

WAYNE COUNTY BAR ASSOCIATION

# OFFICIAL LEGAL JOURNAL

OF WAYNE COUNTY, PA



February 24, 2017  
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Honesdale, PA



## IN THIS ISSUE

COURT CALENDAR . . . . .	5
CUSTODY CALENDAR . . . . .	11
LEGAL NOTICES . . . . .	16
SHERIFF'S SALES . . . . .	22
CIVIL ACTIONS FILED . . . . .	39
MORTGAGES & DEEDS . . . . .	42
CLE COURSES . . . . .	46

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

The Hon. Raymond L. Hamill  
*President Judge*

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**The Legal Journal of Wayne County** contains the 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.

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Legal Journal of Wayne County

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Cover: The Wayne County Courthouse, situated opposite Honesdale's Central Park, was built from 1876 to 1880 at a cost of \$130,000 and is an example of the Second Empire style popular at the time.

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

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

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

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

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MESSAGE FROM THE  
WAYNE COUNTY BAR ASSOCIATION



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

PRICING & RATES

**Notice Pricing**

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Incorporation Notices	\$45
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*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**

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WAYNE COUNTY OFFICIALS

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Robert J. Conway, *Senior Judge*

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Ronald J. Edwards  
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**Jury Commissioners**

Judith M. Romich  
Patricia Biondo

# *Raising the Bar*



**Wayne County Bar Association**  
922 Church Street, 2<sup>nd</sup> Floor  
Honesdale, Pa 18431

*Are you in need of clothing for that job interview?  
Are you in need of clothing for the job you currently have?*

The Wayne County Bar Association is excited to announce the opening of a Women's Clothing Closet.

***Raising the Bar*** is a project started to support women in the community in need of professional clothing and accessories. All clothing is free to those in need.

Hours: Available Upon Request

**ACCEPTING DONATIONS NOW!**

For Information call the Wayne County Bar Association: (570) 253-0556 or go to  
[www.waynecountylawyers.org](http://www.waynecountylawyers.org)

**COURT CALENDAR**

---

**Monday, February 27, 2017**

**Time** 9:00 AM  
**Subject** Portfolio v Skumanick 410-2014-cv  
**Location** WYOMING COUNTY CASE (being heard here)  
Polas/Skumanick

---

**Time** 9:00 AM  
**Subject** Status Conferences  
9:00 Hollister v. Chapman 435-2016-CV Munley  
9:30 Maers v. Rutledge 423-2016-CV Rydzewski/Pro Se  
9:45 John as Trustee Ad Litem Michaels & One Silver Cloud Path v.  
Wayne County Assessment 550-2016-CV  
10:00 First National Bank of PA v. Funaro 422-2016-CV Ostrovsky /Pro Se  
10:15 Lakeville Volunteer Fire Company v. Lackawanna Amb. Penske  
Truck & Leasing , Scranton Quincy Amb. & Wayne Amb. 420-2016-CV  
10:30 Khoury v. Roach 218-2016-CV Gregory/Pro Se  
10:45 Barnack v. WMH & Mehta 225-2016 Dougherty/Keris (WMH)/  
Perry & Holland  
11:00 Harris v. Schrader 373-2016 Rydzewski/Pro Se  
11:15 Evans v. Travelers Insurance 531/2016-CV Foley/  
11:30 Grassie & Sons, Inc v. Cleveland Brothers Equip. 523-2016-CV  
Tressler/Pro Se √  
11:45 Estate of Hahn 54-2016-OCD Rydzewski/Cali  
11:45 Hartman v. Apasewicz 344-2016-CV Rydzeqski/Bugaj

---

**Time** 9:30 AM  
**Subject** Portfolio v. Richard 301-2016-CV  
**Location** Motion on Summary Judgment  
Polas/Ferrario

---

**Time** 11:00 AM  
**Subject** IN RE: L.J. 47-2016-JV  
**Location** Delinquency/Disp Hearing  
DA/Farell

---

**Time** 1:15 PM  
**Subject** 554 cv 2015 Calvo v. Placement Facility  
Argument on discovery motion

---

**Time** 1:30 PM  
**Subject** Com v. Ryan 121-2016-CR  
**Location** Non Jury Trial  
DA/Farley

---

**Tuesday, February 28, 2017**

**Time** 9:00 AM  
**Subject** Motions Court

---

**Time** 9:30 AM - 10:00 AM  
**Subject** Divorce,Civil Rule and OCD Returnables (Inactivity)  
 Jones v. Jones 561-2013-DR  
 Wilson v. Wilson 562-2013-DR  
 Young v. Brown 568-2013-DR  
 Skies v. Skies 68-2014-DR Burlein/  
 Richardson v. Richardson 174-2014-DR  
 Fritz v. Fritz 184-2014-DR Marsh/  
 Wood v. Wood 215-2014-DR  
 Demchak v. Demchak 358-2014-DR DeLuca/  
 Barnett v. Barnett 420-2014-DR  
 Littman v. Littman 588-2014-DR Brown/  
 Dimartino v. Dimartino 5-2015-DR Brown/  
 Cantrell v. Cantrell 10-2015-DR  
 Calvary v. Foster 194-2012-CV Pereira/Conway  
 In Re: Alessi Family Irrevocable Trust 95-2010-OCD  
 Zimmer/Bugaj/Weinberger/Meagher

---

**Time** 9:30 AM  
**Subject** Stoneledge v WCBOA 566-2016-cv  
**Location** Settlement Conference  
 Gregory/Krause Krause by phone √

---

**Time** 10:00 AM  
**Subject** Gilchrist v. Young 316-2007-DR  
**Location** Defendant petition for contempt  
 Farley/Rechner/Anderson √

---

**Time** 10:00 AM  
**Subject** In Re: Application for Liquor License of Smokin Joes Appeal of Z.P.  
 Hopkins, INC

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**Time** 10:30 AM  
**Subject** Wilborn v. Huchard 74-2017-DR  
**Location** PFA

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**Time** 10:30 AM  
**Subject** Boehmer v. Boehmer 2014-587-DR  
**Location** Primary Custody Hearing/Contempt  
 Zimmer/Bugaj

---

**Time** 11:00 AM  
**Subject** In Re: T.K. 1-2015-JV  
**Location** Placement Review  
Kluk /Burlein

---

**Time** 1:30 PM  
**Subject** Com v. Passetti & Millard 423-2016 & 424-2016-CR  
**Location** Petition to Withdraw as Counsel  
Brier

---

**Time** 2:00 PM  
**Subject** Com v. MacDonald 337-2016-CR  
Comonwealth's Motion in Limine  
Howell/Walker

---

**Time** 3:00 PM  
**Subject** In Re: B.D. 38-2016-JV  
Delinquency/Dispositional Hearing  
DA/Ellis

---

**Wednesday, March 01, 2017**

**Time** 9:00 AM  
**Subject** Central Court 3rd Floor Courtroom

---

**Time** 10:00 AM - 11:00 AM  
**Subject** Return Day  
ADDITION TO ARGUMENT LIST  
MARCH 1, 2017  
10:00 AM

1. MICHAEL JAMES  
SHERI JAMES  
VS  
CODY LOYD  
PHILLIPS & JORDAN  
NO.409-CIVIL-2016 Piazza / Magley  
Motion for Judgment on the Pleadings

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2. DIRLAM BROTHERS LUMBER CO., INC.  
VS  
CHRISTOPHER B. WALLINGFORD d/b/a  
WALLINGFORD BUILDERS  
NO. 465-CIVIL-2016 Martin / Bugaj  
Preliminary Objections to Counterclaim

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3. REVERSE MORTGAGE SOLUTIONS, INC.  
VS  
BARBARA NIEDT  
WILLY NIEDT  
NO. 586-CIVIL-2016 Kishbaugh / Nardozzi, Jr.  
Preliminary Objections

---

4. LORRAINE KESTNER  
VS  
JOSEPH KESTNER.  
NO. 630-2016 DR Bugaj / Mincer  
Preliminary Objections to Complaint in Divorce

---

5. RICHARD BOLUS  
VS  
NEW SALEM COMMUNITY ASSOCIATION  
WILLIAM KARNISH  
JOHN McCLOSKEY  
DENNIS CUZZO  
HELEN VIDUNAS  
RICHARD BUNIEWSKI  
NO. 576-CIVIL-2016 Goodrich / Brier / Kravitz / Zimmer  
Preliminary Objections to Amended Complaint

---

6. CITIBANK, N.A., not in its individual capacity, but solely  
As Trustee of NRZ Pass-Through Trust VI  
VS  
JOSEPH R. DOLPH  
ROBBIN A. DOLPH  
NO. 547-CIVIL-2016 Bonner / Howell / Pro Se  
Preliminary Objections to Complaint in Mortgage Foreclosure .....

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7. JUDY DUFFY  
VS  
GARVIN CONSTRUCTION, INC.  
NO. 634-CIVIL-2016 Rydzewski / Weinstock  
Preliminary Objections to Complaint

---

8. OCWEN LOAN SERVICING, LLC  
VS  
GHEORGE FILIMON  
RODICA FILIMON  
NO. 596-CIVIL-2010 Braunstein / Howell / Bresset  
Praecipe for Argument

---



9. LSFP MASTER PARTICIPATION TRUST  
VS  
MATTHEW P. DOYLE  
JULIE A. DOYLE  
NO. 472-CIVIL-2016 Riga / Pro Se / Nardozzi  
Preliminary Objections

---

10. ADAM PALANCE  
REDS POOLS & PATIO FURN, INC.  
NOLA MICHAEL HOLDING CORP.  
VS  
HARBOR FREIGHT TOOLS USA, INC  
CONDORUSA, INC.  
NO. 712-CIVIL-2015 Weinstein / Livingston / Bosniak  
Petition for Argument

---

**Time** 10:30 AM  
**Subject** In Re: T.A. 59-2015-JV  
**Location** Dispo Review (Arbitration ROOM)  
DA/Krause

---

**Time** 11:00 AM  
**Subject** Com v. Curreri 2-2017-CR  
**Location** Summary Appeal  
DA/Pro Se

---

**Thursday, March 02, 2017**

**Time** 9:00 AM  
**Subject** Motions Court

---

**Time** 9:30 AM  
**Subject** Commonwealth Matters  
Sentencing  
269-2016 Mangin, Michael Farrell  
344-2016 Bender, Wilmer Ellis  
378-2016 Luchonok, Lindsey Munley  
312-2016 & 339-2016 Lupinski, Kimberly Farrell  
347-2016 Hanlon, David Ellis  
358-2016 Pepe, Michael Ellis  
390-2015 Loomis, Russell Lehutsky  
448-2016 Connor, Christopher McGraw  
Rule Returnable  
42-2015 Vacula, Judith Burlein  
46-2016 Poyer, Beth Farrell  
378-2015 Beers, Tyler Zimmerman  
192-2015 Cruz, Rex Farrell  
ARD Revocation  
153-2015 Kimes, Crystal Burlein

