBBS KATHIE J	3/03/2016	WRIT OF EXECUTION	174,930.89
2012-00816	HIBBS WILMER C	3/03/2016	WRIT OF EXECUTION	174,930.89
2013-20410	DANIELS ALLEN WAYNE	3/03/2016	SATISFACTION	—
2013-20630	GORMAN STEVEN ANDREW	3/01/2016	SATISFACTION	—
2013-20644	KROEGMAN FREDERICK P	3/03/2016	SATISFACTION	—
2013-21398	NET BANK GARNISHEE	3/04/2016	JUDG UPON ADMISSION	424.10
2014-20947	SETURI NINO	2/29/2016	REIS/WRITSCIREFACIAS	—
2014-20947	FALISKIE THOMAS ANDREW	2/29/2016	REIS/WRITSCIREFACIAS	—
2014-21164	DISAVINO MATTHEW B	3/01/2016	SATISFACTION	—
2015-00214	BUCK ROLAND F	2/29/2016	DEFAULT JUDGMENT	227,144.54
2015-00509	MELLENDEZ MARGARET	3/04/2016	DEFAULT JUDGMENT	13,474.60
2015-00549	MICHKO LAUREN E	3/04/2016	WRIT OF EXECUTION	281,241.51
2015-00549	MICHKO CARL A	3/04/2016	WRIT OF EXECUTION	281,241.51
2015-00646	CINO JOHN D	3/04/2016	DEFAULT JUDG IN REM	179,155.45
2015-00646	CINO CLAUDINE	3/04/2016	DEFAULT JUDG IN REM	179,155.45
2015-20153	ORTHOUSE EDWARD	2/29/2016	WRIT OF EXECUTION	—
2015-20153	DIME BANK THE GARNISHEE	2/29/2016	GARNISHEE/WRIT EXEC	—
2016-20142	CROWLEY JOSEPH	2/29/2016	JUDGMENT	1,959.50
2016-20143	IVOSEVIC CASEY M	2/29/2016	TAX LIEN	3,977.68
2016-20144	ENGROFF RICHARD T	2/29/2016	TAX LIEN	4,968.78
2016-20145	ELMQUIST MICHAEL A	2/29/2016	JUDGMENT	2,172.00
2016-20146	BARTHOLOMEW CHRISTOPHER	2/29/2016	JUDGMENT	2,128.50
2016-20147	COOK ROSS DEAN	3/01/2016	JUDGMENT	2,504.00
2016-20148	THOMAS MARK	3/02/2016	JP TRANSCRIPT	4,762.23
2016-20149	PFLEGER ROLAND	3/03/2016	MUNICIPAL LIEN	994.88
2016-20149	PFLEGER AMY	3/03/2016	MUNICIPAL LIEN	994.88
2016-20150	TOBIN DAVID SEAN	3/03/2016	JUDGMENT	1,851.50
2016-20151	RAKE ANTHONY LEROY	3/03/2016	JUDGMENT	2,226.00
2016-20152	MILLER EDWARD ALEXANDER	3/03/2016	JUDGMENT	1,724.50
2016-20153	SCHUMANN STEVEN	3/04/2016	JUDGMENT	2,275.50

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

CIVIL APPEALS — AGENCIES: DEPT. OF TRANSPORTATION

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2016-00119	RESINO KEVIN W JOHNSON	PLAINTIFF	3/01/2016	—
2016-00119	COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF TRANSPORTATION	DEFENDANT	3/01/2016	—
2016-00120	RAZILLARD ROBERT	PLAINTIFF	3/01/2016	—
2016-00120	COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF TRANSPORTATION	DEFENDANT	3/01/2016	—

CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2016-00121	BANK OF AMERICA NA	PLAINTIFF	3/01/2016	—
2016-00121	BADGLEY HENRY L	DEFENDANT	3/01/2016	—
2016-00122	WORLDS FOREMOST BANK	PLAINTIFF	3/01/2016	—
2016-00122	KELLY ELENA R	DEFENDANT	3/01/2016	—
2016-00125	CAPITAL ONE BANK USA NA	PLAINTIFF	3/02/2016	—
2016-00125	CALINESCU NICU	DEFENDANT	3/02/2016	—

