

WAYNE COUNTY BAR ASSOCIATION

OFFICIAL LEGAL JOURNAL

OF WAYNE COUNTY, PA



March 8, 2019
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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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Ronald J. Edwards
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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

LEGAL NOTICES

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

ESTATE NOTICES

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

ADMINISTRATRIX NOTICE

Estate of William P. Lazowski
AKA William Lazowski AKA
William Paul Lazowski
Late of Salem Township
ADMINISTRATRIX
Madeline M. Ammerman
115 Wagon Trail Road
East Stroudsburg, PA 18302
ATTORNEY
Nicholas A. Barna
831 Court Street
Honesdale, PA 18431

3/8/2019 • 3/15/2019 • 3/22/2019

ESTATE NOTICE

Estate of Doris V. Mead, late of Clinton Township, Wayne County Pennsylvania. Any person or persons having claim against or indebted to estate present same to: Dabareh E. Hiller, 267 Creamton Drive, Waymart, Pennsylvania 18472; Attorney for Estate: Stephen Jennings, Esquire, 303

Tenth Street, Honesdale,
Pennsylvania, 18431.

3/8/2019 • 3/15/2019 • 3/22/2019

EXECUTRIX NOTICE

Estate of Pearl T. Todd AKA Pearl Todd
Late of Bethany Borough
CO-EXECUTRIX
Valerie Fox
461 Welcome Lake Road
Beach Lake, PA 18405
CO-EXECUTRIX
Roberta Sidle
400Wangum Avenue
Hawley, PA 18428
ATTORNEY
Nicholas A. Barna
831 Court Street
Honesdale, PA 18431

3/8/2019 • 3/15/2019 • 3/22/2019

ESTATE NOTICE

NOTICE IS HEREBY GIVEN that Letters Testamentary have been granted in the estate of late of DOROTHY KERBER ZIMMER. Date of death FEBRUARY 1, 2019. 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.

3/1/2019 • 3/8/2019 • 3/15/2019

ESTATE NOTICE

Notice is hereby given that Letters Administration CTA have been granted in the Estate of Michael A. Tomasetti, a/k/a Michael Anthony Tomasetti, late of Salem Township, Wayne County, Pennsylvania, who died on November 17, 2018. 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 Christopher M. Tomasetti, Administrator, of 906 Golf Park Drive, Lake Ariel, PA 18436, 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

3/1/2019 • 3/8/2019 • 3/15/2019

EXECUTOR NOTICE

Estate of Donna L. Ace
Late of Hawley Borough
EXECUTOR
William A. Ace
213 Chestnut Ave.
Hawley, PA 18428
ATTORNEY
John F. Spall, Esq.
2573 Route 6
Hawley, PA 18428

2/22/2019 • 3/1/2019 • 3/8/2019

EXECUTOR NOTICE

Estate of Margaret E. Vath
Late of Lake Township
EXECUTOR
Gerard J. Vath
252 Hickory Corner Road
Milford, NJ 08848
ATTORNEY
Michael D. Walker, Esq.
PO Box 747
Hamlin, PA 18427

2/22/2019 • 3/1/2019 • 3/8/2019

EXECUTOR NOTICE

Estate of Shirley Johnson Ashley
AKA Shirley J. Ashley
Late of Damascus Township
EXECUTOR
Scott Ashley
41 Blue Heron Drive
Tyler Hill, PA 18469
ATTORNEY
David M. Gregory, Esq.
307 Erie Street
Honesdale, PA 18431

2/22/2019 • 3/1/2019 • 3/8/2019

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

2/22/2019 • 3/1/2019 • 3/8/2019

EXECUTRIX NOTICE

Estate of Kenneth G. Friedrich
AKA Kenneth George Friedrich
Late of Berlin Township
EXECUTRIX
Agnes June Kuczogi
PO Box 459
Honesdale, PA 18431
ATTORNEY
Warren Schloesser, Esq.
214 Ninth Street
Honesdale, PA 18431

2/22/2019 • 3/1/2019 • 3/8/2019

OTHER NOTICES

**NOTICE OF FILING OF
CERTIFICATE OF
ORGANIZATION**

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

3/8/2019

**NOTICE OF FILING OF
ARTICLES OF DISSOLUTION**

Notice is hereby given that Articles of Dissolution have been filed with the Commonwealth of Pennsylvania, Department of State at Harrisburg, PA. The name of the corporation



ANNOUNCEMENT

The Wayne County Bar Association is printing the new Attorney Directory for 2019. If you have any updates to your listing please make sure that I receive your changes by March 22nd.

Additionally, WCBA members have the opportunity to upgrade to an enhanced listing on our website. Your individual page can feature practice logo, description, photos of lawyers and link the Practice's current website. If you are interested please contact Bailey Design at baileyadv@ptd.net. The cost is \$55.

REMINDER: Each WCBA member has the opportunity to submit their practice "news" to be posted on our website (win a case? do something in the community?)
SEND IT OVER TO GO ON THE BLOG.

being dissolved is **Marconi Air Conditioning, Heating, Plumbing & Electric, Inc.** All persons indebted to the Corporation are requested to make payment, and those having claims to present same without delay to the following:
Christine Rechner, Esq.
924 Church Street
Honesdale, PA 18431
570-253-2200

3/8/2019

**NOTICE OF APPLICATION
FOR NAME CHANGE**

Take notice that Ferruccio G. Dolgan will make application to change his name to Gene F. Dolgan at the Wayne County Court House

on 4/4/19 at 9:00 am in Court Room # 2. Any interested party may attend. If you would like further information you may contact Attorney John W. Jones at P.O. Box 147, Greentown, PA 18426. Phone number is 570-676-8794.

3/8/2019

NOTICE

COURT OF COMMON PLEAS
WAYNE COUNTY

CIVIL ACTION – LAW

No. 458-CIVIL-2018

Notice of Action in
Mortgage Foreclosure

M&T Bank s/b/m Manufacturers
and Traders Trust Company,
Plaintiff

vs.

