

WAYNE COUNTY BAR ASSOCIATION

OFFICIAL LEGAL JOURNAL

OF WAYNE COUNTY, PA



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Honesdale, PA



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Court of Common Pleas 22nd Judicial District:

The Hon. Janine Edwards
President 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.

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The Official Legal Publication of Wayne County, Pennsylvania



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.

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 | Free |

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

WAYNE COUNTY OFFICIALS

Judge of the Court of Common Pleas

Janine Edwards, *President Judge*
Raymond L. Hamill, *Senior Judge*

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

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Patricia Biondo

Raising the Bar



Wayne County Bar Association
922 Church Street, 2nd 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

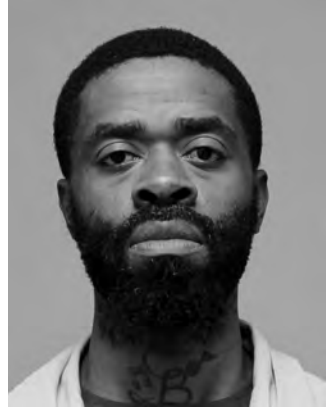
ACCEPTING DONATIONS NOW!

For Information call the Wayne County Bar Association: (570) 253-9556 or go to
www.waynecountylawyers.org

District Attorney's Office — Press Release

SECOND ARREST MADE IN TRI-STATE TOBACCO ROBBERY

January 24, 2019 — The Pennsylvania State Police and Patrick L. Robinson, Wayne County District Attorney, announced the arrest of Tyson C. Blount, age 34, of Roslyn, PA for Robbery (F2), and related charges. Blount and two (2) accomplices stole in excess of \$19,000.00 from the Tri-State Tobacco store located at 350 Grandview Avenue in Texas Township. One of the accomplices, Terrell Boozer, was arraigned last week. Blount was arraigned by Magistrate Judge Linus Myers and remanded to the Wayne County Prison in lieu of \$150,000.00 bail. His initial court appearance is scheduled for January 30, 2019.



TYSON C. BLOUNT

The filing of criminal charges is not evidence of guilt but simply a description of the charge made by the Commonwealth against an individual. A charged juvenile is presumed innocent until a Judge finds that the Commonwealth has proved the juvenile's guilt beyond a reasonable doubt or until a juvenile enters a stipulation admitting the facts as alleged in the juvenile petition and is then considered or found to be delinquent.



WAYNE COUNTY BAR ASSOCIATION

www.waynecountylawyers.org

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 Margaret L. Longo AKA
Margaret Longo
Late of Cherry Ridge Township
CO-EXECUTOR
James Daly
89 Miami Ave.
Newington, CT 06111
CO-EXECUTRIX
Sandra Rowe
2213 Owego Turnpike
Honesdale, PA 18431
ATTORNEY
Ronald M. Bugaj, Esq.
308 9th St., PO Box 390
Honesdale, PA 18431

2/1/2019 • 2/8/2019 • 2/15/2019

EXECUTOR NOTICE

Estate of Babette Salvagin AKA
Babette D. Salvagin AKA Babette
Dodd Salvagin
Late of Scott Township
EXECUTOR
Gregory R. Hopkins

33 Fairlawn Avenue
Middletown, New York 10940
ATTORNEY
Robert J. Madigan, Jr.
P.O. Box 2039
Binghamton, NY 13902

2/1/2019 • 2/8/2019 • 2/15/2019

EXECUTOR NOTICE

Estate of Helen A. O’Heren
Late of Hawley Borough
CO-EXECUTOR
Shawn G. O’Heren
117 Falls Ave.
Hawley, PA 18428
CO-EXECUTRIX
Susan G. O’Heren
117 Falls Ave.
Hawley, PA 18428
ATTORNEY
John F. Spall
2573 Route 6
Hawley, PA 18428

1/25/2019 • 2/1/2019 • 2/8/2019

ESTATE NOTICE

NOTICE IS HEREBY GIVEN,
that Letters Testamentary have
been issued in the Estate of Jean
Kahny Wood a/k/a Jean Wood,
a/k/a Jean K. Wood, who died on
November 25, 2018, late resident
of Honesdale, PA 18431, to
Michael T. Wood and Regina Wood
Pollard, Co-Executors of the
Estate. 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 Michael T. Wood and Regina Wood Pollard c/o Law Offices of HOWELL & HOWELL, ATTN: ALFRED J. HOWELL, ESQUIRE, Attorney for the Estate, at 109 Ninth Street, Honesdale, PA 18431.

ALFRED J. HOWELL, ESQUIRE
ATTORNEY FOR THE ESTATE

1/25/2019 • 2/1/2019 • 2/8/2019

ESTATE NOTICE

Notice is hereby given, that Letters Testamentary have been granted to Kendra Angione, Executrix of the Estate of Wayne G. Gilbert, late of Berlin Township, Wayne County, Pennsylvania who died on November 12, 2018. 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 Executrix, Kendra Angione c/o Mark R Zimmer, Esquire, 1133 Main Street, Honesdale, PA 18431.

1/25/2019 • 2/1/2019 • 2/8/2019

EXECUTOR NOTICE

Estate of Edward H. DeVrieze
AKA Edward DeVrieze
Late of Damascus Township
EXECUTOR
Michael DeVrieze
1174 Calkins Road
Milanville, PA 18443
ATTORNEY
Nicholas A. Barna

831 Court Street
Honesdale, PA 18431

1/25/2019 • 2/1/2019 • 2/8/2019

EXECUTOR NOTICE

Estate of Anne Kowalczyk
Late of Waymart Borough
CO-EXECUTOR
Paul N. Kowalczyk
55 Billard Road
Hawley, PA 18428
CO-EXECUTOR
Allan H. Kowalczyk
668 Towpath Road
Hawley, PA 18428
ATTORNEY
Ronald M. Bugaj, Esq.
PO Box 390, 308 9th St.
Honesdale, PA 18431

1/25/2019 • 2/1/2019 • 2/8/2019

ESTATE NOTICE

In the Estate of Stephen Kowalsky of Mount Pleasant Township, Wayne County, Pennsylvania.

Letters Testamentary in the above estate have been granted to the undersigned. All persons indebted to said estate are requested to make prompt payment and all having claims against said estate will present them without delay to:

Michael Urda, Executor
C/O Marissa McAndrew, Esquire
Briechle Law Offices, P.C.
707 Main Street P.O. Box 157
Forest City, PA 18421

1/18/2019 • 1/25/2019 • 2/1/2019

EXECUTOR'S NOTICE

ESTATE OF BARBARA ANN FORCHESKIE, late of Lake Ariel, Wayne County, PA, deceased.

Letters testamentary on the above estate having been granted to the undersigned, all persons indebted to the said estate are requested to make payment and those having claims to present same, without delay to CARL J. FORCHESKI, 12 Revere Drive, Ridgefield, CT 06877, or to his attorneys, KLEMEYER, FARLEY & BERNATHY, LLC, 2523 Route 6, Suite 1, Hawley, PA 18428.

1/18/2019 • 1/25/2019 • 2/1/2019

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
FEBRUARY 13, 2019**

By virtue of a writ of Execution instituted by: Dime Bank issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 13th day of February, 2019 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

Lake, County of Wayne, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

FIRST PARCEL

BEGINNING at a corner 40 feet from the northeast corner of Lot No. 34, now or formerly owned by P.T. Howe, on First Street; thence along First Street North 20 degrees 15 minutes East 150 feet to a corner; thence North 69 degrees 45 minutes West 150 feet to a corner; thence South 20 degrees 15 minutes West 150 feet to a corner, thence South 69 degrees 45 minutes East 150 feet to the place of BEGINNING. CONTAINING 22,500 square feet of land, being the same more or less.

