

OFFICIAL LEGAL JOURNAL OF WAYNE COUNTY, PA

22nd Judicial District

Vol. 6 ★ June 17, 2016 ★ Honesdale, PA ★ No. 15



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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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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
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Prorated subscriptions available*

WAYNE COUNTY OFFICIALS

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Robert J. Conway, *Senior Judge*

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Ronald J. Edwards
Linus H. Myers

Court Administrator

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Sheriff

Mark Steelman

District Attorney

Janine Edwards, Esq.

Prothonotary, Clerk of The Court

Edward “Ned” Sandercock

Chief Public Defender

Steven Burlein, Esq.

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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

CRIMINAL CASES

June 9, 2016 — The following cases were addressed by the Honorable Robert J. Conway, Senior Judge, Wayne County.

KWESI DUNSTON, age 41 of Dalton, PA, was placed on the Accelerated Rehabilitative Disposition Program for a period of 12 months related to Unlawful Dissemination of Intimate Image. He was also ordered to pay all Court costs and perform 40 hours of community service. The incident occurred on April 15, 2015, in Honesdale Borough, PA.

MELISSA KOEBEL, age 29 of Greentown, PA, was placed on the Accelerated Rehabilitative Disposition Program for a period of 6 months related to DUI. She was also ordered to pay all Court costs and perform 40 hours of community service, and have his operator's privilege suspended for 30 days. The incident occurred on February 7, 2016, in Salem Township, PA. Her BAC was .101%.

DONALD LEBLANC, age 55 of Dudley, MA, was placed on the Accelerated Rehabilitative Disposition Program for a period of 6 months related to DUI. He was also ordered to pay all Court costs and perform 40 hours of community service, and have his operator's privilege suspended for 60 days. The incident occurred on March 5, 2016, in Sterling Township, PA.

JACOB PRICE, age 20 of Troop, PA, was placed on the Accelerated Rehabilitative Disposition Program for a period of 6 months related to Possession of Drug Paraphernalia. He was also ordered to pay all Court costs and perform 40 hours of community service. The incident occurred on November 24, 2015, in Hawley Borough, PA.

KIMBERLEE NOREEN BOANDL, age 31 of Moscow, PA, was placed on the Accelerated Rehabilitative Disposition Program for a period of 12 months related to Possession. She was also ordered to pay all Court costs and perform 40 hours of community service. The incident occurred on October 31, 2015, in Salem Township, PA.

ZACHARY MICHAEL BROWN, age 22 of Carbondale, PA, was sentenced to House Arrest for a period of not less than 60 days nor more than 12 months for one count of Accident Involving Damage to Attended Vehicle/Property, a Misdemeanor of the 3rd Degree, one count of Required Financial Responsibility, a Summary offense, and one count of Duty to Give Information and Render Aid, a Summary offense. He was also ordered to pay all Court costs, pay a fine in the amount of \$825.00, and comply with all recommendations in accordance with your drug and alcohol assessment. The incident occurred on December 13, 2015, in Canaan Township, PA.

BRITA KREMPASKY, age 25 of Honesdale, PA, was placed in the Intermediate Punishment Program for 60 months for one count of DUI, a Misdemeanor of the 1st Degree. She was also ordered to pay all Court costs, pay a fine of \$2,500.00, be placed on House Arrest with Electronic and Alcohol monitoring through the SCRAM program for a period of 12 months, participate and cooperate with the drug and alcohol addiction treatment, and perform 100 hours of community service. The incident occurred on December 10, 2014, in Honesdale Borough, PA. Her BAC was Controlled Substance.

SARA JACOBSEN, age 28 of Lake Ariel, PA, was sentenced on two separate cases probation for a period of 60 months less 1 day for two counts of Criminal Trespass, a Felony of the 3rd Degree. She was also ordered to pay all Court costs, pay a fine in the amount of \$400.00, pay restitution in the amount of \$570.15, continue with mental health treatment, have no contact with the victim, and submit to the drawing of a DNA sample. The incidents occurred on September 3, 2105, in Salem Township, PA and November 24, 2015, in Salem Township, PA.

DEREK MILLS-KIZER, age 23 of Waymart, PA, was sentenced to the Wayne County Correctional Facility for a period of not less than 3 months nor more than 23 1/2 months for one count of Receiving Stolen Property, a Felony of the 2nd Degree. He was also ordered to pay all Court costs, pay a fine in the amount of \$500.00, continue with drug and alcohol treatment, undergo a mental health evaluation, and perform 50 hours of community service. The incident occurred on October 29, 2015 in Salem Township, PA.

STACEY SKATES, age 24 of Honesdale, PA, was sentenced on two separate cases to the Wayne County Correctional Facility for a period of not less than 30 days followed immediately by 60 months less 30 days in the Intermediate Punishment Program for one count of DUI, a Misdemeanor of the 1st Degree and one count of DUI, an ungraded Misdemeanor. She was also ordered to pay all Court costs, pay a fine in the amount of \$2,000.00, be placed on House Arrest with Electronic and Alcohol monitoring through the Scram Program for a period of 6 months, and pay restitution in the amount of \$1,151.96. The incidents occurred on September 7, 2015, in Honesdale Borough, PA with a BAC of .125% and on September 20, 2015, in Texas Township, PA with a BAC of .196%.

LEGAL NOTICES

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

ESTATE NOTICES

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

EXECUTOR NOTICE

Estate of Poldi Hiris AKA Poldi Leopoldine Hiris
Late of Waymart Borough
EXECUTOR
Helmtraup Erbacher
133 Arleigh Drive
Albertson, NY 11507
ATTORNEY
John F. Spall
2573 Route 6
Hawley, PA 18428

6/17/2016 • 6/24/2016 • 7/1/2016

EXECUTRIX NOTICE

Estate of Gary J. Swendsen AKA Gary Swendsen
Late of Damascus Township
EXECUTRIX
Brenda Kosciuk
869 Lake Henry Rd.
Lake Ariel, PA 18436
ATTORNEY
Nicholas A. Barna

831 Court Street
Honesdale, PA 18431

6/17/2016 • 6/24/2016 • 7/1/2016

ESTATE NOTICE

NOTICE IS HEREBY GIVEN that Letters Testamentary have been granted in the estate of Kathleen Haudberg a/k/a Kathleen P. Haudberg late of Damascus Township, Wayne County. Date of death May 22, 2016. All persons indebted to the said estate are required to make payment and those having claims or demands to present the same without delay to the Executor, Thomas Haudberg in care of Matthew L. Meagher, Esquire, 1018 Church Street, Honesdale, PA 18431.

6/17/2016 • 6/24/2016 • 7/1/2016

EXECUTOR NOTICE

Estate of Andrew J. Mastalski AKA Andrews J. Mastalski
Late of South Canaan Township
EXECUTOR
Andre Moses
401 Route 22 West, Apt. 2D
North Plainfield, NJ 07060
ATTORNEY
Nicholas A. Barna
831 Court Street
Honesdale, PA 18431

6/17/2016 • 6/24/2016 • 7/1/2016

EXECUTOR'S NOTICE

ESTATE OF LILLIAN C. GAY,
a/k/a LILLIAN CABELL GAY,
late of Preston Township, Wayne
County, Pennsylvania. Any person
or persons having claim against or
indebted to the estate present same
to Sharon Hadley, Co-Executor, of
406 Woods Road, Lakewood,
Pennsylvania, 18439 or Carolyn
Homer, Co-Executor, of 286
Woods Road, Lakewood,
Pennsylvania, 18439. Sally N.
Rutherford, Esq., 921 Court St.,
Honesdale, PA 18431, Attorney for
the Estate.

6/17/2016 • 6/24/2016 • 7/1/2016

ADMINISTRATOR NOTICE

Estate of Lewis A. Boots AKA
Lewis Boots
Late of Clinton Township
ADMINISTRATOR
Eric E. Vaverchak
206 Brooklyn St.
Carbondale, PA 18407
ATTORNEY
Nicholas A. Barna
831 Court Street
Honesdale, PA 18431

6/17/2016 • 6/24/2016 • 7/1/2016

ESTATE NOTICE

**RE: ESTATE OF
JOAN R. HAFFNER**

NOTICE IS HEREBY GIVEN that
Letters of Administration in the
Estate of Joan R. Haffner, late of
the village of Lake Ariel, Lake
Township, Wayne County,

Pennsylvania, have been granted to
the undersigned. All persons
indebted to said estate are required
to make immediate payment and
those having claims shall present
them for settlement to:

MARGARET HAFFNER
BRENDA D. COLBERT, Esquire
COLBERT & GREBAS, P.C.
210 Montage Mountain Road –
Suite A
Moosic, PA 18507

Date of Death: March 13, 2016.

6/17/2016 • 6/24/2016 • 7/1/2016

ADMINISTRATOR NOTICE

Estate of Gerald C. Coleman AKA
Gerald Coleman
Late of Oregon Township
ADMINISTRATOR
Christopher C. Coleman
321 West Mary Street
Old Forge, PA 18518
ADMINISTRATOR
Joshua J. Coleman
345 Carley Brook Rd.
Honesdale, PA 18431
ATTORNEY
Nicholas A. Barna
831 Court Street
Honesdale, PA 18431

6/17/2016 • 6/24/2016 • 7/1/2016

EXECUTOR NOTICE

Estate of John R. Rude AKA John
Remsen Rude AKA John R. Rude,
Sr. AKA John Rude AKA John
Remsen
Late of Clinton Township

EXECUTOR

Dwight W. Rude
2312 N. Charlotte St.
Pottstown, PA 19464

EXECUTOR

John R. Rude, II
1850 St. Peter's Rd.
Pottstown, PA 19465

ATTORNEY

Nicholas A. Barna
831 Court Street
Honesdale, PA 18431

6/10/2016 • 6/17/2016 • 6/24/2016

EXECUTOR NOTICE

Estate of Florence B. Welles AKA
Florence Welles
Late of Honesdale Borough

EXECUTOR

Carl F. Welles
PO Box 62
Waymart, PA 18472

ATTORNEY

Nicholas A. Barna
831 Court Street
Honesdale, PA 18431

6/10/2016 • 6/17/2016 • 6/24/2016

ADMINISTRATRIX NOTICE

Estate of Marie Janet Wood AKA
Janet Wood AKA Marie J. Wood
Late of Cherry Ridge Township

ADMINISTRATRIX

Susan J. Wood
40 Lintner Road
Honesdale, PA 18431

ATTORNEY

David M. Gregory, Esq.
307 Erie Street
Honesdale, PA 18431

6/10/2016 • 6/17/2016 • 6/24/2016

EXECUTRIX NOTICE

Estate of Douglas A. Mendini
Late of Lake Township

EXECUTRIX

Arlea M. Crowe
125 Clay Circle
Brick, NJ 08724

ATTORNEY

Warren Schloesser, Esq.
214 Ninth Street
Honesdale, PA 18431

6/10/2016 • 6/17/2016 • 6/24/2016

EXECUTOR NOTICE

Estate of Pearl T. Hanicak
Late of Salem Township

EXECUTOR

David Hanicak
22 Pitcavage Ct.
Hamlin, PA 18436

ATTORNEY

Stephen J. Evers, Esq.
213 R. N. State St.
Clarks Summit, PA 18411

6/3/2016 • 6/10/2016 • 6/17/2016

EXECUTOR NOTICE

Estate of D. Ross Heverly AKA
Ross Heverly

Who died owning property in
Honesdale Borough

EXECUTOR

Wade K. Heverly
1117 Ranger Dr.
Hillsborough, NC 27278

ATTORNEY

Nicholas A. Barna
831 Court Street
Honesdale, PA 18431

6/3/2016 • 6/10/2016 • 6/17/2016

EXECUTOR NOTICE

Estate of Francis Curtis III AKA
Francis Henry Curtis III AKA
Francis Curtis AKA Francis H.
Curtis

Late of Sterling Township
EXECUTOR

Francis Curtis
PO Box 538
Blakeslee, PA 18610

ATTORNEY
Christopher E. Farrell
PO Box 312
Waymart, PA 18472

6/3/2016 • 6/10/2016 • 6/17/2016

EXECUTOR NOTICE

Estate of Jeffrey Zaug AKA Jeffrey
W. Zaug

Late of Salem Township
EXECUTOR

Allan Zaug
5 Pintail Ct.
Riverhead, NY 11901

6/3/2016 • 6/10/2016 • 6/17/2016

EXECUTOR NOTICE

Estate of Katherine Mary
Glosenger

Late of Cherry Ridge Township
EXECUTOR

Ronald L. Glosenger
P.O. Box 851
Liberty, KY 42539

EXECUTOR
Kevin J. Glosenger
518 Higgins St.

