

WAYNE COUNTY BAR ASSOCIATION

OFFICIAL LEGAL JOURNAL

OF WAYNE COUNTY, PA



January 21, 2022
Vol. 11, No. 47
Honesdale, PA



IN THIS ISSUE

LEGAL NOTICES	5
SHERIFF'S SALES	11
CIVIL ACTIONS FILED	16
MORTGAGES & DEEDS	18
COURT CALENDARS	24
CUSTODY CALENDAR	31
ATTORNEY DIRECTORY	32

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.



© 2022 *Legal Journal of Wayne County*

The Official Legal Publication of Wayne County, Pennsylvania



Legal Journal of Wayne County

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

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

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

www.waynecountylawyers.org

Submit advertisements to
baileyd@ptd.net

OFFICERS

President
Christine Rechner, Esq.

Vice-President
John Martin, Esq.

Secretary
John Martin II, Esq.

Treasurer
Joseph R. Ryzewski, Esq.

Court Administrator
Nicole Hendrix, Esq.

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

Judges of the Court of Common Pleas

Janine Edwards, *President Judge*
Matthew Meagher, *Second Judge*

Magisterial District Judges

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

Court Administrator

Nicole Hendrix, Esq.

Sheriff

Chris Rosler

District Attorney

A. G. Howell, Esq.

Prothonotary, Clerk of The Court

Edward “Ned” Sandercock

Chief Public Defender

Steven Burlein, Esq.

Commissioners

Brian W. Smith, Chairman
Joseph W. Adams
Jocelyn Cramer

Treasurer

Brian T. Field

Recorder of Deeds, Register of Wills

Deborah Bates

Coroner

Edward Howell

Auditors

Carla Komar
Catherine Rickard
Kathleen A. Schloesser

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) 253-0556 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.

EXECUTOR NOTICE

Estate of Anna Mae Curtis AKA
Anna M Curtis AKA Anna Curtis
Late of Lebanon Township
CO-EXECUTRIX
Linda Meredith
214 Russell Street
Honesdale, PA 18431
CO-EXECUTOR
Lawrence Curtis
1431 Hancock Highway
Honesdale, PA 18431
ATTORNEY
Nicholas A. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

1/21/2022 • 1/28/2022 • 2/4/2022

ESTATE NOTICE

NOTICE IS HEREBY GIVEN,
that Letters of Administration in the
Estate of Daniel L. Young, late of
the Borough of of Honesdale,
Wayne County, Pennsylvania, who
died on January 18, 2021, have

been granted to Linda M. Young,
Administratrix. All persons indebted
to said Estate are requested to make
payment and those having claims or
demands are requested to present
the same without delay to:

David E. Schwager, Esquire
183 Market Street
Suite 100
Kingston, PA 18704-5444

1/21/2022 • 1/28/2022 • 2/4/2022

EXECUTRIX NOTICE

Estate of Michael John Slagan, Sr.
AKA Michael J. Slagan AKA
Michael J. Slagan, Sr.
Late of Waymart Borough
EXECUTRIX
Brenda Ryan
202B McAndrew Drive
Archbald, PA 18403
ATTORNEY
Nicholas A. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

1/21/2022 • 1/28/2022 • 2/4/2022

ESTATE NOTICE

Estate of Charlotte R. Vacca,
deceased of Lake Township,
Wayne County, Pennsylvania.
Letters Testamentary on the above
estate having been granted to John
F. Edwards, Executor, all persons
indebted to the said estate are
requested to make payment, and

those having claims to present the same without delay to her attorney, Anthony J. Magnotta, Esquire, 1307 Purdytown Turnpike, Lakeville, PA 18438

1/21/2022 • 1/28/2022 • 2/4/2022

ADMINISTRATOR NOTICE

Estate of Ruth E. Seland
Late of Palmyra Township
ADMINISTRATOR
William Richard Seland
589 Long Ridge Td.
Hawley, PA 18428
ATTORNEY
Steven E. Burlein, Esq.
307 11th St.
Honesdale, PA 18431

1/21/2022 • 1/28/2022 • 2/4/2022

ADMINISTRATOR NOTICE

Estate of Geraldine Fiore
Late of Dreher Township
ADMINISTRATOR
Anthony Fiore
38 Charphil Dr.
Newfoundland, PA 18445
ATTORNEY
Steven E. Burlein, Esq.
307 11th St.
Honesdale, PA 18431

1/21/2022 • 1/28/2022 • 2/4/2022

EXECUTOR'S NOTICE

ESTATE OF ROBERT W. BLUM,
late of Manchester Township,
Wayne County, Pennsylvania. Any
person or persons having claim
against or indebted to the estate

**GROUP AND INDIVIDUAL
HEALTH INSURANCE!**

Providing trusted insurance plans since 1938.



MEAGHER INSURANCE

PAUL MEAGHER, JR.

E: PAUL@MEAGHERAGENCY.COM

416 MAIN STREET
HONESDALE, PA 18431

570.253.0466

260 DALEVILLE HIGHWAY
MOSCOW, PA 18444

570.842.8373

present same to Timothy R. Blum,
5761 Wyncliff Road, N. Charleston,
SC 29418. Ethan C. Wood, Esq.,
921 Court St., Honesdale, PA
18431, Attorney for the Estate.

1/21/2022 • 1/28/2022 • 2/4/2022

EXECUTOR NOTICE

Estate of Janet Mae Gilder AKA
Janet M. Gilder
Late of Honesdale Borough
EXECUTOR
Eric Gilder
1235 Hillside Avenue
Honesdale, PA 18431
ATTORNEY
Warren Schloesser, Esq.
Attorney for the Estate
214 Ninth Street
Honesdale, PA 18431
(570) 253-3745

1/21/2022 • 1/28/2022 • 2/4/2022

EXECUTOR'S NOTICE

ESTATE OF MICHAEL JOSEPH
JACKSON, late of Damascus
Township, Wayne County,
Pennsylvania. Any person or persons
having claim against or indebted to
the estate present same to Veronica
Corrigan O'Sullivan, 140 Riverside
Boulevard, Apt. 730, New York,
New York, 10069. Ethan C. Wood,
Esq., 921 Court St., Honesdale, PA
18431, Attorney for the Estate.

1/14/2022 • 1/21/2022 • 1/28/2022

ESTATE NOTICE

Notice is hereby given that Letters
Testamentary have been granted to
Michael Patrick Meeker and
Matthew William Meeker, Co-
Executors of the Estate of Michael
James Meeker, a/k/a Michael J.
Meeker, late of Wayne County,
Milanville, PA 18443, who died on
November 9, 2021. All persons
indebted to said Estate are required
to make payment and those having
claims or demands to present the
same without delay to the Co-
Executors, Michael Patrick Meeker
and Matthew William Meeker, c/o
Mark R Zimmer, Esquire, 1133
Main Street, Honesdale, PA 18431.

1/14/2022 • 1/21/2022 • 1/28/2022

EXECUTRIX NOTICE

Estate of Ray E. Derman, Jr. AKA
Ray Derman, Jr. AKA Ray E.
Derman
Late of Damascus Township
EXECUTRIX
Nancy G. Derman
212 Chicopee Road
Damascus, PA 18415
ATTORNEY
Nicholas A. Barna
207 Tenth Street
Honesdale, PA 18431

1/14/2022 • 1/21/2022 • 1/28/2022

EXECUTRIX NOTICE

Estate of Vatherine Thonnesen
Late of Canaan Township
EXECUTRIX
Margaret Murphy AKA Margaret
Thonnesen Murphy
ATTORNEY
Brendan R. Ellis
1018 Church Street
Honesdale, PA 18431

1/14/2022 • 1/21/2022 • 1/28/2022

EXECUTRIX NOTICE

Estate of Rita E. Hazen
Late of Manchester Township
EXECUTRIX
Patricia Hessmiller AKA Patricia
Yvonne Hessmiller
ATTORNEY
Brendan R. Ellis
1018 Church Street
Honesdale, PA 18431

1/14/2022 • 1/21/2022 • 1/28/2022

EXECUTOR NOTICE

Estate of Thomas D. Pollack
Late of Lake Township
EXECUTOR
Kurt T. Pollack
209 Boyds Mill Road
Beach Lake, PA 18405
ATTORNEY
Michael D. Walker, Esq.
PO Box 747
Hamlin, PA 18427

1/7/2022 • 1/14/2022 • 1/21/2022

ESTATE NOTICE

NOTICE IS HEREBY GIVEN that
Letters Testamentary have been
granted in the estate of LELAND
ROSS MEGARGEL a/k/a L. ROSS
MEGARGEL, late of Lake Ariel,
PA., Date of death November 13,
2021. 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
Brendan R. Ellis, Esquire, 1018
Church Street, Honesdale, PA 18431.

