

WAYNE COUNTY BAR ASSOCIATION

OFFICIAL LEGAL

JOURNAL

OF WAYNE COUNTY, PA



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Honesdale, PA



IN THIS ISSUE

LEGAL NOTICES	5
CIVIL ACTIONS FILED	9
MORTGAGES & DEEDS	13
COURT CALENDAR	21
ATTORNEY DIRECTORY	26

Court of Common Pleas 22nd Judicial District:

The Hon. Janine Edwards
President Judge

The Hon. Matthew Meagher
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.



PA LEGAL ADS

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Legal Journal of Wayne County

Ronnie Fischer, Esq., Editor
ronnie_fischer@hotmail.com

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
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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
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WAYNE COUNTY OFFICIALS

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Matthew L. Meagher, *Judge*

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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

***For information contact the WCBA
Ronnie at ronnie_fischer@hotmail.com.***

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.

ESTATE NOTICE

Estate of Steven Richard Hoover
AKA Steven R. Hoover
Late of Dreher Township
EXECUTOR
Thomas J. Hoover AKA Thomas
Joseph Hoover c/o Fisher & Fisher
Law Offices LLC
525 Main Street, PO Box 396
Gouldsboro, PA 18424
ATTORNEY
Timothy B. Fisher II, Esq.
Fisher & Fisher Law Offices LLC
525 Main Street, PO Box 396
Gouldsboro, PA 18424

4/11/2025 • 4/18/2025 • 4/25/2025

ESTATE NOTICE

Estate of Rita M. Young
AKA Rita Young
Late of Berlin Township
ADMINISTRATOR
Patricia A. Courtright
338 Racht Road
Honesdale, PA 18431

ATTORNEY

Nicholas A. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

4/11/2025 • 4/18/2025 • 4/25/2025

ESTATE NOTICE

Estate of Therese Erker
Late of Palmyra Township
EXECUTOR
Ferdinand J. Erker
15 West 81st Street
New York, NY 10024
ATTORNEY
John F. Spall, Esquire
2573 Route 6
Hawley, PA 18428

4/11/2025 • 4/18/2025 • 4/25/2025

ESTATE NOTICE

Estate of Nicholas Joseph Strasser
Late of Berlin Township
ADMINISTRATOR
Albert Reser
15 Pheasant Hill Road
Hawley, PA 18428
ATTORNEY
John F. Spall, Esquire
2573 Route 6
Hawley, PA 18428

4/11/2025 • 4/18/2025 • 4/25/2025

ESTATE NOTICE

Estate of Leslie Biechy AKA
Leslie L. Biechy AKA Leslie Leroy
Biechy

Late of Borough of Banger,
Northampton County with probate
assets only in Wayne County
ADMINISTRATOR

James Kolb aka James L. Kolb c/o
Fisher & Fisher Law Offices LLC
525 Main Street, PO Box 396
Gouldsboro, PA 18424
ATTORNEY

Timothy B. Fisher II, Esq.
Fisher & Fisher Law Offices LLC
525 Main Street, PO Box 396
Gouldsboro, PA 18424

4/4/2025 • 4/11/2025 • 4/18/2025

ESTATE NOTICE

Estate of Bernard V. Derrick
AKA Bernard Vincent Derrick
AKA Bernard Derrick

Late of Honesdale Borough
CO-EXECUTOR

Ronald J. Derrick
33 O'Connell Road
Waymart, PA 18472
CO-EXECUTOR

Denise M. Latourette
458 Fox Hill Road
Honesdale, PA 18431
ATTORNEY

Nicholas A. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

3/28/2025 • 4/4/2025 • 4/11/2025

ESTATE NOTICE

NOTICE IS HEREBY GIVEN,
that Letters Testamentary have been
issued in the Estate of Mickey T.
Barhite, a/k/a Mickey Barhite, who
died on February 28, 2025, late
resident of Mt. Pleasant Township,
Pennsylvania 18453, to Michael
Barhite, a/k/a Michael P. Barhite,
Executor of the Estate. All persons
indebted to said estate are required
to make payment and those having
claims or demands are to present
the same without delay to Michael
Barhite a/k/a Michael P. Barhite,
Executor c/o Law Offices of
ALFRED J. HOWELL, Attorney
for the Estate, at 109 Ninth Street,
Honesdale, PA 18431.