---

**Time** 1:30 PM  
**Subject** Commonwealth Matters  
ARD  
419-2016 Ferraro, Janine Gretz  
Guilty Plea  
196-2016 Hanson, Kamie Mincer  
Rule Returnable  
392-2015 Mills-Kizer, Derek Burlein

---

**Time** 3:00 PM  
**Subject** Com v Gugliotta 444-2016-cr  
Pre-trial  
DA/Swetz

---

**Friday, March 03, 2017**

**Time** 9:00 AM  
**Subject** PFA  
Preitz v. Preitz 50-2017-DR Nardozzi/Bugaj  
Macalister v. Marchione 53-2017-DR  
Goldman v. Breidenstein 78-2017-DR

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**CUSTODY CALENDAR**

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**Monday, February 27, 2017**

**Time** 9:15 AM  
**Subject** Kimball v. Kimball 594-2016-DR  
**Location** Custody Hearing (wilson)  
Ellis/Fischer

---

**Time** 1:15 PM  
**Subject** Greenley v. Lafy 630-2008-DR  
Custody Hearing (Wilson)  
Campbell/ Pro Se

---

**Friday, March 03, 2017**

**Time** 9:15 AM  
**Subject** Monaghan v Monaghan 130-2015-dr  
Divorce Conference (Schloesser)  
Cali/Bugaj

---

**Time** 11:15 AM  
**Subject** Rybak v. Rybak 564-2014-DR  
Divorce Conference (Schloesser)  
Bernathy/Campbell

---

**Time** 1:15 PM  
**Subject** McDevitt v Shafer 356-2014-dr; 434-2014-dr  
Custody Hearing (Schloesser)  
Nardozzi/Farrell

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**CRIMINAL CASES**

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*The following cases were addressed by the Honorable Raymond L. Hamill, President Judge, Wayne County:*

*HONESDALE, PA - FEBRUARY 10, 2017*

**AMY CASAL**, age 39 of Lake Ariel, PA, sentenced to the Wayne County Correctional Facility for a period of not less than 1 month nor more than 12 months for one count of Possession of Controlled Substance-Methamphetamine, an ungraded Misdemeanor. She was also ordered to pay the cost of prosecution, undergo a drug and alcohol evaluation, and obtain employment within 60 days of parole. The incident occurred on April 26, 2016 in Lake Township, PA

**MICHELE LYNN BONHAM**, age 48 of Honesdale, PA, was sentenced to the Wayne County Correctional Facility for a period of 5 days followed immediately by 60 months less 5 days in the Intermediate Punishment Program for one count of DUI, a Misdemeanor of the 1st Degree. She was also ordered to pay the cost of prosecution, pay a fine in the amount of \$1,500.00, be placed on House Arrest with Electronic and Alcohol Monitoring through the SCRAM Program for a period of 90 days, participate in and cooperate with the drug and alcohol addiction treatment, complete the Alcohol Highway Safety Program, and perform 50 hours of community service. The incident occurred on May 4, 2016, in Bethany Borough, PA.

**TIMOTHY HART**, age 22 of Honesdale, PA, was sentenced to the Wayne County Correctional Facility for a period of 60 days followed immediately by 60 months less 60 days in the Intermediate Punishment Program for one count of DUI, a Misdemeanor of the 1st Degree. He was also ordered to pay the cost of prosecution, pay a fine in the amount of \$1,500.00, be placed on House Arrest with Electronic and Alcohol Monitoring through the SCRAM Program for a period of 60 days, participate in and cooperate with the drug and alcohol addiction treatment, complete the Alcohol Highway Safety Program, and maintain full time employment. The incident occurred on May 19, 2016, in Cherry Ridge Township, PA.

**ASHLEE HINCHMAN**, age 28 of Lakeville, 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 Theft by Unlawful Taking or Disposition, a Misdemeanor of the 3rd Degree and one count of Endangering the Welfare of a Child as Parent or Guardian, a Misdemeanor of the 1st Degree. She was also ordered to pay the cost of prosecution and comply with all treatment recommendations according to the drug and alcohol assessment and undergo a mental health evaluation. The incident occurred on September 10, 2016 in Hawley Borough, PA.

**CONNIE MCKEEBY**, age 23 of Honesdale, PA, was sentenced to the Wayne County Correctional Facility for a period of not less than 30 days nor more than 12 months for

one count of Possession of Controlled Substance, an ungraded Misdemeanor. She was also ordered to pay the cost of prosecution, pay a fine in the amount of \$300.00, upon parole, be placed on GPS Monitoring for a period of 60 days, undergo a drug and alcohol evaluation, and obtain full time employment within 30 days. The incident occurred on September 23, 2016 in Honesdale Borough, PA.

*HONESDALE, PA - FEBRUARY 16, 2017*

**CHELSEA ANN WELLS**, age 29 of Equinunk, PA, was sentenced to the State Intermediate Punishment Program for a period of 24 months for one count of Contraband-Controlled Substance, a Felony of the 2nd Degree. She was also ordered to pay the cost of prosecution and submit to the drawing of a DNA sample and pay \$250.00 for the cost. The incident occurred on August 31, 2016 in Texas Township, PA.

**RUSSELL ERIC COMPTON**, age 21 of Beach Lake, PA, was sentenced to the Wayne County Correctional Facility for a period of not less than 15 months nor more than 48 months for one count of Possession with Intent to Deliver Controlled Substance, an ungraded Felony, one count of Possession of Controlled Substance, an ungraded Misdemeanor, and one count of Possession of Drug Paraphernalia, an ungraded Misdemeanor. He was also ordered to pay the cost of prosecution, pay a fine in the amount of \$800.00, submit to the drawing of a DNA sample and pay \$250.00 for the cost, and undergo a drug and alcohol evaluation. The incident occurred on July 17, 2016 in Texas Township, PA.

**AIMEE PECK**, age 22 of Honesdale, PA, was placed on probation for a period of 12 months for one count of Simple Assault-Mutual Consent, an Misdemeanor of the 3rd Degree, one count of Possession of Drug Paraphernalia, an ungraded Misdemeanor, and one count of Criminal Mischief, a Summary offense. She was also ordered to pay the cost of prosecution, pay a fine in the amount of \$400.00, pay restitution in the amount of \$580.00, undergo a mental health evaluation, complete an anger management course, and undergo a drug and alcohol evaluation. The incident occurred on June 14, 2016, in Honesdale Borough, PA.

**BRITTANY MARIE GARRETT**, age 25 of Berwick, PA, was sentenced to the Wayne County Correctional Facility for a period of not less than 5 months nor more than 12 months for one count of Theft by Unlawful Taking or Disposition, a Misdemeanor of the 2nd Degree. She was also ordered to pay the cost of prosecution, pay a fine in the amount of \$300.00, pay restitution in the amount of \$100.00 within 60 days of parole, and undergo a drug and alcohol evaluation. The incident occurred on March 5, 2016, in Lake Township, PA.

**PATRICIA OSCZEPINSKI**, age 55 of Honesdale, PA, was placed on probation for a period of 18 months for one count of Possession of Controlled Substance, an ungraded Misdemeanor and one count of Possession of Drug Paraphernalia, an ungraded Misdemeanor. She was also ordered to pay the cost of prosecution, comply with all treatment recommendations in accordance with her drug and alcohol assessment, and

undergo a mental health evaluation. The incident occurred on August 2, 2016, in Texas Township, PA.

**JAMES EIKE**, age 17 of Lake Ariel, PA was sentenced to the Wayne County Correctional Facility for a period of not less than 15 months nor more than 36 months for one count of Robbery, a Felony of the 3rd Degree. He was also ordered to pay the cost of prosecution, pay a fine in the amount of \$500.00, pay restitution in the amount of \$110.00, undergo a drug and alcohol evaluation, undergo a mental health evaluation, and pay \$250.00 to the DNA Detection Fund. The incident occurred on September 26, 2016, in Salem Township, PA.

**CHRISTOPHER JAMES ENSLIN**, age 19 of, PA was sentenced to the Wayne County Correctional Facility for a period of not less than 11 1/2 months nor more than 23 1/2 months for one count of Criminal Conspiracy-Aggravated Assault, a Felony of the 2nd Degree. He was also ordered to pay the cost of prosecution, pay a fine in the amount of \$300.00, pay restitution in the amount of \$110.00, undergo a drug and alcohol evaluation, obtain employment within 30 days of parole, and submit to the drawing of a DNA sample and pay \$250.00 for the cost. The incident occurred on September 26, 2016, in Salem Township, PA.

**JIMMY JENNINGS**, age 57 of Lake Ariel, PA, was sentenced to the Wayne County Correctional Facility for a period of not less than 48 hours nor more than 6 months for one count of DUI, an ungraded Misdemeanor. He was also ordered to pay the cost of prosecution, pay a fine in the amount of \$500.00, participate in and cooperate with the drug and alcohol addiction treatment, complete the Alcohol Highway Safety Program, and perform 50 hours of community service. The incident occurred on July 9, 2016 in Cherry Ridge Township, PA. His BAC was .160%.

**JEREMY JOHN SKORUPA**, age 35 of Lake Ariel, PA, was sentenced to the Wayne County Correctional Facility for a period of not less than 1 month nor more than 6 months for one count of DUI, an ungraded Misdemeanor. He was also ordered to pay the cost of prosecution, pay a fine in the amount of \$300.00, participate in and cooperate with the drug and alcohol addiction treatment, and complete the Alcohol Highway Safety Program. The incident occurred on June 26, 2016, in Salem Township, PA. His BAC was .174%.