1/7/2022 • 1/14/2022 • 1/21/2022

EXECUTRIX NOTICE

Estate of Frederick L. Cipriano
AKA Frederick Cipriano AKA
Fred Cipriano
Late of Berlin Township
EXECUTRIX
Kathleen Borkowski
22 My Way Lane
Beach Lake, PA 18405
ATTORNEY
Nicholas A. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

1/7/2022 • 1/14/2022 • 1/21/2022

**NOTICE OF DECEDENT'S
ESTATE**

NOTICE IS HEREBY GIVEN
that Letters Testamentary have
been granted in the Estate of
Martin F. Dooley, Deceased, 63
South Shore Drive, Lake Ariel,
Wayne County, Pennsylvania
18436, who died on October 30,
2021. All persons indebted to the

Estate are requested to make payment and those having claims or demands are to present same, without delay, to the Executor, Paul W. Kamor, or Michael N. Krisa, Attorney for the Estate, 3397 Scranton/Carbondale Highway, Suite 4, Blakely, Pennsylvania 18447.

Michael N. Krisa, Esquire
KRISA & KRISA, P.C.

1/7/2022 • 1/14/2022 • 1/21/2022

EXECUTOR NOTICE

Estate of Shirley Mae Hendershot
AKA Shirley Hendershot AKA
Shirley Parks Hendershot
Late of Manatee County, FL;
Owning property in Lackawaxen

Township, PA.
EXECUTOR
Jay Albert Hendershot
193 Shepherd Lane
Swiftwater, PA 18370
ATTORNEY
Nicholas A. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

1/7/2022 • 1/14/2022 • 1/21/2022

OTHER NOTICES

**ARTICLES OF
INCORPORATION**

Notice is hereby given that Articles of Incorporation were filed for **QUALITY MANAGEMENT INC** with the Commonwealth of

**YOUR HOMETOWN
INSURANCE FRIENDS**

Providing You and Your Small Business with
AFFORDABLE

COMMERCIAL INSURANCE



OLSOMMER-CLARKE
INSURANCE GROUP, INC.

Service that shines above the rest

HAMLIN OFFICE • 570-689-9600
HONESDALE OFFICE • 570-253-6330
MOSCOW OFFICE • 570-842-9600

**Representing COMPETITIVE and Highly
Rated Insurance Companies.**
Our Insurance Companies are rated by
AM Bests Insurance Company Rating Guide.

www.OlsommerClarke.com

Pennsylvania. The address of the proposed registered office is 1043 Breezewood Drive, Newfoundland PA 18445 in Wayne County. This corporation is incorporated under the provisions of the Business Corporation Law of 1988, as amended.

1/21/2022

NOTICE

IN THE COURT OF COMMON
PLEAS OF WAYNE COUNTY
CIVIL ACTION - LAW

Civil Action Number:
98-Civil-2020

U.S. Bank National Association, as
Trustee for Structured Asset
Securities Corporation Mortgage
Pass-Through Certificates, Series
2007-BC2
Vs.
Jody Stanton

TO: Jody Stanton:

You have been sued in mortgage
foreclosure on premises: 114 Old
Salem Pike a/k/a RR3, Box 3605
Old Salem Pike Road Honesdale,
PA 18431 based on defaults since
August 1, 2019 You owe
\$86,439.74 plus interest.

NOTICE

If you wish to defend, you must
enter a written appearance
personally or by attorney and file
your defenses or objections in
writing with the court. You are
warned that if you fail to do so the

case may proceed without you and
a judgment may be entered against
you without further notice for the
relief requested by the plaintiff.
You may lose money or property or
other rights important to you.

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

Lawyer Referral and Information
Service
(Asociacion de Licenciados
Servicio de Referencia e
Informacion Legal)
Northern Pennsylvania Legal
Services, Inc.
Wayne County Courthouse
Honesdale, PA 18431
Telephone: (877) 515-7465

1/21/2022

NOTICE

IN THE COURT OF COMMON
PLEAS OF WAYNE COUNTY
CIVIL ACTION - LAW

Civil Action Number:
401-Civil-2019

Deutsche Bank National Trust
Company, as Trustee for HSI Asset
Securitization Corporation Trust
2007-HE2, Mortgage Pass-Through
Certificates, Series 2007-HE2
Vs.
Peter W. Belmont

TO: Peter Belmont

You have been sued in mortgage foreclosure on premises: 42 Deer Valley Road Lake Ariel, PA 18436 based on defaults since December 01, 2018. You owe \$179,719.46 plus interest.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

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

Lawyer Referral and Information Service
(Asociacion de Licenciados Servicio de Referencia e Informacion Legal)
Northern Pennsylvania Legal Services, Inc.
Wayne County Courthouse
Honesdale, PA 18431
Telephone: (877) 515-7465

1/21/2022

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 2, 2022**

By virtue of a writ of Execution instituted by: Robert J. McGinnis issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 2nd day of February, 2022 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, lot or parcel of land lying, situate, and being in the Borough of Hawley, County of Wayne, and Commonwealth of Pennsylvania, bounded and described as follows, to wit;

BEING Lot numbered Two (2) as laid out and plotted upon a map of lands formerly of David Bishop, deceased, by Marshall Wheeler. Said Lot having a frontage on the Southeasterly side of Sixteenth, now church Street, of sixty (60) feet and extending at right angles to said Street a depth of one hundred twenty (120) feet.

Being the same premises which Mary Margaret Evans, Robert J.

McGinnis, Michael J. McGinnis and Martha Ann Webb, by deed dated June 11, 2019 and recorded in Wayne County Record Book 5499, Page 153 on July 23, 2019, granted and conveyed unto Henry Meyer and Dana Brink, as joint tenants with the right of survivorship.

Known as 718 Church Street, Hawley, PA 18428

Tax Map # 10-0-0005-0142.-

Seized and taken in execution as property of:

Henry Meyer 718 Church Street
HAWLEY PA 18428
Dana Brink 718 Church Street
HAWLEY PA 18428

Execution No. 441-Civil-2020
Amount \$43,787.16 Plus additional costs

November 29, 2021
Acting Sheriff Christopher Rosler

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.

Kyle Krajkovich Esq.

1/7/2022 • 1/14/2022 • 1/21/2022

**SHERIFF'S SALE
FEBRUARY 16, 2022**

By virtue of a writ of Execution instituted by: NationStar Mortgage LLC d/b/a Champion Mortgage Company issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 16th day of February, 2022 at 10:00 AM in the Conference Room on the third floor of the Wayne County Courthouse in the Borough of Honesdale the following property, viz:

Situated and being in the Canaan, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at the point on the Southerly line of U.S. Route #6 leading from Carbondale to Honesdale, said point being the common corner of lands of the Tonkin Estate and lands formerly of Leon Short; thence along said Lands South 0 degrees 15 minutes East 215.4 feet to a point in the center of Van Auken Creek in a Westerly direction 275.0 feet more or less to a point common to lands of

William Shaffer; thence along said Shaffer lands North 42 degrees 45 minutes East 28.0 feet more or less and South 85 degrees 00 minutes West 66.00 feet to a point in said creek and South 70 degrees 45 minutes West 70.15 feet to a point on the Southerly right of way line of U.S. Route #6; thence along said right of way North 70 degrees 45 minutes East 453.5 feet to a place or point of beginning.

Being known as Parcel "B" as shown on a Map of lands of the Tonkin Estate as surveyed by Paul A. Lucas, R.E., September 29, 1973, a Map of which is recorded in Wayne County Map Book 23 Page 40.