Laurie Phillips, Solely in Her Capacity as Heir of William F. Sears, Sr. a/k/a William Sears, Deceased, Phyllis Sears, Solely in Her Capacity as Heir of William F. Sears, Sr. a/k/a William Sears, Deceased, Kathleen Thorsland Sears, Philip Sears LaRocca, Solely in His Capacity as Heir of William F. Sears, Sr. a/k/a William Sears, Deceased, William P. Sears, Jr., Solely in His Capacity as Heir of William F. Sears, Sr. a/k/a William Sears, Deceased & The Unknown Heirs of William F. Sears, Sr. a/k/a William Sears, Deceased, Mortgagor and Real Owner, Defendants

To: Kathleen Thorsland Sears, Philip Sears LaRocca, Solely in His Capacity as Heir of William F. Sears, Sr. a/k/a William Sears, Deceased, William P. Sears, Jr., Solely in His Capacity as Heir of William F. Sears, Sr. a/k/a William Sears, Deceased & The Unknown Heirs of William F. Sears, Sr. a/k/a William Sears, Deceased, Mortgagor and Real Owner, Defendants, whose last known address is 526 Cedarwood Terrace, Lake Ariel, PA 18436.

This firm is a debt collector and we are attempting to collect a debt owed to our client. Any information obtained from you will be used for the purpose of collecting the debt.

You are hereby notified that Plaintiff, M&T Bank s/b/m Manufacturers and Traders Trust Company, has filed a Mortgage Foreclosure Complaint endorsed with a notice to defend against you in the Court of Common Pleas of Wayne County, PA, docketed to No. 458-CIVIL-2018, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 526 Cedarwood Terrace, Lake Ariel, PA 18436, whereupon your property will be sold by the Sheriff of Wayne County.

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 the 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 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. This office can provide you with information about hiring a lawyer. If you cannot afford to hire a Lawyer, this office may be able to provide you with information

about agencies that may offer legal services to eligible persons at a reduced fee or no fee.

Northeastern PA Legal Services,
Inc.
925 Court St.
Honesdale, PA 18431
877.953.4250.

Michael T. McKeever
Atty. for Plaintiff
KML Law Group, P.C.
Ste. 5000
Mellon Independence Center
701 Market St.
Phila., PA 19106
215.627.1322.

3/8/2019



R I C H A R D
FINE
L A W F I R M

• **ADR** •

425 Spruce Street, Scranton PA
570-343-1197
Attorney Richard Fine.com
finerg@comcast.net
Fax: 570-343-9538

Over 30 Years of Expert Mediation & Arbitration Services

**NOTICE OF FILING
CERTIFICATE OF
ORGANIZATION**

Take Notice That a Certificate of Organization was filed with the Department of State. The name of the Limited Liability Company is P & L Transmission, LLC. This Limited Liability Company has been organized under the provision pursuant to 15 Pa. C.S. 8913.

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

3/8/2019

**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
MARCH 20, 2019**

By virtue of a writ of Execution instituted by: Habitat for Humanity of Wayne County, Inc issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 20th day of March, 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 Cherry Ridge, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEING RESULTING LOT "B" containing 17,670 square feet/0.4057 acres and supporting various improvements located thereon, a depicted on a certain plan/plat of lots of Habitat For Humanity of Wayne County, Inc./Dorothy Dougherty, as recorded in Wayne County Map Book Volume 91 at Page 6.

BEING a combination/consolidation of LOTS 186 through 194, as initially depicted on plan of lots of Lake Cadjaw Estates, recorded in Wayne County Map Book Volume 02 at Page 96.

LOTS 186 through 194 are hereby combined/consolidated, thereby forming a single and distinct resulting lot, namely, LOT "B", Deed lots, parcels/tracts, individually, shall "NOT" be considered separate or unique building lots. All internal Deed lot/parcel/tract lines are extinguished by virtue of final subdivision approvals. NO FURTHER SUBDIVISION OF THESE RESULTING PREMISES SHALL BE GRANTED WITHOUT THE EXPRESS APPROVALS OF CHERRY RIDGE TOWNSHIP PLANNING COMMISSION AND SUPERVISORS AND/OR THE

WAYNE COUNTY
DEPARTMENT OF PLANNING.

UNDER AND SUBJECT to certain terms, conditions and provisions, set forth in Wayne County Record Book Volume 1446 at Page 0119, effective as of the date of that deed, namely:

UNDER AND SUBJECT to the provision that the Grantee herein shall, in the event of a sale of the subject premises to any individual or entity (other than the Grantor, within ten (10) years of the date of this Deed that she shall share the differential value of the subject premises with the Grantor herein according to the following schedule: Year 1 - Grantee 10%- Grantor 90%; Year 2 - Grantee 20% - Grantor 80%; Year 3 - Grantee 30% - Grantor 70%; Year 4 - Grantee 40% - Grantor 60%; Year 5 - Grantee 50% - Grantor 50%; Year 6 - Grantee 60% - Grantor 40%; Year 7 - Grantee 70% - Grantor 30%; Year 8 - Grantee 80% - Grantor 20%; Year 9 - Grantee 90% - Grantor 10%; Year 10 and all subsequent years, Grantee 100% - Grantor 0%. The differential value shall be defined as the actual sale price of the premises at the time of resale, less the amount paid to the Grantor pursuant to the Mortgage and Bond entered into by the Grantee simultaneously herewith, less their reasonable closing costs (i.e. transfer taxes, attorney's fees, realtor's commission) of the Grantees at the time of resale.

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www.nepainurance.com

In the alternative, Grantor shall have a right of first refusal to the subject premises, such that Grantor may elect to match the purchase price of a proposed purchaser of the real estate from Dorothy Dougherty. Upon acceptance of a purchase price by Dorothy Dougherty, she shall notify Habitat for Humanity of the same and supply them with a copy of the Sales Agreement. Habitat for Humanity shall have twenty (20) days to agree to match the purchase price offered Dorothy Dougherty and a further thirty (30) days thereafter to close on the transaction if they so elect.

TOGETHER WITH, any and all rights, rights of way, easements, liberties and privileges and UNDER AND SUBJECT to any and all covenants, exceptions, reservations, restrictions, conditions, agreements, easements, rights of way, encroachments, and encumbrances, either visible on, at or within the subject premises herein conveyed or contained in the chain of title.

BEING all of the same premises which Habitat for Humanity of Wayne County, Inc., by Deed dated October 30, 1998 and recorded in Wayne County Record Book 1446 at Page 0119, granted and conveyed to Dorothy Dougherty, the Grantor herein.