SECOND PARCEL

BEGINNING at a stake corner in line of land now or formerly of George Samson and First Street in the Village of Lake Ariel, being the northwest corner of First Street; thence in a southerly direction along said First Street 6 feet to a corner of land now or formerly of Earl Rockwell; thence in a westerly direction along line now or formerly of Earl Rockwell's land 150 feet to the northwest corner line of land now or formerly of said Earl Rockwell; thence in a northerly direction a distance required to the center of a stone wall; thence easterly along said stone wall and land now or formerly of said George Samson 150 feet to the place of BEGINNING.

Being 137 Samson Road, Lake Ariel and being Tax #12-0-0006-0040. Control #041301.

BEING the same premises conveyed by Homesales, Inc. to Gerard Tambasco by deed dated July 9, 2009, recorded at Book 3789, Page 118.

Seized and taken in execution as property of:
Bernard Fotusky 137 Samson Road
Lake Ariel PA 18436
Cindy Fotusky 137 Samson Road,
Lake Ariel PA 18436

Execution No. 71-Civil-2018
Amount Due: \$166,837.82 Plus
additional costs

November 21, 2018
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.**

OLSOMMER-CLARKE
INSURANCE GROUP, INC.
Since 1949 • 8000 JEFFERSON DRIVE

COMPETITIVE BUSINESS INSURANCE QUOTES
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**FAILURE TO PAY BALANCE
WILL FORFEIT DOWN
PAYMENT.**

Kimberly D. Martin Esq.

1/18/2019 • 1/25/2019 • 2/1/2019

**SHERIFF'S SALE
FEBRUARY 13, 2019**

By virtue of a writ of Execution instituted by: Nationstar Mortgage LLC d/b/a Mr. Cooper 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 February, 2019 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 Salem, Wayne County, Pennsylvania, known as:

Lot 1655 in section 15 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, pages 6 and 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 and 58; February 8, 1971 in Plat book 5, pages 59 and 61 through 63; March 24, 1971 in Plat book 5, pages 66 through 68; May 10, 1971 in plat book 5, pages 69 through 72; March 14, 1972 in Plat book 5, pages 73 through 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 through 104.

BEING KNOWN AS: 1655
WINDEMERE LANE, LAKE
ARIEL (SALEM), PA 18436

PROPERTY ID: 22-0-0024-0119

TITLE TO SAID PREMISES IS
VESTED IN LAWRENCE
NATALE GARDA BY DEED
FROM LAWRENCE NATALE
GARDA AND JOSEPHINE
GARDA, HIS WIFE DATED
12/05/1991 RECORDED
12/21/1991 IN BOOK 0628 PAGE
0296

Seized and taken in execution as
property of:
Lawrence J. Garda a/ka Larry J.
Garda, in his Capacity as Heir of
Lawrence Natale Garda a/k/a
Larry Bippy Garda,
Deceased 1655 Windemere Lane,
LAKE ARIEL PA 18436
Peter Ciro Garda, in his Capacity

as Heir of Lawrence Natale Garda
a/k/a Larry Bippy Garda, Deceased
1655
Windemere Lane, LAKE ARIEL
PA 18436
Gina Francesca Trimarche, in her
Capacity as Heir of Lawrence
Natale Garda a/k/a Larry Bippy
Garda, Deceased
1655 Windemere Lane, LAKE
ARIEL PA 18436
Unknown Heirs, Successors,
Assigns and all Persons, Firms or
Associations, Claiming Right, Title
or interest, From or Under
Lawrence Natale Garda a/k/a
Larry Bippy Garda, Deceased 1655
Windemere Lane, LAKE ARIEL
PA

Execution No. 224-Civil-2018
Amount Due: \$50,658.57 Plus
additional costs

November 20, 2018
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 J. Crawley Esq.

1/18/2019 • 1/25/2019 • 2/1/2019

**SHERIFF'S SALE
FEBRUARY 20, 2019**

By virtue of a writ of Execution instituted by: LSF10 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 20th day of February, 2019 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 located in the Township of Paupack, County of Wayne, Commonwealth of Pennsylvania, and being more particularly described as follows:

Lot 58, Section 3, as shown on Plan of Lots, Wallenpaupack Lakes 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, Page 117, said map being incorporated by reference herewith as if attached hereto.

TOGETHER with all the right of way and UNDER AND SUBJECT

Celebrate a *Life Legacy*
Create a *Life Legacy*
WAYNE COUNTY
COMMUNITY FOUNDATION
Serving Wayne County since 1991
Honor your loved one forever with a memorial fund.
www.waynefoundation.org • 570.499.4299 • wccf-pd.net

The Wayne County Community Foundation has twenty seven 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.

to all covenants, reservations, restriction and conditions as more particularly set forth in Wayne County Deed Book Volume 294, at Page 927.

PARCEL NO. 19-0-0030-0108

BEING KNOWN AS 82 Wallen Paupack Drive, Lake Ariel, PA 18436

BEING THE SAME PREMISES which Gerard Russell and Joyce A. Russel, husband and wife, by Deed dated June 8, 1998 and recorded June 8, 1998, in the Office of the Recorder of Deeds in and for the County of Wayne, in Deed Book 1372, Page 317, granted and conveyed unto Gerard Russell

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 Gerard Russell 1069 Wallenpaupack Dr., f/k/a 82 Wallenpaupack Dr., f/k/a 82 Wallenpaupack Estates, LAKE ARIEL PA 18436

Execution No. 257-Civil-2017
Amount Due: \$227,580.16 Plus additional costs

November 21, 2018
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.

Pierre E. Simonvil Esq.

1/25/2019 • 2/1/2019 • 2/8/2019

**SHERIFF'S SALE
FEBRUARY 20, 2019**

By virtue of a writ of Execution instituted by: Jame B. Nutter & 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 20th day of February, 2019 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 of parcel of land lying, situate and being in the Township of Berlin, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at the northwest corner of a lot conveyed by George Wells and wife to Charles W. Traintor, in the center of the Plank Road; thence along said road South 74° East 4 rods; thence South 2° West 10 rods; thence West 16 ° North to the west line of the land aforesaid; thence North 2 ° East along the line of land occupied by David Tamblyn, 10 rods to the place of beginning.

Being known and designated as Tax Parcel ID No. 1-2-62 in the Deed Registry Office of Wayne County, Pennsylvania.

Being the same property which Louis S Damato and Doreen Damato, husband and wife, by their deed dated July 3, 1993 and

recorded August 7, 1992 in the Recorder's Office of Wayne County, Pennsylvania, at Deed Book Volume 709 and Page 25, granted and conveyed unto Louis S. Damato.

BEING KNOWN AS: 58
VILLAGE ROAD BEACH LAKE,
PA 18405

PROPERTY ID: 1-2-62

TITLE TO SAID PREMISES IS
VESTED IN LOUIS S. DAMATO
BY DEED FROM LOUIS S.
DAMATO AND DOREEN
DAMATO, HUSBAND AND
WIFE DATED 07/03/1992
RECORDED 08/07/1992 IN
BOOK 709 PAGE 25

Seized and taken in execution as
property of:
Louis S. Damato A/K/A Louis
Damato 58 Village Road, Beach
Lake PA 18405

Execution No. 332-Civil-2018
Amount Due: \$197,470.44 Plus
additional costs

November 21, 2018
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 J. Crawley Esq.