BEING KNOWN AS: 1290 ROOSEVELT HIGHWAY WAYMART, PA 18472

PROPERTY ID: 04-0.007-0038.-

TITLE TO SAID PREMISES IS VESTED IN EUGENE FALCONETTI, SR., A WIDOWER BY DEED FROM EUGENE FALCONETTI, SR., A WIDOWER, AND DIANE DEJESUS, A MARRIED WOMAN DATED 09/26/2008 RECORDED 01/05/2009 IN BOOK 3641 PAGE 177 INSTRUMENT#200900000066

Seized and taken in execution as property of:
Eugene L. Falconetti, Sr., a/k/a
Eugene Falconetti 1290 Roosevelt Highway, WAYMART PA 18472

Execution No. 477-2018-2021
Amount \$155,666.91 Plus additional costs

December 1, 2021
Acting Sheriff Christopher Rosler

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 Crawley Esq.

1/21/2022 • 1/28/2022 • 2/4/2022

**SHERIFF'S SALE
FEBRUARY 16, 2022**

By virtue of a writ of Execution instituted by: Quicken Loans, 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 16th day of February, 2022 at 10:00 AM in the Conference Room

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

ALL THAT CERTAIN TRACT OR PARCEL OF LAND SITUATED IN THE TOWNSHIP OF LAKE, WAYNE COUNTY, PENNSYLVANIA KNOWN AS LOT NO. 3046, IN SECTION 23, 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 IN AND FOR WAYNE COUNTY PENNSYLVANIA, APRIL 9, 1970 IN PLAT BOOK 5, PAGE 27; MAY 11, 1970 IN PLAT BOOK 5, PAGES 34, 37, 41 THROUGH 48 AND 50; SEPTEMBER 8, 1970 IN PLAT BOOK 5, PAGE 57; FEBRUARY 8, 1971 IN PLAT BOOK 5, PAGES 62 AND 63; MARCH 24, 1971 IN PLAT BOOK 5, PAGE 66; MAY 10, 1971 IN PLAT BOOK 5, PAGES 71 AND 72; MARCH 14, 1972 IN PLAT BOOK 5, PAGES 76, 79 THROUGH 84 AND 86; MAY 26, 1972 IN PLAT BOOK 5, PAGES 93 THROUGH 95; SEPTEMBER 26, 1972 IN PLAT BOOK 5, PAGES 96, 97 AND 100 THROUGH 104; MARCH 9, 1973 IN PLAT BOOK 5 PAGE 106; MARCH 23, 1973 IN PLAT BOOK 5, PAGE 107; APRIL 3, 1973 IN PLAT BOOK 5, PAGES 108 THROUGH 110; AND MAY 18, 1973 IN PLAT BOOK 5, PAGES 111 THROUGH 119, AS

AMENDED AND SUPPLEMENTED.

BEING KNOWN AS: 3046 NORTH GATE ROAD, LAKE ARIEL, PA 18436

PROPERTY ID NUMBER: 12-0-0032-0028.- CONTROL #043255

BEING THE SAME PREMISES WHICH KATHLEEN O'CONNELL BY DEED DATED 9/17/2014 AND RECORDED 12/17/2014 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 4803 AT PAGE 102, GRANTED AND CONVEYED UNTO KATHLEEN O'CONNELL, AS TRUSTEE OF THE KATHLEEN O'CONNELL TRUST UTD JANUARY 30, 2013.

Seized and taken in execution as property of:
Jennifer Marino, as Beneficiary and Successor Trustee of the Kathleen O'Connell Trust UTD January 30, 2013 3046 North Gate Road LAKE ARIEL PA 18436
Kathleen O'Connell, Indv. As Mortgagor and as Trustee of the Kathleen O'Connell Trust UTD January 30, 2013, Record Owner 3046 North Gate Road LAKE ARIEL PA 18436

Execution No. 530-Civil-2019
Amount \$195,955.38 Plus additional costs

November 29, 2021
Acting Sheriff Christopher Rosler

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 there-

after. No further notice of filing of the schedule of distribution need be given.

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

Nicholas j. Zabala

1/21/2022 • 1/28/2022 • 2/4/2022

CIVIL ACTIONS FILED

*FROM DECEMBER 25, 2021 TO DECEMBER 31, 2021
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

JUDGMENTS

NUMBER	LITIGANT	DATE	DESCRIPTION	AMOUNT
2016-20124	DIME BANK THE GARNISHEE	12/30/2021	GARNISHEE/DISC ATTCH	—
2017-20337	SCHRADER KEVIN	12/29/2021	SATISFACTION	—
2019-00638	SCHMIDT-ERIC F	12/30/2021	WRIT OF EXECUTION	75,694.18
2019-00638	DERRICK TRINITY A	12/30/2021	WRIT OF EXECUTION	75,694.18
2019-20177	TIRADO SALVADOR JR	12/30/2021	SATISFACTION	25,469.93
2019-20177	SST PERFORMANCE	12/30/2021	SATISFACTION	25,469.93
2020-00046	WALTER PATRICIA	12/27/2021	WRIT OF EXECUTION	104,179.67
2020-00172	KEELEN RICHARD	12/28/2021	WRIT OF EXECUTION	11,806.05
2020-00172	WELLS FARGO BANK	12/28/2021	WRIT EXEC/GARNISHEE	.00
2021-00259	LOY BRENT	12/28/2021	DEFAULT JUDGMENT	879.49
2021-00392	FERNANDEZ MIRIAM	12/27/2021	DEFAULT JUDGMENT	7,741.60
2021-00455	TRAPANESE NICOLE M	12/28/2021	DEFAULT JUDGMENT	10,661.77
2021-00456	MAIOCCO DOROTHY N	12/27/2021	WRIT OF EXECUTION	233,657.33
2021-20579	DOLPH MARK	12/29/2021	SATISFACTION	—
2021-20579	DOLPH LORIANN	12/29/2021	SATISFACTION	—
2021-20591	CATHERALL JOHN	12/29/2021	SATISFACTION	317.23
2021-20778	STRINGER DARRELL M	12/29/2021	JUDGMENT	675.75
2021-20779	PETERSON COREY	12/29/2021	MUNICIPAL LIEN	1,279.09
2021-20780	IRWIN MARY M	12/29/2021	MUNICIPAL LIEN	1,310.29
2021-20781	KURTZ DEBRA HAHN	12/29/2021	MUNICIPAL LIEN	316.60
2021-20781	HAHN DEBRA KURTZ	12/29/2021	MUNICIPAL LIEN	316.60
2021-20782	THUNBERG JARL M	12/29/2021	MUNICIPAL LIEN	1,761.29
2021-20783	SCHMIDT ERIC R	12/29/2021	MUNICIPAL LIEN	434.05
2021-20783	DERRICK TRINITY A	12/29/2021	MUNICIPAL LIEN	434.05
2021-20784	SEPE JANICE ESTATE	12/29/2021	MUNICIPAL LIEN	558.19
2021-20785	MARCHINGTON ESTHER M	12/29/2021	TAX LIEN	4,644.10
2021-20786	MCCORMACK KATHLEEN B	12/29/2021	TAX LIEN	4,666.50
2021-20787	MONGELLI VINCENT	12/29/2021	TAX LIEN	4,704.26
2021-20787	MONGELLI CAROLINE	12/29/2021	TAX LIEN	4,704.26
2021-20788	SOMMERVILLE WILLIAM	12/29/2021	TAX LIEN	4,746.92
2021-20788	SOMMERVILLE JULIE	12/29/2021	TAX LIEN	4,746.92
2021-20789	PHILIP PAULS CATERING INC	12/29/2021	TAX LIEN	43,405.93
2021-20790	RAKE ROBERT	12/29/2021	MUNICIPAL LIEN	1,750.95
2021-20791	ADAMS ROBERT II	12/29/2021	MUNICIPAL LIEN	2,437.26
2021-20792	MEYER HENRY	12/29/2021	MUNICIPAL LIEN	1,880.62
2021-20793	ANTHONY HILLARY JO	12/29/2021	MUNICIPAL LIEN	940.90
2021-20794	LILL BETH	12/29/2021	MUNICIPAL LIEN	1,436.26
2021-20795	FASIG SUSAN	12/29/2021	MUNICIPAL LIEN	4,051.25
2021-20796	PALLASINO MICHAEL	12/29/2021	MUNICIPAL LIEN	2,855.93
2021-20797	NEDWETZKY THERESA S	12/30/2021	JP TRANSCRIPT	10,899.37