AS SURVEYED BY Alfred K. Bucconear, Registered Professional Land Surveyor, in December of 1998. Bearings are on a Magnetic Meridian of 1984. A plan/plat, depicting a survey of the resulting subject premises herein conveyed, is recorded in Wayne County Map Book Volume 91 at Page 6.

This deed is in the nature of a Corrective Deed for the purpose of extinguishing interior lot lines and creating the aforementioned LOT "B." This conveyance is subject to the existing mortgage in favor of Habitat for Humanity of Wayne County, Inc.

Seized and taken in execution as property of:

John H. Stepp, Known Heir of Dorothy Dougherty 2503 S. East Avenue B, PAISLEY FL 32767
Steven V. Stepp, Known Heir of Dorothy Dougherty 19 Tally Ho Drive, PAISLEY FL 32767

Execution No. 344-Civil-2018
Amount Due: \$23,634.76 Plus additional costs

January 7, 2019
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.

2/22/2019 • 3/1/2019 • 3/8/2019

**SHERIFF'S SALE
MARCH 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 March, 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 the following described lot or parcel of land situate, lying and being in the Township of Lehigh in

the development of POCONO RANCHETTES, INC., County of Wayne and State of Pennsylvania, to wit: Lot No 19 in Block No F of Section No 4 as shown on the survey and original plan of POCONO RANCHETTES, INC. Wayne County, Pennsylvania, made by a Registered Surveyor and of record in the Recorder of Deed's Office of Wayne County, Pennsylvania, in Map Book 13, at page 114, reference being made thereto for a more particular description of the lot or lots hereinbefore described and herein conveyed.

TITLE TO SAID PREMISES IS VESTED IN KLAUS J. HAMER AND CHRISTINE M. HAMER, HIS WIFE, by Deed from POCONO RANCHETTES, INC., Dated 01/06/1986, Recorded 03/27/1986, in Book 440, Page 373.

Tax Parcel: 14-0-0025-0062

Premises Being: 19 BLACKFOOT PATH PO BOX 94, A/K/A 70 BLACKFOOT PATH, GOULDSBORO, PA 18424-8808

Improvements thereon:
RESIDENTIAL DWELLING

Seized and taken in execution as property of:
Klaus I. Hamer a/k/a Klaus J. Hamer 19 Blackfoot Path, Pocono Ranchettes, GOULDSBORO PA 18424
Christine M. Hamer 19 Blackfoot Path, GOULDSBORO PA 18424

Execution No. 364-Civil-2018
Amount Due: \$31,938.78 Plus
additional costs

January 7, 2019
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.

Kenya Bates Esq.

2/22/2019 • 3/1/2019 • 3/8/2019

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

By virtue of a writ of Execution instituted by: Key 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 20th day of March, 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 Of Land Situate In Salem Township, Wayne County, Pennsylvania, Known And Described As. Lot #218 In Section 1, Indian Rocks, On A Subdivision Plan Recorded In The Recorder Of Deeds Office In And For Wayne County, Pennsylvania, On June 21, 1971, In Map Book Volume 16, Page 64.

Parcel II

ALL That Certain Tract Of Land Situate In Salem Township, Wayne County, Pennsylvania, Known And

Described As Lot 219 In Section 1, Indian Rocks, On A Subdivision Plan Recorded In The Recorder Of Deeds Office In And For Wayne County, Pennsylvania, On June 21, 1978, In Map Book Volume 16, Page 64.

TAX PARCEL #S: 22-0-0029-0082 (053367) & 22-0-0029-0083 (053368)

BEING KNOWN AS: 23 Aquarius Lane, Salem a/k/a Lake Ariel PA 18436

Seized and taken in execution as property of:

Sandra M. Cinfo 23 Aquarius Lane, LAKE ARIEL PA 18436

Execution No. 373-Civil-2018
Amount Due: \$121,563.58 Plus additional costs

January 9, 2019
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

2/22/2019 • 3/1/2019 • 3/8/2019

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

By virtue of a writ of Execution instituted by: TIAA, FSB d/b/a Ever 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 20th day of March, 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 LYING, SITUATE AND BEING IN THE VILLAGE OF WINWOOD, NOW LAKEWOOD, PRESTON TOWNSHIP, WAYNE COUNTY, AND STATE OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A STONES CORNER; THE NORTHEASTERN CORNER OF THOMAS FARRELLY'S LOT AND IN THE LINE OF THE ONTARIO AND WESTERN RAILROAD COMPANY'S LAND

ON THE EAST SIDE THEREOF; THENCE ALONG THE SAME NORTH 25 1/2 DEGREES EAST 10 RODS TO A STONES CORNER, THE NORTHWESTERN CORNER OF LEROY D. STANTON LOT; THENCE ALONG THE SAME SOUTH 64 1/2 DEGREES EAST 8 RODS TO STONES CORNER ON THE WESTERN SIDE OF WEED STREET; THENCE ALONG THE SAME SOUTH 25 1/2 DEGREES WEST 10 RODS TO A STONES CORNER, CORNER OF FARRELL LOT; THENCE ALONG THE SAME NORTH 64 1/2 DEGREES WEST 8 RODS TO THE PLACE OF BEGINNING.

Map and Parcel ID: 20-0-0010-0004.-

Being known as: 17 Weed Street, Lakewood, Pennsylvania 18439

Title to said premises is vested in Scott P. Novak by deed from Randy S. Simpson dated October 31, 2003 and recorded November 4, 2003 in Deed Book 2378, Page 96 Instrument Number 200300014822.

Seized and taken in execution as property of:
Scott P. Novak 17 Weed Street
LAKEWOOD PA 18439

Execution No. 375-Civil-2017
Amount Due: \$108,269.16 Plus
additional costs

January 23, 2019

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.

Joseph I. Foley Esq.

2/22/2019 • 3/1/2019 • 3/8/2019

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

By virtue of a writ of Execution instituted by: Wells Fargo Bank, N.A. issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 20th day of March, 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 lot, tract or parcel of land and premises situate, lying and being in the Village of Browndale, Township of Clinton, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point on the easterly side of Firemens Lane at the southwest corner of the above described parcel;

THENCE south 63° 20' east 150 feet to a point;

THENCE south 26° 40' west 112 feet to a point;

THENCE 63° 20' west 150 feet to a point on Firemens Lane;

THENCE along Firemens Lane north 26° 40' east 112 feet to the place of BEGINNING.

COMPRISING lot No. 30 on map of lots of the Browndale Fire Company No. 1 in said Village of Browndale.