ALFRED J. HOWELL, ESQUIRE
ATTORNEY FOR THE ESTATE

3/28/2025 • 4/4/2025 • 4/11/2025

ESTATE NOTICE

Estate of Constance Buchanan
AKA Connie Buchanan
Late of Paupack Township
EXECUTOR

Katherine Bower
68 Debbie Place
Berkeley Heights, NJ 07922

3/28/2025 • 4/4/2025 • 4/11/2025

OTHER NOTICES

NOTICE OF FILING OF ARTICLES OF DISSOLUTION

NOTICE IS HEREBY GIVEN that Articles of Dissolution - Domestic Corporation have been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, on the 24th day of March, 2025, for the purpose of dissolving the corporation.

The name of the corporation being dissolved is COUNTRY JOY INC.

Richard B. Henry, Esquire
1105 Court Street
Honesdale, PA 18431
(570) 253-7991

4/11/2025

CORPORATE NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on 12/26/2024, for:

Lake Region Self Storage, Inc.
having a registered office address of:
c/o Registered Agent Solutions, Inc.
The corporation has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

4/11/2025

NOTICE

IN THE COURT OF COMMON PLEAS OF WAYNE COUNTY, PENNSYLVANIA

CIVIL ACTION
NO. 2024-00640

NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING

75 Beattie Place, Suite 300
Greenville, SC 29601
Plaintiff,

vs.

PAUL T. MEAD

1990 E. Lake View Drive
Lake Ariel, PA 18436
Defendant

NOTICE TO DEFEND

NOTICE

You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the complaint or for any other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

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

Northern Pennsylvania Legal Services
925 Court Street
Honesdale, Pa. 18431
(877) 515 – 7456

AVISO

Le han demandado a usted en la corte. Si usted quiere defenderse de estas demandas expuestas en las paginas siguientes, usted tiene veinte (20) dias de plazo al partir de la fecha de la demanda y la notificacion. Hace falta a sentar una comparencia escrita o en persona o con un abogado y entregara la corte en forma escrita sus defensas o sus objeciones a las d mandas en contra de su persona. Se a visado que si usted no se defiende, la corte tomara medidas y puede continuar la demanda en contra suya sin previo aviso o notificacion. Ademias, la corte puede decidir a favor del demandante y requiere que usted cumpla con todas las provisiones de esta de manda. Usted puede perder dinero o sus propiedades o otros de rechos importantes para usted.

LLEVE ESTA DEMANDA A UN
ABOGADO IN MEDIATAMENTE
SI NO TIENE ABOGADO OO SI
NO TIENE EL
DINEROSUFICIENTE DE

PAGAR TAL SERVICIO, VAYA
EN PERSONA O LLAME POR
TELEFONO A LA OFICINA CUY
DIRECCION SE ENCUENTRA
ESCRITA ABAJO PARA
AVERICUAR DONDE SE
PUEDE CONSEGUIR
ASISTENCIA LEGAL.

Northern Pennsylvania Legal
Services
925 Court Street
Honesdale, Pa. 18431
(877) 515 – 7456

HILL WALLACK LLP

Michael J. Shavel, Esquire

(Attorney I.D.: 60554)

Jill M. Fein, Esquire (Attorney
I.D.: 318491)

Kaitlin D. Shire, Esquire

(Attorney I.D.: 324226)

1000 Floral Vale Blvd., Suite 300
Yardley, PA 19067

Tel. 215-579-7700

Fax 215-579-9248

Attorneys for Plaintiff

4/11/2025

NOTICE

Take notice that the following
account has been filed to the
Common Pleas Court of Wayne
County and will be presented for
approval on April 22, 2025.

First and Final Account of the
Estate of Ronald C. Puchalski,
deceased, Case No. 47-OCD-2025.

4/11/2025 • 4/18/2025

CIVIL ACTIONS FILED

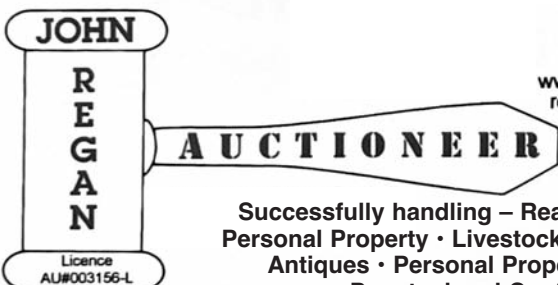
FROM MARCH 22, 2025 TO MARCH 28, 2025
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.