Forest City, PA 18421

ATTORNEY
Errol C. Flynn, Esquire

926 Court Street
Honesdale, PA 18431

6/3/2016 • 6/10/2016 • 6/17/2016

OTHER NOTICES

**ARTICLES OF
INCORPORATION**

NOTICE IS HEREBY GIVEN that
Articles of Incorporation were filed
with the Pennsylvania Department
of State for AIM Management
Services, Inc. pursuant to the
provisions of the Pennsylvania
Business Corporation Law of 1988.

Robert S. Sensky, Esquire
LAPUTKA, BAYLESS, ECKER &
COHN, P.C.
One South Church Street, Suite 301
Hazleton, PA 18201

6/17/2016

**NOTICE OF FILING OF
CERTIFICATE OF
ORGANIZATION**

TAKE NOTICE THAT a
Certificate of Organization was
filed with the Department of State.
The name of the Limited Liability
Company is J. M. Hennings Land
Surveying LLC. This Limited
Liability Company has been
organized under the provision
pursuant to 15 Pa. C.S. 8913.
Solicitor: Matthew L. Meagher,
Esquire, 1018 Church Street,
Honesdale, Pennsylvania 18431.

6/17/2016

CORPORATE NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on or about May 16, 2016:

FRANKIE'S DOGHOUSE INC
841 River Rd.
Milanville, PA 18443

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

6/17/2016

**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
JUNE 29, 2016**

By virtue of a writ of Execution instituted Ditech Financial LLC f/k/a Green Tree Servicing LLC issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 29th day of June, 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 ONE: ALL THAT CERTAIN piece or parcel of land situate in Berlin Township, Wayne County, Pennsylvania, bounded and described as follows:

BEGINNING at a point in the center of State Highway Route 63026; thence along said highway South 16 degrees 36 minutes East 114.25 feet to a point in said road; thence continuing along said road South 11 degrees East 51 feet to a corner of lands of the former grantee; thence to an iron pin South 79 degrees West 200.3 feet to an axle for a corner; thence North 26 degrees 35 minutes West 57.25 feet to a pipe for a corner; thence through lands owned by the former grantors North 50 degrees 50 minutes East 232.1 feet to the place of BEGINNING.

Containing 0.55 acre more or less.

PARCEL TWO: ALL THAT CERTAIN piece or parcel of land situate in Berlin Township, Wayne County, Pennsylvania, bounded and described as follows:

BEGINNING at a point in the center of the State Road Route 63026 leading from Route 106 to Welcome Lake, said point being a corner for the Norman Hector lot; thence along the same South 79 degrees West 200.3 feet to an axle for a corner; thence along lands of the Hectors South 4 degrees 52 minutes West 175 feet to a pipe corner; thence along the same South 80 degrees 20 minutes East

206.2 feet to a point in the center of the said road; thence along the center of the same North 7 degrees 3 minutes East 150 feet and North 5 degrees 50 minutes West 98.8 feet to the place of BEGINNING.

Containing 1 acre more or less.

The same premises are known as tax parcel numbers 01-0-0246-0129.0001 and 01-0-0246-0130 on the tax map records of Berlin Township, Wayne County.

BEING the same premises that William R. Fahey, granted and conveyed by deed dated December 14, 2007 and intended to be recorded simultaneously herewith, to Janice Zwaill, the mortgagor herein.

TITLE TO SAID PREMISES IS VESTED IN SpriorOwners

Tax Parcel: 01-0-0246-0129.0001 & 01-0-0246-0130.-

Premises Being: 397 Perkins Pond Road, Beach Lake, PA 18405-3076

Improvements thereon:
RESIDENTIAL DWELLING

Seized and taken in execution as property of:
Janice Zwaill 450 W 24th Street,
Suite 1Bb NEW YORK NY 10011

Execution No. 644-Civil-2015
Amount Due: \$202,834.96 Plus
additional costs

March 29, 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 P. Wendt Esq.

6/3/2016 • 6/10/2016 • 6/17/2016

**SHERIFF'S SALE
JUNE 29, 2016**

By virtue of a writ of Execution instituted Wells Fargo Bank, N.A., as trustee for Securitized Asset Backed Receivable LLC 2005-FR5 Mortgage Pass-Through Certificates, Series 2005-FR5 issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 29th day of June, 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 or land, situate, lying and being in the Township of South Canaan, County of Wayne and State of Pennsylvania, bounded and described as follows, to wit:

Beginning at a point in the center line of PA L.R. 63114, this point also being the southwestern corner of Telshaw (DB 166 P 310); thence along the centerline of this road, south 79 degrees 35 minutes 05 seconds west 162.47 feet to a point in the center of this road; thence leaving the road and through the lands of the prior grantors (Casper DB 492 P 701) north 04 degrees 55 minutes 30 seconds west 266.94 feet to a Zimmer rebar monument, north 31 degrees 36 minutes 10 seconds east 568.67 feet to a Zimmer rebar monument and south 58 degrees 23 minutes 50 seconds east 170.08 feet to a Zimmer rebar monument on the western line of the aforementioned Telshaw; thence along this western line of Telshaw, south 19 degrees 31 minutes 00 seconds west 37,84 feet to a Zimmer rebar monument, south 31 degrees 36 minutes 10 seconds west 557.75 feet, and south 20 degrees 17 minutes 30 seconds east 18.00 feet to the place of beginning. Containing 3.0 acres as surveyed by M. R. Zimmer and Associates, Honesdale PA on May 9, 1991. All bearings on a Common Magnetic Meridian with survey of 1972. A plat illustrating this description is recorded in Map

Book 74 Page 23.

Being the same premises that Kenneth Scheatzle by deed dated December 13, 2004, recorded in Wayne County Record Book 2677 at Page 167, granted and conveyed to Kenneth Scheatzle and Lorraine M. Koloc.

Second Parcel: Beginning at a set rebar marker on the stone fence on the east line of Bagnick (DB 358 P 154) the point also being the northwest corner of Lot A and the southwest corner of this lot; thence along said Bagnick north 29 degrees 31 minutes 00 seconds east 881.83 feet to a common corner of this lot and Telshaw (DB 166 P 310). Thence along Said Telshaw south 41 degrees 27 minutes 10 seconds east 483.00 feet and south 19 degrees 31 minutes 00 seconds west 511.16 feet to a rebar marker on the northeast corner of Ferraro (DB 663 P 340). Thence along said Ferraro north 58 degrees 23 minutes 50 seconds west 170.08 feet to a rebar marker and south 31 degrees 36 minutes 10 seconds west 268.67 feet to a rebar marker at the common corner of this lot and Lot B. Thence along the division line between Lots A & B north 54 degrees 02 minutes 05 seconds west 367.95 feet to the place of beginning. Containing 8.7 acres, listed as Lot A on plat illustrating subdivision of lands of Kenneth D, Scheatzle and Stanley R. and Lorrie M. Koloc. All bearings on a Common Magnetic Meridian of 1972 as surveyed by M. R. Zimmer and Associates,

Honesdale, PA. A plat illustrating this survey is recorded in Wayne County Map Book 80 at Page 39. Together with the right to use in common with the grantors, their heirs and assigns a fifty (50) foot wide lane for a common private driveway whose center line is described as follows:

Beginning at a point in the center of PA SR #3022 this point being south 60 degrees 25 minutes 50 seconds west 28.00 feet from the southwest corner of Lot B; thence along the center of this lane the following courses: North 22 degrees 42 minutes 40 seconds east 89.87 feet; north 29 degrees 48 minutes 15 seconds east 78.43 feet; north 17 degrees 48 minutes 00 seconds east 46.91 feet; north 07 degrees 11 minutes 40 seconds east 50.06 feet; north 12 degrees 55 minutes 5s seconds east 55.69 feet; north 11 degrees 31 minutes 55 seconds east 57.79 feet; north 37 degrees 03 minutes 55 seconds east 69.03 feet; north 36 degrees 56 minutes 25 seconds east 66.98 feet; north 20 degrees 26 minutes 50 seconds east 103.46 feet; north 11 degrees 38 minutes 00 seconds east 35.71 feet to a point in the center of a 50 foot radius turn around area, this point being north 54 degrees 02 minutes 05 seconds west 86.46 feet from the northeast corner of Lot B.

Being the same premises that Kenneth D. Scheatzle, Stanley R. Koloc and Lorrie M. Koloc, his wife, by deed dated January 15, 1994, recorded in Wayne County

Record Book 914 at Page 268, granted and conveyed to Kenneth D. Scheatzle.

Title to said Premises vested in Frank B. Lockwood and Melissa Lockwood, his wife by Deed from Kenneth Scheatzle and Lorraine M. Koloc dated 06/10/2005 and recorded 06/14/2005 in the Wayne County Recorder of Deeds in Book 2789, Page 225.

Seized and taken in execution as property of:
Frank B. Lockwood 138 Old State Road SWEET VALLEY PA 18656
Melissa Lockwood 138 Old State Road SWEET VALLEY PA 18656

Execution No. 129-Civil-2015
Amount Due: \$178,383.53 Plus additional costs

March 29, 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.

6/3/2016 • 6/10/2016 • 6/17/2016

**SHERIFF'S SALE
JUNE 29, 2016**

By virtue of a writ of Execution instituted JPMorgan Chase Bank, National Association, successor in interest by purchase from the FDIC as Receiver of Washington Mutual Bank F/K/A Washington Mutual 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 29th day of June, 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 Lehigh, County of Wayne and State of Pennsylvania, bounded and described as follows, to wit:

Final map of POCONO SPRING ESTATES, INC., Section XII

BEING LOT No. 260 Street Pocono Drive on the plot of lots known as "Pocono Spring Estates," as laid out for the grantor by R.N.

Harrison, Civil Engineer, Hackettstown, NJ dated May 1968 and recorded in the Office of the Recorder of Deeds of Wayne County in May Book 14 Page 189.

Parcel# 14-0-0005-0116

Property address: 260 Pocono Drive, Gouldsboro, PA 18424

Seized and taken in execution as property of:

Glenn S. Borochaner 501 Windmere Way NEW HOPE PA 18938

Execution No. 448-Civil-2010
Amount Due: \$109,048.49 Plus additional costs

March 29, 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

6/3/2016 • 6/10/2016 • 6/17/2016

**SHERIFF'S SALE
JUNE 29, 2016**

By virtue of a writ of Execution instituted Bank of America, N.A.as successor by merger to BAC Home Loans Servicing, LP issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 29th day of June, 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, parcel or lot of land, situate, lying and being in the Township of Lake, Wayne County, Pennsylvania, more particularly bounded and described as follows:

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

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

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

TITLE TO SAID PREMISES IS VESTED IN Gary Salerno, by Deed from John J. McCaffrey and Carolyn A. McCaffrey, dated 07/12/2002, recorded 07/18/2002 in Book 2025, Page 348.