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 STUCTURE 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 1 of 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 DUSTIN M. COOK AND JAMIE A. COOK, H/W, by Deed from PRIMACY CLOSING CORPORATION, Dated 06/12/2007, Recorded 06/22/2007, in Book 3321, Page 111.

Tax Parcel: 06-2-0005-0068

Premises Being: 22 FIREMANS LANE, A/K/A 704 FIREMANS LANE, BROWDALE, PA 18421-1202

Seized and taken in execution as property of:
Dustin M. Cook 22 Firemans Lane, BROWDALE PA 18421
Jamie A. Cook 22 Firemans Lane, BROWDALE PA 18421

Execution No. 379-Civil-2018
Amount Due: \$166,572.41 Plus additional costs

January 7, 2019

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.

Abigail Brunner Esq.

2/22/2019 • 3/1/2019 • 3/8/2019

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

By virtue of a writ of Execution instituted by: CNB Realty Trust, Assignee of NBT Bank, NA, f/k/a Pennstar Bank, division of NBT Bank, NA 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 March, 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 situated, lying and being in the Township of South Canaan, County of Wayne, and State of Pennsylvania, bounded and described as follows:

BEGINNING at a stake at the intersection of stone walls being a corner of lands of Gertrude I. MacGregor and Joseph Racht; thence along line of lands of Joseph Racht, South 50 degrees West 1340.6 feet to a corner; thence along other lands of Joseph Racht, North 40 degrees West 518 feet to a stake corner; thence through lands of John George Grausam, North 50 degrees East 248 feet to a stake and North 56 degrees 45 minutes East 1131 feet to a stake corner; thence along line of lands of Gertrude I. MacGregor, South 40 degrees East 386 feet to the place of BEGINNING.

CONTAINING 14 1/2 acres as surveyed June 25, 1977 by John A. Bodner, R.S. an approved map of said survey is intended to be recorded in Wayne County Map Book 35, page 21

BEING the same premises which Henry Schoelier granted and conveyed to Lorraine Matern F/K/A Lorraine Schoelier and William Matern, by virtue of a Deed dated March 26, 1997, and recorded April 29, 1997, in the Office of the Recorder of Deeds in and for Wayne County, Pennsylvania in Record Book 1238, Page 103.

ALSO, granting and conveying to the Grantees herein, their heirs and assigns all of the Grantors right, title and interest in Easement No. 1 as more particularly described in that certain Amended Declaration of Easement between Joseph E. Racht, single, and John George Grausam, et ux., dated February 20, 1975 and recorded in Wayne County Deed Book No. 315, page 695. This conveyance is made subject to an easement in favor of Joseph Racht being easement #2 as more particularly described in that certain Amended Declaration of Easement between Joseph E. Racht, single, and John George Grausam, et ux., dated February 20, 1975, and recorded in Wayne county Deed Book No. 315, page 695.

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

TAX PARCEL NO.: 24-0-0012-0027.-

ADDRESS BEING: 258 Racht Road, Honesdale, PA 18431

Seized and taken in execution as property of:
Lorraine Matern, f/k/a Lorraine Schoelier 258 Racht Rd,
HONESDALE PA 18431

Execution No. 436-Civil-2018
Amount Due: \$21,437.21 Plus

additional costs

January 10, 2019

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.

Nicholas D. Gregory Esq.

2/22/2019 • 3/1/2019 • 3/8/2019

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

By virtue of a writ of Execution instituted by: Ditech Financial LLC, issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 20th day of March, 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, situate in the Township of Dreher, County of Wayne and Commonwealth of Pennsylvania, bounded and described according to a survey made by J. LaVern Marshall, Registered Surveyor, dated October 14, 1969 as follows, to wit:

BEGINNING at a P.K. nail in or near the center of Pennsylvania Route No. 196 from Mount Pocono to Sterling, point being the northwest corner of lands of the Grantor, Gary Firce; THENCE along lands of others South seventy-five degrees, fifty-seven minutes East (at thirty feet passing a pipe) for seven hundred sixty and eighty-nine one-hundredths feet to a pipe; THENCE along lands now or formerly of C.A. Bowen South forty-seven degrees twenty minutes fifty seconds West for one hundred ninety-three and fifty-five one-hundredths feet to a pipe; THENCE along lands of Gary Firce, for whose lands this tract was formerly a part North seventy-five degrees, fifty-seven minutes West (at six hundred thirty-three and thirty-nine one-hundredths feet passing a pipe) for six hundred sixty-three and thirty-nine one-hundredths feet to a P.K. nail in or near the center of above-mentioned Pennsylvania Route No. 96; THENCE in and along Route No. 196 North seventeen degrees eight minutes fifty seconds East for one

hundred sixty-two feet to the point of BEGINNING.

TAX PARCEL/CONTROL #: 08-0-0372-0039.0001/010475

BEING KNOWN AS: 288 North South Turnpike Road a/k/a Route 196, Newfoundland PA 18445

Seized and taken in execution as property of:

Christine M Bracht 288 North South Turnpike,
NEWFOUNDLAND PA 18445
James W. Bracht 288 North South Turnpike, NEWFOUNDLAND PA 18445

Execution No. 472-Civil-2018
Amount Due: \$73,586.29 Plus additional costs

January 10, 2019
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.**

Nora C. Viggiano Esq.

2/22/2019 • 3/1/2019 • 3/8/2019

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

By virtue of a writ of Execution instituted by: PennyMac Loan Services 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 27th day of March, 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 SALEM, COUNTY OF WAYNE AND STATE OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT IN THE CENTER OF THE STATE ROAD 191, THE SAID POINT BEING THE NORTHWESTERLY CORNER OF LANDS NOW OR FORMERLY OF RENA WALKER AS CONVEYED BY ROENA HOWELL; THENCE ALONG LANDS OF SAID RENA WALKER, NORTH EIGHTY-SEVEN 87 DEGREES FIFTEEN (15) MINUTES EAST ONE

HUNDRED FORTY (140) FEET TO A PIPE CORNER; THENCE SOUTH TWO (2) DEGREES FORTY-FIVE (45) MINUTES EAST ONE HUNDRED FOURTEEN (114) FEET TO A PIPE CORNER; THENCE ALONG OTHER LANDS OF SAID RENA WALKER, SOUTH EIGHTY-SEVEN (87) DEGREES FIFTEEN (15) MINUTES WEST ONE HUNDRED FORTY (140) FEET TO A POINT IN THE CENTER OF STATE ROAD ROUTE 191; THENCE ALONG THE CENTER OF THE SAME, NORTH TWO (2) DEGREES FORTY-FIVE (45) MINUTES WEST ONE HUNDRED FOURTEEN (114) FEET TO THE PLACE OF BEGINNING.