1/25/2019 • 2/1/2019 • 2/8/2019

**SHERIFF'S SALE
FEBRUARY 20, 2019**

By virtue of a writ of Execution instituted by: U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLEY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 20th day of February, 2019 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 to the Borough of Waymart, County of Wayne and common wealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a railroad spike

corner mat, being the Southeast corner of lands of Robert C. Grimm (Deed Book 487 at Page 848 and Deed Book 467 at Page 852) and being located on the Westerly side of the Belmont & Easton Turnpike (State Route No. 0296); thence along the Westerly side of said roadway, South 11 degrees 34 minutes 00 seconds West 64.20 feet to an iron pin corner set, being the Northeast corner of the First Parcel; of lands of John W., Jr. and Cheryl R. Gaudenzi (Deed Book 332 at Page 532); thence, departing from said roadway and along lines of the First Parcel: of lands of said Gaudenzi: North 77 degrees 46 minutes 00 seconds' West 161.40 feet to an iron pin corner found and South 28 degrees 00 minutes 00 seconds West 80.13 feet to an iron pin corner found, being a common corner of the First Parcel; the Second Parcel; and the Third Parcel: of lands of the aforesaid Gaudenzi; thence along lines of the third Parcel: of lands of the aforesaid Gaudenzi: North 56 degrees 58 minutes 00 seconds West 40.0 feet to an iron pin corner set and South 20 degrees 07 minutes .00 seconds West 60.00 feet to an iron pin corner set, being a common corner of the Third Parcel: of lands of the aforesaid Gaudenzi; Parcel No. 1 of lands of Michael James Geraldine R. Barra (Deed Book 349 at Page 963) and Parcel Two: of lands of James & Joan M. Gillette (Deed Book 467 at Page 54); thence, along line of Parcel Two: of lands of said Gillette, North 66 degrees 16 minutes 21 seconds West 159,76

feet to an iron pin corner set; thence, through lands of Edward J. and Margaret Gillette (Deed Book 509 at Page S6): North 17 degrees 12 minutes 06 seconds East 148.38 feet to an iron pin corner set and South 80 degrees 56 minutes 00 seconds East 206,31 feet to an iron pin corner set, located on the Western line of lands of the aforesaid Grimm; thence, along lines of lands of said Grimm; South 12 degrees 53 minutes 12 Seconds West 07.085 feet to an iron pin corner set, South 80 degrees 56 minutes 00 seconds West 22.99 feet to a railroad spike corner found and South 80 degrees 56 minutes 00 seconds East 145,01 feet to the place of BEGINNING.

CONTAINING, within bounds 43,560 square feet (1.0000 acres) of land, inclusive of that area occupied by utilities, easements and rights of way, supporting a frame dwelling and various outbuildings and being designated as Lot 1 on accompanying draft.

TOGETHER WITH, the RIGHT OF USE of a certain right of way for the purpose of a driveway, to be used jointly by the Grantors and Grantees herein, their heirs and assigns, in common With Robert C. Grimm (Deed Book 487 at Page 848 and Deed Book 487 at Page 852), their heirs and assigns.

Said RIGHT OF WAY for a driveway, being particularly described, as follows:

BEGINNING at a railroad spike corner set, located on the Westerly

aide of the Belmont A Easton Turnpike (State Route No. 0296), being the Southeast corner of lands of the aforesaid Grimm and Being, the Northeast corner of the premises herein previously described; thence, departing from said roadway and along lines of lands of said Grimm; North 80 degrees 56 minutes 00 seconds west 168.00 feet to an iron pin corner found and North 12 degrees 53 minutes 12 seconds East 12.0 feet to a point or corner; thence, through lands of the aforesaid Grimm, south 80 degrees 56 minutes 00 seconds Best 168.00 feet, more or less, to the westerly side of the aforementioned Belmont & Easton Turnpike: thence, along the Westerly side of said Turnpike, 12.0 feet to the place of BEGINNING.

UNDER AND SUBJECT TO, the right of way of a certain "RESERVED EASEMENT" and RIGHT OF WAY for the purpose of a driveway, to be used jointly or in common by the Grantors and Grantees herein, their heirs and assigns.

Said "RESERVED EASEMENT" and RIGHT OF WAY, being particularly described, as follows

BEGINNING at an iron pin corner found, being the Southwest corner of leads of the aforesaid Grimm end being a common corner Of the premises herein previously described, thence, through said premise North 54 degrees 37 minutes 54 seconds West 15.96 feet to an iron pin corner set; thence,

along lines of the premises herein previously described: South 80 degrees 56 minutes 00 seconds East 14.78 feet to an iron pin corner set and South 12 degrees 53 minutes 12 seconds West 07.086 fest to the place of BEGINNING.

CONTAINING, within bounds, 52 square feet (0.0012 acres) of land.

BEING KNOWN AS 329 Belmont Street, Waymart, Wayne, PA 18472

BEING TAX PARCEL NO. 28-0-0002-0047.-

BEING the same premises in which Edward J. Gillette and Margaret Gillette, his wife, by deed dated 02/20/1990 and recorded 02/22/1990 in the Office of the Recorder of Deeds in and for the County of Wayne,

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 Barbara Rollison a/k/a Barbara Masgula, Deceased 329 Belmont Street, WAYMART PA 18472

Execution No. 269-Civil-2018
Amount Due: \$30,236.80 Plus additional costs

November 21, 2018
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.

Katherine M. Wolf Esq.

1/25/2019 • 2/1/2019 • 2/8/2019

**SHERIFF'S SALE
FEBRUARY 27, 2019**

By virtue of a writ of Execution instituted by: Wells Fargo Bank, N.A. s/b/m to Wachovia 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 27th day of February, 2019 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 South Canaan, County of Wayne and Commonwealth of Pennsylvania, bounded and

described as follows:

Beginning at a point in the center of an assumed 33 foot wide right-of-way known as Township Route No. 395, said point being the Northerly corner of the premises herein described; thence along the center of the aforesaid Township Route No. 395 the following courses and distances: North 67 degrees 59 minutes 38 seconds West a distance of 18.70 feet, North 70 degrees 08 minutes 40 seconds West a distance of 71.74 feet, North 76 degrees 52 minutes 37 seconds West a distance of 42.64 feet, South 86 degrees 31 minutes 42 seconds West a distance of 42.67 feet, South 77 degrees 25 minutes 27 seconds West a distance of 47.03 feet, South 70 degrees 34 minutes 37 seconds West a distance of 45.12 feet, South 60 degrees 55 minutes 35 seconds West a distance of 45.39 feet, South 51 degrees 57 minutes 14 seconds West a distance of 48.64 feet, South 48 degrees 40 minutes 24 seconds West a distance of 70.80 feet, South 53 degrees 35 minutes 13 seconds West a distance of 61.96 feet, South 58 degrees 40 minutes 59 seconds West a distance of 77.95 feet and South 63 degrees 10 minutes 01 seconds West a distance of 62.95 feet to a point for a corner, said point being a common corner of the premises herein described and Lot 25 in a subdivision of Mile Brook Estates, and on line of Lot 2 in the aforesaid subdivision; thence leaving the aforesaid Township Route 395 and along the common division line between Lots 24 and 25 in the aforesaid subdivision South 31

degrees 43 minutes 29 seconds East 924.57 feet to a point for a corner, said point being a common corner of the premises herein described and Lot 24 in the aforesaid subdivision and on line of lands of James P. Reilly and Agnes A. Reilly, recorded in Wayne County Deed Book 220, Page 503; thence along the common division line of the premises herein described and lands now or formerly of Reilly, supra, North 49 degrees 44 minutes 36 seconds East 495.87 feet to a point for a corner, said point being a common corner of the premises herein described and lands now or formerly of Joseph Louis and Samuel Bianchi, recorded in Wayne County Deed Book 195, Page 391; thence along the common division line between the lands herein described and lands now or formerly of Bianchi, supra, North 25 degrees 10 minutes 07 seconds West 722.79 feet to the point and place of Beginning.

Containing therein 10.7749 acres, be the same more or less, and being Lot 26 in the aforescribed subdivision known as Mile Brook Estates, a map of which is recorded in Wayne County Map Book 70, Page 103.