Tax Parcel: 12-0-0058-0018

Premises Being: 122 Father John Drive, Lake Ariel, PA 18436-4630

Improvements thereon:
RESIDENTIAL DWELLING

Seized and taken in execution as

property of:
Gary Salerno 122 Father John
Drive LAKE ARIEL PA 18436

Execution No. 942-Civil-2009
Amount Due: \$219,277.02 Plus
additional costs

March 29, 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.**

Adam H. Davis Esq.

6/3/2016 • 6/10/2016 • 6/17/2016

**SHERIFF'S SALE
JUNE 29, 2016**

By virtue of a writ of Execution instituted U.S. Bank, N.A., as Trustee for Citigroup Mortgage Loan Trust Inc., Asset-Backed

Pass-Through Certificates, Series 2006-WMC1 issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 29th day of June, 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, parcel and tract of land situate, lying and being in the Township of Paupack, County of Wayne and Commonwealth of Pennsylvania, more particularly described as follows to wit:

Being Lot No. 431, Windsor Road as shown on Map of Lands of Paupackan Lake Shores, Inc., recorded in the Office of the Recorder of Deeds in and for the County of Wayne in Map Book 29, at Page 37.

Tax Parcel ID: 19-0-0042-0431

Address: 431 Windsor Road,
Lakeville, PA 18428

BEING the same property conveyed to Scott A. Lauersen and Hope Lauersen, his wife, who acquired title by virtue of a deed from Scott A. Lauersen, a married man, dated September 26, 2005, recorded October 12, 2005, at Deed Book 2888, Page 94, Wayne County, Pennsylvania records.

Seized and taken in execution as property of:
Scott A. Lauersen 96 Ferris Road

HAWLEY PA 18428
Hope Lauersen 733 Birch Avenue
LANGHORNE PA 19047

Execution No. 446-Civil-2013
Amount Due: \$140,671.34 Plus
additional costs

April 11, 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.

6/10/2016 • 6/17/2016 • 6/24/2016

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

By virtue of a writ of Execution instituted Peter Horvat 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 July, 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 of land situate in the Township of Paupack, County of Wayne, and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point at the edge of State Route 590, being the common corner of Lot #3 and Lot #4; thence South 32 degrees 31 minutes 31 seconds East 330.00 feet to an iron pin set for a corner; thence North 57 degrees 28 minutes 29 seconds East 343.94 feet to an iron pin set for a corner at the edge of Lake Moc-A-Tek; thence South 13 degrees 14 minutes 29 seconds East 129.03 feet to a point; thence South 73 degrees 07 minutes 23 seconds East 19.85 feet to a point; thence South 25 degrees 55 minutes 01 seconds East 39.48 feet to a point; thence South 14 degrees 13 minutes 49 seconds West 29.23 feet to a point; thence South 10 degrees 48 minutes 35 seconds East 28.08 feet to a point; thence South 63 degrees 59 minutes 34 seconds East 98.33 feet to an iron pin set at the edge of Lake Moc-A-Tek for a corner; thence South 57 degrees 28 minutes 29 seconds West 432.62 feet to an iron pin set for a corner; thence North 34 degrees 06 minutes 51 seconds West 210.00

feet to an iron pin found; thence South 55 degrees 23 minutes 09 seconds West 210.00 feet to an iron pin found; thence North 34 degrees 06 minutes 51 seconds West 433.97 feet through an iron pin set at the edge of the road to the center of State Route 590; thence North 57 degrees 28 minutes 29 seconds East 330.98 feet; thence North 57 degrees 28 minutes 29 seconds East to a point in the center line of a bridge taking said road across a creek; thence South 82 degrees 22 minutes 54 seconds East to a point at the edge of State Route 590; being the northwest corner of Lot #3; thence South 57 degrees 28 minutes 29 seconds West 223.71 feet to the point or place of BEGINNING.

BEING Lot #4 on a map prepared by Steven Shimko, PLS, of the lands of Carl McCane, Jr. and Yvonne Berger, dated November 30, 1993. An approved copy of said map is recorded in Wayne County Map Book 80 at Page 122.

ALSO GRANTING AND CONVEYING to the Grantees herein, their heirs and assigns, a one-fifth interest in the 8.571 acres parcel shown on the above referenced map which has a shared interest among McCane, Simons and Moore.

TOGETHER with unto the grantees herein, their heirs and assigns, all rights, liberties and privileges, and UNDER AND SUBJECT to all Restrictions and Reservations set forth in deeds in

the chain of title.

TAX PARCEL NO. #19-303-99.-
WAYNE COUNTY RECORD
BOOK 3563, PG 92

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

PARCEL 1: BEGINNING at a point in the center of the public highway designated as Route No. 590, leading from the Village of Hamlin to the Borough of Hawley, the said point being also on the westerly line of lands now or formerly of Carl B. McCane, et ux; thence along the Westerly boundary or line of lands now or formerly of the said Carl B. McCane, et ux, South 42 degrees East, 1,067 feet to an iron pin and stones for a corner still in line of lands now or formerly of the said Carl B. McCane et ux; thence still along the line or boundary of lands now or formerly of Carl B. McCane, et ux, South 47 degrees 30 minutes West 270 feet to a point in the center of the township road for a corner, the said township road being designated also as legislative Route No. 392; thence along the center of the aforesaid township road, North 44 degrees 20 minutes West, 289.8 feet and North 41 degrees 50 minutes West 850 feet to a point for a corner in the center of the hereinabove referred to public highway designated as Route No. 590; thence along the center of the hereinabove referred

to as public highway route No. 590 North 54 degrees 10 minutes East 237 feet, and North 49 degrees 30 minutes East 43 feet to a point in the center of the said public highway Route No. 590 for a corner, the point or place of beginning. The said parcel of land contains 6.8 acres of land, be the same more or less.

Reserving and excepting out of the above described premises the following three (3) parcels conveyed by Carl G. Mills as follows:

That parcel containing 15,000 square feet deeded by Carl G. Mills to Myrtle Boise recorded in Wayne County Deed Book Volume 215, page 533; parcel deeded from Carl G. Mills to James C. Davis and Sylvia J. Davis, his wife, dated June 2, 1965, and recorded in Wayne County Deed Book Volume 228, page 68, containing approximately 1.6 acres, and that parcel deeded by Carl G. Mills to Myrtle Boise dated March 31, 1966, containing 1.55 acres, more or less, and recorded in Wayne County Deed Book Volume 231, page 925.

PARCEL 2: ALSO, all of the undivided one-sixth interest in and to the following described piece or parcel of land situate in Township of Paupack, County of Wayne, and Commonwealth of Pennsylvania as aforesaid:

BEGINNING at a point in the center of the aforesaid public

highway Route No. 590 for a corner, the said point being also on the Westerly boundary of line of lands now or formerly of James Pappas, et ux; thence along the Westerly boundary or line of lands now or formerly of the said James Pappas, et ux, South 43 degrees East 1,027.5 feet, to a point for a corner in Lake Moc-A-Tek; thence still on line of lands now or formerly of said James Pappas, et ux., and in the said Lake Moc-A-Tek, South 47 degrees 30 minutes East approximately 325 feet, more or less, to the high water mark or line of the said Lake Moc-A-Tek for a corner; thence in a generally Northwesterly direction, along the high water line or mark of the said Lake Moc-A-Tek, its various courses and windings, the same being also the easterly line or boundary of other lands now or formerly of the hereinbefore referred to Carl B. McCane, Sr., et ux., to a point for a corner in the center of a creek emptying into the Northerly end of the said Lake Moc-A-Tek; thence along the center of the referred to creek, along its various courses and windings, the same still being the Easterly line or boundary of other lands or premises now or formerly of the said Carl B. McCane, Sr., et ux., North 87 degrees East 45 feet, more or less a point in the center of the said creek, North 43 degrees East 140 feet, more or less, a point in the center of the said creek, and North 85 degrees 20 minute East 162 feet, more or less to a point for a corner in the center of the said creek where the same intersects

with the center of the hereinabove referred to public highway route No. 590; thence along the center of the hereinabove referred to public highway Route 590, North 51 degrees 30 minutes East 301 feet and North 61 degrees 50 minutes East, 167.7 feet, to a point in the center of the hereinabove referred to public highway Route 590 for a corner, the point or place of BEGINNING.

The hereinabove referred to second parcel of land contains nine (9) acres, be the same more or less.

The description for the hereinabove described pieces or parcels of land are in accordance with a survey thereof by George E. Ferris, R.E. on May 17, 1958.

TOGETHER with the equal and unhindered right and privilege in the said grantee, its heirs and assigns, guests and licensees in common with the other owners in common of parcel 2 hereinabove described, of ingress and egress, and regress over and across the lands included in parcel second hereinabove described, for the purposes of enjoyment of the said parcel second, and so much of the said Lake Moc-A-Tek as is included in said description.

Seized and taken in execution as property of:
Greg Farthing a/k/a Gregory E. Farthing, Indv. And d/b/a Three Pines Campground 104 Prudytown Turnpike Lakeville PA 18428

Barbaraq Farthing, Indv. And d/b/a Three Pines Campground 104 Prudytown Turnpike Lakeville PA 18428
Three Pines Campground 104 Prudytown Turnpike Lakeville PA 18428

Execution No. 161-Civil-2013
Amount Due: \$76,522.00 Plus additional costs

April 12, 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.

Richard B. Henry, Esq.

6/10/2016 • 6/17/2016 • 6/24/2016

**SHERIFF'S SALE
JULY 6, 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 6th day of July, 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 Sterling, County of Wayne, and State of Pennsylvania,

BEGINNING at a point in the Township Road No. 334, the said point being South 16 degrees and 40 minutes East about 260 feet along the center of the said road from the Southern Right of Way line of Interstate Route 84; thence along the center of the said road South 14 degrees East 200 feet to a point in the said road; thence through lands of the grantor South 72 degrees and 16 minutes West 220 feet to a pipe corner; thence through lands of the same North 14 degrees West 200 feet to a pipe corner; thence through lands of the same North 72 degrees and 16 minutes East 220 feet to the place of BEGINNING.

CONTAINING 43,905 sq. ft. more or less.

BEING THE SAME PREMISES which Joseph Klepadlo and Lottie Klepadlo, his wife, by Deed dated 4/7/71 and recorded 4/13/71 in the Office of the Recorder of Deeds in and for the County of Wayne, in Deed Book 265, Page 445, granted and conveyed unto Thomas S. Klepadlo and Barbara Klepadlo, his wife, in fee.

TAX PARCEL NO.: 26-0-0331-0005.0003-

ADDRESS BEING: 61 South Klepadlo Road, Lake Ariel, PA 18436

Seized and taken in execution as property of:
Barbara Klepadlo 37 Woodlands Drive WAYMART PA 18472

Execution No. 55-Civil-2016
Amount Due: \$134,025.79 Plus additional costs

April 11, 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.

Sarah K. McCaffery Esq.