CONTAINING FIFTEEN THOUSAND NINE HUNDRED SIXTY (15, 960) SQUARE FEET. SEE WAYNE COUNTY MAP BOOK 54 AT PAGE 22.

UNDER AND SUBJECT HOWEVER, TO EASEMENTS FOR HIGHWAY RIGHT-OF-WAY AND PUBLIC UTILITIES AS MAY BE VISIBLE FROM AN INSPECTION OF THE PREMISES OR OTHERWISE RECORDED IN THE OFFICIAL INDICES.

BEING THE SAME PREMISES which Adam R. Kizer and Lori Kizer, by Deed dated September 12, 2014 and recorded September 16, 2014 in the Office of the Recorder of Deeds in and for Wayne County in Deed Book Volume 4766, Page 208, granted

and conveyed unto VINCENT P. SAPIENZA and LOUISA M. SAPIENZA, husband and wife.

TAX PARCEL NO.: 22-0-320-70.-

BEING KNOWN AS: 400 EASTON TURNPIKE A/K/A 400 EASTON TPKE, LAKE ARIEL, PA 18436

Seized and taken in execution as property of:
Vincent P. Sapienza 400 Easton Turnpike, LAKE ARIEL PA 18436
Louisa M. Sapienza 400 Easton Turnpike, LAKE ARIEL PA 18436

Execution No. 445-Civil-2018
Amount Due: \$126,994.93 Plus additional costs

January 14, 2019
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 J. McDonnell Esq.

3/1/2019 • 3/8/2019 • 3/15/2019

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

By virtue of a writ of Execution instituted by: Wells Fargo Bank, N.A. issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 27th day of March, 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:

PARCEL I

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

BEING all that certain lot as set forth on a Map of Paupackan Lake Lots in the Development known as Paupackan Lake Estates Development, being Lot No. 820, Section 6, recorded in the office of the Recorder of Deeds of Wayne County in Plat book 30, at Page 106.

The Parcel Identification Number for the above described parcel is

12-0-0052-0820.

PARCEL 2

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

BEING all that certain lot as set forth on a Map of Paupackan Lake Lots in the Development known as Paupackan Lake Estates Development, being Lot No. 818ction 6, recorded in the office of the Recorder of Deeds of Wayne County in Plat book 30, at Page 106.

The Parcel Identification Number for the above described parcel is 12-0-0052-0818.

TITLE TO SAID PREMISES IS VESTED IN Andrew P. Swingle, by Deed from John Gambale and Marcia Gambale, h/w, Dated 11/07/2013, Recorded 11/12/2013, in Book 4645, Page 142.

Tax Parcel: 12-0-0052-0820 and 12-0-0052-0818

Premises Being: 65 PINE CREEK ROAD, HAWLEY, PA 18428-8279

Seized and taken in execution as property of:
Andrew Swingle 65 Pine Creek Road, HAWLEY PA 18428

Execution No. 478-Civil-2019
Amount Due: \$87,504.11 Plus

additional costs

January 11, 2019
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.**

Abigail Brunner Esq.

3/1/2019 • 3/8/2019 • 3/15/2019

CIVIL ACTIONS FILED

*FROM FEBRUARY 9, 2019 TO FEBRUARY 15, 2019
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

JUDGMENTS

NUMBER	LITIGANT	DATE	DESCRIPTION	AMOUNT
2014-20763	FISCHER GARY	2/11/2019	SATISFACTION	29,115.77
2014-20763	FISCHER BRONWYN	2/11/2019	SATISFACTION	29,115.77
2016-00586	NIEDT WILLY RELEASED BY ORDER OF 12/4/2018	2/15/2019	VACATE JUDGMENT	—
2017-21113	RALSTON TERRY L	2/11/2019	SATISFACTION	4,332.10
2017-21113	RALSTON ANNA J	2/11/2019	SATISFACTION	4,332.10
2018-00498	WINCHESTER ROBERT J	2/15/2019	DEFAULT JUDG IN REM	232,645.14
2018-00498	KILLEA JEAN MARIE	2/15/2019	DEFAULT JUDG IN REM	232,645.14
2018-00498	WINCHESTER ROBERT J	2/15/2019	WRIT OF EXECUTION	232,645.14
2018-00498	KILLEA JEAN MARIE	2/15/2019	WRIT OF EXECUTION	232,645.14
2018-00510	EISLOEFFEL DENNIS	2/12/2019	DEFAULT JUDGMENT	70,525.62
2018-00548	OGRADY RICHARD J	2/15/2019	DEFAULT JUDGMENT	5,669.51
2018-00602	RANDOLPH CHARLES	2/11/2019	DEFAULT JUDGMENT	—
2018-00602	RANDOLPH JENNIFER	2/11/2019	DEFAULT JUDGMENT	—
2018-00608	WALOSIN STEVE	2/11/2019	CONSENT JUDGMENT	2,651.00
2018-20763	TAYLOR LAURENCE D	2/14/2019	SATISFACTION	962.37
2018-20798	PNC BANK GARNISHEE	2/11/2019	GARNISHEE/DIS ATTCH	—
2018-20817	BRYANT ROBERT A	2/11/2019	WRIT OF SCIRE FACIAS	—
2018-20817	BRYANT SHARRON A	2/11/2019	WRIT OF SCIRE FACIAS	—
2018-20858	MILLER HOWARD E	2/11/2019	WRIT OF SCIRE FACIAS	—
2018-20858	MILLER CARLA	2/11/2019	WRIT OF SCIRE FACIAS	—
2019-00071	LINDE CORPORATION	2/12/2019	QUIET TITLE	—
2019-00071	RAIL TRAIL COUNCIL OF NORTHEAS	2/12/2019	QUIET TITLE	—
2019-00072	JAY DEE SNEAKER KING INC	2/13/2019	CONFESSION OF JDGMT	58,988.69
2019-00074	DIME BANK	2/13/2019	QUIET TITLE	—
2019-00074	SLUTZKY CAROL EXECUTRIX	2/13/2019	QUIET TITLE	—
2019-00074	KEMACK CAROLE ESTATE A/K/A	2/13/2019	QUIET TITLE	—
2019-20135	JONES CORY T	2/11/2019	JUDGMENT	2,426.25
2019-20136	BARLETTA KENNETH	2/11/2019	TAX LIEN	771.46
2019-20136	BARLETTA DENISE L	2/11/2019	TAX LIEN	771.46
2019-20137	GLASSER JESSICA	2/11/2019	JUDG/LEBANON CO PA	9,679.20
2019-20138	SURPLICE JAMES	2/11/2019	STATEMENT OF LIEN	15,104.86
2019-20138	SURPLICE SARA	2/11/2019	STATEMENT OF LIEN	15,104.86
2019-20139	KNOTHE MARY ROSE	2/13/2019	WRIT OF REVIVAL	140,000.00
2019-20140	WHITE SHIRLEY	2/14/2019	JP TRANSCRIPT	2,354.97
2019-20141	BATES LORIE	2/14/2019	JP TRANSCRIPT	1,695.67
2019-20142	LOCONTE ANTHONY JOSPEH III	2/15/2019	JUDGMENT	2,188.25
2019-40002	MCNAMARA SHANE PATRICK	2/11/2019	MECHANICS LIEN CLAIM	1,608.01