Tax Parcel ID: 24-0-0006-0026.-

Address: 766 Hemlock Road,
Waymart, PA 18472

Being the same property conveyed to Frederick J. Busedu who acquired title by virtue of a deed from Frederick J. Busedu, dated January 30, 2004, recorded

February 3, 2004, at Instrument Number 200400001247, and recorded in Book 2437, Page 175, Office of the Recorder of Deeds, Wayne County, Pennsylvania.

Seized and taken in execution as property of:
Fred J. Busedu, a/k/a Frederick J. Busedu 766 Hemlock Road
WAYMART PA 184724546

Execution No. 199-Civil-2018
Amount Due: \$116,595.49 Plus additional costs

December 4, 2018
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.

Meredith H. Wooters Esq.

2/1/2019 • 2/8/2019 • 2/15/2019

**SHERIFF'S SALE
FEBRUARY 27, 2019**

By virtue of a writ of Execution instituted by: PNC Bank, N.A., s/b/m to First Eastern 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 27th day of February, 2019 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 Lake, County of Wayne, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point or corner, located in the center of the cartway of Pa. L.R. 63011 (State Route 0296) and being a common corner of Composite Parcel "A - B" (Now Lands of Gary S. Burton - Record Book 688 at Page 085), as depicted on a certain plan of lots of Chester Nowacki, recorded in Wayne County Map Book Volume 76 at Page 69; thence, along the center of the cartway of the aforementioned roadway, the following three (3) courses and distances (As numbered on plan):23. North 50 degrees 17 minutes 22 seconds East 47.09 feet24. North 52 degrees 22 minutes 15 seconds East 193.75 feet and25. North 51 degrees 17 minutes 25 seconds East 245.06

feet to a point or corner; thence, departing from said roadway and along line of theFIRST PARCEL: of lands of George C. Theobald Et Ux, Et Al (Deed Book 301 at Page 511), the following course and distance (As numbered on plan):26. South 31 degrees 34 minutes 19 seconds East 247.50 feet [Crossing the bed of the Gravity Railroad (Now abandoned)] to a cut (X) corner found in stone; thence, along the purported line of lands of Gaylord & Ritch (Record Book 543 at Page 049 - Map Book 72 at Page 86 - Lot No. 5 - Gravity Farms), the following course and distance (As numbered on plan):27. South 48 degrees 31 minutes 22 seconds West 169.47 feet to an iron pin corner set; thence, along line of THE FOURTH: (Second Described) Parcel of lands of Dennis & Marion Swencki, h/w (Deed Book 424 at Page 1166), the following course and distance (As numbered on plan): 28. North 43 degrees 53 minutes 41 seconds West 41.30 feet to an iron bolt corner found, located in the center of the bed of the aforesaid Gravity Railroad; thence, along the center of the bed of said railroad (Now a common private right of way - fifteen (15) feet in width), along line of lands of said Swencki, the following course and distance (As numbered on plan): 29. South 44 degrees 24 minutes 22 seconds West 42.50 feet to an iron pipe corner found; thence, departing from the bed of said Railroad and along lines of lands of the aforesaid Burton, the following three (3) courses and distances (As

numbered on plan): 30. North 33 degrees 07 minutes 48 seconds West 66.00 feet to an iron pin corner set 31. South 43 degrees 15 minutes 20 seconds West 173.20 feet to an iron pin corner set and 32. North 61 degrees 23 minutes 09 seconds West 194.08 feet to the place of BEGINNING.

CONTAINING, within bounds, 2.0649 Acres of land, inclusive of that area occupied by public & private roads and utilities, easements and rights of way, supporting a dwelling, garage and various outbuildings and being designated as LOT NO. 1 on accompanying plan.

TITLE TO SAID PREMISES IS VESTED IN RAYMOND SMITH AND CELESTE SMITH, HIS WIFE, by Deed from CHESTER NOWACKI, Dated 08/06/1992, Recorded 08/10/1992, in Book 0709, Page 0224.

Tax Parcel: 12-0-0292-0047.-

Premises Being: RR#3 BOX 27, A/K/A 378 GRAVITY ROAD, LAKE ARIEL, PA 18436-4216

Seized and taken in execution as property of:
Raymond Smith 378 Gravity Road,
LAKE ARIEL PA 18436

Celeste Smith 378 Gravity Road,
LAKE ARIEL PA 18436

Execution No. 279-Civil-2018
Amount Due: \$28,975.55 Plus
additional costs

December 4, 2018
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.

2/1/2019 • 2/8/2019 • 2/15/2019

CIVIL ACTIONS FILED

*FROM JANUARY 5, 2019 TO JANUARY 11, 2019
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

JUDGMENTS

| NUMBER | LITIGANT | DATE | DESCRIPTION | AMOUNT |
|------------|------------------------------|-----------|----------------------|------------|
| 2011-20535 | HOWANITZ DONALD J | 1/10/2019 | SATISFACTION | — |
| 2012-21746 | YURKANIN RAYAH | 1/10/2019 | SATISFACTION | — |
| 2014-20320 | HOWANITZ DONALD J | 1/10/2019 | SATISFACTION | — |
| 2014-20580 | ESTUS PATRICK A | 1/10/2019 | SATISFACTION | — |
| 2014-20712 | HOWANITZ DONALD J | 1/10/2019 | SATISFACTION | — |
| 2014-20804 | HOWANITZ DONALD J | 1/10/2019 | SATISFACTION | — |
| 2015-21057 | MAHON BART | 1/11/2019 | SATISFACTION | — |
| 2016-20600 | SALVATO ADAM J | 1/10/2019 | SATISFACTION | — |
| 2016-20959 | MERRIWEATHER MELISSA SUZZANE | 1/10/2019 | SATISFACTION | — |
| 2017-00366 | MASSARO DANIELLE | 1/09/2019 | AVOIDING JDGMT LIEN | 8,958.88 |
| 2017-20012 | LUGO TRAVIS | 1/10/2019 | SATISFACTION | — |
| 2017-20134 | ARJUNE MICHAEL PERSAUD | 1/10/2019 | SATISFACTION | — |
| 2017-20917 | KIM MIN SEOK | 1/10/2019 | SATISFACTION | — |
| 2017-21107 | NBT BANK GARNISHEE | 1/09/2019 | SATISFACTION/GARNISH | — |
| 2017-21198 | ESTUS PATRICK ALAN | 1/10/2019 | SATISFACTION | — |
| 2018-00415 | DULAY TIMOTHY A/K/A | 1/11/2019 | DEFAULT JUDGMENT | 138,757.66 |
| 2018-00415 | DULAY TIMOTHY T | 1/11/2019 | DEFAULT JUDGMENT | 138,757.66 |
| 2018-00415 | DULAY ADAH A/K/A | 1/11/2019 | DEFAULT JUDGMENT | 138,757.69 |
| 2018-00415 | DULAY ADAH A | 1/11/2019 | DEFAULT JUDGMENT | 138,757.69 |
| 2018-00415 | DULAY TIMOTHY A/K/A | 1/11/2019 | WRIT OF EXECUTION | 138,757.66 |
| 2018-00415 | DULAY TIMOTHY T | 1/11/2019 | WRIT OF EXECUTION | 138,757.66 |
| 2018-00415 | DULAY ADAH A/K/A | 1/11/2019 | WRIT OF EXECUTION | 138,757.66 |
| 2018-00415 | DULAY ADAH A | 1/11/2019 | WRIT OF EXECUTION | 138,757.69 |
| 2018-00486 | ROSSIGNOL GERALD J | 1/10/2019 | AMENDED DEFAULT JDGM | 118,759.88 |
| 2018-00522 | DETURO MICHAEL J | 1/11/2019 | DEFAULT JUDG IN REM | 130,561.90 |
| 2018-00522 | DETURO JO ANN | 1/11/2019 | DEFAULT JUDG IN REM | 130,561.90 |
| 2018-00522 | DETURO MICHAEL J | 1/11/2019 | WRIT OF EXECUTION | 130,561.90 |
| 2018-00522 | DETURO JO ANN | 1/11/2019 | WRIT OF EXECUTION | 130,561.90 |
| 2018-00531 | LUNN JACK G A/K/A | 1/11/2019 | DEFAULT JUDGMENT | 98,670.50 |
| 2018-00531 | LUNN JACK | 1/11/2019 | DEFAULT JUDGMENT | 98,670.50 |
| 2018-00531 | LUNN JACK G A/K/A | 1/11/2019 | WRIT OF EXECUTION | 98,670.50 |
| 2018-00531 | LUNN JACK | 1/11/2019 | WRIT OF EXECUTION | 98,670.50 |
| 2018-20158 | BROWN JOSEPH V | 1/10/2019 | SATISFASCTION | — |
| 2018-20276 | ARNAUDO ANTHONY JOHN | 1/10/2019 | SATISFACTION | — |