**MARK GOLA JR.** age 36 of Honesdale, PA, was sentenced to the Wayne County Correctional Facility for a period of not less than 15 days nor more than 6 months for one count of DUI, an ungraded Misdemeanor and one count of Possession of Drug Paraphernalia, an ungraded Misdemeanor. He was also ordered to pay the cost of prosecution, pay a fine in the amount of \$700.00, participate in and cooperate with the drug and alcohol addiction treatment, complete the Alcohol Highway Safety Program, and perform 50 hours of community service. The incident occurred on June 23, 2016 in Berlin Township, PA. His BAC was .108%

**CHRISTINA HOSEIN**, age 18 of Queens, NY was placed on the Accelerated Rehabilitative Disposition Program for a period of 6 months related to Retail Theft. She

was also ordered to pay all Court costs and perform 40 hours of community service. The incident occurred on August 8, 2016, in Texas Township, PA.

**WILLIAM MCLAUGHLIN**, age 23 of Hawley PA, 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 October 14, 2016, in Honesdale Borough, PA. His BAC was .197%

**HOLLY JAMES**, age 62 of Hawley 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 20 hours of community service and have her operator’s privilege suspended for 60 days. The incident occurred on September 2, 2016, in Canaan Township, PA. Her BAC revealed Controlled Substance.

**KATHRYN SLIVA** age 34 of Lake Ariel, PA, was placed on the Accelerated Rehabilitative Disposition Program for a period of 6 months related to Theft by Unlawful Taking or Disposition. She was also ordered to pay all Court costs and perform 20 hours of community service and pay restitution in the amount of \$25.00. The incident occurred on June 21, 2016, in Texas Township, PA.



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

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**LEGAL NOTICES**

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

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**ESTATE NOTICES**

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

---

**ADMINISTRATOR NOTICE**

Estate of Victoria E. Kaminski  
Late of Paupack Township  
ADMINISTRATOR  
Robert Kaminski  
1004 Oak Terrace  
Lake Ariel, PA 18436  
ATTORNEY  
David M. Gregory, Esq.  
307 Erie Street  
Honesdale, PA 18431

**2/24/2017 • 3/3/2017 • 3/10/2017**

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**EXECUTOR NOTICE**

Estate of Mae E. Figura AKA Mae Figura AKA Mae Ellen Figura  
Late of Honesdale Borough  
CO-EXECUTOR  
Daniel R. Figura  
3334 Wrighter Lake Rd.  
Thompson, PA 18465  
CO-EXECUTOR  
Nicholas A. Barna  
831 Court Street

Honesdale, PA 18431  
ATTORNEY  
Nicholas A. Barna  
831 Court Street  
Honesdale, PA 18431

**2/24/2017 • 3/3/2017 • 3/10/2017**

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**ESTATE NOTICE**

Estate of Margaret H. Smith, late of Waymart, Wayne County, Pennsylvania. Any person or persons having claim against or indebted to estate present same to: Lynn F. Smith 5345 General Drive, Bethlehem, Pennsylvania, 18417; Attorney for Estate: Stephen Jennings, Esquire, 303 Tenth Street, Honesdale, Pennsylvania, 18431.

**2/24/2017 • 3/3/2017 • 3/10/2017**

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**EXECUTRIX NOTICE**

Estate of James R. Perry AKA James Perry AKA James Robert Perry  
Late of Texas Township  
EXECUTRIX  
Barbara Cole  
251 Creek Drive  
Prompton, PA 18456  
ATTORNEY  
Nicholas A. Barna  
831 Court Street  
Honesdale, PA 18431

**2/24/2017 • 3/3/2017 • 3/10/2017**

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**EXECUTRIX NOTICE**

Estate of Robert J. Schein  
Late of Salem Township  
EXECUTRIX  
Dorothy Schein  
211 B Goose Pond Road  
Lake Ariel, PA 18436  
ATTORNEY  
Michael D. Walker, Esq.  
PO Box 747  
Hamlin, PA 18427

2/24/2017 • 3/3/2017 • 3/10/2017

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**EXECUTRIX NOTICE**

Estate of Sharon Lynn Herlehy  
AKA Sharon L. Herlehy  
Late of Cherry Ridge Township  
EXECUTRIX  
Laurie Ann Mulligan  
45 Lakeside Dr.  
Honesdale, PA 18431  
ATTORNEY  
Jeffrey S. Treat  
Attorney at law  
926 Court Street  
Honesdale, PA 18431

2/17/2017 • 2/24/2017 • 3/3/2017

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**ESTATE NOTICE**

Estate of Joan M. Rothrock, late of  
Cherry Ridge Township, Wayne  
County, Pennsylvania. Any person  
or persons having claim against or  
indebted to estate present same to:  
Janice Rothrock 3 Olive Street,  
Honesdale, Pennsylvania, 18431  
and Sally Baer 906 Hoadleys Road,  
Honesdale, Pennsylvania, 18431;  
Attorney for Estate: Stephen  
Jennings, Esquire, 303 Tenth

Street, Honesdale, Pennsylvania,  
18431.

2/17/2017 • 2/24/2017 • 3/3/2017

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**EXECUTRIX NOTICE**

Estate of James V. Litzenbauer  
AKA James Litzenbauer  
Late of Damascus Township  
EXECUTRIX  
Josephine Litzenbauer  
177 Stone House Rd.  
Damascus, PA 18415  
ATTORNEY  
Nicholas A. Barna  
831 Court Street  
Honesdale, PA 18431

2/17/2017 • 2/24/2017 • 3/3/2017

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**EXECUTRIX NOTICE**

Estate of Ruth M. Edwards AKA  
Ruth Edwards  
Late of Waymart Borough  
EXECUTRIX  
Dorothy Grimm  
PO Box X  
Waymart, PA 18472  
ATTORNEY  
Nicholas A. Barna  
831 Court Street  
Honesdale, PA 18431

2/17/2017 • 2/24/2017 • 3/3/2017

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**ESTATE NOTICE**

Notice is hereby given, that Letters  
Testamentary have been granted to  
Marjorie Marshall and Wayne  
Bank, Co-Executors of the Estate  
of John E. Marshall a/k/a John  
Marshall, late of Honesdale, Wayne

County, Pennsylvania who died on November 17, 2016. All persons indebted to said Estate are required to make payment and those having claims or demands to present the same without delay to the Co-Executors, Marjorie Marshall and Wayne Bank c/o Marjorie Marshall, 337 Bethel School Road, Honesdale, PA 18431.

**2/17/2017 • 2/24/2017 • 3/3/2017**

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**EXECUTORS NOTICE**

Estate of EILEEN ANN JENSEN,  
a/k/a EILEEN A. JENSEN  
Late of Prompton Borough  
Adminstrator  
PATRICIA BRINK  
84 RIVER ROAD  
PROMPTON, PA 18456  
Attorney  
PAMELA S. WILSON, ESQUIRE  
304 NINTH STREET  
HONESDALE, PA 18431

**2/17/2017 • 2/24/2017 • 3/3/2017**

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**ESTATE NOTICE**

Estate of Walter R. Plain, late of Cherry Ridge Township, Wayne County, Pennsylvania. Any person or persons having claim against or indebted to estate present same to: James E. Brown, 303 Tenth Street, Honesdale, Pennsylvania, 18431; Attorney for Estate: Stephen Jennings, Esquire, 303 Tenth Street, Honesdale, Pennsylvania, 18431.

**2/10/2017 • 2/17/2017 • 2/24/2017**

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**ESTATE NOTICE**

Notice is hereby given, that Letters Testamentary have been granted to Teresa Marino and Laura Balsamini, Co-Executrices of the Estate of Wilfred R Fifield, late of Honesdale, Wayne County, Pennsylvania who died on January 15, 2017. All persons indebted to said Estate are required to make payment and those having claims or demands to present the same without delay to the Co-Executrices, Teresa Marino and Laura Balsamini c/o Mark R Zimmer, Esquire, 1133 Main Street, Honesdale, PA 18431.

**2/10/2017 • 2/17/2017 • 2/24/2017**

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**EXECUTOR NOTICE**

Estate of Nancy J. Avery AKA Nancy Avery  
Late of Berlin Township  
EXECUTOR  
Lyle Avery  
PO Box 32, 25 Butternut Flats  
Beach Lake, PA 18405  
ATTORNEY  
Nicholas A. Barna  
831 Court Street  
Honesdale, PA 18431

**2/10/2017 • 2/17/2017 • 2/24/2017**

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**ESTATE NOTICE**

**NOTICE IS HEREBY GIVEN,** that Letters of Administration CTA have been issued in the Estate of Diane D. Griffin a/k/a Diane Griffin, who died on December 3, 2016, late resident of 316 11th

Street, Honesdale, PA 18431, to Janice Compton, Administratrix CTA of the Estate, residing at 1 Green Acres, Honesdale, PA 18431. All persons indebted to said estate are required to make payment and those having claims or demands are to present the same without delay to Janice Compton, c/o the law offices of HOWELL, HOWELL, ATTN: ALFRED G. HOWELL, ESQUIRE, Attorney for the Estate, at 109 Ninth Street, Honesdale, PA 18431.

ALFRED G. HOWELL, ESQUIRE  
ATTORNEY FOR THE ESTATE

2/10/2017 • 2/17/2017 • 2/24/2017

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**ESTATE NOTICE**

NOTICE IS HEREBY GIVEN that Letters Testamentary have been granted in the estate of late of WALTER L. ULRICH. Date of death December 8, 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/Executrix, in care of Matthew L. Meagher, Esquire, 1018 Church Street, Honesdale, PA 18431.

2/10/2017 • 2/17/2017 • 2/24/2017

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**EXECUTRIX NOTICE**

Estate of Jack W. Silberlicht AKA Jack Silberlicht  
Late of Honesdale Borough  
EXECUTRIX  
Bobbi M. Shaffer

21 Poppy Lane  
Honesdale, PA 18431

2/10/2017 • 2/17/2017 • 2/24/2017

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**EXECUTOR NOTICE**

Estate of Katharina Mueller AKA Katharina B. Mueller  
Late of Hawley, PA  
EXECUTOR  
Derrick S. Moyer  
535 Valley Ln.  
Souderton, PA 18964

2/10/2017 • 2/17/2017 • 2/24/2017

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**EXECUTOR NOTICE**

Estate of George J. DeCarlo  
Late of Lebanon Township  
EXECUTOR  
Mark A. DeCarlo  
317 Grandview Ave.  
Piscataway, NJ 08854

2/10/2017 • 2/17/2017 • 2/24/2017

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**ESTATE NOTICE**

Notice is hereby given that Letters of Administration have been granted in the Estate of John J. Barral, a/k/a John Barral a/k/a John Joseph Barral, late of Oregon Township, Wayne County, Pennsylvania, who died on January 6, 2017. All persons having claims or demands against the estate of the decedent shall make them known and present them, and all persons indebted to the decedent shall make payment thereof, without delay, to Lorraine Russo Barral, Administratrix, of 16 Canning

Drive, Honesdale, PA 18431, or to Richard B. Henry, Esquire, Attorney for the Estate, 1105 Court Street, Honesdale, PA 18431.