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

COMPLAINT — CONFESSION

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2019-00072	ACADIA REALTY LIMITED PARTNERS F/K/A	PLAINTIFF	2/13/2019	—
2019-00072	MARK CENTERS LIMITED PARTNERSH	PLAINTIFF	2/13/2019	—
2019-00072	JAY DEE SNEAKER KING INC	DEFENDANT	2/13/2019	—

CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2019-00069	BANK OF AMERICA NA	PLAINTIFF	2/12/2019	—
2019-00069	BANNER JOSEPH R	DEFENDANT	2/12/2019	—
2019-00070	BANK OF AMERICA NA	PLAINTIFF	2/12/2019	—
2019-00070	BANNER JOSEPH R	DEFENDANT	2/12/2019	—

CONTRACT — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2019-00068	STATE FARM MUTUAL AUTOMOBILE INSURANCE COMPANY	PLAINTIFF	2/12/2019	—
2019-00068	MILLS PETER	DEFENDANT	2/12/2019	—

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2019-00075	US BANK NATIONAL ASSOCIATION	PLAINTIFF	2/14/2019	—
2019-00075	NEIMAN MARIROSE A/K/A	DEFENDANT	2/14/2019	—
2019-00075	NEIMAN MARI ROSE M	DEFENDANT	2/14/2019	—

REAL PROPERTY — QUIET TITLE

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2019-00071	FRANCE SKI JOSEPH	PLAINTIFF	2/12/2019	—
2019-00071	FRANCE SKI BERNADETTE ADMINISTRATRIX	PLAINTIFF	2/12/2019	—
2019-00071	FRANCE SKI MICHAEL ESTATE	PLAINTIFF	2/12/2019	—
2019-00071	LINDE CORPORATION	DEFENDANT	2/12/2019	—
2019-00071	RAIL TRAIL COUNCIL OF NORTHEAS	DEFENDANT	2/12/2019	—
2019-00074	DITECH FINANCIAL LLC	PLAINTIFF	2/13/2019	—
2019-00074	DIME BANK	DEFENDANT	2/13/2019	—
2019-00074	SLUTZKY CAROL EXECUTRIX	DEFENDANT	2/13/2019	—
2019-00074	KEMACK CAROLE ESTATE A/K/A	DEFENDANT	2/13/2019	—
2019-00074	KEMACK CAROLE A	DEFENDANT	2/13/2019	—

TORT — PREMISES LIABILITY

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2019-00073	RIGGS NADINE	PLAINTIFF	2/13/2019	—
2019-00073	SCARFALLOTO SALVATORE	DEFENDANT	2/13/2019	—
2019-00073	SCARFALLOTO DIANE R	DEFENDANT	2/13/2019	—
2019-00073	SCARFALLOTOS TOWNE HOUSE DINER	DEFENDANT	2/13/2019	—
2019-00073	PIPPO INC	DEFENDANT	2/13/2019	—

UPCOMING PBI COURSE OFFERINGS

10726	<i>Clean Slate</i>	3/13/2019	1:00–3:00 PM	1 Substantive, 1 Ethics
10664	<i>LLCs, LLPs, LPs, and GP's In Pennsylvania</i>	3/26/2019	9:00 AM–12:15 PM	3 Substantive
10591	<i>Understanding Social Security Retirement</i>	4/11/2019	9:00 AM–12:15 PM	3 Substantive
10525	<i>Family Law Institute 2019</i>	4/23/2019	8:30 AM–4:00 PM	4.5 Substantive, 1.5 Ethics
		4/24/2019	8:30 AM–11:45 AM	3 Substantive
10516	<i>Legal Issues in an Age of Aging 2019</i>	4/25/2019	8:30 AM–4:00 PM	5 Substantive, 1 Ethics
10695	<i>Equitable Distribution in PA</i>	6/11/2019	9:00 AM–12:15 PM	3 Substantive
10684	<i>Slings, Arrows & Guns - Hunting Regs in Pennsylvania</i>	6/19/2019	12:30 PM–4:45 PM	4 Substantive
10607	<i>How to Handle Small & Insolvent Estates</i>	6/27/2019	9:00 AM–12:15 PM	3 Substantive

Registration for all courses is through PBI. However, please email
Christine McAdams at wprobono@gmail.com to advise of your attendance
so she will have an accurate head count for each course.