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

| | | | | |
|------------|------------------------------|-----------|---------------------|------------|
| 2018-20359 | DIXON ADAM TYLER | 1/10/2019 | SATISFACTION | — |
| 2018-20412 | SHADY VALLEY ENTERPRISES INC | 1/10/2019 | SATISFACTION | — |
| 2018-20472 | SAPRONA CHAD | 1/10/2019 | SATISFACTION | — |
| 2018-20698 | KLUMP TOBY | 1/09/2019 | SATISFACTION | — |
| 2018-20698 | KLUMP TOBY | 1/09/2019 | DISCONTINUED | — |
| 2018-20698 | KLUMP TOBY | 1/09/2019 | RELEASED | — |
| 2018-20767 | KIM MIN SEOK | 1/10/2019 | SATISFACTION | — |
| 2018-20798 | WEHRMAN JOHN | 1/07/2019 | WRIT OF EXECUTION | 1,661.97 |
| 2018-20853 | HANSON SCOTT | 1/09/2019 | SATISFACTION | — |
| 2018-20938 | GREGORY CHARLES W | 1/10/2019 | SATISFACTION | — |
| 2018-20938 | GREGORY KELLY S | 1/10/2019 | SATISFACTION | — |
| 2018-20942 | PEET DIANA L | 1/10/2019 | SATISFACTION | — |
| 2018-21130 | SINGER DEBORAH R | 1/10/2019 | SATISFACTION | — |
| 2019-00013 | J&S HOSPITALITIES LLC | 1/10/2019 | CONFESSION OF JDGMT | 117,632.42 |
| 2019-00013 | RAVENHAUS TAVERN INC | 1/10/2019 | CONFESSION OF JDGMT | 117,632.42 |
| 2019-00013 | WILLIAMS SANDRA L | 1/10/2019 | CONFESSION OF JDGMT | 117,632.42 |
| 2019-00013 | WILLIAMS JOSEPH J | 1/10/2019 | CONFESSION OF JDGMT | 117,632.42 |
| 2019-00013 | GEBERT JAMES S | 1/10/2019 | CONFESSION OF JDGMT | 117,632.42 |
| 2019-00013 | GEBERT DANIELLE E | 1/10/2019 | CONFESSION OF JDGMT | 117,632.42 |
| 2019-00013 | GEBERT DANIELLE E | 1/10/2019 | CONFESSION OF JDGMT | 117,632.42 |
| 2019-20009 | BLAND CHERYL | 1/07/2019 | MUNICIPAL LIEN | 522.92 |
| 2019-20009 | BLAND RICHARD | 1/07/2019 | MUNICIPAL LIEN | 522.92 |
| 2019-20010 | OCWEN LOAN SERVICING | 1/07/2019 | MUNICIPAL LIEN | 1,558.65 |
| 2019-20011 | PRESS CAROLE C | 1/07/2019 | MUNICIPAL LIEN | 2,216.49 |
| 2019-20012 | HUNDEMER BRETT | 1/07/2019 | MUNICIPAL LIEN | 1,452.45 |
| 2019-20013 | MAZZARIELLO JOSEPH J | 1/07/2019 | MUNICIPAL LIEN | 1,393.26 |
| 2019-20014 | ARMSTRONG WARREN | 1/07/2019 | MUNICIPAL LIEN | 1,234.51 |
| 2019-20015 | STANTON MICHAEL K ESTATE OF | 1/07/2019 | MUNICIPAL LIEN | 622.85 |
| 2019-20016 | OLMEDA JAZMIN LOPEZ | 1/07/2019 | MUNICIPAL LIEN | 846.24 |
| 2019-20017 | KLIDAS MICHAEL C | 1/07/2019 | MUNICIPAL LIEN | 622.85 |
| 2019-20018 | LOGIUDICE JOHN | 1/07/2019 | MUNICIPAL LIEN | 629.38 |
| 2019-20018 | LOGIUDICE FENY | 1/07/2019 | MUNICIPAL LIEN | 629.38 |
| 2019-20019 | CANALES RICARDO | 1/07/2019 | MUNICIPAL LIEN | 616.71 |
| 2019-20020 | LIPNICKAS RICHARD J | 1/07/2019 | MUNICIPAL LIEN | 3,071.11 |
| 2019-20021 | MCCARTHY MEGAN | 1/07/2019 | JP TRANSCRIPT | 1,729.75 |
| 2019-20022 | LAURENZANO JOHN D JR | 1/07/2019 | MUNICIPAL LIEN | 780.85 |
| 2019-20023 | CHUNG XIAN HO | 1/07/2019 | MUNICIPAL LIEN | 540.31 |
| 2019-20024 | ABREU SERGIO AUGUSTO | 1/07/2019 | MUNICIPAL LIEN | 667.38 |
| 2019-20025 | STOLZ JENNIFER | 1/07/2019 | JP TRANSCRIPT | 1,230.26 |
| 2019-20026 | SOMERVILLE CHRISTOPHER J | 1/08/2019 | TAX LIEN | 5,575.21 |
| 2019-20027 | ESTOCK RONALD M | 1/08/2019 | TAX LIEN | 2,252.13 |
| 2019-20028 | FIESTA ON MAIN LLC | 1/08/2019 | TAX LIEN | 2,649.21 |
| 2019-20029 | B&R COLLISION CORP | 1/08/2019 | TAX LIEN | 2,460.85 |
| 2019-20030 | CASEY GARY | 1/08/2019 | TAX LIEN | 1,039.95 |
| 2019-20031 | EVANS DAVID L | 1/08/2019 | TAX LIEN | 2,352.17 |
| 2019-20032 | SCHWAB CORPORATION INC | 1/08/2019 | TAX LIEN | 8,781.79 |
| 2019-20033 | ZAFFINO MAURIO A | 1/08/2019 | TAX LIEN | 1,645.26 |
| 2019-20034 | KENYON BRANDON | 1/08/2019 | TAX LIEN | 1,380.78 |
| 2019-20035 | SLIFKO MATTHEW | 1/08/2019 | TAX LIEN | 15,756.72 |