Richard B. Henry, Esquire  
Attorney ID No. 31768  
1105 Court Street  
Honesdale, PA 18431  
570-253-7991

**2/10/2017 • 2/17/2017 • 2/24/2017**

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**OTHER NOTICES**

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**LEGAL NOTICE**

IN THE COURT OF COMMON  
PLEAS OF WAYNE COUNTY

ACTION IN MORTGAGE  
FORECLOSURE  
No. 2016-Civ- 312

VALOR FEDERAL CREDIT  
UNION F/K/A TOBYHANNA  
FEDERAL CREDIT UNION  
Plaintiff

vs.

MARYANN MATTIS  
Defendant

**NOTICE OF SHERIFF SALE**

TO: Maryann Mattis

You are hereby notified that your real estate at 104 Indian Rock, Lake Ariel, Salem Township, Pennsylvania (Tax Assessment No. 22-5-77) is scheduled to be sold at Sheriff Sale on Wednesday, May 3, 2017 at 10:00 a.m. at the third floor conference room, Wayne

County Courthouse, Honesdale to enforce the judgment of \$91,071.22, plus costs and interest from June 8, 2016.

YOU MAY TAKE LEGAL ACTION. THE SHERIFF MAY BE CONTACTED AT 570-253-2641.

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

PA LAWYER REFERRAL  
SERVICE

P.O. Box 186  
100 South Street  
Harrisburg, PA 17108  
(1-800-692-7375; out of state residents phone 1-717-238-6715)

NORTHERN PA, LEGAL  
SERVICES, INC.

Wayne County Courthouse  
Honesdale, PA 18431  
877-515-7465

Oliver, Price & Rhodes  
John R. O'Brien, Esquire  
1212 South Abington Road  
PO Box 240  
Clarks Summit, PA 18411

**2/24/2017**

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**LEGAL NOTICE**

IN THE COURT OF COMMON  
PLEAS OF THE 22ND JUDICIAL  
DISTRICT  
COMMONWEALTH OF  
PENNSYLVANIA  
COUNTY OF WAYNE

ACTION IN QUIET TITLE  
NO. 46 - CIVIL - 2017

GASPAR R. BERNABEU and  
CINDY BERNABEU,  
Plaintiff

VS.

RICHARD T. PURDY and  
GWENDOLYN M. PURDY,  
Defendants

.....  
TO: Richard T. Purdy &  
Gwendolyn M. Purdy

You are hereby notified than an  
Action in Quiet Title with respect  
to Lot 1569, Section 14 in a  
development known as The  
Hideout, Lake Township, Wayne  
County, PA, has been filed to  
secure a Court Decree terminating  
all of your right, title and interest  
in and to said real estate. You have  
twenty (20) days from the final  
publication of this notice to take  
action to protect your interest if  
you desire to do so.

**NOTICE**

You have been sued in Court. If  
you wish to defend against the  
claims set forth in the following  
pages, you must take action within

twenty (20) days after this  
complaint and notice are served, by  
entering a written appearance  
personally, or by attorney and  
filing in writing with the Court  
your defenses or objections to the  
claims set forth against you. You  
are warned that if you fail to do so,  
the case may proceed without you  
and a judgment may be entered  
against you by the Court without  
further notice for any money  
claimed in the Complaint or for  
any other claim or relief requested  
by the Plaintiff. You may lose  
money or property or other rights  
important to you.

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

North Penn Legal Services  
Wayne County Court House  
925 Court Street, Honesdale, PA  
18431  
Telephone (877) 515-7565

Warren Schloesser, Esq.  
214 Ninth Street  
Honesdale, PA 18431  
Telephone (570) 253-3745

**2/24/2017**

**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  
MARCH 8, 2017**

By virtue of a writ of Execution instituted Honesdale National 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 8th day of March, 2017 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 tract of land lying, situate and being in the Township of Palmyra, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows to wit:

BEGINNING at the point in the centerline of S.R. 2001; thence along lands now or formerly of Tirpok, et al., the following four courses and distances: 1. North sixty (60) degrees, thirty-three (33) minutes, no (00) seconds East one hundred seventeen and eighty-three one hundredths (117.83) feet; thence (2) South nine (09) degrees fifty-two (52) minutes no (00) seconds East twenty-five (25) feet; thence (3)

North sixty (60) degrees thirty-three (33) minutes no (00) seconds East seventy-five (75) feet; and (4) North nine (09) degrees fifty-two (52) minutes (00) seconds West one hundred two (102) feet to a set Zimmer rebar monument; thence along lands now or formerly Hawley Water Company, North sixty (60) degrees thirty-three (33) minutes no (00) seconds East one hundred ninety-five and eighty-one one-hundredths (195.81) feet to a rebar corner; thence along lands now or formerly of Holiday the following three courses and distances:

1. South thirty-one (31) degrees sixteen (16) minutes thirty (30) seconds East thirty-seven and thirty one one hundredths (37.27) feet; thence (2) South thirty-seven (37) degrees fifty-five (55) minutes no (00) seconds East one hundred thirty-seven and ninety-three one hundredths (137.93) feet; and thence (3) South thirty-eight (38) degrees fifty-nine (59) minutes fifty (50) seconds East one hundred thirty and twenty one hundredths (130.20) feet to a property corner; thence South eighty (80) degrees eight (08) minutes no (00) seconds West eighty and seventy one hundredths (80.70) feet to a corner; thence nine (09) degrees fifty-two (52) minutes no (00) seconds East one hundred (100) feet to a corner in line of lands now or formerly of Lena Henshaw; thence along line, the following three courses and distances: (1) South eighty-six (86) degrees three (03) minutes no (00) seconds West one hundred and thirty-five one hundredths (100.35) feet (2) North sixty-six (66) degrees

forty-five (45) minutes no (00) seconds West Seventy-three and ninety one hundredths (73.90) feet, and (3) North eighty-seven (87) degrees fifty-nine (59) minutes no (00) seconds West one hundred and seventeen one hundredths (100.17) feet to a corner; thence North nine (09) degrees fifty-two (52) minutes (00) seconds West one hundred (100) feet to a corner, thence South sixty-nine (69) degrees thirty-seven (37) minutes ten (10) seconds West one hundred seventy degrees thirty one hundredths (170.30) feet to a corner in the centerline of S.R. #2001; thence along the said center line North ten (10) degrees twenty-two (22) minutes two (2) seconds West twenty-two and fifty-nine one hundredths (22.59) feet to the point and place of BEGINNING.

CONTAINING two and no-tenths (2.0) acres of land be the same more or less.

PIN: 18-285-124.1

Seized and taken in execution as property of:  
Patricia A. Davis, Known Heir of  
Ralph E. Davis 366 Ridge Avenue  
HAWLEY PA 18428  
Ralph A. Davis, Jr., Known Heir of  
Ralph E. Davis 2111 Route 590  
HAWLEY PA 18428  
Jefferson Davis, Known Heir of  
Ralph E. Davis 344 Grange Road  
HONESDALE PA 18431  
Melinda Francis, Known Heir of  
Ralph E. Davis 315 Clinton Street  
VANDLING PA 18421

Execution No. 336-Civil-2016

**OLSOMMER-CLARKE**  
INSURANCE GROUP, INC.  
*Service that shines above the rest*

**COMPETITIVE BUSINESS INSURANCE QUOTES**  
Property Liability Insurance • General Liability  
Commercial Auto • Workers Comp

**HONESDALE** • 1014 Church Street • 570-253-6330  
**HAMLIN** • 610 Hamlin Hwy. • 570-689-9600  
**MOSCOW** • 100 N. Main Street • 570-842-9600

TOLL FREE: 800-566-8999  
[www.nepainurance.com](http://www.nepainurance.com)

Amount Due: \$112,439.65 Plus additional costs

December 14, 2016  
Sheriff Mark Steelman

**TO ALL CLAIMANTS TAKE NOTICE:**

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

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

Kimberly D. Martin Esq.

**2/10/2017 • 2/17/2017 • 2/24/2017**

**SHERIFF'S SALE  
MARCH 8, 2017**

By virtue of a writ of Execution instituted NationStar Mortgage LLC d/b/a Champion Mortgage Company issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 8th day of March, 2017 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 piece, parcel or lot of land, situate, lying and being in the Township of Lake, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows: Known as lot 2193, Section 19 of the Hideout, a subdivision situate d 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, Pages 26 & 27; May 11, 1970 in Plat Book 5, Pages 34, 37, 41 through 48 and 50; September 8, 1970 in Plat Book 5, Pages 57 & 58; February 8, 1971 Book 5, Pages 66 through 68; May 10, 1971 in Plat Book 5, pages 69 through 72; March 14, 1972 in Plat Book, pages 73 through 76, 79 through 84 and 86; May 26, 1972 in Plat Book5, Pages 93 through 95; September 26, 1972 in Plat Book 5, Pages 96 through 104.

BEING the same premises which Anthony Laferrera and Kathleen Laferrera, his wife, by Deed dated 10-19-01 and recorded 10-23-01 in the Office of the Record of Deeds in and for the County of Wayne in Record Book 1870 page 34, granted and conveyed unto Fatimah R. McPhatter.

NOTICE-This document does not sell, convey, transfer, include or insure the Title to the coal and right of support underneath the surface land described or referred to herein; and the owner or owners of such coal may have the complete legal right to remove all of such coal and in that connection damage may result to the surface of the land and any house, building or structure on or in such land. The inclusion of this notice does not enlarge, restrict or modify any legal rights or estates otherwise created, transferred, excepted or reserved by this instrument. (This notice is set forth in the manner provided in section 1of the Act of July 17, 1957, P.L., 984 as amended, and is not intended as notice of unrecorded instruments, if any.)

TITLE to said premises is vested in George McPhatter and Fatimah McPhatter, Husband and Wife, by Deed from Fatimah McPhatter dated September 23, 2008 and recorded October 29, 2008 in Deed Book 3614, Page 124

THE said George McPhatter departed this life on October 31,



2013 thereby vesting title in her surviving spouse Fatimah McPhatter, by Operation of Law.