CONTRACT — DEBT COLLECTION: OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2016-00130	TIMEPAYMENT CORP	PLAINTIFF	3/04/2016	—
2016-00130	BOIDYS LLC	DEFENDANT	3/04/2016	—
2016-00130	DECKER MICHAEL	DEFENDANT	3/04/2016	—

CONTRACT — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2016-00128	WALTON LYNN PLAINTIFF/APPELLANT	PLAINTIFF	3/04/2016	—
2016-00128	ROCKPOINT GROUP D/B/A DEFENDANT/APPELLEE	DEFENDANT	3/04/2016	—
2016-00128	COVE HAVEN RESORTS DEFENDANT/APPELLEE	DEFENDANT	3/04/2016	—

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2016-00127	WELLS FARGO BANK NA	PLAINTIFF	3/03/2016	—
2016-00127	BRITTON STEVEN C	DEFENDANT	3/03/2016	—
2016-00127	BRITTON MARIE M	DEFENDANT	3/03/2016	—
2016-00129	NATIONSTAR MORTGAGE LLC	PLAINTIFF	3/04/2016	—
2016-00129	WILLIAMS CARL	DEFENDANT	3/04/2016	—

REAL PROPERTY — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2016-00123	DIME BANK	PLAINTIFF	3/02/2016	—
2016-00123	BORS DAM DAVID R	DEFENDANT	3/02/2016	—
2016-00123	BETTY JANE BORS DAM	DEFENDANT	3/02/2016	—
2016-00124	DIME BANK	PLAINTIFF	3/02/2016	—
2016-00124	BORS DAM JAMES W	DEFENDANT	3/02/2016	—

TORT — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2016-00126	MEILINGER MICHAEL	PLAINTIFF	3/03/2016	—
2016-00126	NRA GROUP D/B/A	DEFENDANT	3/03/2016	—
2016-00126	NATIONAL RECOVERY AGENCY	DEFENDANT	3/03/2016	—



WAYNE COUNTY LEGAL JOURNAL
Official Publication of the Wayne County Bar Association

Don't Miss an Issue!
Get weekly Sheriff Sales, Estate Notices,
Mortgages, Deeds, Judgments & MORE.

Subscribe Today!
Subscription Rates Per Year – Prepay Only!

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

Email baileyd@ptd.net or call 570-251-1512.

MORTGAGES AND DEEDS

*RECORDED FROM MARCH 14, 2016 TO MARCH 18, 2016
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

GRANTOR	GRANTEE	LOCATION	AMOUNT
Mayskiy Anatoliy	Mortgage Electronic Registration Systems	Salem Township	40,800.00
Diehl Timothy G	Dime Bank	Oregon Township	
Diehl Deborah L			133,000.00
Dwyer William A	N B T Bank	Salem Township	
Dwyer Wendy L			202,000.00
Mikels Nicole E	Mortgage Electronic Registration Systems	Lake Township	106,534.00
Casper Marie L	First National Bank	South Canaan Township	55,000.00
Ravallese Dennis M	N B T Bank	Paupack Township	65,000.00
River Valley Repairs Inc	First National Community Bank	Damascus Township	
Rutledge Stephen C			30,000.00
Tufano Paul	First National Community Bank	Sterling Township	
Wheeler Chad			200,000.00
Wheeler Michelle L			
Rizzi Kenneth	First Credit Union Of Scranton	Lake Township	40,000.00
Roosterdoodle Inc	Sartori Steven	Palmyra Township	
	Sartori Daren		24,000.00
Parrish Terrance R	Mortgage Electronic Registration Systems	Lake Township	87,550.00
Walshaw Harold W	Mortgage Electronic Registration Systems	Lake Township	
Davis Johanna			87,750.00
Walshaw Harold W	Housing & Urban Development	Lake Township	
Davis Johanna			87,750.00
Leibensperger Russ	Dime Bank	Paupack Township	
Leibensperger Donna L			270,346.00
Young Gary W Sr	Mortgage Electronic Registration Systems	Hdnesdale Borough	
Young Leanna M			108,279.00
Hodder Charles	Dime Bank	Palmyra Township	
Hodder Maryann			45,000.00
Brundage Michael L	Dime Bank	South Canaan Township	
Brundage Christine M			80,000.00
Simons Robert E	Dime Bank	Damascus Township	25,000.00
Wolff Melvina	Wayne Bank	Oregon Township	
		Oregon & Damascus Twps	200,000.00
		Damascus Township	
		Damascus & Oregon Twps	200,000.00