| | | | | |
|------------|--------------------------|-----------|---------------|-----------|
| 2019-20036 | SOLOMON DAVID H | 1/08/2019 | TAX LIEN | 1,320.32 |
| 2019-20037 | ENSLIN SHARON L | 1/08/2019 | TAX LIEN | 1,609.85 |
| 2019-20038 | DEVINE ROBERT K JR | 1/08/2019 | TAX LIEN | 1,361.11 |
| 2019-20039 | RICHARDSON MARY C | 1/08/2019 | TAX LIEN | 1,251.87 |
| 2019-20040 | MILLS KAREN J | 1/08/2019 | TAX LIEN | 1,640.78 |
| 2019-20041 | KRULL KEITH J | 1/08/2019 | TAX LIEN | 1,254.27 |
| 2019-20042 | EVANITSKY RANDY L SR | 1/08/2019 | TAX LIEN | 1,637.97 |
| 2019-20043 | HOLDEN LINDA | 1/08/2019 | TAX LIEN | 1,493.20 |
| 2019-20044 | BODINE HARRY C | 1/08/2019 | TAX LIEN | 1,306.91 |
| 2019-20045 | SWINGLE DAVID | 1/08/2019 | TAX LIEN | 1,477.74 |
| 2019-20046 | STEVENS WILLIAM | 1/08/2019 | TAX LIEN | 496.43 |
| 2019-20047 | PROCTOR JENNIFER R | 1/08/2019 | JUDGMENT | 1,775.85 |
| 2019-20048 | LAHR ANGELA | 1/08/2019 | JP TRANSCRIPT | 1,199.83 |
| 2019-20049 | BARR ANGELA DEE | 1/09/2019 | JUDGMENT | 52,397.04 |
| 2019-20050 | ZAFFINO MAURIO ANTHONY | 1/09/2019 | JUDGMENT | 1,183.75 |
| 2019-20051 | MATERN HENRY | 1/09/2019 | JUDGMENT | 2,041.75 |
| 2019-20052 | WOLAK ERIC J | 1/10/2019 | JUDGMENT | 1,737.25 |
| 2019-20053 | WALLINGFORD BUILDERS LLC | 1/11/2019 | JP TRANSCRIPT | 11,290.12 |
| 2019-20054 | DECKER SHAWN CARL | 1/11/2019 | JUDGMENT | 1,065.75 |
| 2019-20055 | OSTRANDER LEWIS CHARLES | 1/11/2019 | JUDGMENT | 636.25 |
| 2019-20056 | ZIMAR ANDREW DEAN | 1/11/2019 | JUDGMENT | 34,534.76 |
| 2019-90002 | SCIMECA JOHN | 1/07/2019 | ESTATE CLAIM | 1,112.78 |
| 2019-90003 | DOYLE LILLIAN | 1/07/2019 | ESTATE CLAIM | 4,707.12 |

COMPLAINT — CONFESSION

| CASE NO. | INDEXED PARTY | TYPE | DATE | AMOUNT |
|------------|-------------------------|-----------|-----------|--------|
| 2019-00013 | HONESDALE NATIONAL BANK | PLAINTIFF | 1/10/2019 | — |
| 2019-00013 | J&S HOSPITALITIES LLC | DEFENDANT | 1/10/2019 | — |
| 2019-00013 | RAVENHAUS TAVERN INC | DEFENDANT | 1/10/2019 | — |
| 2019-00013 | WILLIAMS SANDRA L | DEFENDANT | 1/10/2019 | — |
| 2019-00013 | WILLIAMS JOSEPH J | DEFENDANT | 1/10/2019 | — |
| 2019-00013 | GEBERT JAMES S | DEFENDANT | 1/10/2019 | — |
| 2019-00013 | GEBERT DANIELLE E | DEFENDANT | 1/10/2019 | — |

CONTRACT — DEBT COLLECTION: CREDIT CARD

| CASE NO. | INDEXED PARTY | TYPE | DATE | AMOUNT |
|------------|------------------------------|-----------|-----------|--------|
| 2019-00011 | FIRST NATIONAL BANK OF OMAHA | PLAINTIFF | 1/08/2019 | — |
| 2019-00011 | LANHAM MICHAEL F | DEFENDANT | 1/08/2019 | — |
| 2019-00014 | MIDLAND FUNDING LLC | PLAINTIFF | 1/10/2019 | — |
| 2019-00014 | SHOENER RICHARD | DEFENDANT | 1/10/2019 | — |
| 2019-00015 | MIDLAND FUNDING LLC | PLAINTIFF | 1/10/2019 | — |
| 2019-00015 | RAKE JOSEPHINE | DEFENDANT | 1/10/2019 | — |
| 2019-00018 | MIDLAND FUNDING LLC | PLAINTIFF | 1/11/2019 | — |
| 2019-00018 | BAUER WILLIAM | DEFENDANT | 1/11/2019 | — |

CONTRACT — OTHER

| CASE NO. | INDEXED PARTY | TYPE | DATE | AMOUNT |
|------------|--|-----------|-----------|--------|
| 2019-00008 | STEWART KENNETH PLAINTIFF/APPELLANT | PLAINTIFF | 1/07/2019 | — |
| 2019-00008 | DELLOMO DOMINIC DEFENDANT/APPELLEE | DEFENDANT | 1/07/2019 | — |
| 2019-00008 | BEADLE NICK DEFENDANT/APPELLEE | DEFENDANT | 1/07/2019 | — |

MISCELLANEOUS — OTHER

| CASE NO. | INDEXED PARTY | TYPE | DATE | AMOUNT |
|------------|---|-----------|-----------|--------|
| 2019-00010 | COMMONWEALTH OF PENNSYLVANIA BY ATTORNEY GENERAL | PLAINTIFF | 1/08/2019 | — |
| 2019-00010 | SHAPIRO JOSH | PLAINTIFF | 1/08/2019 | — |
| 2019-00010 | SETTLERS HOSPITALITY GROUP LLC D/B/A | DEFENDANT | 1/08/2019 | — |
| 2019-00010 | LAKE REGION FITNESS | DEFENDANT | 1/08/2019 | — |

PETITION

| CASE NO. | INDEXED PARTY | TYPE | DATE | AMOUNT |
|------------|---------------------------|------------|-----------|--------|
| 2019-00017 | EIFLER HELMUT DECEASED | PETITIONER | 1/11/2019 | — |
| 2019-00017 | SINGH JOYCE | PETITIONER | 1/11/2019 | — |

REAL PROPERTY — EJECTMENT

| CASE NO. | INDEXED PARTY | TYPE | DATE | AMOUNT |
|------------|---------------|-----------|-----------|--------|
| 2019-00012 | US BANK NA | PLAINTIFF | 1/08/2019 | — |
| 2019-00012 | CURTIS JAIME | DEFENDANT | 1/08/2019 | — |
| 2019-00012 | OCCUPANTS | DEFENDANT | 1/08/2019 | — |

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

| CASE NO. | INDEXED PARTY | TYPE | DATE | AMOUNT |
|------------|---------------------|-----------|-----------|--------|
| 2019-00016 | WELLS FARGO BANK NA | PLAINTIFF | 1/10/2019 | — |
| 2019-00016 | WILLIAMS ROGER L | DEFENDANT | 1/10/2019 | — |
| 2019-00016 | WILLIAMS DENISE | DEFENDANT | 1/10/2019 | — |

REAL PROPERTY — OTHER

| CASE NO. | INDEXED PARTY | TYPE | DATE | AMOUNT |
|------------|--------------------------------|-----------|-----------|--------|
| 2019-00007 | HALE TRAILER BRAKE & WHEEL INC | PLAINTIFF | 1/07/2019 | — |
| 2019-00007 | CAHILL TRUCKING LLC | DEFENDANT | 1/07/2019 | — |
| 2019-00009 | MERCADO WILLIAM | PLAINTIFF | 1/08/2019 | — |
| 2019-00009 | MERCADO ANA MARIA | PLAINTIFF | 1/08/2019 | — |