THEREAFTER, the said Fatimah McPhatter departed this life on January 14, 2016 without a will or appointment of an Administrator. No estate has been opened as a result of the demise of Fatimah McPhatter, Deceased Mortgagor and Real Owner. Title to said premises vested unto George McPhatter, Known Surviving Heir of Fatimah McPhatter, Derek McPhatter, Known Surviving Heir of Fatimah McPhatter and Unknown Surviving Heirs of Fatimah McPhatter.

Parcel ID: 12-0-0022-0038

Being known as: 829 The Hideout, Lake Ariel, Pennsylvania 18436.

Seized and taken in execution as property of:


George McPhatter, Known Surviving Heir of Fatimah McPhatter, 829 The Hideout, LAKE ARIEL PA 18436

Execution No. 354-Civil-2016  
Amount Due: \$161,065.92 Plus additional costs

December 22, 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



Celebrate a *Life*  
Create a *Legacy*

WAYNE COUNTY  
**COMMUNITY  
FOUNDATION**

Serving Wayne County Since 1991  
Honor your loved one forever with a memorial fund.  
[www.waynefoundation.org](http://www.waynefoundation.org) · 570.499.4299 · [wccf@ptd.net](mailto:wccf@ptd.net)

The Wayne County Community Foundation has twenty five years of experience helping create a lasting tribute to a deceased loved one. We define "legacy" as options aligned with you and your loved one's values. These values may include the ongoing support of a church, favorite non profit organization, educational scholarship or any variety of "causes." Our funds support cultural endeavors, the environment, and humanitarian concerns. Donors can be assured that their gifts will endure to benefit future generations.

We look forward to helping you start a fund that will preserve your family member's "legacy" for many, many years. Call us at 570-499-4299.

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.**

Joseph I. Foley Esq.

**2/10/2017 • 2/17/2017 • 2/24/2017**

**SHERIFF'S SALE  
MARCH 15, 2017**

By virtue of a writ of Execution instituted Newlands Asset Holdings 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 15th day of March, 2017 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:

LOT No. 30, Section 2, as shown on Plan of Lots, Wallenpaupack Lake Estates, dated March 23, 1971, by VEP & Co., as recorded in the Office of the Recorder of Deeds in and for Wayne County, Pennsylvania, in Plat Book 14, at page 117, said map being incorporated by reference herewith as if attached hereto.

TITLE TO SAID PREMISES IS VESTED IN Frederick M. Larsen, by Deed from Frank Casale, Dated 12/31/2008, Recorded 02/04/2009, in Book 3674, Page 122.

The said Frederick M. Larsen departed this life on or about 10/20/2011, and upon information and belief, his surviving heir at law and next-of-kin is Natalia Larsen.

By executed waiver, Natalia Larsen waived her right to be named as a defendant on the foreclosure action.

Tax Parcel: 19-0-0030-0010

Premises Being: 960 Goose Pond Road, Lake Ariel, PA 18436-8639

Improvements thereon:  
RESIDENTIAL DWELLING

Seized and taken in execution as property of:

Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest from or under Frederick M. Larsen, Deceased 960 Goose Pond Road LAKE ARIEL PA 18436

Execution No. 146-Civil-2013  
Amount Due: \$163,984.77 Plus additional costs

December 22, 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.

Vishal J. Dobarria Esq.

2/17/2017 • 2/24/2017 • 3/3/2017

**SHERIFF'S SALE  
MARCH 22, 2017**

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 22nd day of March, 2017 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 CERTAI N IN PROPERTY SITUATED IN THE TOWNSHIP OF CLINTON IN THE COUNTY OF WAYNE AND COMMONWEALTH OF PENNSYLVANIA, BEING DESCRIBED AS FOLLOWS: CONTROL# 003395. BEING MORE FULLY DESCRIBED IN A DEED DATED 07/21/2008 AND RECORDED 7/28/2006, AMONG THE LAND RECORDS OF THE COUNTY AND STATE SET FORTH ABOVE. IN DEED VOLUME 3093 AND PAGE 306.

TAX MAP OR PARCEL ID NO.:  
06-1-0002-0073

BEING KNOWN AS: 12  
Sensentine Road (Clinton  
Township), Waymart, PA 18472

PROPERTY ID NO.: 06-1-0002-  
0073

TITLE TO SAID PREMISES IS  
VESTED IN Mark A. Robinson  
and Celia G. Robinson, Husband  
and Wife BY DEED FROM  
Frederick C. Leonard and Amy L.  
Leonard, Husband and Wife  
DATED 07/21/2006 RECORDED  
07/28/2006 IN DEED BOOK 3093  
PAGE 306.

IMPROVEMENTS: Residential  
Dwelling

Seized and taken in execution as  
property of:  
Celia G. Robinson, Indv., and as  
Known Heir of Mark Robinson  
15805 Gary Avenue CHESTER VA  
23831

Mark Robinson, Indv., and as  
known heir of Mark A. Robinson  
1472 Craig Drive Sugar Hill GA  
30518

Unknown Heirs, Successors,  
Assigns and All Persons, Firms, or  
Associations Claiming Right, Title  
or Interest from or  
under Mark A. Robinson 12  
Sensentine Road WAYMART PA  
18472

Execution No. 99-Civil-2016  
Amount Due: \$89,105.69 Plus  
additional costs

December 23, 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.**

Nicole LaBletta, Esq.

**2/24/2017 • 3/3/2017 • 3/10/2017**

**SHERIFF'S SALE  
MARCH 22, 2017**

By virtue of a writ of Execution instituted Wells Fargo Bank, N.A. s/b/m to Wells Fargo Home Mtg., Inc., f/k/a Norwest Mortgage, Inc. issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 22nd day of March, 2017 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of

Honesdale the following property, viz:

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

Final Map of Pocono Springs Estates, Inc. Section XII

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

Tax Parcel ID: 14-24-119.-

Address: 68 Emerald Drive, Gouldsboro, PA 18424

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

Seized and taken in execution as property of:  
Robert W. Scott 450 Hickory Ridge Road Greenfield Township PA 18407  
Nancy A. Scott 450 Hickory Ridge

Road Greenfield Township PA  
18407

Execution No. 101-Civil-2014  
Amount Due: \$81,960.02  
Plus additional costs

December 23, 2016  
Sheriff Mark Steelman

**TO ALL CLAIMANTS TAKE  
NOTICE:**

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

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

Michael E. Carleton Esq.

2/24/2017 • 3/3/2017 • 3/10/2017

**SHERIFF'S SALE  
MARCH 22, 2017**

By virtue of a writ of Execution instituted Federal National Loan 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 22nd day of March, 2017 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 SALEM,  
COUNTY OF WAYNE AND  
COMMONWEALTH OF  
PENNSYLVANIA, AS LOT 1 AS  
SHOWN ON A CERTAIN MAP  
ENTITLED "MINOR  
SUBDIVISION OF THE LANDS  
OF ROY A. & LOUISEANNE  
MONTALVAN" AND FILED IN  
THE RECORDER'S OFFICE OF  
WAYNE COUNTY IN MAP  
BOOK 109, AT PAGE 38  
BOUNDED AND DESCRIBED  
AS FOLLOWS: BEGINNING AT  
A POINT IN THE  
APPROXIMATE CENTER OF  
S.R. 3007, ALSO KNOWN AS  
NEVILLE ROAD, THE MOST  
NORTHWESTERLY CORNER  
OF THE HEREIN DESCRIBED  
PARCEL, SAID POINT BEING  
THE POINT OF BEGINNING;  
THENCE ALONG THE LANDS  
OF TANCREDO, N/F SOUTH 67  
DEGREES 51 MINUTES 41  
SECONDS EAST A DISTANCE  
OF 30.85 FEET TO A DRILL  
HOLE FOUND, SAID DRILL  
HOLE BEARING SOUTH 43  
DEGREES 05 MINUTES 51  
SECONDS EAST 13.02 FEET  
FROM A STEEL PIN FOUND;  
THENCE CONTINUING ALONG

THE LANDS OF TANCREDO N/F SOUTH 43 DEGREES 05 MINUTES 51 SECONDS EAST A DISTANCE OF 866.90 FEET TO A STEEL PIN FOUND; THENCE ALONG THE LANDS OF TOY, N/F SOUTH 42 DEGREES 33 MINUTES 05 SECONDS WEST A DISTANCE OF 940.09 FEET TO A STEEL PIN SET; THENCE CONTINUING ALONG THE LANDS OF TOY, N/F NORTH 39 DEGREES 30 MINUTES 54 SECONDS WEST, A DISTANCE OF 215.17 FEET TO A STEEL PIN FOUND; THENCE ALONG LOT 1 NORTH 19 DEGREES 02 MINUTES 17 SECONDS WEST A DISTANCE OF 296.20 FEET TO A STEEL PIN SET; THENCE CONTINUING ALONG LOT 1 NORTH 50 DEGREES 47 MINUTES 16 SECONDS WEST (PASSING A STEEL PIN SET AT 115.14 FEET) A DISTANCE OF 140.14 FEET TO A POINT IN THE CENTER OF S.R. 3007; THENCE ALONG THE APPROXIMATE CENTER OF S.R. 3007 THE FOLLOWING FOUR COURSES: 1. NORTH 34 DEGREES 22 MINUTES 16 SECONDS EAST A DISTANCE OF 49.09 FEET; 2. ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 1,500.00 FEET ALONG AN ARC A LENGTH OF 331.17 FEET, SAID CURVE HAVING A CHORD BEARING OF NORTH 28 DEGREES 02 MINUTES 46 SECONDS EAST A DISTANCE OF 330.50 FEET; 3. NORTH 21 DEGREES 43 MINUTES 16 SECONDS EAST A DISTANCE OF 184.93 FEET; 4. NORTH 19 DEGREES 26

MINUTES 53 SECONDS EAST A DISTANCE OF 316.64 FEET TO THE POINT OF BEGINNING. CONTAINING 14.63 ACRES, MORE OR LESS. SUBJECT TO THE SAME CONDITIONS, EXCEPTIONS, AND RESERVATIONS AS ARE CONTAINED IN THE DEEDS FORMING THE CHAIN OF TITLE.