6/10/2016 • 6/17/2016 • 6/24/2016

**SHERIFF'S SALE
JULY 6, 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 6th day of July,
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,
PARCEL OF TRACT OF LAND
LYING, SITUATE AND BEING
IN THE TOWNSHIP OF SOUTH
CANAAN, COUNTY OF WAYNE
AND THE COMMONWEALTH
OF PENNSYLVANIA BOUNDED
AND DESCRIBED AS
FOLLOWS, TO WIT:

BEGINNING AT A POINT OR
CORNER, LOCATED WITHIN
THE CARTWAY OF TOWNSHIP
ROAD T-395/HEMLOCK ROAD
AND BEING THE WESTERN
MOST CORNER OF LOT 1 AS
DEPICTED ON A CERTAIN

PLAN/PLAT OF LOTS OF 1110
WESTERN ALBANY
MANAGEMENT CO., INC.
RECORDED IN THE WAYNE
COUNTY MAP BOOK VOLUME
94 AT PAGE 07, THENCE
ALONG AND WITHIN THE
CARTWAY OF SAID PUBLIC
ROAD, THE FOLLOWING FIVE
(5) CHORD COURSES AND
DISTANCES A
IDENTIFIED/REFERENCED ON
SAID RECORDED PLAN/PLAT:
L7 NORTH 47 DEGREES 24
MINUTES 06 SECONDS EAST
12.65 FEET; L8 NORTH 49
DEGREES 29 MINUTES 07
SECONDS EAST 64.08 FEET; L9
NORTH 53 DEGREES 52
MINUTES 16 SECONDS EAST
44.80 FEET; L10 NORTH 62
DEGREES 02 MINUTES 34
SECONDS EAST 51.58 FEET
AND L11 NORTH 63 DEGREES
44 MINUTES 01 SECONDS
EAST 108.50 FEET TO A POINT
OR CORNER, THENCE
DEPARTING FROM SAID
PUBLIC ROAD AND ALONG
COMMON BOUNDS OF LANDS
OF LOT 2, AS DEPICTED ON
THE AFORESAID PLAN/PLAT
OF LOTS, THE FOLLOWING
TWO (2) CHORD COURSES
AND DISTANCES: SOUTH 29
DEGREES 47 MINUTES 40
SECONDS EAST 138.69 FEET
TO AN IRON PIN CORNER SET,
THENCE, ALONG COMMON
BOUNDS OF THE
REMAINING/RESIDUAL
LANDS AS DEPICTED ON THE
AFORESAID PLAN/PLAT OF
LOTS, THE FOLLOWING
CHORD COURSE AND

DISTANCE: NORTH 38
DEGREES 30 MINUTES 19
SECONDS WEST 170.00 FEET
TO THE PLACE OF
BEGINNING.

CONTAINING WITHIN
BOUNDS, 1.000 ACRES OF
LAND, INCLUSIVE OF THAT
AREA OCCUPIED BY PUBLIC
ROAD AND UTILITY
COMPANIES, EASEMENTS
AND RIGHTS OF WAY
SUPPORTING VARIOUS
IMPROVEMENTS AND BEING
DESIGNATED AS LOT 1 ON
SAID RECORDED PLAN/PLAT.

BEING KNOWN AS: 430
Hemlock Road, Waymart, PA
18472

PROPERTY ID NO.: 24-0-0272-
0036

TITLE TO SAID PREMISES IS
VESTED IN PATRICIA J.
WHEELER, FORMERLY
KNOWN AS PATRICIA J.
MAINA BY DEED FROM
JAMES E. SMITH, JR. &
EUNICE J. SMITH DATED
08/27/2013 RECORDED
08/27/2013 IN DEED BOOK 4609
PAGE 231.

Seized and taken in execution as
property of:
Antonio Maina 615 South Marlyn
Avenue ESSEX MD 21221
Eunice Smith 615 South Marlyn
Avenue ESSEX MD 21221
James E. Smith, Jr. 615 South
Marlyn Road ESSEX MD 21221
Patricia J. Maina a/k/a Patricia J.

Wheeler 615 South Marlyn Road
ESSEX MD 21221

Execution No. 82-Civil-2016
Amount Due: \$77,884.60 Plus
additional costs

April 8, 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 Neeren, Esq.

6/10/2016 • 6/17/2016 • 6/24/2016

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

By virtue of a writ of Execution
instituted U.S. Bank National
Association issued out of the Court
of Common Pleas of Wayne
County, to me directed, there will

be exposed to Public Sale, on Wednesday the 6th day of July, 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 PIECES, PARCELS OR TRACTS OF LAND, SITUATED IN THE VILLAGE OF GOULDSBORO, COUNTY OF WAYNE AND STATE OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

FIRST PARCEL:
BEGINNING AT A POINT IN THE SOUTHERLY RIGHT OF WAY LINE OF STATE HIGHWAY ROUNTE 507, SAID POINT BEING IN THE DIVISION LINE BETWEEN LANDS NOW OR LATE OF ROBERT BRYON AND LAND HEREIN CONVEYED; THENCE, SOUTH TWENTY-FOUR DEGREES (24°) THIRTY MINUTES (30') EAST, TWO HUNDRED FEET (200') TO A CORNER IN LINE OF LANDS NOW OR LATE OF HENRY S. MORGAN AND MARY MORGAN, HIS WIFE; THENCE ALONG DIVISION LINE OF SAID MORGAN PROPERTY NORTH SEVENTY DEGREES (70°) FIFTEEN MINUTES (15') WEST, SIXTY FEET (60') TO A CORNER; THENCE NORTH TWENTY-FOUR DEGREES (24°) THIRTY MINUTES (30') EAST, TWO HUNDRED FEET (200') TO THE

SOUTHERLY SIDE OF ROUTE 507; THENCE, ALONG THE SOUTHERLY SIDE OF ROUTE 507, SOUTH SEVENTY-TWO DEGREES (72°), FIFTY FEET (50') EAST, SIXTY FEET (60'), TO THE PLACE OF BEGINNING.

SECOND PARCEL:
BEGINNING AT A POINT IN THE SOUTHERLY RIGHT OF WAY LINE OF STATE HIGHWAY ROUTE 507 AT THE NORTHEASTERLY CORNER OF THE PARCEL HEREINABOVE DESCRIBED, SAID POINT BEING SIXTY FEET (60") DISTANT FROM LANDS NOW OR LATE OF ROBERT BRYSON, ET UZ; THENCE, SOUTH TWENTY-FOUR DEGREES (24°) THIRTY MINUTES (30') WEST, TWO HUNDRED FEET (200') TO A POINT IN LINE OF LANDS NOW OR LATE OF HENRY S. MORGAN AND MARY MORGAN, HIS WIFE; THENCE, ALONG THE DIVISION LINE OF SAID MORGAN LANDS, NORTH TWENTY-FOUR DEGREES (70°) FIFTEEN MINUTES (15') WEST, SIXTY FEET (60') TO A PINT IN LINE OF LANDS NOW OR LATE OF VERDON CROOKS; THENCE, ALONG THE DIVISION LINE OF VERDON CROOKS, NORTH TWENTY-FOUR DEGREES (24°) THIRTY MINUTES (30') EAST, TWO HUNDRED FEET (200') TO A POINT IN THE SOUTHERLY RIGHT OF WAY LINE OF STATE HIGHWAY

ROUTE 507; THENCE, ALONG THE SOUTHERLY LINE OF ROUTE 507, SOUTH SEVENTY-TWO DEGREES (72°), FIFTY MINUTES (50') WEST, SIXTY FEET (60') TO THE PLACE OF BEGINNING.

BEING THE SAME PREMISES which Cheryl Shannon and Robert Shannon, by Deed dated May 15, 2006 and recorded May 18, 2006 in the Office of the Recorder of Deeds in and for Wayne County in Deed Book Volume 3041, Page 199, granted and conveyed unto WILLIAM PETERSON and DENNIS PETERSON, joint tenants with right of survivorship.

BEING KNOWN AS: ROUTE 507, BOX 974 A/K/A 590 MAIN STREET, GOULDSBORO, PA 18242

PARCEL #14-371-73 & 14-371-74

IMPROVEMENTS: Residetal Dwelling

Seized and taken in execution as property of:
William Peterson 10211 Rau Court
HOWARD BEACH NY 11414
Dennis Peterson Route 507, Box
974 a/k/a 590 Main Street
GOULDSBORO PA 18424

Execution No. 427-Civil-2014
Amount Due: \$321,103.29 Plus
additonal costs

April 8, 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.

Harry B. Reese, Esq.

6/10/2016 • 6/17/2016 • 6/24/2016

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

By virtue of a writ of Execution instituted Equicredit Corporation of America 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 July, 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 or parcel of land, situate in the, Township of Sterling, County of Wayne and Commonwealth of Pennsylvania, more particularly bounded & described as follows:

Beginning at the common corner of lots 2 & 3 as shown on a certain plan of lots titled "Hickory Hill Acres", as drawn by Harry F. Schoenagel, R.S., dated August 9, 1973, and as recorded in Wayne county plat book 23 at page 111, said corner being located in the center of Township Road T-135;

Thence along lot 3 south 30 degrees 41 minutes 46 seconds east 333.15 feet to a corner in the center of Pennsylvania Legislative Route number 63004;

Thence along the centerline of the said public highway the following two courses and distances; (1) South 78 degrees 45 minutes 38 seconds West 16.83 feet to a corner and (2) South 74 Degrees 25 minutes 18 seconds West 136.36 feet to the most Easterly corner of the "well lot":

Thence along the "well lot" the following two courses and distances: (1) North 30 degrees 41 Minutes 46 seconds West 60 feet to a corner and (2) South 74 degrees 25 minutes 18 seconds West 30 feet to a corner In the line of lot 1;

Thence along lot I North 30 degrees 41 minutes 46 seconds West 188.72 feet to corner in the center of Township Road T-135;

Thence along the centerline of the said pubic highway North 47 degrees 56 minutes 57 seconds East 180.00 feet to the point and place of the beginning.

The above parcel includes the right of free and clear access to, and use of, the "well lot", said rights are contained in declarations of restrictive covenants and in deed book 331, page 854. Excepting and reserving the rights-of-way of the public highways along the Northwesterly and Southerly sides of the above described premises for public highway purposes.

Also excepting and reserving strips of land fifty-one and five-tenths feet (51.5) wide along the Southwesterly and Southerly sides of the above described premises for utility rights-of-way purposes.

Under and subject to the right to maintain a free and un-obstructed drain line from the "well lot" as the same now exists.

The premises above conveyed are under and subject to a declaration of restrictive covenants executed December 27, 1973 and recorded in the office of the recording of deed in and for Wayne County on January 2, 1974 in book 303, page 686.

Being known as 369 Butternut Drive a/k/a 125 Peet Road, Unit 1, Newfoundland, PA 18445.

Being Parcel No. 26-0-0341-0050

BEING the same premises which the Joseph Anthony McCall and Suzanne Jeandron, by deed dated June 26, 2001 and recorded July 12, 2001 in the Recorder of Deeds Office in and for Wayne County, Pennsylvania, in deed book 1813, Page 263, granted and conveyed unto Suzanne Jeandron, by fee simple deed.

Seized and taken in execution as property of:
Suzanne Jeandron 369 Butternut Dr NEWFOUNDLAND PA 18445

Execution No. 540-Civil-2011
Amount Due: \$50,844.46 Plus additional costs

April 11, 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.
Jordon David Esq.

6/10/2016 • 6/17/2016 • 6/24/2016

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

By virtue of a writ of Execution instituted The Bank of New York Mellon fka The Bank of New York as Trustee for CWABS, Inc., Asset-Backed Certificates, Series 2006-20 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 July, 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 or piece of land situate, laying and being in the Township of Salem, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING in the center of the public road lending from Salem to Hawley; thence along the west side of the lane leading to the house of John W. Bidwell, South 21 degrees West 22 1/2 rods to a post; thence North 71 3/4 degrees West, 17 rods to a corner in the line of R. Simons land; thence along the same North 40 degrees East 22.4 rods to the center of the said road; thence along the same South 78 1/2 degrees East 10.6 rods to the place

of beginning.

Containing 2 acres, be the same more or less.

Being known as RR 6 Box 6226 n/k/a 1456 Hamlin Hwy., Lake Ariel, PA 18436

Being Parcel No. 22-0-0313-0055

BEING the same premises which the CitiMortgage Inc. successor by reason of merger with Citifinancial Mortgage Co. Inc., by Perry Pollard, AVP, by deed dated July 13, 2006 and recorded September 5, 2006 in the Recorder of Deeds Office in and for Bucks County, Pennsylvania, in deed book 3121, Page 13, granted and conveyed unto Mzikayise L. Ndlovu, successors and assigns.

Seized and taken in execution as property of:
Mzikayise L. Ndlovu RR6 Box 6226 n/k/a 1456 Hamlin Hwy.
LAKE ARIEL PA 18436

Execution No. 734-Civil-2012
Amount Due: \$146,196.84 Plus additional costs

April 8, 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.