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

2021-20798	STILE JASON		12/30/2021	FEDERAL TAX LIEN	125,233.11
2021-40080	SROKA STEPHEN OWNER	P	12/27/2021	STIP VS LIENS	—
2021-40080	SROKA KURSTEN OWNER	P	12/27/2021	STIP VS LIENS	—
2021-40080	NEPA BUILDERS INC		12/27/2021	STIP VS LIENS	—
	CONTRACTOR				
2021-90135	CASPER JAMES ESTATE OF		12/30/2021	ESTATE CLAIM	2,071.94
2021-90136	MARIANO CARMELO ESTATE OF		12/30/2021		—

CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE NO.	INDEXED PARTY		TYPE	DATE	AMOUNT
2021-00542	MIDLAND CREDIT MANAGEMENT INC		PLAINTIFF	12/27/2021	—
2021-00542	MCCORMICK TERRY		DEFENDANT	12/27/2021	—

CONTRACT — DEBT COLLECTION: OTHER

CASE NO.	INDEXED PARTY		TYPE	DATE	AMOUNT
2021-00545	JEFFERSON CAPITAL SYSTEMS LLC		PLAINTIFF	12/30/2021	—
2021-00545	SCOTT JENNIFER A		DEFENDANT	12/30/2021	—

NAME CHANGE

CASE NO.	INDEXED PARTY		TYPE	DATE	AMOUNT
2021-00546	HOLBERT LUCAS ROBERT		PETITIONER	12/30/2021	—
2021-00546	MARANILLI CAITLIN		PETITIONER	12/30/2021	—

REAL PROPERTY — OTHER

CASE NO.	INDEXED PARTY		TYPE	DATE	AMOUNT
2021-00543	GIAMPOLO ANGELA		PLAINTIFF	12/29/2021	—
2021-00543	DECOTO JOHN R JR		DEFENDANT	12/29/2021	—

TORT — PREMISES LIABILITY

Case No.	Indexed Party		Type	Date	Amount
2021-00544	CARTER SANDRA		PLAINTIFF	12/30/2021	—
2021-00544	TANGLEWOOD RESORT MASTER ASSOC		DEFENDANT	12/30/2021	—
	A/K/A D/B/A T/A				
2021-00544	TANGLEWOOD RESORTS		DEFENDANT	12/30/2021	—

MORTGAGES AND DEEDS

*RECORDED FROM JANUARY 10, 2022 TO JANUARY 14, 2022
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

GRANTOR	GRANTEE	LOCATION	AMOUNT
Kriaras John Paul	Wells Fargo Bank	Texas Township	
Kriaras Johnpaul			167,700.00
Sciarrino Paula	Dime Bank	Hawley Borough	45,000.00
Berman Olga	Dime Bank	Salem Township	50,000.00
Corrigan Daniel F	Dime Bank	Berlin Township	
Corrigan Jessica L			70,000.00
Merritt Jo Anne	Dime Bank	Damascus Township	128,800.00
Vanorden Joseph	Dime Bank	Mount Pleasant Township	87,500.00
Pearson Paul H	Wayne Bank	Oregon Township	
Pearson Aimee L			288,622.00
Juice William	Rocket Mortgage	Damascus Township	
Juice Yvonne M	Mortgage Electronic Registration Systems		163,000.00
Becker Amy	Jeff Bank	Damascus Township	
Singer Adam			222,000.00
Dietrich Kurt	NBT Bank	Lake Township	
Dietrich Jeanice M	N B T Bank		100,000.00
Mackenzie Douglas	Mortgage Electronic Registration Systems	Sterling Township	
	Mortgage Research Center Veterans United Home Loans		233,100.00
Treat Jeffrey S	Dime Bank	South Canaan Township	157,000.00
Otter Lodge LLC	Peoples Security Bank & Trust Company	Dreher Township	
Otter Lodge L L C			600,000.00
Adamczak Carl W Jr	Citizens Bank	Dreher Township	60,000.00
Johnson Matthew R	Mortgage Electronic Registration Systems	Damascus Township	
	Summit Mortgage Corporation		170,050.00
Bertani Kenneth A	Dime Bank	Salem Township	150,000.00
Politi Genevieve	Mortgage Electronic Registration Systems	Buckingham Township	
	Crosscountry Mortgage		320,000.00
Mear Christopher	Bethpage Federal Credit Union	Paupack Township	
Mear Amy			340,000.00
Miller Grace C	First National Bank Of Pa	Clinton Township	92,650.00
Skidmore Scott W	Wells Fargo Bank	Preston Township	
Skidmore Michelle K			132,000.00
Olsen Arne Jr	Wayne Bank	Paupack Township	
Olsen Kristie			118,000.00

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

Shemanski Willie Luke	Pa State Employees Credit Union	South Canaan Township	
Shemanski Danielle Marie			290,000.00
Sirris Danielle Lenore	Inland Bank & Trust	Berlin Township	
Sirris Emmanuel P	Mortgage Electronic Registration Systems		283,575.00
Groome Erin C	PSECU P S E C U	Texas Township	50,000.00
Ihlefeldt Timothy M	Honesdale National Bank	Bethany Borough	
Ihlefeldt Rebekah A			75,000.00
Wood Jack C By Agent	Honesdale National Bank	Berlin Township	
Howell Alfred J Agent			150,000.00
Wood M Kathleen By Agent			
Lewis Karen A			
Rosler Curtis	Honesdale National Bank	Cherry Ridge Township	
Rosler Tiffany G			40,000.00
Marks Joseph A	Honesdale National Bank	Salem Township	
Marks Deborah L			115,000.00
Gaiter Robert J	Mortgage Electronic Registration Systems	Lehigh Township	
Duggan Annemarie	Pentagon Federal Credit Union		222,000.00
Balu Elefterie	Dime Bank	Lehigh Township	
Schelling William			260,000.00
McFarland Tamara	Mortgage Electronic Registration Systems	Paupack Township	
	Summit Mortgage Corporation		136,000.00
Murray Jeffrey M	Mortgage Electronic Registration Systems	Lake Township	
	Summit Mortgage Corporation		297,618.00
Murray Kristin M			
Kularatne Tatyana	Mortgage Electronic Registration Systems	Salem Township	
Kularatne Indike	Rocket Mortgage		199,750.00
Buckingham Heights MHP	Honesdale National Bank	Salem Township	
Buckingham Heights M H P			971,600.00
Buckingham Heights MHP	Gravity Realty	Salem Township	
Buckingham Heights M H P			250,000.00
Spicciatie Laura	Mortgage Electronic Registration Systems	Lake Township	
Spicciatie Brian	Guaranteed Rate Affinity		239,200.00
Spicciatie Jayme			
Woloff Stephanie Ann	Mortgage Electronic Registration Systems	Salem Township	
Woloff Kirk Carey	Mortgage Research Center Veterans United Home Loans		399,180.00
Bator Leszek	Mortgage Electronic Registration Systems	Berlin Township	
Larosa Anthony	Hometown Equity Mortgage Thelender		148,000.00
Deyoung Nancy	Honesdale National Bank	Texas Township	50,000.00

Bell Ann L	Mortgage Electronic Registration Systems Pennymac Loan Services	Dreher Township	119,200.00
Czubowicz John L	FNCB Bank	Paupack Township	
Czubowicz Renee	F N C B Bank		100,000.00
Zawislak Edward C III	Zawislak Carol Keenan	Canaan Township	86,000.00
Block Donald A	Wayne Bank	Mount Pleasant Township	
Block Maryanne			104,000.00
Kent Adam J	Mortgage Electronic Registration Systems	Hawley Borough	
Kent Joie M	Summit Mortgage Corporation		185,858.00
Burke Carl	Crosscountry Mortgage	Salem Township	
Burke Janelle L	Mortgage Electronic Registration Systems		191,290.00
Davis Jefferson	Honesdale National Bank	Dyberry Township	
Davis Trisha			130,000.00
Close To The Edge Properties LLC	Dime Bank	Damascus Township	
Close To The Edge Properties L L C			500,000.00
Potalivo Alessandro	Mortgage Electronic Registration Systems	Manchester Township	
Potalivo Elaine M	Contour Mortgage Corporation		236,000.00