BEING KNOWN AS: 386 Neville Road, (Salem Township), Moscow, PA 18444

PROPERTY ID NO.: 22-0-0320-0127.0003

TITLE TO SAID PREMISES IS VESTED IN ROY A. MONTALVAN AND LOUISEANNE MONTALVAN, HIS WIFE, AS TENANTS BY THE ENTIRETY BY DEED FROM ROY A. MONTALVAN AND LOUISEANNE MONTALVAN, HIS WIFE DATED 07/13/2007 RECORDED 07/19/2007 IN DEED BOOK 3338 PAGE 326.

IMPROVEMENTS: Residential Dwelling

Seized and taken in execution as property of:  
Louise Anne Montalvan 386 Neville Road MOSCOW PA 18444  
Roy A. Montalvan 386 Neville Road MOSCOW PA 18444  
Louise Anne Montalvan c/o Joseph R. Rydzewski, Esq. 2573 Route 6 HAWLEY PA 18428  
Roy A. Montalvan c/o Joseph R.

Rydzewski, Esq. 2573 Route 6  
HAWLEY PA 18428

Execution No. 178-Civil-2011  
Amount Due: \$249,829.52 Plus  
additional costs

December 23, 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 Kishbaugh Esq.

**2/24/2017 • 3/3/2017 • 3/10/2017**

**SHERIFF'S SALE  
MARCH 22, 2017**

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 22nd day of March, 2017 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

ALL that certain piece or parcel of land situate, lying and being in the Township of Damascus, County of Wayne and State of Pennsylvania, bounded and described as follows:

BEGINNING at a point on the southerly side of a twenty (20) foot roadway, which point is also the northeast corner of Lot Number 11 of the John Kernan Development; THENCE along the easterly side of Lot Number 11 (contracted to be sold by Kernan to Roberts), South 8 degrees 58 minutes East two hundred eighty five (285) feet to a corner on the public highway; THENCE along said highway, North 74 degrees 49 minutes East fifty-one (51) feet to a corner; THENCE along Lot Number 13, North 8 degrees 58 minutes West two hundred seventy-three (273) feet to the southerly side of the aforementioned twenty (20) foot roadway; THENCE along the southerly side of said roadway South 87 degrees 5 minutes West fifty and one-tenth (50.1) feet to the point or place of BEGINNING.

BEING Lot Number 12 of the plats of John Kernan at Duck Harbor Lake, according to a survey of C.B. Ferris, C.B., a map of which is duly recorded in Map Book 2 at

Page 133.

BEING THE SAME PREMISES which Roger A. Mercer and Eileen M. Fallon, as Joint Tenants with Rights of Survivorship, by Deed dated 8/22/08 and recorded 9/4/08 in the Office of the Recorder of Deeds in and for the County of Wayne, in Deed Book 3586, Page 148, granted and conveyed unto Donald C. Mercer and Georgianna Mercer, his wife, in fee.

TAX PARCEL NO.: 7-0-0001-0056.-

ADDRESS BEING: 577 Duck Harbor Road, Equinunk, PA 18417

Seized and taken in execution as property of:  
Georgianna Mercer 399 31st Street  
LINDENHURST NY 11757

Execution No. 444-Civil-2016  
Amount Due: \$125,663.04 Plus  
additional costs

December 23, 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.

Samantha Gable Esq.

2/24/2017 • 3/3/2017 • 3/10/2017

**SHERIFF'S SALE  
MARCH 22, 2017**

By virtue of a writ of Execution instituted NationStar Mortgage LLC d/b/a Champion Mortgage Company issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 22nd day of March, 2017 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 situated, lying and being in the Township of Lake, County of Wayne, State of Pennsylvania, more particularly described as follows:

BEGINNING at a point in Northwesterly margin of the macadam pavement of State Highway L.R. #63067, said point being the most Easterly corner of the herein described tract; thence in



and along said highway South 67 degrees 35 minutes West 309.89 feet to a point also set in the Northwesterly margin of the pavement; thence leaving State Highway L.R. No. 63067 and through lands of the Grantor herein, of Which this was a part North 42 degrees 42 minutes 21 seconds West 465.41 feet to a point near the middle of the new relocated Route #191 (passing an angle iron set on line at 18.92 feet and an iron pipe set on line at 405.41 feet); thence in and along macadam pavement of State Highway Route #191 North 32 degrees 40 minutes East 100.00 feet to a point near the middle of pavement; thence leaving said Route #191 and along lands of Morgan Field, the following three courses and distances: (1) South 42 degrees 25 minutes East 175.00 feet (passing an iron pipe set on line at 60.0 feet) to a set iron pipe corner (2) South 75 degrees 50 minutes East 142.9 feet to a set iron pipe corner (3) North 73 degrees 5 minutes East 128.6 feet to a set iron pipe corner; thence along lands of Thomas McMannis South 42 degrees 55 minutes East 247.5 feet to the place of BEGINNING (passing an iron pipe on line at 220.0 feet) containing 2.32 acres. Bearings of Magnetic Meridian December 1971. Legal Description pursuant to a survey by Karl A. Hennings, Registered Surveyor.

Map Book 18, Page 1.

TAX PARCEL #: 12-0-0301-

0145.0001

BEING KNOWN AS: 1009 Advent Road, Lake Ariel PA 18436

Seized and taken in execution as property of:  
Unknown Heirs of Vivian Brumley, Deceased 1009 Advent Road LAKE ARIEL PA 18436  
Sharon Brumley, Solely in her capacity as Heir of Vivian Brumley, Deceased 17 Gravity Planes Road, Unit 1030, WAYMART PA 18472  
Glenn Allen Brumley, Solely in His Capacity AS Heir of Vivian Brumley, Deceased 1441 Lake Ariel Highway LAKE ARIEL PA 18436

Execution No. 96-Civil-2016  
Amount Due: \$119,900.81 Plus additional costs

January 3, 2017  
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

2/24/2017 • 3/3/2017 • 3/10/2017

**SHERIFF'S SALE  
MARCH 22, 2017**

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 22nd day of March, 2017 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 Band 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 55 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 38 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: \$178,983.53 Plus  
additonal costs

January 4, 2017  
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.

2/24/2017 • 3/3/2017 • 3/10/2017

**SHERIFF'S SALE  
MARCH 22, 2017**

By virtue of a writ of Execution instituted U.S. Bank N.A., as Trustee for Adjustable Rate Mortgage Trust 2005-10, Adjustable Rate Mortgage Mortgage Backed Pass Through Certificates, Series 2005-10 issued

out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 22nd day of March, 2017 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 partially situate in Preston Township and partially in Starrucca Borough, County of Wayne and State of Pennsylvania, bounded and described as follows, to wit:

Beginning at a heap of stones, the western corner of a tract of land in the warrantee name of James Cox; thence by the northern line of said tract north sixty-five (65) degrees east one hundred and forty (140) rods to a stones corner; thence by land conveyed by Charles S. Cox to Jirah Mumford south twenty-six (26) degrees east one hundred and thirty-five (135) rods to a corner; thence south sixty-four (64) degrees west one hundred and forty (140) rods to a stones corner; and thence by the said tract of James Cox, north twenty-six (26) degrees west one hundred and thirty-five (135) rods to the place of BEGINNING.

Excepting and reserving a 47.06 acre parcel which was conveyed to Barry S. Haines and Ursula E. Lacey by deed dated 02/01/91 and recorded in Wayne County Record Book 542, Page 115.

Also Excepting and reserving a

6.72 acre parcel which was conveyed to Barry S. Haines and Ursula E. Lacey by deed dated 02/01/91 and recorded at Wayne County Record Book 551, Page 166.

TITLE TO SAID PREMISES IS VESTED IN Bernice R. Phillips, by Deed from Adam S. Choi and Sontok Choi, his wife, by Adam S. Choi, her duly appointed agent, Dated 06/20/2005, Recorded 06/23/2005, in Book 2796, Page 31.

Tax Parcel: 25-0-0140-0023.A

Premises Being: 1010 Jacobs Ladder Road, Starrucca, PA 18462

Seized and taken in execution as property of:  
Bernice R. Phillips 183 Winter Street HYANNIS MA 02601

Execution No. 144-Civil-2016  
Amount Due: \$205,664.14  
Plus additional costs

January 3, 2017  
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.**

Vishal J. Dobarra Esq.

**2/24/2017 • 3/3/2017 • 3/10/2017**

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**SHERIFF'S SALE  
MARCH 22, 2017**

By virtue of a writ of Execution instituted JPMorgan Chase Bank, N.A. 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 22nd day of March, 2017 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 1903, section 16 of the Hideout, 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, and September 24, 1973 in plat book 5, pages 120 through 123 being the same land which Hideout Properties, Inc. by deed dated August 3, 1985 and intended to be recorded herewith, granted and conveyed to Karmit, Inc. Being the same premises conveyed to Edward J. Pfaeffle and Kathleen T. Pfaeffle his wife, by deed recorded in book 513, page 812

TITLE TO SAID PREMISES IS VESTED IN EDWARD J. PFAEFFLE AND KATHLEEN T. PFAEFFLE, HIS WIFE, by Deed from LEWIS T. KULIK AND LORETTA S. KULIK, HIS WIFE, Dated 09/29/1989, Recorded 10/02/1989, in Book 513, Page 812.

By virtue of EDWARD J. PFAEFFLE's death on or about 12/03/2012, his ownership interest was automatically vested in the surviving tenant by the entirety.

Tax Parcel: 12-0-0025-0100

Premises Being: 1903 Windemere Lane, Lake Ariel, PA 18436

Seized and taken in execution as property of:  
Kathleen Pfaeffle 1903 Windemere Lane, The Hideout LAKE ARIEL PA 18436

Execution No. 519-Civil-2016  
Amount Due: \$180,399.16  
Plus additional costs

January 3, 2017  
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.