MORTGAGES AND DEEDS

*RECORDED FROM JANUARY 21, 2019 TO JANUARY 25, 2019
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

| GRANTOR | GRANTEE | LOCATION | AMOUNT |
|-----------------------|--|-----------------------|---------------|
| Chan William S | Mortgage Electronic Registration Systems | Paupack Township | |
| Chan Patricia Ann | Finance Of America Mortgage LLC Finance Of America Mortgage L L C | | 134,910.00 |
| Brennan Patrick | Mortgage Electronic Registration Systems | Lake Township | |
| Brennan Donna | SWBC Mortgage Corp S W B C Mortgage Corp | | 233,100.00 |
| Rutigliano Regina | Bethpage Federal Credit Union | Lake Township | |
| Brophy Kevin | | | 84,000.00 |
| Conboy Crispin | Mortgage Electronic Registration Systems | Lehigh Township | |
| | USAA Federal Savings Bank U S A A Federal Savings Bank | | 90,300.00 |
| Malone Donald F Jr | Mortgage Electronic Registration Systems | Lake Township | |
| Malone Laura A | Finance Of America Mortgage LLC Finance Of America Mortgage L L C | | 174,600.00 |
| Sargent Frank R Jr | Dime Bank | Clinton Township | 110,000.00 |
| Pelick William M | PSECU | Clinton Township | |
| Pelick Kathleen | P S E C U | | 27,000.00 |
| Baileys Thomas | First National Bank Of Pa | Clinton Township | |
| Baileys Kim | | | 75,000.00 |
| Charniavsky Vladislav | Pentagon Federal Credit Union | Clinton Township | 150,000.00 |
| Rhodes Stephen M | Mortgage Electronic Registration Systems | Lake Township | |
| | Summit Mortgage Corporation | | 173,027.00 |
| Vallet Bennet | Mortgage Electronic Registration Systems | Lake Township | |
| Blake Corinne L | Guaranteed Rate Inc | | 150,000.00 |
| Frary Shawn | Wayne Bank | Hawley Borough | |
| Frary Michelle | | | 75,000.00 |
| Donovan Steven | FNCB Bank F N C B Bank | Cherry Ridge Township | |
| | | | 80,000.00 |
| Walsh Joseph Byron | Wayne Bank | Honesdale Borough | 40,000.00 |

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


| | | | |
|---------------------|---|-------------------|------------|
| Stagliano Tracey | Mortgage Electronic Registration Systems | Lake Township | |
| Stagliano James | Guaranteed Rate Inc | | 99,900.00 |
| Hempstead Gregory W | Ripple Clara J | Preston Township | |
| | Spangenberg Clara J | | 10,000.00 |
| Watson Cody | Mortgage Electronic Registration Systems | Dreher Township | |
| | Carrington Mortgage Services | | 108,007.00 |
| Robano Dominick N | Wells Fargo Bank | Palmyra Township | |
| Robano Eileen M | | | 232,000.00 |
| Hemmler Deborah G | Peoples Security Bank & Trust Company | Salem Township | 126,000.00 |
| Robinson John Bryan | Honesdale National Bank | Honesdale Borough | 143,000.00 |
| Burns Stacey | Mortgage Electronic Registration Systems | Lehigh Township | |
| Burns John | Quicken Loans Inc | | 163,800.00 |
| OHare Amy | Housing & Urban Development | Honesdale Borough | 23,401.26 |
| Walsh Bonnie | Wayne Bank | Texas Township | 60,000.00 |
| Hamill James W | Honesdale National Bank | Honesdale Borough | |
| Robinson Melody A | | | 51,000.00 |
| Yack Richard E | Honesdale National Bank | Paupack Township | |
| Yack Margaret A | | | 56,000.00 |

DEEDS

| GRANTOR | GRANTEE | LOCATION | LOT |
|--|--|--------------------|----------------|
| Deutsche Bank National Trust Co Tr By Af | Gankina Inna | Lake Township | |
| Select Portfolio Servicing Inc Af | Grygorenko Igor | | Lot 1364 |
| Lothian William | Lothian Evan J | Damascus Township | |
| Lothian Mary Louise | Lothian Johanna K | | |
| Harcum Joseph A | Gray Kenneth | Lebanon Township | |
| Harcum Nancy R By Agent | Gray Susan W | | Lots 83 & 84 |
| Howell Alfred J Agent Duck Harbor Company | | | |
| Karbowski Robert | Kieselowsky Adam | Salem Township | |
| Karbowski Denise | | | |
| Theobald Walter R | Panullo Alfonc Timothy Panullo Dawn Marie | Lake Township | |
| Panullo Alfonc Timothy | Panullo Alfonc Timothy | Lake Township | |
| Panullo Dawn Marie | Panullo Dawn Marie | | |
| Boots Lewis A Est AKA Boots Lewis Est AKA Vaverchak Eric E Adm Vaverchak Eric E | Vaverchak Eric E | Clinton Township 1 | |
| Cooper Veronica K | Chumard Virginia S | Salem Township | |
| Calabro Joseph F | Dimatteo Leonard | Lehigh Township | |
| Calabro Jean | Dimatteo Tammy | | Lots 104 & 105 |

| | | | |
|-------------------------------|---------------------------------|-------------------|----------|
| Olsen John | Chan William S | Paupack Township | |
| Olsen Marion P | Chan Patricia Ann | | Lot 189 |
| Probeck Scott T | Adams Gary C | Salem Township | |
| Probeck Kimberly A | | | Lot 185 |
| Pedersen Glenn Roger | Molinaro Peter R | Paupack Township | |
| Pedersen Kenneth Brian | Molinaro Linda D | | |
| Basile Paul | Paul Basile Revocable Trust | Lake Township | |
| Basile Maria | | | Lot 3 |
| Ionic Properties | Brennan Patrick | Lake Township | |
| | Brennan Donna | | Lot 2771 |
| Labella Joseph Jr | Brophy Kevin | Lake Township | |
| Labella Doreen | Rutigliano Regina | | Lot 2320 |
| NYCE Sales Corp | Campos Silvino | Paupack Township | |
| N Y C E Sales Corp | | | Lot 16aa |
| Pinezic Marija | Conboy Crispin | Lehigh Township | Lot 10 |
| Gudknecht Jerome F | Malone Donald F Jr | Lake Township | |
| Gudknecht Kathleen M | Malone Laura A | | Lot 3450 |
| Wayne County Tax Claim Bureau | Nationwide Capital Group LLC | Preston Township | |
| Carroll Jerry | Nationwide Capital Group L L C | | |
| Carroll Andrea | | | |
| Merrill Suzanne M | Parkside Pocono Investment | Paupack Township | Lot 24 |
| Simpkins Michael J | L & M Enterprises Inc | Dreher Township | |
| Simpkins Stacey L | | | |
| Arancio Kathleen | Arancio Edward | Berlin Township | Lot 8 |
| Watkins William | Rhodes Stephen M | Lake Township | |
| Watkins Diane | | | |
| Shah Vinod S | Vallet Bennet | Lake Township | |
| Shah Ranjan V | Blake Corinne L | | Lot 1209 |
| Carnright David | Cronin Cornelius | Lake Township | |
| Carnright Louise M | Cronin Ruth | | Lot 3211 |
| Barillo Helen | Gilpin Anton | Lake Township | |
| Fogler Barbara M | Tyler Hill Inn Properties LLC | Damascus Township | |
| | Tyler Hill Inn Properties L L C | | |
| Dombrowski Mark C Exr | Dombrowski Mark C | Lehigh Township | |
| Dombrowski Barbara J Est AKA | Dombrowski Suzanne Truncellito | | |
| Dombrowski Barbara Jean | | | |
| Est AKA | | | |
| Dombrowski Barbara Est AKA | | | |
| Dandrea Steven | Stagliano James | Lake Township | |
| Dandrea Patricia | Stagliano Tracey | | Lot 891 |
| Ripple Clara J | Hempstead Gregory W | Preston Township | |
| Spangenberg Clara J | | | Lot 2 |
| Jones Matthew B | Watson Cody | Dreher Township | Lot 14 |
| Hoffman James E | Mtqlq Investors | Damascus Township | |
| Hoffman Amy D AKA | M T G L Q Investors | | Lot 1 |
| Gallagher Amy D AKA | | | |