JUDGMENTS

NUMBER	LITIGANT	DATE/TIME	DESCRIPTION	AMOUNT
1997-20085	BABCOCK MORRIS	3/28/2025 12:00	SATISFACTION	—
1998-20567	HENDEL MICHAEL	3/28/2025 12:00	SATISFACTION	—
2003-20775	DESMOND JAMES FRANCIS JOSEPH	3/28/2025 12:00	SATISFACTION	—
2003-20776	DESMOND JAMES FRANCIS JOSEPH	3/28/2025 12:00	SATISFACTION	—
2003-20777	DESMOND JAMES FRANCIS JOSEPH	3/28/2025 12:00	SATISFACTION	—
2003-20778	DESMOND JAMES FRANCIS JOSEPH	3/28/2025 12:00	SATISFACTION	—
2004-20222	DESMOND JAMES F JR	3/28/2025 12:00	SATISFACTION	—
2012-20626	PEARSON CARL W	3/28/2025 11:32	SATISFACTION	473.92
2013-20595	PEARSON CARL W	3/28/2025 11:32	SATISFACTION	789.43
2014-20026	PEARSON CARL W	3/28/2025 11:32	SATISFACTION	541.27
2014-20835	INTOCIA MARIE M	3/28/2025 11:02	SATISFACTION	—
2015-20193	KELLOGG JACOB	3/26/2025 11:06	SATISFACTION	—
2015-21045	PATEL ATUL R	3/28/2025 11:35	SATISFACTION	843.14
2016-20919	PATEL ATUL R	3/28/2025 11:33	SATISFACTION	1,835.28
2018-20477	CRUZ ADA	3/28/2025 11:02	SATISFACTION	—
2019-20909	PALMA ROBERT ESTATE OF	3/28/2025 11:33	SATISFACTION	616.18
2019-20909	PALMA LINDA ESTATE OF	3/28/2025 11:33	SATISFACTION	616.18
2020-20263	PALMA ROBERT ESTATE OF	3/28/2025 11:33	SATISFACTION	1,921.08
2020-20263	PALMA LINDA ESTATE OF	3/28/2025 11:33	SATISFACTION	1,921.08
2020-20370	GUTHRIE JEREMIAH FRANK	3/26/2025 11:06	SATISFACTION	—
2020-20692	GUERRA JENNIFER R	3/28/2025 11:33	SATISFACTION	—
2021-20143	HESTER ROBERT C	3/28/2025 11:33	SATISFACTION	684.73
2021-20143	HESTER JESSICA P	3/28/2025 11:33	SATISFACTION	684.73
2021-20745	MCDONOUGH JOHN	3/28/2025 11:33	SATISFACTION	636.19
2023-20686	MDE WINDOWS & DOORS INC A CORPORATION	3/24/2025 11:57	SATISFACTION	4,566.13
2023-20789	MELLA ROGER	3/28/2025 11:33	SATISFACTION	4,532.53
2023-20789	MELLA IRIS	3/28/2025 11:33	SATISFACTION	4,532.53
2023-20841	WILLIAMS LISA M	3/28/2025 11:02	SATISFACTION	—
2023-20841	QUEVEDO CRISTIAN O	3/28/2025 11:02	SATISFACTION	—
2024-00022	DEVITO MICHAEL K A/K/A	3/25/2025 2:37	VACATE JUDGMENT	—
2024-00022	DEVITO MICHAEL	3/25/2025 2:37	VACATE JUDGMENT	—
2024-00065	32 RIDGE LLC	3/24/2025 11:59	REISSUE WRIT/EXECUTN	808,353.09
2024-00065	OLHA KALY	3/24/2025 11:59	REISSUE WRIT/EXECUTN	808,353.09
2024-00139	GOODWIN WILLIAM R A/K/A	3/24/2025 1:15	WRIT OF EXECUTION	30,979.57
2024-00139	GOODWIN BILL INDIVIDUALLY AND D/B/A	3/24/2025 1:15	WRIT OF EXECUTION	30,979.57
2024-00139	BILL GOODWIN LOGGING AND EXCAVATING	3/24/2025 1:15	WRIT OF EXECUTION	30,979.57
2024-00139	GOODWIN MELODY R INDIVIDUALLY AND D/B/A	3/24/2025 1:15	WRIT OF EXECUTION	30,979.57
2024-00139	WRM ENTERPRISES	3/24/2025 1:15	WRIT OF EXECUTION	30,979.57