**2/24/2017 • 3/3/2017 • 3/10/2017**

## CIVIL ACTIONS FILED

*FROM JANUARY 28, 2017 TO FEBRUARY 3, 2017  
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

### JUDGMENTS

NUMBER	LITIGANT	DATE	DESCRIPTION	AMOUNT
2008-20908	ACKERMAN CHRISTINE	2/01/2017	WRIT OF SCIRE FACIAS	—
2009-20564	ACKERMAN CHRISTINE	2/01/2017	WRIT OF SCIRE FACIAS	—
2010-21289	TODARO ANTHONY	1/30/2017	SATISFACTION	—
2011-20899	HENRY CAROLYN	2/01/2017	SATISFACTION	—
2012-21120	ACKERMAN CHRISTINE	2/01/2017	WRIT OF SCIRE FACIAS	—
2013-20499	ACKERMAN CHRISTINE	2/01/2017	WRIT OF SCIRE FACIAS	—
2014-20553	BECKER RAYMOND E	2/01/2017	SATISFACTION	—
2014-20553	BECKER NANCY E	2/01/2017	SATISFACTION	—
2014-21244	ACKERMAN CHRISTINE	2/01/2017	WRIT OF SCIRE FACIAS	—
2015-00372	PEPE MICHAEL A	2/03/2017	VACATE JUDGMENT	—
2015-00656	MERCK MALINDA	2/01/2017	DEFAULT JUDG IN REM	176,248.53
	A/K/A			
2015-00656	MERCK MALINDA	2/01/2017	DEFAULT JUDG IN REM	176,248.53
2015-20625	ACKERMAN CHRISTINE	2/01/2017	WRIT OF SCIRE FACIAS	—
2015-21054	HAAG DEBORAH M ZENZEL	2/01/2017	SATISFACTION	719.68
2015-21054	ZENZEL DEBORAH M HAAG	2/01/2017	SATISFACTION	719.68
2016-00079	SMITH BENJAMIN VINCENT SR	2/01/2017	WRIT OF EXECUTION	78,047.41
2016-00079	SMITH RACHELLE	2/01/2017	WRIT OF EXECUTION	78,047.41
2016-00312	MATTIS MARYANN	2/01/2017	WRIT OF EXECUTION	91,071.22
2016-00432	SANO SHIGUEO	2/01/2017	DEFAULT JUDG IN REM	87,270.87
2016-00520	LYNCH CALVIN WAYNE	2/01/2017	WRIT OF EXECUTION	144,335.49
2016-00539	MASTERS JEREMIAH	2/01/2017	DEFAULT JUDGMENT	3,400.00
	DEFENDANT/APPELLANT			
2016-00539	MASTERS LACEY	2/01/2017	DEFAULT JUDGMENT	3,400.00
	DEFENDANT/APPELLANT			
2016-00554	BLAIR CYNTHIA	1/30/2017	DEFAULT JUDGMENT	33,125.54
2016-00559	HENDERSHOT FREDERICK J	2/01/2017	DEFAULT JUDGMENT	2,066.08
2016-20161	KUBIAK BARBARA	1/30/2017	SATISFACTION	—
2016-20333	ACKERMAN CHRISTINE	2/01/2017	WRIT OF SCIRE FACIAS	—
2016-20368	HARTLEY JAMI L	2/01/2017	SATISFACTION	—
2016-20478	REPKIE SANDRA L	1/30/2017	DEFAULT JUDGMENT	4,015.36
2016-20499	TOOMA KARLO	2/03/2017	REIS/WRITSCIREFACIAS	—
2016-20671	KUBIAK BARBARA	1/30/2017	SATISFACTION	—
2016-20673	TOPKA PATRICIA A OFARRELL	1/30/2017	DEFAULT JUDGMENT	1,419.40
2016-20673	OFARRELL PATRICIA A TOPKA	1/30/2017	DEFAULT JUDGMENT	1,419.40
2017-00046	PURDY RICHARD T	1/30/2017	QUIET TITLE	—
2017-00046	PURDY GWENDOLYN M	1/30/2017	QUIET TITLE	—
2017-00055	DOLPH MICHAEL D	2/03/2017	QUIET TITLE	—
2017-00055	DOLPH MARJIE D	2/03/2017	QUIET TITLE	—
2017-00055	AMES FUNDING CORPORATION	2/03/2017	QUIET TITLE	—
	D/B/A			
2017-20086	JARBOE MICHAEL THOMAS	1/30/2017	JUDGMENT	1,065.50

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

2017-20087	GEWIRTZ JEFFREY	1/30/2017	JUDGMENT NOTE	15,000.00
2017-20087	GEWIRTZ ELLEN L ESTATE OF	1/30/2017	JUDGMENT NOTE	15,000.00
2017-20087	ELLEN GEWIRTZ TRUST AGREEMENT	1/30/2017	JUDGMENT NOTE	15,000.00
2017-20088	HAMM JESSICA MARIE	2/02/2017	JUDGMENT	1,008.50
2017-20089	LESH ROBERT J JR	2/02/2017	JUDGMENT	30,799.00
2017-20090	JOHNSON JOSHUA WALTER	2/02/2017	JUDGMENT	1,499.00
2017-20091	HAGER KRISTIE MARIE	2/02/2017	JUDGMENT	1,524.63
2017-20092	CARY TRANSPORTATION INC	2/03/2017	TAX LIEN	3,358.92
2017-20093	LAWLER MICHAEL JOSEPH JR	2/03/2017	JUDGMENT	3,283.50
2017-20094	SWEARINGER GAVIN DALE	2/03/2017	JUDGMENT	2,623.50
2017-40003	FITZSIMMONS BRIAN P OWNER P	2/01/2017	STIP VS LIENS	—
2017-40003	RON FRANKS BUILDERS CONTRACTOR	2/01/2017	STIP VS LIENS	—
2017-40004	GRAZIANO TRAVIS OWNER P	2/01/2017	STIP VS LIENS	—
2017-40004	CORNERSTONE BUILDING SOLUTIONS INC CONTRACTOR	2/01/2017	STIP VS LIENS	—

### CIVIL APPEALS — AGENCIES: OTHER

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2017-00052	ROY ALEXANDER W PLAINTIFF/APPELLEE	PLAINTIFF	1/31/2017	—
2017-00052	WIERSIELIS EDWARD DEFENDANT/APPELLANT	DEFENDANT	1/31/2017	—
2017-00053	ROY ALEXANDER W PLAINTIFF/APPELLEE	PLAINTIFF	1/31/2017	—
2017-00053	WIERSIELIS EDWARD DEFENDANT/APPELLANT	DEFENDANT	1/31/2017	—

### CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2017-00047	DISCOVER BANK	PLAINTIFF	1/31/2017	—
2017-00047	COBB JOHN A	DEFENDANT	1/31/2017	—
2017-00048	DISCOVER BANK	PLAINTIFF	1/31/2017	—
2017-00048	WYCKOFF VEDA D	DEFENDANT	1/31/2017	—

### PETITION

CASE No.	INDEXED PARTY	TYPE	DATE	AMOUNT
2017-00045	1962 CHEVROLET SP CPE VIN 21847B226017	PETITIONER	1/30/2017	—
2017-00045	SULLIVAN JAMES R JR	PETITIONER	1/30/2017	—
2017-00045	COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF TRANSPORTATION	RESPONDENT	1/30/2017	—
2017-00049	MULHERN CURTIS JOHN	PETITIONER	1/31/2017	—
2017-00049	SCI WAYMART	RESPONDENT	1/31/2017	—
2017-00049	RANSOM SGT	RESPONDENT	1/31/2017	—
2017-00049	JONES SGT	RESPONDENT	1/31/2017	—
2017-00049	WILLIAMS COUNSELOR	RESPONDENT	1/31/2017	—
2017-00049	MCKORON COUNSELOR	RESPONDENT	1/31/2017	—



**REAL PROPERTY — EJECTMENT**

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2017-00056	NATIONSTAR MORTGAGE LLC	PLAINTIFF	2/03/2017	—
2017-00056	SEMPLÉ JILL M	DEFENDANT	2/03/2017	—
2017-00056	SEMPLÉ BRIAN D	DEFENDANT	2/03/2017	—
2017-00056	OCCUPANTS	DEFENDANT	2/03/2017	—

**REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL**

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2017-00050	NBT BANK NA FORMERLY	PLAINTIFF	1/31/2017	—
2017-00050	PENNSTAR BANK	PLAINTIFF	1/31/2017	—
2017-00050	WALLACE RICKIE P	DEFENDANT	1/31/2017	—
2017-00050	WALLACE AMY J	DEFENDANT	1/31/2017	—
2017-00051	NATIONSTAR MORTGAGE LLC D/B/A	PLAINTIFF	1/31/2017	—
2017-00051	CHAMPION MORTGAGE COMPANY	PLAINTIFF	1/31/2017	—
2017-00051	ZENGEL ADAM	DEFENDANT	1/31/2017	—
2017-00054	WELLS FARGO BANK NA	PLAINTIFF	2/01/2017	—
2017-00054	PERROTTI MARIA A	DEFENDANT	2/01/2017	—

**REAL PROPERTY — QUIET TITLE**

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2017-00046	BERNABEU GASPAR R	PLAINTIFF	1/30/2017	—
2017-00046	BERNABEU CINDY	PLAINTIFF	1/30/2017	—
2017-00046	PURDY RICHARD T	DEFENDANT	1/30/2017	—
2017-00046	PURDY GWENDOLYN M	DEFENDANT	1/30/2017	—
2017-00055	WILMINGTON TRUST NATIONAL ASSO AS SUCCESSOR TRUSTEE TO	PLAINTIFF	2/03/2017	—
2017-00055	CITIBANK NA	PLAINTIFF	2/03/2017	—
2017-00055	DOLPH MICHAEL D	DEFENDANT	2/03/2017	—
2017-00055	DOLPH MARJIE D	DEFENDANT	2/03/2017	—
2017-00055	AAMES FUNDING CORPORATION D/B/A	DEFENDANT	2/03/2017	—
2017-00055	AAMES HOME LOAN	DEFENDANT	2/03/2017	—

**MORTGAGES AND DEEDS**

*RECORDED FROM FEBRUARY 13, 2017 TO FEBRUARY 17, 2017  
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