Jordon David Esq.

6/10/2016 • 6/17/2016 • 6/24/2016

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

By virtue of a writ of Execution instituted DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR AMERIQUEST MORTGAGE SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2205-R6 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 July, 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 Clinton, County of Wayne, and

State of Pennsylvania, bounded and described as follows:

BEGINNING at a point in the centerline of Township Road 437 (Town Hill Road), being on the southerly line of lands of Opalka, at the intersection of lands retained by Grantors, and running: South 56 degrees 45 minutes 50 seconds East 6.07 feet; and south 58 degrees 06 minutes 00 seconds East 223.53 feet, to a point in line of lands of Davis; thence along said Davis South 19 degrees 43 minutes 40 seconds West 197.68 feet, to a point in line of lands of Strange; thence along said Strange and lands of Folley North 87 degrees 41 minutes 00 seconds West 317.76 feet to a point in line of lands retained by grantees; thence along said Grantees North 32 degrees 43 minutes 42 seconds east, 350.29 feet to the point and place of BEGINNING.

Being Lot 1 on a subdivision plan prepared by Christopher Knash, P.L.S. dated July 19, 2001 and recorded at Map Book 95, Page 68.

BEING KNOWN AS: 254 Town Hill Road, Prompton, PA 18456

PROPERTY ID NO.: 6-1-232-8.8-

TITLE TO SAID PREMISES IS VESTED IN Jason M. Eldred and Bobbi L. Eldred, his wife BY DEED FROM Eugene M. Eldred and Darlene G. Eldred, his wife DATED 12/10/2001 RECORDED 12/18/2001 IN DEED BOOK 1902 PAGE 299.

Seized and taken in execution as property of:

BOBBI L. ELDRED A/K/A
BOBBIE LEE ELDRED 254
TOWNHILL ROAD, PROMPTON
PA 18456
JASON ELDRED A/K/A JASON
M. ELDRED 254 TOWNHILL
ROAD, PROMPTON PA 18456

Execution No. 636-Civil-2015
Amount Due: \$154,835.65 Plus
additional costs

April 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.

J. Eric Kishbaug Esq.

6/17/2016 • 6/24/2016 • 7/1/2016

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

By virtue of a writ of Execution instituted Wells Fargo Bank, N.A. as Trustee for Option One Mortgage Loan Trust 2007-2, Asset-Backed Certificates, Serie 2007-2 issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 13th day of July, 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 ground situated and lying in Damascus Township, Wayne County, Commonwealth of Pennsylvania, more particularly described as follows:

BEGINNING at a point in the center of L.R. 63043 which point is a common corner of lands of former Grantor and Sylvester J. Rhinesmith and thence along the common boundary line of lands of Rhinesmith and former Grantor North 87 degrees 57 minutes East, 25.55 feet to an iron pin set; thence continuing North 87 degrees 57 minutes East 456.71 feet to a point for a corner; thence South 2 degrees 3 minutes East 540 feet to a point for a corner; thence South 87 degrees 57 minutes West 433.18 feet to an iron pin set; thence North 71 degrees 42 minutes West 137.10 feet to an iron pin set; thence North 62 degrees 48 minutes West 53.47

feet to an iron pin set; thence continuing North 62 degrees 48 minutes West 25.00 feet to the center of the aforesaid L.R. 63043 ; thence through the center of L.R. 63043 North 30 degrees 17 minutes East 55 feet; North 19 degrees 42 minutes East 92 feet; North 12 degrees 10 minutes East two hundred and two feet; and North 13 degrees 22 minutes East 130.94 feet to the point and place of BEGINNING. CONTAINING therein 6.75 acres. The above description is in accordance with map recorded in Map Book 53 at Page No. 48.

TITLE TO SAID PREMISES IS VESTED IN Amara Ramirez by Deed from Miguel A. Marte and Amara Ramirez, husband and wife, dated December 7, 2006, recorded December 7, 2006, in Book 3191, Page 268.

Tax Parcel: 07-0-0195-0041

Premises Being: 534 Rutledgedale Road, Equinunk, PA 18417-3009

Seized and taken in execution as property of:
Amara Ramirez 20 S Conger Avenue CONGERS NY 10920

Execution No. 675-Civil-2015
Amount Due: \$181,646.58 Plus additional costs

April 21, 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.

Peter Wapner Esq.

6/17/2016 • 6/24/2016 • 7/1/2016

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

By virtue of a writ of Execution instituted JPMorgan Chase Bank, National Association s/b/m/to Chase Home Finance, LLC S/B/M to Chase Manhattan Mortgage Corporation 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 July, 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 South Canaan, County of Wayne and State of Pennsylvania, bounded and described as follows:

BEGINNING at a point in the centerline of Township Route T416, being also a corner of lands of Gardner; thence along the centerline of said road, South 06 degrees 38 minutes 42 seconds East 200.00 feet, and South 02 degrees 38 minutes 21 seconds East 47.00 feet; thence along line of lands of Hoffman, South 50 degrees 25 minutes 33 seconds West 1,446.00 feet to an iron pipe corner; thence North 39 degrees 38 minutes 18 seconds West 1,084.31 feet to a hub and tack in a stones corner; thence along lands of Clift North 50 degrees 18 minutes 26 seconds East 669.68 feet to an iron pin in stones corner; thence along lands of Gardner, South 39 degrees 39 minutes 30 seconds East 881.30 feet and North 50 degrees 21 minutes 39 seconds East 913.21 feet to the place of BEGINNING.

CONTAINING 20.665 ACRES AS SURVEYED BY Alfred K. Bucconear, R..P.L.S. on May 20, 1988. Map Book 64, at page 41.

UNDER AND SUBJECT TO the provision of a certain right-of-way agreement between William J. Marks, et ux, and Dane E. West, et ux, dated October 21, 1967 and recorded in Wayne County Deed Book 240, at page 41, and granting and conveying to the Grantee

herein his heirs and assigns, all of the right, title and interest of the Grantors (successors in interest to Dane E. West, et ux) in and to said agreement.

SUBJECT TO the same conditions, exceptions, restrictions and reservations as are contained in prior deeds forming the chain of title.

TITLE TO SAID PREMISES IS VESTED IN William J. Hageman, a married man, by Deed from Charles Rothfuss, a single man, dated 03/10/2000, recorded 03/14/2000 in Book 1624, Page 73.

TAX PARCEL: 24-0-0012-0002

ADDRESS BEING: 600 Racht Road a/k/a 363 Racht Road, South Canaan, PA 18459

IMPROVEMENTS THEREON:
Residential Dwelling

Seized and taken in execution as property of:
William J. Hageman 363 Racht Road a/k/a 600 Racht Road SOUTH CANAAN PA 18459

Execution No. 102-Civil-2014
Amount Due: \$85,214.62 Plus additional costs

April 21, 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.

Adam H. Davis Esq.

6/17/2016 • 6/24/2016 • 7/1/2016

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

By virtue of a writ of Execution instituted Wells Fargo 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 July, 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:

AT THAT CERTAIN PIECE OR PARCEL OF PROPERTY LYING, SITUATED AND BEING IN THE TOWNSHIP OF SALEM, COUNTY OF WAYNE AND STATE OF PENNSYLVANIA,

BEING KNOWN AS LOT #5 ON A MAP OF LANDS OF ROBERT P. VONDERHEY, IN A DEVELOPMENT KNOWN AS MOUNTAIN CREST: DATED JULY 19, 1973, BY GEORGE E. FERRIS, R.S., AND RECORDED IN WAYNE COUNTY MAP BOOK VOLUME 23, AT PAGE 86, AND BEING BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT BEING AN IRON PIN IN THE EASTERN BOUNDARY OF A PRIVATE ROADWAY LEADING TO PENNSYLVANIA STATE ROAD #63127, SAID POINT BEING THE COMMON CORNER OF LOTS #5 AND #6 AND BEING THE SOUTHWESTERN CORNER OF THE PARCEL DESCRIBED: THENCE ALONG THE EASTERN BOUNDARY OF THE AFOREMENTIONED PRIVATE ROADWAY, NORTH 43 DEGREES WEST 100 FEET TO AN IRON PIN FOR A CORNER, BEING THE COMMON CORNER OF LOTS #4 AND #5: THENCE ALONG THE COMMON BOUNDARY OF LOTS #4 AND #5, NORTH 47 DEGREES 24 MINUTES EAST 440 FEET TO AN IRON PIPE FOR A CORNER IN THE LINE OF LANDS NOW OR FORMERLY OWNED BY RALPH BEAVERS: THENCE ALONG THE SAID LANDS OF RALPH BEAVERS, SOUTH 43 DEGREES 00 MINUTES EAST 100 FEET TO AN IRON PIPE

FOR A CORNER: THENCE ALONG THE COMMON BOUNDARY OF LOTS #5 AND #6, SOUTH 47 DEGREES 24 MINUTES WEST 440 FEET TO THE POINT AND PLACE OF BEGINNING.

CONTAINING 1.01 ACRES BE THE SAME MORE OR LESS.

BEING THE SAME PREMISES WHICH LAWRENCE G. CAMERON, BY DEED DATED FEBRUARY 11, 2005 AND RECORDED FEBRUARY 18, 2005 IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR WAYNE COUNTY IN DEED BOOK VOLUME 2714, PAGE 152, GRANTED AND CONVEYED UNTO PATRICK JORDAN, SINGLE MAN HOLDING 50% INTERES, AND THOMAS R. STANKO AND ERIN K STANKO, HUSBAND AND WIFE HOLDING A 50% INTEREST.

BEING KNOWN AS: 30 MOUNTAIN CREST DRIVE, LAKE ARIEL, PA 18436

PARCEL #22-0-0031-0018

Seized and taken in execution as property of:

Thomas R. Stanko 30 Mountain Crest Drive LAKE ARIEL PA 18436

Erin K. Stanko 30 Mountain Crest Road LAKE ARIEL PA 18436

Patrick J. Jordan a/k/a Patrick Jordan 30 Mountain Crest Drive LAKE ARIEL PA 18436

Execution No. 371-Civil-2015
Amount Due: \$173,283.74 Plus
additional costs

May 2, 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.**

Harry B. Reese, Esq.

6/17/2016 • 6/24/2016 • 7/1/2016

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

By virtue of a writ of Execution instituted The Bank of New York Mellon f/k/a The Bank of New York, as Trustee For The Certificateholders Of The CWABS Inc., Asset-Backed Certificates, Series 2006-19 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 July, 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 tract or parcel of land, situated in the Township of Lake, Wayne County, Pennsylvania, known as Lot 1045, Section 10, of The Hideout, a subdivision situated in the Townships of Lake and Salem, Wayne County, Pennsylvania, according to the plats thereof recorded in the Office of the Recorder of Deeds of Wayne County, Pennsylvania, April 9, 1970, in Plat Book 5, Page 27; May 11, 1970, in Plat Book 5, Pages 34, 37, 41 through 48 and 50; September 8, 1970 in Plat Book 5, Page 57; February 8, 1971, in Plat Book 5, Pages 62 and 63; March 24, 1971, in Plat Book 5, Page 66; May 10, 1971, in Plat Book 5, Pages 71 and 72; March 14, 1972, in Plat Book 5, Pages 76, 79 through 84 and 86, May 26, 1972, in Plat Book 5, Pages 93 through 95; September 26, 1972, in Plat Book 5, Pages 96, 97 and 100 through 104; March 9, 1973, in Plat Book 5, Page 106; March 23, 1973, in Plat Book 5, Page 107; April 3, 1973 in Plat Book 5, Pages 108 through 110; and May 18, 1973, in Plat Book 5, Pages 111 through 119.

This is a conveyance between parent and child and, therefore, exempt from Pennsylvania Realty Transfer Taxes.

SUBJECT to all easements, covenants, conditions, and restrictions of record, including those set forth in the Declaration of Protective Covenants for The Hideout, dated as of May 1, 1970, as amended and supplemented.