MORTGAGES AND DEEDS

*RECORDED FROM FEBRUARY 25, 2019 TO MARCH 1, 2019
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

GRANTOR	GRANTEE	LOCATION	AMOUNT
Mastronardi Louis J	Mortgage Electronic Registration Systems	Damascus Township	
Clark Donna P	Spring EQ Spring E Q		32,305.00
Bright Vision	Honesdale National Bank	Texas Township	
		Texas & Cherry Ridge Twps	310,000.00
		Cherry Ridge Township	
		Cherry Ridge & Texas Twps	310,000.00
Maiocco Lance	Honesdale National Bank	Lake Township	
Maiocco Joann			100,000.00
Maiocco Lance	Honesdale National Bank	Lake Township	
Maiocco Joann			273,000.00
Time Away Rentals	Dime Bank	Honesdale Borough	70,200.00
Krajewski Pawel	Mortgage Electronic Registration Systems	Paupack Township	
Sudyka Slawomira	Stearns Lending		150,300.00
Fisichella Sebastian J	Finance Of America Mortgage LLC	Salem Township	
	Finance Of America Mortgage L L C		150,969.00
Bruno Lauren M	Mortgage Electronic Registration Systems	Cherry Ridge Township	
	Stearns Lending LLC		225,000.00
	Stearns Lending L L C		
Chacon Fernando	Mortgage Electronic Registration Systems	Salem Township	
Chacon Ines	Homebridge Financial Services Inc		150,300.00
Chaconribeiro Ericka Ribeiro Ericka Chacon			
JM One Zero LLC	Honesdale National Bank	Salem Township	
J M One Zero L L C			134,400.00
Spennato Susan By Af	Mortgage Electronic Registration Systems	Lake Township	
Velez Patricia Af	Gateway Mortgage Group		109,800.00
Diamond Bruce J	Mortgage Electronic Registration Systems	Palmyra Township	
	Quicken Loans Inc		484,350.00

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

Minnich Franklin	Mortgage Electronic Registration Systems	Lake Township	
Moodyminnich Cheryl A	Paramount Residential Mortgage Group Inc		220,000.00
Minnich Cheryl A Moody			
Arrigan William	Wayne Bank	Preston Township	
Arrigan Jessica W			42,000.00
Graziano Vincent C	Wells Fargo Bank	Lake Township	
Graziano Nicole M By Agent			94,400.00
Graziano Vincent C Agent			
Condos George	Altemier Roger C	Sterling Township	
Condos Tina	Altemier Ruth		130,000.00
Tyler Hill Inn Properties LLC	Dime Bank	Damascus Township	
Tyler Hill Inn Properties L L C			80,000.00
Carroll Tracy	Mortgage Electronic Registration Systems	Paupack Township	
Carroll Christopher	Loandepot Com		166,056.00
Schwartz Jacob	Jeff Bank	Berlin Township	
Schwartz Charlotte			82,800.00
Gunuskey Keith E	PSECU	Honesdale Borough	
Gunuskey Mariann	P S E C U		95,000.00
Shandra Edward J Jr	NBT Bank	Salem Township	
Shandra Kristen A	N B T Bank		188,000.00
Rieman Scott	Gustin Paul R	Preston Township	
Shoemaker Kristin	Gustin Linda		80,000.00
Gould Kara	NBT Bank	Scott Township	
Bass Jonathan	N B T Bank		125,100.00
Gardepe Jason	Dime Bank	Honesdale Borough	
Acevedo Rachel			175,500.00
Kauders Ronald S	American Airlines Federal Credit Union	Lake Township	
Kauders Ursula A			70,000.00
Donat Kyle J	Mortgage Electronic Registration Systems	Dyberry Township	
Mastroianni Gina M	Summit Mortgage Corporation		116,800.00
Pankewytch George W	Honesdale National Bank	Damascus Township	
Pankewytch Patricia E			30,000.00
Pankewytch Camilla			
Jennings Barbara E	Honesdale National Bank	Honesdale Borough	
Jennings Zachary R			20,600.00
Langendoerfer Troy E	Honesdale National Bank	Texas Township 1 & 2	103,750.00
June Jason Q	Mortgage Electronic Registration Systems	Paupack Township	
June Elizabeth A	Stearns Lending		156,120.00

DEEDS

GRANTOR	GRANTEE	LOCATION	LOT
Kacer Liddie	Kacer Liddie	Waymart Borough	
Kacer Frank J Est AKA	Kdg Real Estate	Waymart Borough	
Kacer Frank J Sr Est AKA	K D G Real Estate		
Kacer Francis J Est AKA			
Andzulis Mary P Exr			
Nadrowski June	June C Nadrowski Irrevocable Trust	Manchester Township	
Cahill Victoria	Victoria Cahill Revocable Trust	Paupack Township	Parcel LC 710
Thomas Dale R Est	Sheehan Jennifer	South Canaan Township	
Sheehan Jennifer Ind & Adm			
Thomas Dale R Jr Ind & Adm			
Lynch Natalie Ind & Adm			
Sheehan Jennifer	Sheehan Thomas III	South Canaan Township	
Two Three Eight White Mills			
Road LLC	Battiato Kenneth	Cherry Ridge Township	
Two Three Eight White Mills			
Road L L C			
Iorio Josephine	Desantis Guy A	Lehigh Township	
Freedom Mortgage Corporation	Housing & Urban Development	Mount Pleasant Township	Lot 4
Fannie Mae AKA	Time Away Rentals LLC	Honesdale Borough	
Kml Law Group	Time Away Rentals L L C		
K M L Law Group			
Federal National Mortgage			
Association AKA			
Franceski Family Holdings L L C	Aiken Charles N	Clinton Township 2	
Franceski Family Holdings LLC	Aiken Kathleen		
Hotel Capri Inc	Morton John	Paupack Township	Lot 94
Brudereck Mindy K	Krajewski Pawel	Paupack Township	
	Sudyka Slawomira		Lot 173
Gaus Frederick Jr	Fisichella Sebastian J	Salem Township	Lot 5
Two Three Eight White Mills			
Road LLC	Bruno Lauren	Cherry Ridge Township	
Two Three Eight White Mills			
Road L L C			
Roszkowski Krzysztof	Gensinger Natalya V	Lehigh Township	Lots 522 & 523
Vandam Leonardus J	Chacon Fernando	Salem Township	
	Ribeirochacon Ericka		Lot 495
	Chacon Ericka Ribeiro		
	Chacon Ines		
Strehle Henry A	JM One Zero LLC	Salem Township	
Strehle Loretta E	J M One Zero L L C		
McCloughan David H Jr	McCloughan David H Jr	Preston Township	
	McCloughan Monika		
Richner Angelica J	Newport Lawrence E	South Canaan Township	
Richner Jason A	Newport Donna L		
Cardone Elvira R	Irvine Brian	Salem Township	
	Irvine Stephanie		Lot 2