DEEDS

Harford John T	Haviland David	Manchester Township	
Harford Kathleen M	Haviland Melissa		
Lille Robert J	Magalski Mark Magalski Catharine	Clinton Township	
Clearwater Josephine B	Clearwater Lexes Clearwater Jonin Clearwater Leslie Clearwater Liberty	Damascus Township	
Peck Martha L	Cooper Pamela	Mount Pleasant Township	
Patterson Marie Est	Tatz Joseph David	Lehigh Township	
Sharpe Beverly A Exr	Girardi Samantha Ashley		
Perry Lorena	Mackenzie Douglas	Sterling Township	Lot 228
Walters Barbara	Zosuls Aleksands	Salem Township	
Kelley Robert			Lot 17
Winchester Margaret A	Otter Lodge LLC Otter Lodge L L C	Dreher Township	
Conigliaro James Sr	Two Zero Seven Zero Lakeview LLC	Lake Township	
Conigliaro James Jr	Two Zero Seven Zero Lakeview L L C		Lot 2070
Rutledge Daniel J	Johnson Matthew Ryan	Damascus Township	
Rutledge Amanda			
Simon Anne	Simon Anne Oriente Jenny Anne	Manchester Township	Lot 103

Hartung David C Hartung Nicole	Learn Jeffrey A	Dreher Township	
Conway Thomas K McLeod Maureen V	Politi Genevieve	Buckingham Township	
Scala Noreen A Scala Richard	Sumner Justin Sumner Dyana	Berlin Township	Lot A
Zeman Beverley A Est AKA Zeman Beverley Est AKA Scala Noreen A Exr	Dibello Gaston V Lisa Sumner Living Trust Sumner Justin Tr Sumner Tate Tr Kleinknecht William G Paquin Stacia C Rosler Karen E Castro Dorinda A	Damascus Township Damascus & Berlin Twps Berlin Township Berlin & Damascus Twps	
Seland William Richard Exr Seland Ruth E Est	Seland William Richard	Palmyra Township	Lot A
Bisono Apolinar Bisono Ramona	Mear Christopher Mear Amy	Paupack Township	Lot 105
Orecchio Joseph Orecchio Grace	Orecchio Grace Tr Orecchio Joseph Tr Orecchio Revocable Trust	Lake Township	Lot 3399
Williams Francis D Jr Williams Stacey S	Heinly Sarah Heinly Nathan	Paupack Township	Lot 3C
Snowden Melissa	Senego Safarali G Sahar Najmus	Lake Township	Lot 1262
Anke Richard D Anke Catherine M	Swanick Amanda Swanick Justin	Hawley Borough Hawley Boro & Palmyra Twp Palmyra Township Palmyra Twp & Hawley Boro	
Schwartz Jacob Schwartz Charlotte	Sirris Emmanuel P Sirris Danielle	Berlin Township	
Strzeszewski Leonard M Strzeszewski Deborah J	Strzeszewski Lenoard M	Salem Township	Lot 715
Joerz Tracey A Joerz Henry Martin Jr Est AKA Joerz Henry M Jr Est AKA	Balu Elefterie	Lehigh Township Schelling William	
Wohst David J	Bezahler Lori Forster Jon	Manchester Township	
Morrison Richard R Jr Morrison Heidi L	Morrison Richard R Jr Morrison Heidi L	Salem Township	Lot 240r



Thorngren Joseph Adm AKA Thorngren Joseph David Adm AKA Thorngren David Est AKA Thorngren Dave Est AKA Thorngren David Joseph Est AKA Thorngren David J Est AKA Thorngren Joseph	Aranbayev Emil Kaur Gagandeep	Salem Township	Lot 349
Schneider Lisa Ann Schneider John Robert	McFarland Tamara	Paupack Township	Lot 237
Bock Kevin Bock Jerilyn	Inoa Jonathan Inoa Melissa Morris	Lake Township	Lot 2169
Scott Joseph Scott Doreen	Murray Jeffrey M Murray Kristin M	Lake Township	
Volkodov Gennadiy AKA Volkodav Gennadiy AKA	Kularatne Tatyana Kularatne Indike	Salem Township	Lot 1699
Gravity Realty	Buckingham Heights MHP Buckingham Heights M H P	Salem Township	
McCleary Thomas Jr Snyder Carl J	Spicciatie Laura Spicciatie Brian Spicciatie Jayme	Lake Township	Lot 1503
Qoku Ramazan Qoku Sadije	Qoku Ramazan Qoku Sadije	Paupack Township	Lot 85R
Minien Francis Pankiewicz Theodore Jr	Minien Francis Larosa Anthony Bator Leszek	Lehigh Township Berlin Township	Lot 1
Treat Donna M Devita Devita Donna M	Devita Donna M Treat Jordan B Treat Matthew J	Salem Township	Lot 636
Zawislak Carol Keenan Qureshi Ijaz	Zawislak Edward C III Arif Mohammad	Canaan Township Sterling Township	Lot 1 Lot 1
Miller Rose	DRB Property Inc D R B Property Inc	Texas Township 1 & 2	Lot 8
Dambra Adam Dambra Rachel H	Kent Adam J Kent Joie M	Hawley Borough	
Granata Frank J Jr Granata Dianne R	Kurlatnik Anna Kleyman Vladimir Kleyman Nechama Ahaliva	Salem Township	Lot 545
Biss Joseph S Biss Kathleen M	Dave Doyle Construction LLC Dave Doyle Construction L L C	Lake Township	Lot 3668
Burke Jack G Burke Carl Burke Sibylle R	Burke Carl Burke Janelle L	Salem Township	
Kules Stanley C Martin John J	Kules Stanley C Soden Mark E	Salem Township Berlin Township	Lot 1
Agolino Cristina M Exr Princic Suzanne M Est AKA Mitchell Suzanne A Est AKA	Agolino Cristina M Mitchell Carla M	Dyberry Township	Lot 20

Verdetto June	Vilim Ferdinand Swen Vilim Lisa Reine	Scott Township	
Ross Douglas J Exr AKA Ross Douglas James Exr AKA Ross Ruth A Est AKA Ross Ruth Est AKA	My Jesus Mercy Ministries Inc	Lebanon Township	Lot 1
Yavorosky Michael J	Yavorosky Lucas J	Clinton Township 1	
Picone Mark Picone Mary	Pastrano Jorge P	Lehigh Township	Lot 132
Lesser John J Exr Lesser Robert E Est	KRC Sixty	Palmyra Township	
Pobirscaia Elena Johnson Willis Jr Johnson Teresa W	Kaganovich Itzhak Potalivo Alessandro Potalivo Elaine M	Lehigh Township Manchester Township	Lot 16

WAYNE COUNTY BAR ASSOCIATION




www.waynecountylawyers.org

COURT CALENDAR — FOURTH FLOOR COURTROOM #2
January 24, 2022–January 28, 2022

Monday, January 24, 2022

1:00 PM
Dependency
1:00 Juvenile Court Hearing Officer 42-44-2021-DP Adjudication R.F; A.F &
P.F Rechner/Campbell
1:30 Juvenile Court Hearing Officer 2-2020-DP Permanency Review E.M
Rechner/Martin/M.Farley/Campbell
2:00 Judge 29-2021-DP Permanency Review V.W
Rechner/Henry/Burlein/Martin II
2:30 Juvenile Court Hearing Officer 41-44-2020-DP Permanency Review
A.M; L. M; R. M & T. M
Rechner/Henry/Farrell

Tuesday, January 25, 2022

8:45 AM
Name Changes
137-2021-CV In Re: Velazquez Pro Se
505-2021-CV IN Re: Mason Pro Se
524-2021-CV In Re: Press Pro Se