**MORTGAGES**

<b>GRANTOR</b>	<b>GRANTEE</b>	<b>LOCATION</b>	<b>AMOUNT</b>
Hunt Audrey	Schloesser Warren	Honesdale Borough	70,000.00
Bucko Robert M	Mortgage Electronic Registration Systems	Paupack Township	
Bucko Cecelia L			485,867.00
Bisignani Robert M	Community Bank	Salem Township	
Bisignani Susan H AKA			150,000.00
Bisignani Susan AKA			
J C J Property Management L L C	Wayne Bank	Honesdale Borough	34,688.82
Schmitt Mark A	Mortgage Electronic Registration Systems	Oregon Township	
Schmitt Brenda J			107,000.00
Perano Frank T	Wayne Bank	Texas Township	1,492,000.00
Helms Cody A	Mortgage Electronic Registration Systems	Lake Township	123,717.00
Doherty Brooke	Mortgage Electronic Registration Systems	Damascus Township	137,464.00
Burkavage James C	Honesdale National Bank	Texas Township 3	
Burkavage Gisele M			170,000.00
Sutor David	Honesdale National Bank	Texas Township 1 & 2	80,800.00
McDonald Gerald S	Dime Bank	Cherry Ridge Township	284,000.00
Thurston Robert H	Mortgage Electronic Registration Systems	Mount Pleasant Township	114,880.00
Keesler Carl	Jeff Bank	Manchester Township	28,000.00
Sewell Rose Marie	Mortgage Electronic Registration Systems	Salem Township	91,000.00
Didriksen Neal	G T C Financial	Lehigh Township	14,000.00
Erb Donald G	Wells Fargo Bank	Paupack Township	
Erb Heather S			355,000.00
Diaz Donna Lynn	N B T Bank	Lake Township	
Diaz Luis Gerardo			153,000.00
McNamara James	Mortgage Electronic Registration Systems	Salem Township	
McNamara Lillian			130,200.00
Golf Park Properties Inc	Dime Bank	Salem Township	2,200,000.00
Schuman Michael	Mortgage Electronic Registration Systems	Cherry Ridge Township	
Kjera Jessica			139,428.00
Guruianu Silviu	J P Morgan Chase Bank	Lake Township	
Guruianu Niculina			75,000.00

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

Mele Margaret C	Fidelity Deposit & Discount Bank	Salem Township	
Bieniecki Philip C			200,000.00
Geisler Alexandria	N B T Bank	Lehigh Township	58,200.00
Jump Frank H	J P Morgan Chase Bank	Sterling Township	
Aiosa Vincenzo			50,000.00
Feinstein Alan	Mortgage Electronic Registration Systems	Palmyra Township	72,000.00
Britton Lyle	Teachers Federal Credit Union	Lake Township	
Britton Judith AKA			164,000.00
Townsend Judith G AKA			

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## DEEDS

GRANTOR	GRANTEE	LOCATION	LOT
Schloesser Warren H	Hunt Audrey	Honesdale Borough	Lots 100 & 98
Skinner James J II Exr	Han Yumei	Dyberry Township	
Skinner James Jest			
Yamialkowski Mary	Landry Brian J	Canaan Township	
Yamialkowski Joseph	Landry Christina M		
Williams Alberta	Gomez Amelia Tr Williams Family Irrevocable Trust	Salem Township	
Zebrowski David E	Heller Wayne	Clinton Township 2	
Zebrowski Mary Lou			Lot 5
Fish Sharon D Exr	Fish Sharon D	Paupack Township	
Lord Colleen J Exr	Lord Colleen J		
Kulp Olive E Est			
Vreeland David S	Vreeland Margot	Paupack Township	
Vreeland Edith B			
Dangelo David	Altemier David 0 Altemier Beverly J	Dreher Township	Lot 28
Jones Ezra Earl	Wood Keith	Damascus Township	
Jones Mary S AKA	Wood Christina		
Jones Mary Slaughter AKA			
MacCarter Terry W	MacCarter Terry W	Paupack Township	Lot 820R
Pedersen Glenn Roger Exr	Pedersen Glenn Roger	Paupack Township	
Pedersen Joan G Est			
Pedersen Kenneth Brian			
Baldino Mark	Baldino Mark	Paupack Township	
Baldino Kathleen	Baldino Kathleen		Lot 138R
Jines Cornelia By Sheriff	Tigue Thomas	Paupack Township	
Jines Sean By Sheriff			
G & J Property Management Inc	J C J Property Management	Honesdale Borough	
Chance John	Helms Cody A	Lake Township	
Chance Grace			Lot 4084
Gumble Kimberly	Doherty Brooke	Damascus Township	
Gumble Timothy			
Defeo Cathleen L	Caccavo Frank V Jr	Mount Pleasant Township	

Hochreither Robert P Fritz Gretchen C Hochreither Gretchen C	Burkavage James C Burkavage Gisele M	Texas Township 3	Lot 15
Kondaur Capital Corporation Tr	Sutor David	Texas Township 1 & 2	
Hoffman Robert E	Hoffman Robert E Hoffman James E	Berlin Township	
Dolph Edward A	Dolph Jerry	Clinton Township 1	
Rutledge Arthur M Sr	Rutledge Arthur M Jr	Damascus Township	
Nebzydoski John F Exr Nebzydoski Mary J Est AKA Nebzydoski Mary Est AKA	Thurston Robert H	Mount Pleasant Township	Lot 2
Barton Robert	Kastner Edward	Lehigh Township	Lots 30 & 31
Dobitsch Christopher	Sewell Rose Marie	Salem Township	
Dobitsch Lisa M			Lot 432
Chapman James D Chapman Heather R	Rosengrant Lynn	Lake Township	
G C Marketing Inc	Didriksen Neal	Lehigh Township	Lots 113 & 114
Pridgen Douglas K White Amy R	Dzieszanowski Glenn J	Lehigh Township	Lot 136
Avery Frank R Avery Arlene	Dyson John C Jr	Hawley Borough	
Dunn Eric	Dunn William G Dunn Carol H	Berlin Township	
Breckel Robert A	Sporer Jeffrey Sporer Eva	Texas Township 3	
Shade Tree L L C	M & J Concepts & Solutions Inc	Lehigh Township	Lot 32
Bass Walter C Tr	Bass Walter C Tr	Paupack Township	
Marion E Bass Revocable Trust	Walter C Bass Revocable Trust		
Spinella Chris Gray Dawn	Gray Dawn	Lehigh Township	
Adametz Michael	Adametz Michael Torres Mary	Lehigh Township	Lots 222 & 223
MacInsky Alexander Jr	McCleary Thomas P Jr	Lake Township	Lot 975
Hewston Leigh Ann	Hewston Leigh Ann	Lehigh Township	
Gillespie Catherine H	Gillespie Catherine H		Lot 68
Mayeski Donna Kovalesski Kovalesskimayeski Donna Diaz Donna Lynn	Diaz Luis Gerardo Diaz Donna Lynn	Lake Township	
Flannery Eva Ruth Est AKA Flannery Eva Est AKA Flannery Eva M Est AKA Flannery Eva Mumken Est AKA	Diaz Luis Diaz Donna	Lake Township	
Carroll Kim Exr			
Cardellino Blair	Cardellino Blair	Lake Township	Lot 5R
Ristaino Karen	Schuman Michael Kjera Jessica	Cherry Ridge Township	
Cucco Robert A Cucco Valerie M	An Doh Charles Latinwo Folake	Lake Township	Lot 3445
Landslovers Corp	Berrios Branden M	Manchester Township	

Tchorzewski Marek	Perlin Maksim	Lehigh Township	
Famularo John	Tchorzewski David	Lehigh Township	
Wayne County Tax Claim Bureau	Swantek Michael	Paupack Township	
Dickert Marie	Swantek Margaret		
Buniewski Richard	Bieniecki Philip C	Salem Township	
Buniewski Karen Lyn Exr	Mele Margaret C		Lot 6
Buniewski Brian Est			
Graham Gary AKA	Graham Gary J	Paupack Township	
Graham Gary J AKA	Graham Carol		Lot 165 R
Graham Carol			
Kelly Neil	Nolan Stephen	Manchester Township	Lots 1047 & 1048
Houck Larry E	Houck Larry E	Paupack Township	
Houck Gary L	Houck Gary L		Lot 210
Givargidze Zaya Exr	Feinstein Alan	Palmyra Township	
Pudlin Peter Est			Lots 18 & 20
Hocking Angela	Hocking James R	Texas Township 1 & 2	
Smith Janet E	Lake Moc A Tek Inc	Paupack Township	
Lake Moc A Tek Inc	Smith Janet E	Paupack Township	
Smith Janet E	Smith Janet E	Paupack Township	
Smith Janet E	Smith Janet E	Paupack Township	
Lake Moc A Tek Inc	Smith Janet E	Paupack Township	
Lake Moc A Tek Inc	Smith Janet E	Paupack Township	
Smith Janet E	Smith Janet E	Paupack Township	
Smith Janet E	Lake Moe A Tek Inc	Paupack Township	
Lake Moc A Tek Inc	Smith Janet E	Paupack Township	
Lake Moc A Tek Inc	Lake Moc A Tek Inc	Paupack Township	
Lake Moc A Tek Inc	Lake Moc A Tek Inc	Paupack Township	Lot 3R R
Smith Janet E	Smith Janet E	Paupack Township	
Smith Janet E	Smith Janet E	Paupack Township	Lot 20R
Smith Janet E	Smith Janet E	Paupack Township	Lot 21R

## CLE Courses

### **Estate Planning: Beyond the Basics**

*Sub. 5 / Ethics 1*

Mar. 2, 2017

9:00 a.m.–4:30 p.m.

Course #9722G

### **Sentencing in Pennsylvania State**

**Courts**

*Sub. 4 / Ethics 0*

Mar. 9, 2017

12:00 p.m.–4:30 p.m.

Course #9561G

### **Using & Abusing the Residential Agreement of Sale**

*Sub. 3 / Ethics 0*

Mar. 16, 2017

12:00 p.m.–3:15 p.m.

Course #9705G

### **Selecting & Influencing Your Jury** (Susan Jones – PEG)

*Sub. 6 / Ethics 0*

Mar. 23, 2017

8:30 a.m.–3:30 p.m.

Course #9448G

### **The Law of Arrest Search and Seizure in Pennsylvania**

*Sub. 3 / Ethics 1\**

Mar. 29, 2017

12:00 p.m.–4:15 p.m.

Course #9723G

### **Estates and Litigation Proceeds**

*Sub. 3 / Ethics 0*

Apr. 10, 2017

9:00 a.m.–12:15 p.m.

Course #9562G

### **How to Handle Small and Insolvent Estates**

*Sub. 3 / Ethics 0*

Apr. 24, 2017

9:00 a.m.–12:15 p.m.

Course #9640G

### **Advising the Closely Held or Family Owned Business**

*Sub. 4 / Ethics 0*

Apr. 25, 2017

12:00 p.m.–4:30 p.m.

Course #9565G

Registration begins 1/2 hour prior to beginning of course, unless otherwise noted.

Pre-register through [pbi.org](http://pbi.org).

WAYNE COUNTY BAR ASSOCIATION



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

# Wayne County LEGAL JOURNAL

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