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

Bucko Robert M	Mortgage Electronic Registration Systems	Paupack Township	
Bucko Cecelia L			489,197.00
Costanzo David	First National Bank Of Pa	Clinton Township	
Costanzo Mary C			101,525.00
Lingenhol Ethan Tuscarora Lodge	Dime Bank	Berlin Township	
Livingston Kathryn	Mortgage Electronic Registration Systems	Lehigh Township	192,000.00
Bennett Edward Bradford	Mortgage Electronic Registration Systems	Paupack Township	100,000.00
Elmer John K	Mortgage Electronic Registration Systems	Palmyra Township	
Elmer Marcelle			193,433.00
Mohr Gary AKA Mohr Joseph Gary AKA	Wayne Bank	Paupack Township	100,000.00
Peper Elaine M Peper John W	Wayne Bank	Preston Township	140,000.00

DEEDS

GRANTOR	GRANTEE	LOCATION	LOT
Bank Of New York Mellon Tr By Af	Mayskiy Anatoliy	Salem Township	
Bank Of America Af			Lot 478
Micinowski Bonnie J Micinowski Peter A	Metz Bryan Stanech Melanie A Constance J Metz Irrevocable Trust	Paupack Township	
Caputo Anthony Leo AKA Caputo Anthony Lee AKA Caputo Barbara Elizabeth	Caputo Anthony Leo Caputo Barbara Elizabeth	Salem Township	
Povinelli James M Povinelli Angela M	Mikels Nicole E	Lake Township	Lot 1938
Callahan Andrew T Callahan Patricia A	Dimase Ann Dimase Michael	Manchester Township	Lots 33 & 31
Callahan Andrew T Callahan Patricia A	Dimase Ann Dimase Michael	Manchester Township	Lot 732
Lawrence John Lawrence John Lawrence John	Sokolowski Do Rota A Sokolowski Do Rota A Sokolowski Dorota A	Lehigh Township Lehigh Township Lehigh Township	Lot 281 Lot 282 Lot 309
Sartori Steven Sartori Daren	Roosterdoodles Inc	Palmyra Township	
Gillette James Gillette James	Gillette James J Gillette James J	Waymart Borough Waymart Borough	
Savarese Anthony	Brown James L Brown Mary	South Canaan Township	Lot 19
Grundmann Annette Est Hertler Carol Exr	Schapiro Laurie Layton Escudero Juan	Berlin Township	Lot 3