9:00 AM
Dependency
9:00 Juvenile Court Hearing Officer 52-2020-DP Permanency Review E.M
Rechner/Anderson/Martin II/Burlein/Ellis
9:30 Judge 7 & 8-2021-DP Permanency Review B.H & M. H
Rechner/Ellis/Weed/Moulton
10:00 Judge Adjudication K.C Rechner/Martin II/Campbell/Burlein
10:30 Juvenile Court Hearing Officer 44-2014-DP Permanency Review C.H
Rechner/Anderson
11:00 Juvenile Court Hearing Officer 15-2021-DP Permanency Review A.F
Rechner/Campbell/Moulton

1:00 PM
In Re: S.B. 20-2021-AD
TPR-Mother
Kobal

2:00 PM
In re: Huggard 121-2021- OCD
Incapacity
Ellis-

COURT CALENDAR — FOURTH FLOOR COURTROOM #2
January 24, 2022–January 28, 2022

2:00 PM – 2:30 PM
In Re: R.W.M. 9-2021-AD
Involuntary Termination of Parental rights of Father
Bugaj

Wednesday, January 26, 2022

9:00 AM
In re: Poterjoy 37-2019-OCD
Hearing on petition to modify decree
Farrell

10:00 AM
In re: K.M. 132-2021-OCD
Incapacitation Hearing
Zimmer

10:30 AM
In re: A.T. Z. 60-2002-OCD
Petition to appoint successor guardian of estate
Jennings

11:00 AM
IN Re: B.Scott & J, Stickelmyer 31-2020-DP & 1-2022-DP
Disposition
Rechner/Martin II/ Burlein/Henry

1:00 PM
In Re: J.G. Wentworth & Castellano 482-20321-CV
Petition to transfer Structured Settlement payment rights
Maro

1:30 PM
IN Re: A.E.F. 13-2021-AD
Adoption
Martin II

Thursday, January 27, 2022

9:00 AM
Roneker v Ritch 330-2019-cv
NJ Trial
Zimmer/Z.Jennings

COURT CALENDAR — FOURTH FLOOR COURTROOM #2
January 24, 2022–January 28, 2022

Friday, January 28, 2022

10:00 AM
Coughlin v. Coughlin 339-2020-CV
Ejectment Hearing
Ossont/ Pro Se

11:00 AM
In Re: J.K. 743-2011-CV
Annual Review of Involuntary Treatment
Howell/Farrell

1:00 PM
Fox v. Zintel 135-2011-DR
Relocation Hearing
Farrell/Eagen/Rechner

COURT CALENDAR — THIRD FLOOR HISTORIC COURTROOM
January 24, 2022–January 28, 2022

Monday, January 24, 2022

9:00 AM
Arbitrations- Barna (Chair), Krajkovich, Kane
37-2021-CV Achberger v. Stenlake Durlofsky/Yost
631-2019-CV Capital One v. Lynn Baroska/Ward
120-2021-CV Stafford v. FCA US LLC Silverman/Rose
273-2021-CV Koberlein v. Gregory Rydzewski/Bresset

Tuesday, January 25, 2022

8:30 AM
Shoemaker v. Podolsky 446-2021-DR
Shared Custody Pre-Trial (Phone)
Katsock/Pro Se

8:45 AM
Foshay v. Mauro 508-2021-DR
Primary custody pre-Trial
Bugaj/Pro Se

COURT CALENDAR — THIRD FLOOR HISTORIC COURTROOM

January 24, 2022–January 28, 2022

9:00 AM – 9:30 AM
McVeigh v. McVeigh 81-2009-DR
Contempt
Clause/Seig

9:30 AM
Louis v. Silon 224-2020-DR
Primary Custody Trial
Bugaj/Campbell

1:00 PM
Coughlin v Coughlin 159-2020-DR
Hearing
Mariotti/Bugaj

1:00 PM
Demand Supports
515-2021-DR Monte v. Harendza Ellis/Pfaff

2:00 PM
Non-Supports

2:30 PM
Koble v. Hallock 584-2021-DR
Contest to a registration of a foreign order
Pro Se/ Pro Se

Wednesday, January 26, 2022

8:30 AM
Carr v. Mayes 461-2021-DR
Primary Custody Trial
Collins/Bugaj

9:00 AM
Central Court 3rd Floor Courtroom

9:00 AM
Civil rule
86-2018-CV Carnes v. Legacy Measurement Siejk/Scanlon
424-2019-CV Console v. Lupyak Treat/Pro Se

COURT CALENDAR — THIRD FLOOR HISTORIC COURTROOM
January 24, 2022–January 28, 2022

9:30 AM

In re: Bechtold 108-2021-OCD

Hearing-Pet for approval of sale & Hearing on Objections to Petition for approval of Court to sell/Transfer property of the estate filed by Attorney Jennings & Treat

Petry/

12:00 PM

Drug Court Team Meeting

12:30 PM

Drug Court

Thursday, January 27, 2022

8:30 AM

In Re: C.D 33-2021-JV

Delinquency & Disposition

DA/Burlein

9:00 AM

Commonwealth Matters

308-2021-CR Sentencing Vinton, Chase R. Burlein

348-2021-CR Sentencing Dolph, Robert W. Rogan

339 & 349-2021-CR Sentencing Flora, Anthony Farrell

78-2019-CR & 35-2020-CR Sentencing Rickert, Timothy D'Andrea

310-2021-CR Sentencing Jackson, Lazarus P. Farrell

230-2021-CR Sentencing Dirico, Michael James Kelly

332-2021-CR Sentencing Davis, Branden Farrell

315-2021-CR Sentencing Yantorn, Mark

334-2021-CR Sentencing Young, Patric, J. Burlein

307-2021-CR Sentencing Martin, Daniel E. Farrell

392-2021-CR Bench Warrant Return-Turning himself in Emmet, Peter

216-2021-CR Sentencing Hubbard, Reginald Campbell

7-2021-MD ICC Simo, Jason

82-2021-CR Petition for Revocation of ARD Oldham, Bryant Farrell

Arrest prior to requisition Struble, Grant

140-2020-CR Petition to Revoke Parole Knecht, Brandon Burlein

11:00 AM

Commonwealth vs. Craig Robert Sanford 27-2021-SA

Summary Appeal

DA/Pro Se

COURT CALENDAR — THIRD FLOOR HISTORIC COURTROOM

January 24, 2022–January 28, 2022

11:15 AM

Commonwealth v. Nadja Yacopino 21-25-2021-SA
Summary Appeal
DA/Pro Se

11:45 AM

Commonwealth v. Christopher Lamberton 29-2021-SA
Summary Appeal
DA/Pro Se

1:00 PM – 2:00 PM

Commonwealth Matters

33-2021-CR Petition for Violation of Probation Clark, Germain Gryskewicz

368-2021-CR Guilty Plea Sikora, Sandra Burlein

Wyoming County Case 243-2021-CR Guilty Plea Sherwood, Steven

2-2020-CR Bench Warrant Return/Guilty Plea/Sentencing Elshabassy, Ahmed
Aquilino

338-2021 & 423-2021-CR Guilty Plea Cordts, William Edward Campbell

130-2020-CR Guilty Plea Hensey-Erdman, Diane Campbell

326-2020-CR Petition to Set aside or in the alternative Remit forfeiture and to
Exonerate surety Moment, Darnell McCabe

67-2021-CR Motion to withdraw Guilty Plea/Sentencing Sanders, Leonard
Martin II

380-2021-CR ARD Mermelstein, Joel Bugaj

177 & 212-2021-CR Motion for Parole Huegel, Ronald Farrell

2:00 PM

Commonwealth v. Thomas Frisch 210-2020-CR
Motion in Limine
DA/Kolcharno

WAYNE COUNTY BAR ASSOCIATION



www.waynecountylawyers.org

COURT CALENDAR — THIRD FLOOR HISTORIC COURTROOM
January 24, 2022–January 28, 2022

Friday, January 28, 2022

8:30 AM

Gestewitz v. Runion & Hazen 613-2021-DR

Special Relief Hearing & Hearing on Plaintiff's Emergency Petition for Blood
Test