Buczowski Ellen E	Buczowski John R Martinez Gabriela P	Dreher Township	Lot 15
Henshaw Lewis C Henshaw Margaret A	Henshaw Lewis C Henshaw Margaret A Firmstone Karen A Murphy Jennifer L	Canaan Township	
Henshaw Lewis C Henshaw Margaret	Henshaw Lewis C Henshaw Margaret Henshaw Michael E	Canaan Township	
Williams Daniel Jr	Dzubryk Russell S Dzubryk Kathleen A	Lehigh Township	Lot 271
One Nine Nine Four Holdings	Spennato Susan	Lake Township	Lot 2412
Skubicki Mark R Skubicki Maria	Diamond Bruce J	Palmyra Township	
Buckingham Kathryn Buckingham Philip	North Brenda L North Catherine	Dyberry Township	Lot 6
Filipakis Dimitrios	Mestousis Peter	Buckingham Township	
Hoffman Sarah A	Nationwide Capital Group LLC Nationwide Capital Group L L C	Hawley Borough	
Horry Paul	Federal National Mortgage Association	Lake Township	Lot 1945
Vreeland Margot	Wallenpaupack Lake Estates Property Owners	Paupack Township	Lot 166
Sava Rosemarie V Sava Michael J Sava Susan	Graziano Vincent C Graziano Nicole M	Lake Township	Lot 1381
Altemier Roger C Altemier Ruth	Condos George Condos Tina	Sterling Township	Lot 1
Battiato Kenneth	Delfiner Michael B Delfiner Tracey T	Cherry Ridge Township Cherry Ridge & Palmyra Twps Palmyra Township Palmyra & Cherry Ridge Twps	
Malenke Ambrose R Malenke Doris B By Af Malenke Ambrose R Af	Malenke William A Malenke Kimberly B	Paupack Township	Lots 12 & 13
Pace Louis	Frestan Carlos J	Lehigh Township	
Grassie & Sons Inc	Ferber Kathleen	Salem Township	Lot 2
Deana Albert G Exr Deana Ermelinda S Est	Deana Albert G Deanaroga Aurora Roga Aurora Deana	Lake Township	Lot 1838
Carroll Tracy Getz Tracy Carroll Christopher	Carroll Tracy Carroll Christopher	Paupack Township	
US Bank National Association Tr By Af	Schwartz Jacob	Berlin Township	
U S Bank National Association Tr By Af	Schwartz Charlotte		
Rushmore Loan Management Services LLC Af			
Rushmore Loan Management Services L L C Af			

Federal Home Loan Mortgage Corporation			
Hargrave Michael T	Paupack Township		
Powers Kim			Lot 62
McGlocklin Tammy L	Shandra Edward J Jr Shandra Kristen A	Salem Township	
Gustin Paul R	Rieman Scott	Preston Township	
Gustin Linda	Shoemaker Kristin		Lot 5 A
Dufton Shalene A	Gould Kara	Scott Township	
Mack Shalene A	Bass Jonathan		
Mack Jason W			
Clancy Kathleen H	Clancy Kathleen M	Lehigh Township	Lot 124
Clancy Kathleen H	Clancy Kathleen M	Lehigh Township	Lot 123
Stickles Daniel T	Stone Financing	Honesdale Borough	
Stickles Kimberly Jeanne			
Stone Financing	Gardepe Jason Acevedo Rachel	Honesdale Borough	
Johnson Wayne K	Mastroianni Gina	Dyberry Township	
Johnson Sandra L	Donat Kyle		
Gries Roger E AKA	Gries Roger G	Damascus Township	
Gries Roger G AKA	Gries Mary E		
Gries Mary E	Gries Jeremy R		
Gries Jeremy R	Gries Holly L		
Gries Holly L			
Davis Wyatt R	Langendoerfer Troy E	Texas Township 1 & 2	
Erlwein Beatrice Kubenik	Cutler Family Trust	Honesdale Borough	
Kubenikerlwein Beatrice			
Hyland James John	Wayne Bank	Honesdale Borough	
Hyland Daniel Joseph			
Mazzotta Frank V III			
Rugen Eric	June Jason Q	Paupack Township	
Rugen Ruth	June Elizabeth A		Lot 77
Travis Paul M By Sheriff	MTGLQ Investors	Paupack Township	
Travis Margaret By Sheriff	M T G L Q Investors		Lot 197
Bass Thomas J Ind & Exr	Kolitsopoulos George	Berlin Township	
Bass Amy Rind & Exr	Kolitsopoulos Lauren		
Bass Mary C Est AKA			
Bass Connie Est AKA			
Cosby Paul Wilson	Vealey Charles H III Vealey Mary E	Clinton Township 2	

COURT CALENDAR
March 11, 2019–March 15, 2019

Monday, March 11, 2019

Time 9:00 AM
Subject Jury Selection-March Trial Term

Tuesday, March 12, 2019

Time 9:00 AM
Subject Motions Court

Wednesday, March 13, 2019

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

Time 11:30 AM
Subject Drug Court Team Meeting
MDJ Myers-Drug Court

Time 12:30 PM
Subject Drug Court

Thursday, March 14, 2019

Time 9:00 AM
Subject Motions Court

Time 9:30 AM
Subject Commonwealth Matters

Time 1:00 PM
Subject Commonwealth Matters

Friday, March 15, 2019

Time 9:00 AM
Subject PFA

CUSTODY CALENDAR

March 11, 2019–March 15, 2019

Tuesday, March 12, 2019

Time 10:15 AM
Subject DeWarren v. DeWarren 336-2015-DR
Divorce Conference (Schloesser)
Silverblatt/Hoppe

Time 11:15 AM
Subject Geer v. Mead 63-2019-DR
Custody Conference (Schloesser)
Martin II/Pro Se

Time 1:15 PM
Subject Paterson v. Bullmore 237-2010-DR
Custody Conference (Schloesser)
Ellis/Pro Se

Wednesday, March 13, 2019

Time 9:15 AM
Subject Bogarowski v. Bogarowski 476-2017-DR & 347-2016-DR
Custody Conference (Schloesser)
Pierongeli/DeCosmo/Rechner

Time 10:15 AM
Subject Constable v. Massa 303-2007-DR
Custody Conference
Martin II/Brown

Friday, March 15, 2019

Time 9:30 AM
Subject Malinchak v. O'Malley 1497-2013-CP
Susquehanna County case Arbitration
Barna/Treat/Brown

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