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

2024-00451	COWAN ROBERT M ESTATE OF	3/26/2025 11:40	DEFAULT JUDGMENT	464,170.17
2024-00451	COWAN BRUCE AS KNOWN HEIR OF EST OF ROBERT M COWAN DEC	3/26/2025 11:40	DEFAULT JUDGMENT	464,170.17
2024-00451	ANY & ALL UNKNOWN SUCCESSORS	3/26/2025 11:40	DEFAULT JUDGMENT	464,170.17
2024-00510	DULEY ANDREW W	3/25/2025 11:03	DEFAULT JUDGMENT	30,625.04
2024-00523	NUNEZ KEILANI ADELIS	3/25/2025 10:56	DEFAULT JUDG IN REM	17,043.33
2024-20252	HONESDALE NATIONAL BANK THE GARNISHEE	3/24/2025 11:26	GARNISHEE/DISC ATTCH	—
2024-20252	WAYNE BANK GARNISHEE	3/24/2025 11:26	GARNISHEE/DISC ATTCH	—
2024-20252	FNCB BANK GARNISHEE	3/24/2025 11:26	GARNISHEE/DISC ATTCH	—
2024-20519	SHREK JASON M	3/25/2025 9:16	SATISFACTION	—
2024-20519	SHREK LIANE	3/25/2025 9:16	SATISFACTION	—
2024-20529	MELLA ROGER	3/28/2025 11:33	SATISFACTION	1,732.65
2024-20529	MELLA IRIS H	3/28/2025 11:33	SATISFACTION	1,732.65
2024-20536	MILTENBERG MICHAEL	3/28/2025 11:33	SATISFACTION	1,909.69
2024-20566	HARPER RICHARD E	3/25/2025 9:16	SATISFACTION	—
2024-20566	HARPER DEBORAH J	3/25/2025 9:16	SATISFACTION	—
2024-20723	RIEFLER TIMOTHY J	3/25/2025 9:16	SATISFACTION	—
2024-20796	CROWN NICOLE	3/28/2025 11:02	SATISFACTION	—
2024-20884	WALSH CHARLOTTE	3/25/2025 12:06	SATISFACTION	339.34
2025-00020	BABCOCK MARION J	3/26/2025 3:02	VACATE JUDGMENT	—
2025-00020	BABCOCK SHANE A	3/26/2025 3:02	VACATE JUDGMENT	—
2025-00177	FARLEY MICHAEL J	3/24/2025 2:36	CONFESSION OF JDGMT	51,747.17
2025-00178	ONPOINTE PROPERTY GROUP LLC	3/24/2025 3:01	CONFESSION OF JDGMT	51,747.17
2025-00184	MURPHY COLLEEN	3/27/2025 1:10	CONFESSION OF JDGMT	100,000.00
2025-20077	KOVALESKI RANDY T	3/25/2025 12:06	SATISFACTION	392.43
2025-20077	KOVALESKY CINDY L	3/25/2025 12:06	SATISFACTION	392.43
2025-20078	DEUTSCHE BANK NATIONAL TRUST	3/25/2025 12:06	SATISFACTION	742.68
2025-20116	SMITH CARL S	3/25/2025 12:06	SATISFACTION	341.77
2025-20162	HICKEY ROBERT	3/24/2025 11:50	JP TRANSCRIPT	3,058.21
2025-20163	NORTON TAMMY L	3/25/2025 9:07	TAX LIEN	2,056.07
2025-20164	SEXTON DANIEL T	3/25/2025 9:37	TAX LIEN	4,134.03
2025-20165	FLIS ZIGMUND M	3/25/2025 9:37	TAX LIEN	2,271.37
2025-20166	CARROLL CASEY D	3/25/2025 9:37	TAX LIEN	3,029.23



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2025-20167	CARROLL CASEY D,	3/25/2025 9:37 TAX LIEN	342.42
2025-20167	FUCHS MARGARET E	3/25/2025 9:37 TAX LIEN	342.42
2025-20168	ROGALI ANDREW	3/27/2025 11:11 JP TRANSCRIPT	1,768.53
2025-40008	GRABER MICHAEL CARL OWNER P	3/28/2025 3:57 STIP VS LIENS	—
2025-40008	GRABER SUSAN MICHELLE OWNER P	3/28/2025 3:57 STIP VS LIENS	—
2025-40008	DND HOMES	3/28/2025 3:57 STIP VS LIENS	—
	CONTRACTOR		