Weed/Pro Se

9:00 AM – 10:00 AM

PFA

336-2021-DR Johannes v. Johannes Clause/Bugaj

332-2021-DR L. Montalvo v. Montalvo Pro Se/ Pro Se

331-2021-DR A.Montalvo v. Montalvo Pro Se/ Pro Se

181-2021-DR Petition to Modify PFA Britt v. Rodriguez Weed/Zimmerman

10:00 AM

Rindock v. Decker 562-2021-DR

Argument on Preliminary Objections to Custody Complaint

Lynott/Stepkovitch

10:30 AM

Thomas v. Kryeski 34-2021-DR

Exceptions to Masters Report

Pro Se/Clause

11:00 AM – 12:00 PM

Skelton v. Skelton 6-2021-DR (Divorce) & 90 & 102-2021-DR (Custody)

6-2021-DR- Petition for Contempt; Exclusive possession of Marital

Residence; Motion to Compel Discovery 90 & 102-2021-DR (Custody)

Contempt

Martin II/ Ellis

1:00 PM

Dautch v. Dautch 412-2018-DR

Hearing on Plaintiff's petition to Terminate Spousal Support

Ellis/Bugaj

2:00 PM

Conklin v Shaffer and Starkey 147-2021-DR

Mtn for Reconsideration

Katscok/Ellis

CUSTODY CALENDAR
January 24, 2022–January 28, 2022

Monday, January 24, 2022

1:00 PM
Surace v. Surace 138-2019-DR
Custody Hearing (Zimmerman)
Martin II/ Campolieto

Friday, January 28, 2022

9:00 AM
Skelton v. Skelton 90-2021-DR
Conciliation Conference (Karam)
Ellis/Martin II

9:00 AM
Granville v. Marino 618-2019-DR
Custody Hearing (Zimmerman)
Rechner/ Campbell

9:30 AM
Box v. Box 13-2022-DR
Conciliation Conference (Karam)
Bugaj/Pro Se

10:00 AM
Courtright v. Bolinger 547-2019-CV
Custody Conciliation (Karam)
Henry/Bugaj

10:30 AM
Redmond v. Ware 20-2022-DR
Conciliation Conference (Karam)
Pro Se/ Pro Se

1:00 PM
Lodini v. Gapp 77-2019-DR
Conciliation Conference (Karam)
Pro Se/Campbell

WAYNE COUNTY BAR ASSOCIATION MEMBER DIRECTORY

Leatrice Anderson, Esq.

Spall, Rydzewski, Anderson, Lalley
& Tunis, PC

570-226-6229

lea@poconolawyers.net

2573 Route 6

Hawley, PA 18428

*Surrogacy/Gestational Carrier,
Adoption, Guardian Ad Litem, Real
Estate Settlement/Title Agent, Real
Estate Litigation, Estate/Wills*

Nicholas Barna, Esq.

Barna Law

570-253-4921

nicholasbarna@verizon.net

207 Tenth Street

Honesdale, PA 18431

*Real Estate, Estate Planning, Estate
Administration, Elder Law*

Tim Barna, Esq.

Barna Law

570-253-4921

207 Tenth Street

Honesdale, PA 18431

*Real Estate, Estate Planning, Estate
Administration, Elder Law*

Stephen G. Bresset, Esq.

Bresset Santora, LLC

570-253-5953

570-253-2926 (Fax)

SBresset@Bressetsantora.com

Rsantora@Bressetsantora.com

606 Church Street

Honesdale, PA 18431

Ronald M. Bugaj, Esq.

Bugaj/Fischer, P.C.

570-253-3021

ron@bugaj-fischer-law.com

PO Box 390

308 Ninth Street

Honesdale, PA 18431

*Administrative Law, Civil Litigation,
Community Association Law, Corpo-
rate and Business Law, Criminal
Defense, Dependency, DUI, Estates,
Estate Planning, Family Law, Cus-
tody, Divorce, Protection From
Abuse, Support, Guardianship, Juve-
nile Law, Property Owners Associa-
tion, Real Estate, Social
Security/Disability, Tax Law, Workers
Compensation, Zoning, Municipal
Law*

Steven E. Burlein, Esq.

570-253-9667

steven@burlein.legal

307 Eleventh Street

Honesdale, PA 18431

*Real Estate, Wills and Trust,
Estate Administration/Probate,
Guardianship, Criminal Law, Juve-
nile Law*

Oressa P. Campbell, Esq.

570-253-7938

CampLaw@ptd.net

922 Church St.

Honesdale, PA 18431

*Appeals, Adoption, Child Custody,
Criminal, Dependency, Divorce,
Landlord/Tenant, Juvenile*

WAYNE COUNTY BAR ASSOCIATION MEMBER DIRECTORY

Tammy Lee Clause, Esq.

570-676-5212
atyclaus@ptd.net
PO Box 241
972 Main Street
Newfoundland, PA 18445
*Divorce, Custody, Wills, Estates,
Real Estate, Civil Litigation, Corpo-
rate Law, Breach of Contract, Com-
munity Association Matters*

Frances Clemente, Esq.

845-887-6344
fclemente@hvc.rr.com
PO Box 866
32 Lower Main St.
Callicoon, NY 12723

Jeff Clemente, Esq.

845-252-3033
fclemente@hvc.rr.com
PO Box 12
Narrowsburg, NY 12764

Charles Curtin, Esq.

570-253-3355 X 1802
ccurtin@hnbkbank.com
724 Main Street
Honesdale, PA 18431

Donna DeVita, Esq.

570-343-9597
d.devita.law@gmail.com
400 Spruce St. Ste 402
Scranton, PA 18503

Jessica Ellis, Esq.

Court Administrator
Wyoming/Sullivan Counties
One Courthouse Square
Tunkhannock, PA 18657

Brendan R. Ellis, Esq.

Meagher Ellis Law, Inc.
570-253-5229
bellis@mmeagherlaw.com
www.mmeagherlaw.com
1018 Church Street
Honesdale, PA 18431
*Criminal Defense, Family Law, and
Juvenile Law*

Michael Farley, Esq.

Barna Law
570-253-4921
207 Tenth Street
Honesdale, PA 18431
*Real Estate, Estate Planning, Estate
Administration, Elder Law, Depend-
ency, Criminal Law*

Christopher Farrell, Esq.

570-488-6900
570-488-6907 (Fax)
chris@chrisfarrelllaw.com
www.chrisfarrelllaw.com
P.O. Box 312
158 South Street
Waymart, PA 18472
*Divorce & Custody, Criminal
Defense, DUI Defense, Adoption,
Termination of Parental Rights, Per-
sonal Injury, Social Security Disabil-
ity, Real Estate Transactions, Con-
tractor Lawsuits, Civil Litigation,
Wills & Estates, Protection from
Abuse Litigation*

WAYNE COUNTY BAR ASSOCIATION MEMBER DIRECTORY

Ronnie J. Fischer, Esq.

Bugaj/Fischer, P.C.
570-253-3021
ronnie_fischer@hotmail.com
PO Box 390
308 Ninth Street
Honesdale, PA 18431

*Adoption, Appeals/Appellate Law,
Civil Litigation, Community Associa-
tion Law, Criminal Defense, Driver's
License Issues, DUI, Family Law,
Custody, Divorce, Protection from
Abuse, Support, Personal Injury,
Property Owners Associations*

Tim Fisher, Esq.

Fisher & Fisher Law Offices, LLC
570-839-8690
tbfisher2@hotmail.com
3041 PA Rte 940
Mt. Pocono, PA 18344

David M. Gregory, Esq.

570-251-9960
dmglaw@ptd.net
307 Erie Street
Honesdale, PA 18431

Nicholas D. Gregory, Esq.

570-251-9960
nicklaw@ptd.net
307 Erie Street
Honesdale, PA 18431

Frances Gruber, Esq.

570-253-5400
frangruber@aol.com
214 Ninth Street
Honesdale, PA 18431
Taxes, Wills and Estates

Nicole Hendrix, Esq.

Wayne County Courthouse
570-253-5970
nhendrix@waynecountypa.gov
925 Court Street
Honesdale, PA 18431

Richard B. Henry, Esq.