BEING TAX NO.: 12-0-0016-0046

BEING KNOWN AS: 1045
WILDWOOD COURT, LAKE
TOWNSHIP, PENNSYLVANIA
18436.

Title to said premises is vested in Barbara L. Hutchins and Kenneth L. Hutchins, Jr., husband and wife, by deed from Stephen J. Truncale and Elizabeth Truncale, husband and wife, dated August 20, 1999 and recorded August 24, 1999 in Deed Book 1550, Page 0330.

Seized and taken in execution as property of:
Barbara L. Hutchins 1045
Wildwood Court, 463 The Hideout
Lake Ariel PA 18436
Kenneth L. Hutchins, Jr. 1045
Wildwood Court, 463 The Hideout

Lake Ariel PA 18436

Execution No. 638-Civil-2014
Amount Due: \$391,271.48 Plus
additional costs

April 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.**

Christine L. Graham, Esq.

6/17/2016 • 6/24/2016 • 7/1/2016

CIVIL ACTIONS FILED

*FROM MAY 21, 2016 TO MAY 27, 2016
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

JUDGMENTS

NUMBER	LITIGANT	DATE	DESCRIPTION	AMOUNT
2007-21648	BECK KEVIN R II	5/25/2016	SATISFACTION	—
2010-20801	CONNELLY COREY A	5/24/2016	SATISFACTION	7,299.64
2010-21737	ASTLE RICHARD J	5/27/2016	SATISFACTION	—
2011-20760	MAREE SHANNON	5/27/2016	SATISFACTION	—
2011-20784	FIGUEROA JOSE M	5/24/2016	ASSIGNMENT	—
2011-21270	CHILLOT MELISSA M	5/24/2016	ASSIGNMENT	—
2012-00180	AYERS NATHANIEL	5/25/2016	SATISFACTION	—
2012-00180	AYERS NOYAR	5/25/2016	SATISFACTION	—
2013-00039	UNITED STATES OF AMERICA	5/25/2016	DEFAULT JUDGMENT	130,454.93
2013-00039	HUPPUNEN ROBERT D ESTATE OF	5/25/2016	DEFAULT JUDGMENT	130,454.93
2013-00039	HUPPENEN JABEZ R CO ADMINISTRATOR OF ESTATE	5/25/2016	DEFAULT JUDGMENT	130,454.93
2013-00039	NORMINGTON CARRIE PAGE CO ADMINISTRATOR OF ESTATE	5/25/2016	DEFAULT JUDGMENT	130,454.93
2013-00039	UNKNOWN HEIRS SUCCESSORS ASSIGNS & ALL PERSONS FIRMS ...	5/25/2016	DEFAULT JUDGMENT	130,454.93
2013-00039	UNITED STATES OF AMERICA	5/25/2016	WRIT OF EXECUTION	—
2013-00039	HUPPUNEN ROBERT D ESTATE OF	5/25/2016	WRIT OF EXECUTION	130,454.93
2013-00039	HUPPENEN JABEZ R CO ADMINISTRATOR OF ESTATE	5/25/2016	WRIT OF EXECUTION	130,454.93
2013-00039	NORMINGTON CARRIE PAGE CO ADMINISTRATOR OF ESTATE	5/25/2016	WRIT OF EXECUTION	130,454.93
2013-00039	UNKNOWN HEIRS SUCCESSORS ASSIGNS & ALL PERSONS FIRMS ...	5/25/2016	WRIT OF EXECUTION	130,454.93
2013-00421	ELDRED KATLIN	5/25/2016	SATISFACTION	—
2013-00421	DIMEDICI TERRY	5/25/2016	SATISFACTION	—
2013-00421	NEENAN COLLEEN A A/K/A	5/25/2016	SATISFACTION	—
2013-00421	NEENAN COLLEEN	5/25/2016	SATISFACTION	—
2013-00443	MORGAN RUSSELL F JR	5/25/2016	SATISFACTION	—
2015-00104	WELLS FARGO GARNISHEE	5/25/2016	DISSOLVE ATTACHMENT	—
2015-00139	LEWON CHRISTIAN	5/27/2016	JDGMT BY COURT ORDER	352,587.56
2015-00372	PEPE MICHAEL A	5/26/2016	WRIT OF EXECUTION	83,563.76
2015-00372	PEPE MEDELINE	5/26/2016	WRIT OF EXECUTION	83,563.76
2015-00436	MCQUONE JOAN	5/26/2016	WRIT OF EXECUTION	2,985.32
2015-00436	PEOPLES SECURITY BANK GARNISHEE	5/26/2016	WRIT EXEC/GARNISHEE	—
2015-00533	KELLY WENDY	5/25/2016	SATISFACTION	—

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

2015-00543	COUGHLIN KEVIN	5/23/2016	VACATE JUDGMENT	—
2015-00584	LEE MORGAN E A/K/A	5/26/2016	DEFAULT JUDGMENT	14,309.48
2015-00584	LEE MORGAN	5/26/2016	DEFAULT JUDGMENT	14,309.48
2015-00616	TRAVERS THOMAS A	5/27/2016	WRIT OF EXECUTION	67,969.44
2015-00618	OROURKE PATRICIA S	5/26/2016	WRIT OF EXECUTION	49,873.23
2015-00618	SRP FUNDING TRUST 2011-5	5/26/2016	WRIT OF EXECUTION	49,873.23
2015-00653	WILLIAMS THEODORE	5/25/2016	VACATE JUDGMENT	—
2015-00653	WILLIAMS MARY	5/25/2016	VACATE JUDGMENT	—
2015-20121	ANTHONY RALPH	5/25/2016	SATISFACTION	7,843.00
2015-20121	ANTHONY STACY	5/25/2016	SATISFACTION	7,843.00
2015-20387	HANSON SCOTT	5/25/2016	SATISFACTION	311.26
2015-20853	BRESSET STEPHEN G	5/25/2016	SATISFACTION	393.24
2015-20853	BRESSET ANNE M	5/25/2016	SATISFACTION	393.24
2015-20926	STARK DAVID L	5/23/2016	SATISFACTION	.00
2015-20981	NBT BANK GARNISHEE	5/27/2016	GARNISHEE/DISC ATTCH	—
2015-21076	COLUCCI ROBERT A	5/25/2016	SATISFACATION	293.11
2015-21076	COLUCCI DENISE L	5/25/2016	SATISFACATION	293.11
2015-21185	BECK KEVIN R	5/25/2016	SATISFACTION	—
2015-21240	FODERA CARLO ESTATE	5/25/2016	SATISFACTION	1,252.96
2016-00006	SEMPLÉ JILL M	5/24/2016	DEFAULT JUDG IN REM	183,575.35
2016-00006	SEMPLÉ BRIAN D	5/24/2016	DEFAULT JUDG IN REM	183,575.35
2016-00006	SEMPLÉ JILL M	5/24/2016	WRIT OF EXECUTION	183,575.35
2016-00006	SEMPLÉ BRIAN D	5/24/2016	WRIT OF EXECUTION	183,575.35
2016-00052	SCHRECK JOHN H	5/27/2016	WRIT OF EXECUTION	88,514.22
2016-00052	SCHRECK MICHELLE M	5/27/2016	WRIT OF EXECUTION	88,514.22
2016-00094	STRAKA SHELLY	5/23/2016	WRIT OF EXECUTION	51,362.02
2016-00094	STRAKA SHANE	5/23/2016	WRIT OF EXECUTION	51,362.02
2016-00099	ROBINSON MARK A	5/26/2016	DEFAULT JUDGMENT	89,105.69
2016-00099	ROBINSON CELIA G	5/26/2016	DEFAULT JUDGMENT	89,105.69
2016-00099	ROBINSON MARK	5/26/2016	DEFAULT JUDGMENT	89,105.69
2016-00099	UNKNOWN HEIRS SUCCESSORS ASSIGNS & ALL PERSONS FIRMS ...	5/26/2016	DEFAULT JUDGMENT	89,105.69
2016-00099	ROBINSON MARK A	5/26/2016	WRIT OF EXECUTION	89,105.69
2016-00099	ROBINSON CELIA G	5/26/2016	WRIT OF EXECUTION	89,105.69
2016-00099	ROBINSON MARK	5/26/2016	WRIT OF EXECUTION	89,105.69
2016-00099	UNKNOWN HEIRS SUCCESSORS ASSIGNS & ALL PERSONS FIRMS ...	5/26/2016	WRIT OF EXECUTION	89,105.69
2016-00146	FULLER JASON	5/27/2016	DEFAULT JUDGMENT	8,808.26
2016-00166	ROY GENEVIEVE A A/K/A	5/27/2016	DEFAULT JUDG IN REM	124,058.71
2016-00166	ROY GENEVIEVE ALEXANDRIA	5/27/2016	DEFAULT JUDG IN REM	124,058.71
2016-00195	SCHLOTTFELD JOYCE	5/26/2016	DEFAULT JUDGMENT	4,083.84
2016-00271	BATTISTI NICKI	5/24/2016	QUIET TITLE	—
2016-00278	DEFINIS MICHAEL	5/25/2016	QUIET TITLE	—
2016-00278	ROSBOROUGH MARIKA P PERSONAL REPRESENTATIVE	5/25/2016	QUIET TITLE	—
2016-00278	PEK KAROLY ESTATE DECEASED	5/25/2016	QUIET TITLE	—

2016-20068	BRESSET STEPHEN G	5/25/2016	SATISFACTION	444.75
2016-20068	BRESSET ANNE M	5/25/2016	SATISFACTION	444.75
2016-20192	HUBER TISHA	5/25/2016	SATISFACTION	298.13
2016-20363	EASTMAN JOHN M	5/27/2016	WRIT OF SCIRE FACIAS	—
2016-20363	EASTMAN KAREN A	5/27/2016	WRIT OF SCIRE FACIAS	—
2016-20432	MARKGRAF THOMAS JAMES	5/23/2016	JUDGMENT	2,618.50
2016-20433	BOLLI JOHN MICHAEL	5/23/2016	MUNICIPAL LIEN	596.11
2016-20434	ZUBAIR TAYYBA	5/23/2016	MUNICIPAL LIEN	535.04
2016-20435	SILVERS BETH	5/23/2016	MUNICIPAL LIEN	535.04
2016-20436	RIKSON HANS E	5/23/2016	MUNICIPAL LIEN	1,339.93
2016-20436	RIKSON EILEEN M	5/23/2016	MUNICIPAL LIEN	1,339.93
2016-20437	RIKSON HANS E	5/23/2016	MUNICIPAL LIEN	537.22
2016-20437	RIKSON EILEEN M	5/23/2016	MUNICIPAL LIEN	537.22
2016-20438	RAIA JOHN	5/23/2016	MUNICIPAL LIEN	860.05
2016-20438	RAIA ANNETTE H	5/23/2016	MUNICIPAL LIEN	860.05
2016-20439	MILLER HOWARD E	5/23/2016	MUNICIPAL LIEN	1,652.72
2016-20439	MILLER CARLA	5/23/2016	MUNICIPAL LIEN	1,652.72
2016-20440	JIMENEZ MARTIN Z	5/23/2016	MUNICIPAL LIEN	535.04
2016-20441	FUKS ALEXANDER	5/23/2016	MUNICIPAL LIEN	535.04
2016-20442	CRANE ROBERT M	5/23/2016	MUNICIPAL LIEN	698.63
2016-20443	SCHROEDER MICHAEL FRANCIS	5/23/2016	JUDGMENT	1,177.00
2016-20444	MALINOWSKI ADAM J	5/23/2016	JUDGMENT	3,336.50
2016-20445	ALDENVILLE LOG & LUMBER INC P A CORPORATION	5/24/2016	FEDERAL TAX LIEN	12,192.77
2016-20446	ABUSCHINOW SAM	5/24/2016	FEDERAL TAX LIEN	20,811.60
2016-20447	ARBEENY JEFFREY	5/24/2016	JUDGMENT	6,629.50
2016-20448	SCHUMAN ROBERT	5/25/2016	JP TRANSCRIPT	6,195.30
2016-20449	COBB BRIAN W	5/26/2016	TAX LIEN	16,341.98
2016-20450	SEPESI ROBERT J	5/26/2016	TAX LIEN	1,036.55
2016-20451	PERRICONE ROBERT A	5/26/2016	TAX LIEN	1,001.22
2016-20451	PERRICONE FRANCES C	5/26/2016	TAX LIEN	1,001.22
2016-20452	RUFF ALVIN D	5/26/2016	TAX LIEN	2,007.39
2016-20453	FERRIS MICHAEL J	5/26/2016	TAX LIEN	566.28
2016-20454	WELSH ROBERT	5/26/2016	TAX LIEN	9,870.15
2016-20455	WENTZELL TROY	5/26/2016	TAX LIEN	772.50
2016-20456	COBB BRIAN W	5/26/2016	TAX LIEN	18,717.11
2016-20456	ANUCHINA EKATERINA G	5/26/2016	TAX LIEN	18,717.11
2016-20457	FLOOD THOMAS	5/26/2016	TAX LIEN	3,232.46
2016-20457	FLOOD SPRING	5/26/2016	TAX LIEN	3,232.46
2016-20458	PISONY LEONARD J	5/27/2016	MUNICIPAL LIEN	3,161.32
2016-20458	PISONY DIANA T	5/27/2016	MUNICIPAL LIEN	3,161.32
2016-20459	KINGSLEY ROBERT E	5/27/2016	MUNICIPAL LIEN	2,103.39
2016-20460	L'HOMMEDIEU GREGORY	5/27/2016	MUNICIPAL LIEN	535.04
2016-20460	L'HOMMEDIEU GREGORY L	5/27/2016	MUNICIPAL LIEN	535.04
2016-20461	GARCIA JULIET V	5/27/2016	MUNICIPAL LIEN	535.04
2016-20462	DIVITO JUDITH CURRAN	5/27/2016	MUNICIPAL LIEN	639.74
2016-20462	CURRAN JUDITH DIVITO	5/27/2016	MUNICIPAL LIEN	639.74
2016-20463	CARPOZI GEORGE III	5/27/2016	MUNICIPAL LIEN	569.93
2016-20463	CARPOZI CAROLINA DANA	5/27/2016	MUNICIPAL LIEN	569.93