Dunn James M	Bayview Loan Servicing	Salem Township	
Dunn Frances			Lot 615
Baez Aliza Carballo	Baez Aliza Carballo	Lake Township	
Carballobaez Aliza	Carballobaez Aliza		Lot 599
Baez Aliza Carballo Exr	Baez Rafael		
Carballobaez Aliza Exr			
McGivern Margarita T Est			
AKA			
Mcivernmclaughlin Margarita			
T Est AKA			
McLaughlin Margarita T			
McGivern Est AKA			
Wayne Memorial Health			
Foundation Inc	Wayne Memorial Health Foundation Inc	Honesdale Borough	Lot 25R
Martin Edward J	Newman Adam	Preston Township	
Martin Matoka A			
Kellam Ann Marie	Kellam Joseph	Texas Township 1 & 2	
Wayne County Tax Claim Bureau	Lawrence John	Lehigh Township	
Martinez Antonio			
Wayne County Tax Claim Bureau	Seeger Diane	Manchester Township	
Reyes Javier	Allegre James Allegre James Jr Allegre Joseph		
Wayne County Tax Claim Bureau	Seeger Diane	Manchester Township	
Reyes Javier	Allegre James Allegre James Jr Allegre Joseph		
Wayne County Tax Claim Bureau	Monohan Christopher	Manchester Township	
Oliver Philip	Monohan Karen		
Oliver Carol	Bedford Alfred Bedford Lissa		
Wayne County Tax Claim Bureau	Monohan Christopher	Manchester Township	
Oliver Philip	Monohan Karen		
Oliver Carol	Bedford Alfred Bedford Lissa		
Wayne County Tax Claim Bureau	Monohan Karen	Manchester Township	
Francis Vincent J	Monohan Christopher Bedford Alfred Bedford Lissa		
Wayne County Tax Claim Bureau	Kelly Walter	Manchester Township	
Jones Charles D			
Jones Robert W			
Wayne County Tax Claim Bureau	Vasquez Carlos A	Manchester Township	
Bartolotta Trisha			
Wayne County Tax Claim Bureau	Vasquez Carlos A	Manchester Township	
Singer William G			
Singer Geraldine M			
Wayne County Tax Claim Bureau	Rivera Eduardo	Manchester Township	
Butler Steven J			
Wayne County Tax Claim Bureau	Lands Lovers Corp	Clinton Township 1	
Pitti Jonathon			
Wayne County Tax Claim Bureau	Haas Donald	Dreher Township	
Stanton David			
Wayne County Tax Claim Bureau	Balint Steven	Dreher Township	
Pettinato Edward R			
Pettinato Kristine L			
Wayne County Tax Claim Bureau	Conklin Lorraine Frascati	Dreher Township	
Allen Terry	Frascaticonklin Lorraine		

Wayne County Tax Claim Bureau Allen Terry	Conklin Lorraine Frascati Frascaticonklin Lorraine	Dreher Township	
Wayne County Tax Claim Bureau Allen Terry	Conklin Lorraine Frascati Frascaticonklin Lorraine	Dreher Township	
Wayne County Tax Claim Bureau Hedlund Ronald	Balint Steven	Lehigh Township	
Wayne County Tax Claim Bureau Schlittler Ruth M	Lawrence John	Lehigh Township	
Wayne County Tax Claim Bureau Lake View Holdings L L C	Lawrence John	Lehigh Township	
Wayne County Tax Claim Bureau Perez Rafael	Lawrence John	Lehigh Township	
Wayne County Tax Claim Bureau Dale George M	Tagliavia Peter	Sterling Township	
Wayne County Tax Claim Bureau Highland Home Builders L L C	Myrlak Richard Myrlak Ruby	Lake Township	
Wayne County Tax Claim Bureau Amerex Investment Corp	Cobb Patrick L	Lehigh Township	
Wayne County Tax Claim Bureau Continental Ventures L L C	Romani John M Romani Susan H	Paupack Township	
Wayne County Tax Claim Bureau Butler Steven J	Rivera Eduardo	Manchester Township	
Wayne County Tax Claim Bureau Quality Designer Homes Inc	Lands Lovers Corp	Lehigh Township	
Wayne County Tax Claim Bureau Quality Designer Homes Inc	Lands Lovers Corp	Lehigh Township	
Wayne County Tax Claim Bureau Quality Designer Homes Inc	Landslovers Corp	Lehigh Township	
Wayne County Tax Claim Bureau Quality Designer Homes Inc	Lands Lovers Corp	Lehigh Township	
Wayne County Tax Claim Bureau Quality Designer Homes Inc	Lands Lovers Corp	Lehigh Township	
Walls Gary S Adm Walls Gisele Best	Walls Gary S	Lake Township	
Martin Angela J	Young Gary W Sr	Honesdale Borough	
Cherochak Angela J Martin Martincherochak Angela J	Young Leanna M		Lot 12
Bittner Patricia A Smith Jonathan P	Bittner Patricia A Smith Jonathan P	Damascus Township	
Kitchura George	Hill Gerald	Cherry Ridge Township	
Wolff Melvina	Shaffer Timothy J Shaffer Bobbi M	Oregon Township	Lot 4
Greene Dreher Community Fair Association	Greene Dreher Sterling Community Fair Assoc	Dreher Township	
Greene Dreher Sterling Fair Association			
Greene Dreher Fair Association			
Walton Robert E Jr	Palmen Tracey M	Lake Township	Lot 1851
Sherman Eugene H	Sherman Eugene H Saffioti Vivienne W	Oregon Township	Lot 27