| | | | |
|---|--|---------------------|---------|
| Fannie Mae Federal National Mortgage Association KML Law Group K M L Law Group | Barnes Gerard | Paupack Township | |
| Johnson Nancy | Hemmler Deborah G | Salem Township | Lot 687 |
| Clements Kevin M | Burns Stacey | Lehigh Township | |
| Clements Sally A | Burns John | | Lot 170 |
| Chamberlain Donna L Est AKA Chamberlain Donna Lee Est AKA Chamberlain Donna Est AKA Anderson Kenneth R Exr | Chamberlain Kelly A | Lake Township | Lot 2 |
| Mitchell Carlton | Isaacs Anthony | Lehigh Township | Lot 275 |
| Harding Darrell AKA Harding Darrel AKA Harding Dale | Harding Darrell Harding Dale | Paupack Township | |
| Harding Darrell AKA Harding Darrel AKA Harding Dale | Harding Darrell Harding Dale | Paupack Township | Lot !A |
| Hall Wesley J Jr By Sheriff Hall Connie Lee By Sheriff | MTGLQ Investors M T G L Q Investors | Buckingham Township | |



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COURT CALENDAR

February 2, 2019–February 8, 2019

Monday, February 04, 2019

Time 9:00 AM
Subject Arbitrations
Nick/Matt (Matt Only) Brown/A.G. Howell
291-2018-CV WMH v. Raetsch Sklar/Henry
166-2018-CV Lang Waste Services v. Wayne Inn Ellis/Henry
349-2018-CV Midland Funding v. Guinard Santucci/
471-2017-CV Lake Watawga v. Murphy Hludzik/Friedland
113-2018-CV Schariest v. Schock & Verbeke Henry/Pro se/Balch
335-2018-CV Hellmers Gas v. Salerno Pro Se /ProSe

Time 9:00 AM
Subject Goodwin v Malti 385-2017-cv
Nj Trial
Boyd/Bugaj

Tuesday, February 05, 2019

Time 9:00 AM
Subject Motions Court

Time 9:30 AM
Subject Goodwin v Malti 385-2017-cv
Nj trial
Boyd/Bugaj

Wednesday, February 06, 2019

Time 9:00 AM
Subject 590-2016-CV Julia Rubaudo Health Care Group, LLC v. Salvesen
Rule to Dismiss
Eisenman

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

Time 9:00 AM
Subject Delinquent Status Reports/Certification of Notice
8-2018-OCD Estate of Kenneth Douglas Forshay Germain
133-2017-OCD Estate of George McPhatter, Jr Dupee

COURT CALENDAR

February 2, 2019–February 8, 2019

Time 9:00 AM
Subject In re: H.B.
Voluntary Termination of Parental Rights
Rechner/Ellis/Henry

Time 9:30 AM
Subject In Re: Nicole Lewis 506-2018-CV
Name Change

Time 10:00 AM
Subject In Re: A.G. 36-2015-JV
Location Dispo review
DA/Farrell

Time 10:00 AM
Subject Return Day
1. BEATRIZ I. MALLORY
VS
WELLS FARGO BANK, N.A.
NO. 307-CIVIL-2017 Clause / B.Howell
Pre. Obj. of Def. Wells Fargo Bank, N.A. to Pl.'s Third Amended
Complaint

2. DONNA SIRIGNANO
VS
DURABUILT HOMES, LLC
RICKY'S PROPERTIES, LLC
BROTHERS LAWN CARE, INC.
NO. 449-CIVIL-2018 Sandler / Snyder / Lalley / Farias
Def. Durabuilt Homes, LLC's Pre. Obj. in Response to Pl.'s Second
Complaint

3. D&D HOMES, INC.
VS
ICON LEGACY CUSTOM MODULAR HOMES, LLC
NO. 368-CIVIL-2018 Clause / Billet
Prel. Obj. of Def. Icon Legacy Custom Modular Homes, LLC to Pl.'s
Complaint

4. Lamere vs. Sibello
No. 596-2016-CV
Defendants Motion for Summary Judgment
Pro Se/Rechner

COURT CALENDAR

February 2, 2019–February 8, 2019

5. Carrelle vs. Carrelle & Godfrey 654-2018-DR
Defendant's Carrelle, III & Godfrey preliminary objections
Clause/Kalinoski/Barresse

Time 10:30 AM
Subject Knehr-Cook v. Cook 349-2018-DR
Motion for Special Relief
Bugaj/Ellis

Time 11:00 AM
Subject In R: M.F.D. 559-2018-CV
Name Change
Howell

Time 11:30 AM
Subject Drug Court Team Meeting

Time 12:30 PM
Subject Drug Court

Time 1:00 PM
Subject Cullotta v. Wilmers 508-2015-CV
Argument on Plaintiffs motion for summary judgment
Waldron/Neyhart

Time 2:00 PM
Subject In re: M.W. 13-2018-DP
Perm Review
Rechner/Campbell/Farrell/M.Farley

Thursday, February 07, 2019

Time 9:00 AM
Subject Motions Court

Time 9:30 AM
Subject Commonwealth Matters
391-2018-CR Valera, Latasha Maria Toczydlowski
397-2018-CR Tykarski, Stanley John Zimmerman
330&331-2018-CR Lang, Cory Farrell

COURT CALENDAR

February 2, 2019–February 8, 2019

Time 10:30 AM
Subject Commonwealth Matters
 Sentencing

402-2018-CR Stanavitch, Joseph Toczdlowski
 356-2018-CR McKeeby, Connie Burlein
 Rule
 63-2014-CR Malinak, Vladimir Farrell
 282-2014-CR Laubach, Justin Farrell

Time 1:00 PM
Subject Commonwealth Matters
 Rule
 Com v Wietry 134-2018-CR DA/Katsock

Time 2:00 PM
Subject Commonwealth Matters

Time 3:00 PM
Subject Murmin v PA Game Commission 1-2019-SA
 SA
 McGraw

Friday, February 08, 2019

Time 9:00 AM
Subject PFA
 388-2018-DR Marro v. Lamberton Penn Legal/K. Martin
 404-2018-DR Arazimowicz v. Bajda Penn Legal/Zimmerman

Time 10:00 AM
Subject Ditech v Unknown Heirs 147-2018-CV
 Appt of GAL for Minor Heirs
 Solarz/

Time 10:30 AM
Subject Commonwealth v. Donald Delade 359-2018-CR
 Non-Jury Trial
 S. Robinson/Ellis

Time 1:00 PM
Subject Torres v. Torres 548-2014-DR
 Special Relief
 Cali/Rechner

COURT CALENDAR

February 2, 2019–February 8, 2019

Time 1:30 PM
Subject Fitzpatrick v. McCollum 395-2014-DR
Contempt
Pro se/Pro Se

Time 2:00 PM
Subject Fidelity Deposit and Discount Bank v. Mecca 286-2018-CV
Plaintiff's petition to Join Additional Defendant and to Amend Complaint
Shoemaker/Deluca/Martin

CUSTODY CALENDAR

February 2, 2019–February 8, 2019

Tuesday, February 05, 2019

Time 9:15 AM
Subject Parshall v. Sharpe 235-2017-DR
Custody Hearing (Wilson)
Pro Se/Pro Se

Time 1:15 PM
Subject Kirchem v. Hayes 398-2018-DR
Custody Conference (Wilson)
Ellis/Pro Se

Wednesday, February 06, 2019

Time 2:15 PM
Subject Brown v Brown 35-2019-Dr
Custody Conf (Schloesser)

Friday, February 08, 2019

Time 11:15 AM
Subject Malpasse v. Malpasse 213-2018-DR
Custody Conference (Wilson)
Pro Se/Pro Se

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