2016-20464	CAPPARELLI VITTONIO L		5/27/2016	MUNICIPAL LIEN	535.04
2016-20464	CAPPARELLI ANTONI ETTA L		5/27/2016	MUNICIPAL LIEN	535.04
2016-20465	BOLLINGER HARRY F IV		5/27/2016	MUNICIPAL LIEN	561.21
2016-20466	BOLLINGER HARRY F IV		5/27/2016	MUNICIPAL LIEN	535.04
2016-20467	MCCOSCO DARRIN C		5/27/2016	JUDGMENT	2,430.00
2016-20468	UNKNOWN HEIRS OF MICHAEL C CIVITANO		5/27/2016	MUNICIPAL LIEN	620.10
2016-20468	CIVITANO MICHAEL C DECEASED		5/27/2016	MUNICIPAL LIEN	620.10
2016-20469	MEKONNEN TEFMAMICHAEL B		5/27/2016	MUNICIPAL LIEN	375.04
2016-20470	BEIERLE JOSHUA		5/27/2016	JP TRANSCRIPT	2,663.47
2016-40021	WILLIAMS JACE R OWNER	P	5/24/2016	STIP VS LIENS	—
2016-40021	WILLIAMS ELIZABETH M OWNER	P	5/24/2016	STIP VS LIENS	—
2016-40021	HOMESTEAD DESIGN AND BUILD INC CONTRACTOR		5/24/2016	STIP VS LIENS	—
2016-40022	LOPATOFSKY ANDREW M OWNER	P	5/26/2016	WAIVER OF LIENS	—
2016-40022	LOPATOFSKY LISA M OWNER	P	5/26/2016	WAIVER OF LIENS	—
2016-40022	FRITZ BROS INC CONTRACTOR		5/26/2016	WAIVER OF LIENS	—
2016-40023	LOPATOFSKY ANDREW M OWNER	P	5/26/2016	WAIVER OF LIENS	—
2016-40023	LOPATOFSKY LISA M OWNER	P	5/26/2016	WAIVER OF LIENS	—
2016-40023	HERITAGE HOMES LTD CONTRACTOR		5/26/2016	WAIVER OF LIENS	—
2016-40024	LOPATOFSKY ANDREW M OWNER	P	5/26/2016	WAIVER OF LIENS	—
2016-40024	LOPATOFSKY LISA M OWNER	P	5/26/2016	WAIVER OF LIENS	—
2016-40024	WAYCO INC CONTRACTOR		5/26/2016	WAIVER OF LIENS	—
2016-40025	QUICK JENNIFER L OWNER	P	5/27/2016	STIP VS LIENS	—
2016-40025	ZDZIARSKI BRANDON J CONTRACTOR		5/27/2016	STIP VS LIENS	—

CIVIL APPEALS — AGENCIES: DEPT. OF TRANSPORTATION

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2016-00281	DALTON DANIEL PATRICK JR	PLAINTIFF	5/26/2016	—
2016-00281	COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF TRANSPORTATION	DEFENDANT	5/26/2016	—

CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2016-00273	BANK OF AMERICA NA	PLAINTIFF	5/24/2016	—
2016-00273	MISZLER NICK	DEFENDANT	5/24/2016	—

CONTRACT — DEBT COLLECTION: OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2016-00274	AYLESWORTH ERIC	PLAINTIFF	5/24/2016	—
2016-00274	AYLESWORTH REBECCA	PLAINTIFF	5/24/2016	—
2016-00274	FORD MOTOR COMPANY	DEFENDANT	5/24/2016	—

CONTRACT — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2016-00272	VERGNETTI FRANK	PLAINTIFF	5/24/2016	—
2016-00272	DURKIN JOE A/K/A	DEFENDANT	5/24/2016	—
2016-00272	DURKIN JOSEPH	DEFENDANT	5/24/2016	—
2016-00276	MACLAURIN PERRI D PLAINTIFF/APELLEE	PLAINTIFF	5/24/2016	—
2016-00276	BORS DAM DAVID DEFENDANT/APELLANT	DEFENDANT	5/24/2016	—
2016-00279	SALEM HEIGHTS POA INC PLAINTIFF/APELLEE	PLAINTIFF	5/25/2016	—
2016-00279	SMITH DENNIS DEFENDANT/APELLANT	DEFENDANT	5/25/2016	—

REAL PROPERTY — EJECTMENT

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2016-00277	US BANK	PLAINTIFF	5/25/2016	—
2016-00277	DOE JOHN	DEFENDANT	5/25/2016	—
2016-00277	TENANT OCCUPANT	DEFENDANT	5/25/2016	—

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2016-00270	VILLAGE CAPITAL & INVESTMENT	PLAINTIFF	5/23/2016	—
2016-00270	COOPER JOYCE M	DEFENDANT	5/23/2016	—
2016-00275	DITECH FINANCIAL LLC F/K/A	PLAINTIFF	5/24/2016	—
2016-00275	GREEN TREE SERVICING LLC	PLAINTIFF	5/24/2016	—
2016-00275	ALTEMIER RICKI LYNN	DEFENDANT	5/24/2016	—
2016-00282	LAKEVIEW LOAN SERVICING LLC	PLAINTIFF	5/27/2016	—
2016-00282	CARRASQUILLO MICHAEL ANTHONY A/K/A	DEFENDANT	5/27/2016	—
2016-00282	CARRASQUILLO MICHAEL A	DEFENDANT	5/27/2016	—
2016-00282	QUINTANILLA JENNY MARCELA A/K/A	DEFENDANT	5/27/2016	—
2016-00282	QUINTANILLA JENNY M	DEFENDANT	5/27/2016	—

REAL PROPERTY — QUIET TITLE

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2016-00271	FEDOR FRANK J	PLAINTIFF	5/24/2016	—
2016-00271	BATTISTI NICKI	DEFENDANT	5/24/2016	—
2016-00278	ANCHOR REAL ESTATE GROUP LLC	PLAINTIFF	5/25/2016	—
2016-00278	DEFINIS MICHAEL	DEFENDANT	5/25/2016	—
2016-00278	ROSBOROUGH MARIKA P PERSONAL REPRESENTATIVE	DEFENDANT	5/25/2016	—
2016-00278	PEK KAROLY ESTATE DECEASED	DEFENDANT	5/25/2016	—

TORT — INTENTIONAL

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2016-00280	EASTMAN JOHN	PLAINTIFF	5/26/2016	—
2016-00280	EASTMAN KAREN	PLAINTIFF	5/26/2016	—
2016-00280	LAKEVIEW ESTATES HOMEOWNERS	DEFENDANT	5/26/2016	—



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22nd Judicial District



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MORTGAGES AND DEEDS

*RECORDED FROM JUNE 6, 2016 TO JUNE 10, 2016
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

GRANTOR	GRANTEE	LOCATION	AMOUNT
Miller Barbara D	Wayne Bank	Scott Township	
Miller James M			112,000.00
J Gardepe	Dime Bank	Honesdale Borough	127,500.00
Snyder William J	Peoples Security Bank & Trust Company	Lehigh Township	
Snyder Janice L			12,000.00
Roth Donald P Jr	Mortgage Electronic Registration Systems	Mount Pleasant Township	107,201.00
Kilpatrick Maureen E	Residential Mortgage Services Inc	Paupack Township	98,875.00
Cram Herbert E	Mortgage Electronic Registration Systems	Manchester Township	742,500.00
Cram Herbert E	Housing & Urban Development	Manchester Township	742,500.00
Davis Ralph Jr	Wayne Bank	Lebanon Township	
Davis Daniela Sciarrino			25,000.00
McCabe James	Guman Benita M	South Canaan Township	115,000.00
Renschak Kristina	Wells Fargo Bank	Paupack Township	
Renschak Gilbert			111,600.00
Clark Jesse	Mortgage Electronic Registration Systems	South Canaan Township	220,924.00
Henneforth Kathleen	Honesdale National Bank	Sterling Township	45,000.00
Kellam Brian J	Wilson Robert W	Berlin Township	
Wilson Pamela S			200,000.00
Lewis James J	Wells Fargo Bank	Preston Township	
Lewis Carolyn M			189,000.00
Mayer Jonathan K	Mortgage Electronic Registration Systems	Paupack Township	
Mayer Stacy A			60,000.00
Seymour Barbara A	Mortgage Electronic Registration Systems	Dyberry Township	200,000.00
Fernandez Rafael	Honesdale National Bank	Lake Township	
Fernandez Miriam			115,000.00
Fernandez Rafael	Honesdale National Bank	Lake Township	
Fernandez Miriam			20,000.00
Rulli Lela	Mortgage Electronic Registration Systems	Damascus Township	
Schurz Elizabeth A			58,500.00
Brown Albert T	Dirlam Bros Lumber Company Inc	Clinton Township 2	
Brown Brenda M			7,000.00