Conway Thomas K	Nilsen David J	Honesdale Borough	
McLeod Maureen V	Nilsen Allison		
Gonzalez Mariano	Nationwide Capital Group	Preston Township	
Nationwide Capital Group	Duty Roberta	Preston Township	
Deutsche Bank National Trust			
Co Tr By Af	Bouder Ann	Honesdale Borough	
Ocwen Loan Servicing Af			
Nowinski Family Trust	Lingenhol Ethan	Berlin Township	
Nowinski James J Tr			
Strothers Michael T	Livingston Kathryn	Lehigh Township	
Strothers Annette F			
Frattarole Annette M			
Squatrito Enza	Homeyer Roger C	Salem Township	
	Homeyer Carol G		Lot 11 R
Homeyer Roger G	Homeyer Roger G	Salem Township	
Homeyer Carole G	Homeyer Carole G		Lot 11 R
Thomsson David Tr	Bennett Edward Bradford	Paupack Township	Lots 9 & 7D
Fannie Mae AKA	Cuertas Maria Patricia	Dreher Township	
Federal National Mortgage Association AKA	Marciano Amy		Lots 24 & 25
First American Title Insurance Company			
Yannone Nancy A	Elmer John K	Palmyra Township	
	Elmer Marcelle		Lot 3
Dabrescia John R	Dabrescia Kelly Marie	Preston Township	
Dabrescia Kathleen M			
Baumann Elizabeth R	Baumann John P	Dyberry Township	
	Farrell Mary E		Lot 22
Campbell William F Jr	Bramley Jessica	Honesdale Borough	
Campbell Regina E			Lot 2



Wayne County LEGAL JOURNAL

3305 Lake Ariel Highway, Suite 3
Honesdale, PA 18431
Phone: 570-251-1512
Fax: 570-647-0086

2016 LEGAL ADVERTISING RATES

Incorporation Notices	\$45
<i>One (1) time insertion</i>	
Fictitious Name Registration	\$45
<i>One (1) time insertion</i>	
Petition for Change of Name	\$45
<i>One (1) time insertion</i>	

All other notices will be billed at \$1.90 per line.
Certain restrictions and minimum insertion fees apply.

A fee of \$10.00 will be added to all legal notices
for the Notarized Proof of Publication.

General Advertising Rates All Advertisements Are Pre-Pay

Subject to approval
Subject to space availability
Credit Cards accepted—Mastercard and Visa only.
Prices are based upon your advertisement
submitted camera-ready or via email in PDF
or JPG format.

Certain Restrictions Apply

The Wayne County Legal Journal
is published every Friday—52 issues per year.
The deadline for all advertising is 10 AM on
Monday for the Friday publication.

Contact for Advertising Details:

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

	One Insertion	Quarterly 13 Issues	Semi-Annual 26 Issues	Annual 52 Issues
Full Page	\$100	\$850	\$1,300	\$2,100
Half Page	\$75	\$525	\$795	\$1,265
Quarter Page	\$50	\$325	\$475	\$745
Eighth Page	\$35	\$195	\$275	\$435

Ad Changes subject to artwork adjustment fee, call for details

Subscription Rates

One Issue	\$5 per issue
Mailed Copy	\$100 per year
Emailed Copy	\$50 per year
Mailed & Emailed Copies	\$125 per year



Full Page:
4"W X 7"H

Half Page:
4"W X 3 1/2"H

Quarter Page:
2"W X 3 1/2"H
4"W X 1 3/4"H

Eighth Page:
2"W X 1 3/4"H



Legal Journal of Wayne County
3305 Lake Ariel Highway, Suite 3
Honesdale, PA 18431