570-253-7991
rhenry1@ptd.net
1105 Court St.
Honesdale, PA 18431
*Real Estate, Property Owners Asso-
ciations, Wills/Estates, Business
Organizations, Municipal Law, Civil
Litigation, Criminal Law, Family
Law, Title Insurance, Children &
Youth Matters, PennDOT Appeals,
Department of State/Licensing
Appeals, Appellate Practice before
Commonwealth and Superior Courts*

A. G. Howell, District Attorney

Wayne County Courthouse
570-253-4912
570-253-5902 (Fax)
925 Court Street
Honesdale, PA 18431

Alfred J. Howell, Esq.

Howell & Howell
570-253-2520
ajhowell@hhklawyers.com
109 Ninth Street
Honesdale, PA 18431

Lothar C. Holbert, Esq.

570-798-2257
calkuni@verizon.net
131 Pleasant Valley Road
Starrucca, PA 18462

WAYNE COUNTY BAR ASSOCIATION MEMBER DIRECTORY

Steve Jennings, Esq.

Jennings & Jennings, LLC
570-253-5161
sjesq@ptd.net
303 Tenth Street
Honesdale, PA 18431

Zachary Jennings, Esq.

Jennings & Jennings, LLC
570-253-5161
zjesq@ptd.net
303 Tenth Street
Honesdale, PA 18431

Lee C. Krause, Esq.

570-253-2520
leekrauseesq@hotmail.com
109 Ninth Street
Honesdale, PA 18431
*Criminal Law, Real Estate, Family
Law (Divorce, Custody, Support)
Estate Planning, Civil Litigation,
Corporations*

John Martin, Esq.

Law Office of John Martin
570-253-6899
jmartin@martin-law.net
1022 Court Street
Honesdale, PA 18431

John Martin, II, Esq.

Law Office of John Martin
570-253-6899
jjmartin@martin-law.net
1022 Court Street
Honesdale, PA 18431

Kimberly Martin, Esq.

Law Office of John Martin
570-253-6899
kmartin@martin-law.net
1022 Court Street
Honesdale, PA 18431

Matthew Meagher, Esq.

Meagher Ellis Law, Inc.
570-253-5229
570-253-2025 (Fax)
matt@mmeagherlaw.com
1018 Church Street
Honesdale, PA 18431
*Real Estate, Estates, Business,
Municipal*

John Notarianni, Esq.

570-468-0844
johnnotarianni1@aol.com
1412 Delaware Street
Dunmore, PA 18509

Alida O'Hara, Esq.

570-253-6148
oharak1@verizon.net
PO Box 190
Honesdale, PA 18431
Family Law

Tobey Oxholm, Esq.

Just Resolutions – ADR
215-783-2329
tobeyoxholm@gmail.com
1 Watawga Way West
Gouldsboro, PA 18424
ADR, Mediation

Kerin Podunajec, Esq.

570-352-7834
KerinPodunajec@gmail.com

WAYNE COUNTY BAR ASSOCIATION MEMBER DIRECTORY

Christine Rechner, Esq.

Rechner Law Office
rechnerc@ptd.net
924 Church St.
Honesdale, PA 18431
*Divorce, Custody, PFA, Adoptions,
Real Estate Sale/Purchase, Property
Disputes, Civil Litigation,
Landlord/Tenant, Corporate Forma-
tion, Estate Planning*

Hugh Rechner, Esq.

Rechner Law Office
570-253-2200
rechnerh@ptd.net
924 Church St.
Honesdale, PA 18431

Pat Robinson, Esq.

District Attorney's Office
probinson@co.wayne.pa.us
925 Court Street
Honesdale, PA 18431

Shelley Robinson, Esq.

District Attorney's Office
srobinson@waynecountypa.gov
925 Court Street
Honesdale, PA 18431

Albert G. Rutherford, II, Esq.

Rutherford, Rutherford & Wood
570-253-2500
agr.rutherfordlaw@verizon.net
921 Court Street
Honesdale, PA 18431
*Estate Planning, Estate Administra-
tion, Residential Real Estate*

Sally N. Rutherford, Esq.

Rutherford, Rutherford & Wood
570-253-2500
snr.rutherfordlaw@verizon.net
921 Court Street
Honesdale, PA 18431
*Estate Planning, Estate Administra-
tion, Residential Real Estate*

Joseph Rydzewski, Esq.

Spall, Rydzewski, Anderson, Lalley
& Tunis, PC
570-226-6229
joerr@poconolawyers.net
2573 Route 6
Hawley, PA 18428
*Civil Litigation, Personal Injury,
General Litigation, Real Estate Liti-
gation, Commercial Litigation,
Insurance Claims*

Warren E. Schloesser, Esq.

570-253-3745
whschloesser@hotmail.com
214 Ninth Street
Honesdale, PA 18431
*Business Formation, Real Estate,
Wills and Estates, Quiet Title Actions*

John Spall

Spall, Rydzewski, Anderson, Lalley
& Tunis, PC
570-226-6229
jfs@poconolawyers.net
2573 Route 6
Hawley, PA 18428
*Real Estate Settlement, Real Estate
Title Agent, Wills/Estates, Corporations*

WAYNE COUNTY BAR ASSOCIATION MEMBER DIRECTORY

Jeffrey S. Treat, Esq.

570-253-1209
jstreat@ptd.net
926 Court Street
Honesdale, PA 18431

Michael Walker, Esq.

570-689-4007
wwpc@echoes.net
PO Box 747, Route 590
Hamlin, PA 18427
Real Estate Settlement, Title Insurance, Wills & Estates

Pamela S. Wilson, Esq.

psw.wilsonlaw@verizon.net

Ethan C. Wood, Esq.

Rutherford, Rutherford & Wood
570-253-2500
ecw.rutherfordlaw@aol.com
921 Court Street
Honesdale, PA 18431
Estate Planning, Estate Administration, Residential Real Estate

Mark R Zimmer, Esq.

570-253-0300
zimmslaw@gmail.com
1133 Main St.
Honesdale, PA 18431
Civil Trials, Personal Injury, Divorce, Real Estate and Estate Planning, Family Law and General Practice

Ashley Zimmerman, Esq.

Weinstein, Zimmerman & Ohliger
570-296-7300
zimmerman@wzlawfirm.com
410 Broad Street
Milford, PA 18337
Criminal Law, Family Law and Personal Injury



Wayne County Legal Journal Subscription Form

PLEASE PRINT CLEARLY

Name _____

Address _____

City _____ State _____ Zip _____

Phone (____) _____ - _____

Email Address _____ @ _____

Subscription Options and Rates

Mailed copy ONLY \$100 per year

Emailed copy ONLY Free

Individual copies \$5 each

Your subscription year will begin from the date your subscription form and payment are received.

WC Legal Journal is published every Friday, except for Holidays.

Please fax completed form to 570-647-0086 or email to baileyd@ptd.net

Display Advertising Available

MAKE CHECK PAYABLE TO BAILEY DESIGN AND ADVERTISING

Please call for Rates —570-251-1512 or email baileyd@ptd.net

Wayne County LEGAL JOURNAL

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

2022 LEGAL ADVERTISING RATES

Incorporation Notices \$45

One (1) time insertion

Fictitious Name Registration \$45

One (1) time insertion

Petition for Change of Name \$45

One (1) time insertion

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

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

General Advertising Rates

All Advertisements Are Pre-Pay

Subject to approval

Subject to space availability

Credit Cards accepted—Mastercard and Visa only.

**Prices are based upon your advertisement
submitted camera-ready or via email in PDF
or JPG format.**

Certain Restrictions Apply

The Wayne County Legal Journal

is published every Friday—52 issues per year.

**The deadline for all advertising is 10 AM on
Monday for the Friday publication.**

Contact for Advertising Details:

Phone: 570-251-1512

Fax: 570-647-0086

Email: baileyd@ptd.net

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

Ad Changes subject to artwork adjustment fee, call for details

Subscription Rates

One Issue \$5 per issue
Mailed Copy \$100 per year
Emailed Copy Free



© Kathleen Howell

Full Page:
4"W X 7"H

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

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

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



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