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

Velez Paula	Mortgage Electronic Registration Systems	Paupack Township	
Velez Nestor			100,000.00
Fleming William E	Mortgage Electronic Registration Systems	Paupack Township	301,625.00
Rothrock Kaitlin A	Mortgage Electronic Registration Systems	Texas Township 3	
Rothrock Matthew W			96,800.00
Glackin James	Mortgage Electronic Registration Systems	Lake Township	
Glackin Meanisay			85,000.00
Hebel Greg S	Mortgage Electronic Registration Systems	Palmyra Township	
Hebel Helen			186,000.00
Lengner James Patrick AKA	Navy Federal Credit Union	Lake Township	
Lengner James P AKA			33,152.00
Johnson Paulette G	Piper Creek Inc	Palmyra Township	36,977.51
Martin Erica	Honesdale National Bank	Mount Pleasant Township	169,600.00
McCormick Daniel	Dime Bank	Damascus Township	
McCormick Julie R			30,000.00
Riefler William H	Dime Bank	Oregon Township	20,000.00
Dan Stott Drywall	Dime Bank	Honesdale Borough	48,301. 91
Baldwin John J	Agchoice Farm Credit	South Canaan Township	
Baldwin Linda K			61,100.00
S & T Properties Inc	Honesdale National Bank	Manchester Township	313,000.00
K J B Investment Property Management Group	Fidelity Deposit & Discount Bank	Lake Township	25,000.00
K J B Investment Property Management Group	Fidelity Deposit & Discount Bank	Salem Township	25,000.00
Moeller Robert	Mortgage Electronic Registration Systems	Lake Township	
Moeller Rosemary			111,600.00
Moeller Russ			

DEEDS

GRANTOR	GRANTEE	LOCATION	LOT
Vanpatten Mary Kay Coar Mary Kay	Janowski Kenneth	Berlin Township	
Rivera Manuel Paul Schilfroth Carrie A	Miller James M Miller Barbara D	Scott Township	
Seven Zero Three Court Street L L C	J Gardepe	Honesdale Borough	Lot 26
Citarelli Louis Citarelli Antoinette	Didero Frank J	Manchester Township	
Post Kevin	Vaccari Albert W Schindler Paul	Damascus Township	

Harding Donald	Harding Donald Harding Darrel Harding Dale	Paupack Township	Lot 1A
Harding Donald E	Harding Donald E Harding Darrel Harding Dale	Paupack Township	
Calkin Marjorie P	Davis Elizabeth V Tr Calkin Peter F Tr Frisch Suzanne A Tr Marjorie P Calkin Grantor Trust	Berlin Township	
Didero Edward S	Didero Edward S Tr	Manchester Township	
Didero Helen A	Didero Helen A Tr Didero Family Irrevocable Personal		
Burger Helga	Roth Donald P Jr	Mount Pleasant Township	Lot 4
Albert John	Palumbo Steven R	Salem Township	
Albert Deborah	Palumbo Casey R		Lot 790
Nofi Vincent	Cruz Ernesto	Lake Township	
Nofi Jacqueline	Cruz Jocelyn		Lot 4283
Bakker Realty Inc	Kilpatrick Maureen E	Paupack Township	Lot 146
Speranza Robert F	Speranza Patricia A	Lake Township	Lot 2740
Swanick Betty F By Af	Swanick David J Jr	Lake Township	
Vroom Deborah S Af	Swanick Ruth E		Lot 2070
Tabaka Janusz	Zajac Pawel	Lehigh Township	
Tabaka Beata	Zajac Kazimierz		Lot 19
Mayor Maria Antonia Prado	Winslow Donna	Lehigh Township	Lots 23 & 24
Guman Joseph	McCabe James	South Canaan Township	
Guman Benita			
Karrick Russell	Renschak Gilbert	Paupack Township	
McPhillips Kathleen	Renschak Kristina		Lot 181
Eckel Philip J	Clark Jesse	South Canaan Township	
Eckel Ann M			
Meleo Robert C			
Meleo Patricia A			
Dalesky Joseph D By Sheriff	Bank Of New York Mellon Tr	Berlin Township	
Lyons Lori A By Sheriff			
Creighton Kathleen Exr	Creighton Kathleen	Hawley Borough	
Creighton Ida Est	Creighton Kevin		
Hernandez Michael Adm	Gubenko Boris	Salem Township	
Hernandez Michael A Est AKA			Lot 2270
Hernandez Michael Est AKA			
Bank Of New York Mellon			
Tr By Af	Lawrysh John	Lehigh Township	
Ditech Financial L L C Af	Lawrysh Christina		Lot 26
Corbett John F	Burke Joseph M	Palmyra Township	
Corbett Marjorie	Burke Sarah E		Lot 93
Wilson Robert W	Kellam Brian J	Berlin Township	
	Wilson Pamela S		Lot B
Ivanoff Thomas Robert Exr	Ivanoff Thomas Robert	Lehigh Township	
Ivanoff Rosemary A Est	Ivanoff Denise		Lot 4

Corcoran Constance	Lewis James J Lewis Carolyn M	Preston Township	Lot4
Walsh Kevin	Mayer Jonathan K	Paupack Township	
Walsh Catherine Kelly	Mayer Stacy A		Lot 290 R
Karp Carolyn	Maximo Hilda	Salem Township	Lot 62
Kline Diane M	Seymour Barbara A	Dyberry Township	Lot E 20
Pavlak Barbara L	Rulli Leia Schurz Elizabeth A	Damascus Township	
Ballin Kenneth F	Velez Nestor	Paupack Township	
Ballin Mary C	Velez Paula		Lot 158
Rose Steven E			
Rose Marilyn K			
Boguski Robert	Lisowski John	Preston Township	
Boguski Rita	Lisowski Julie		Lot 6
Loiselle Lawrence J Sr	Lapuzz John	Hawley Borough	
Sullivan Patricia	Lapuzz Michele		
Barletta Catherine	Fleming William E	Paupack Township	Lot 27
Rothrock Wesley	Rothrock Kaitlin A	Texas Township 3	
Rothrock Matthew W	Rothrock Matthew W		
Mosher Kaitlin A			
Rothrock Kaitlin A			
Acocella Patsy A	Glackin James Glackin Meanisay	Lake Township	Lot 2206
Gross Mary Lou	Bamy Properties	Paupack Township	
Appezato Joseph	Worobey John	Paupack Township	
Appezato Carmella	Worobey Ann		Lot 51
Malti Linde	Hebel Greg S Hebel Helen	Palmyra Township	Parcel C D
Rubenstein Alexander	Reuben Estate Northern Escape	Damascus Township	
Moreta Rolando	Guerrero Giovanni	Lehigh Township	
Guerrero Giovanni	Guerrero Leidy		
Santana Abad			
McCarty Thomas Jr	Jordan Holdings	Dreher Township	
Gatto Michael	Caputo Remo A	Lehigh Township	
Caputo Joseph Est	Caputo Annette L	Lehigh Dreher & Sterling Twps	
Stamatellos Alexander J Tr	Caputo Joseph L	Dreher Township	
Caputo Myranda Tr		Dreher Lehigh & Sterling Twps	
Harris Judith A Tr		Sterling Township	
		Sterling Lehigh & Dreher Twps	
Cirulli Dom Ind & Tr AKA	Freethy Eric P	South Canaan Township	
Cirulli Domenick P Ind & Tr AKA	Freethy Brenda		
Domenick P Cirulli Living Trust			
Keen Grace E Est AKA	Johannes James	Canaan Township	
Keen Grace Est AKA	Johannes Nicole		
McNichols Mary Exr			
Monohan Mary	Seymour Theodore	Manchester Township	
Beckner Mary E	Seymour Sandra Seymour Brian Seymour Jason		Lot 78

Barriger Shirley M Est Henry Richard B Exr Barriger Janet	Clover Hill Farm	Damascus Township
Riverdale Cemetery Association Incorporated	Riverdale Cemetery Association Incorporated	Mount Pleasant Township Lot A1 2
Wilcox Dennis A Wilcox Jannette	Wilcox Dennis A Wilcox Jannette	Damascus Township
Hassan Mahbub Cimino Antonio	Martin Erica Kruk William	Mount Pleasant Township Lot 3 Damascus Township
Cimino Candine Tully Vincent J	Kruk Christine Apgar Susan Lynn Tully Tully Kathleen Ann	Preston Township
Prehodka Joseph W Prehodka Judith A Spanko Walter Spanko Janet Bartonek Joseph Bartonek Christine	Bartonek Joseph Andrew Bartonek Michael Christopher Spanko Melanie Kay Spanko Walter Scott Prehodka Jason Prehodka Lori Prehodka Joseph I Prehodka Karolina	Preston Township
Prehodka Joseph W Prehodka Judith A Spanko Walter Spanko Janet Bartonek Joseph Bartonek Christine	Bartonek Joseph Andrew Bartonek Michael Christopher Spanko Melanie Kay Spanko Walter Scott Prehodka Jason Prehodka Lori Prehodka Joseph I Prehodka Karolina	Preston Township
Wayne County Tax Claim Bureau Chinese Arts Assoc Inc	Collier Nicole	Manchester Township
Wayne County Tax Claim Bureau Chinese Arts Assoc Inc	Collier Nicole	Manchester Township
Wayne County Tax Claim Bureau Cregan James M	Denig Karl	Manchester Township
Wayne County Tax Claim Bureau Cregan James M	Denig Karl	Manchester Township
Wayne County Tax Claim Bureau G C Marketing Inc	Mandell Jenifer Anderson Steve	Lehigh Township
Wayne County Tax Claim Bureau N L M M Investing L L C	Giordano Mark G Giordano Elizabeth A	Dreher Township
Wayne County Tax Claim Bureau Huffman Paul E	Davis Harold J Davis Christine	Salem Township
Wayne County Tax Claim Bureau Steirer Richard J Steirer Kathleen	Lawrence John	Lehigh Township
Wayne County Tax Claim Bureau G C Marketing Inc	Lari Christine A Lari Renato M	Lehigh Township
Wayne County Tax Claim Bureau Dunn Jeffrey A	Goldbach Edwin F Goldbach Susan E	Salem Township
Wayne County Tax Claim Bureau	Zielinski Wieslaw	Lehigh Township

Kane Martin J O			
Buddenhagen Richard	S & T Properties Inc	Manchester Township	
Wayne County Tax Claim Bureau	Esser William A Jr	Dreher Township	
Ramos Raymond	Esser Miriam		
Ramos Doris			
Wayne County Tax Claim Bureau	Polak Grzegorz	Lehigh Township	
Cruz Carl			
Wayne County Tax Claim Bureau	Greisemer June	Lehigh Township	
Hunnewell Donna	Greisemer Mark		
Wayne County Tax Claim Bureau	Niestoj Tomasz	Lehigh Township	
Kobus Kenneth			
Wayne County Tax Claim Bureau	Photos John	Lehigh Township	
Paredes Julio			
Wayne County Tax Claim Bureau	Tamargo Maria	Lehigh Township	
Murguia Ramiro G	Tamargo Yovany A		
Wayne County Tax Claim Bureau	Tamargo Maria	Lehigh Township	
Murguia Ramiro G	Tamargo Yovany A		
Wayne County Tax Claim Bureau	Lawrence John	Lehigh Township	
Steirer Richard J			
Steirer Kathleen			
Wayne County Tax Claim Bureau	Lawrence John	Lehigh Township	
Steirer Richard J			
Steirer Kathleen			
Wayne County Tax Claim Bureau	Tamargo Maria	Lehigh Township	
Fernandes Manuel	Tamargo Yovany A		
Fernandes Angela			
Cleveland Thomas H	Cleveland John T	Scott Township	
Cleveland Louise L			
Cleveland Thomas H	Cleveland John T	Scott Township	
Cleveland Louise L			
M J L Corporation	Ohdra Martin J V	Lake Township	
	Ohora Sarah M	Lake & Paupack Township	
		Paupack Township	
		Paupack & Lake Township	
Federal Home Loan			
Mortgage Corporation	Ross David	Damascus Township	
	Ross Veronica		
Gavaghan Francis J AKA	Robinson Glen Alan	Paupack Township	
Gavaghan Frank J AKA	Robinson Kristine Koster	Lot 27	
Gavaghan Carolyn D			
Meyers Gary A	Moeller Robert	Lake Township	
	Moeller Rosemary	Lot 1620	
	Moeller Russ		
Price David R	Price Eugene R	Oregon Township	
	Dyser Jenny M	Lot D	



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