COMPLAINT — CONFESSION

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00176	THE DIME BANK	PLAINTIFF	3/24/2025	—
2025-00176	BELSCHNER ENTERPRISES LLC	DEFENDANT	3/24/2025	—
2025-00176	BELSCHNER ENTERPRISES II LLC	DEFENDANT	3/24/2025	—
2025-00176	BELSCHNER JORDAN	DEFENDANT	3/24/2025	—
2025-00176	BELSCHNER JOSEPH	DEFENDANT	3/24/2025	—
2025-00177	THE DIME BANK	PLAINTIFF	3/24/2025	—
2025-00177	FARLEY MICHAEL J	DEFENDANT	3/24/2025	—
2025-00178	THE DIME BANK	PLAINTIFF	3/24/2025	—
2025-00178	ONPOINTE PROPERTY GROUP LLC	DEFENDANT	3/24/2025	—
2025-00184	RUTLEDGE LEROY	PLAINTIFF	3/27/2025	—
2025-00184	MURPHY COLLEEN	DEFENDANT	3/27/2025	—

CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00183	AMERICAN EXPRESS NATIONAL BANK	PLAINTIFF	3/27/2025	—
2025-00183	FINK ALEC	DEFENDANT	3/27/2025	—

CONTRACT — DEBT COLLECTION: OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00188	VELOCITY INVESTMENTS LLC	PLAINTIFF	3/27/2025	—
2025-00188	GORDON MARCELLINE	DEFENDANT	3/27/2025	—

CONTRACT — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00179	WAYNE BANK	PLAINTIFF	3/25/2025	—
2025-00179	SABINO YELUZYNY	DEFENDANT	3/25/2025	—

MISCELLANEOUS — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00180	ASSOCIATION OF PROPERTY OWNERS OF THE HIDEOUT INC	PLAINTIFF	3/26/2025	—
2025-00180	HURRINUS DONNA	DEFENDANT	3/26/2025	—
2025-00180	CLARK LYNDIA	DEFENDANT	3/26/2025	—
2025-00181	ASSOCIATION OF PROPERTY OWNERS OF THE HIDEOUT INC	PLAINTIFF	3/26/2025	—
2025-00181	AROMANDO PHILLIP A	DEFENDANT	3/26/2025	—
2025-00181	AROMANDO MARGUERITE K	DEFENDANT	3/26/2025	—
2025-00185	ASSOCIATION OF PROPERTY OWNERS OF THE HIDEOUT INC	PLAINTIFF	3/27/2025	—
2025-00185	RUTKOWSKI WILLIAM A	DEFENDANT	3/27/2025	—

2025-00186	ASSOCIATION OF PROPERTY OWNERS PLAINTIFF OF THE HIDEOUT INC		3/27/2025	—
2025-00186	GERSTENMAIER HARRY	DEFENDANT	3/27/2025	—
2025-00186	GERSTENMAIER ELIZABETH	DEFENDANT	3/27/2025	—
2025-00187	ASSOCIATION OF PROPERTY OWNERS PLAINTIFF OF THE HIDEOUT INC		3/27/2025	—
2025-00187	PANTILIANO MARILYN	DEFENDANT	3/27/2025	—
2025-00187	PANTILIANO SAMUEL	DEFENDANT	3/27/2025	—

MISCELLANEOUS — REPLEVIN

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00190	VW CREDIT INC	PLAINTIFF	3/28/2025	—
2025-00190	STONE SARAH L	DEFENDANT	3/28/2025	—
2025-00190	FERREIRA SILVINO	DEFENDANT	3/28/2025	—

PETITION

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00175	2017 INTERNATIONAL 5900 VIN # 3HTWYAHT8HN485565	PETITIONER	3/24/2025	—
2025-00175	FRITZ ANTHONY LODESTAR EQUIP	PETITIONER	3/24/2025	—
2025-00175	COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF TRANSPORTATION	RESPONDENT	3/24/2025	—

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00182	FIRST HOME MORTGAGE CORPORATIO	PLAINTIFF	3/26/2025	—
2025-00182	DOWNS BRANDON M	DEFENDANT	3/26/2025	—
2025-00182	DOWNS ALYSSA A	DEFENDANT	3/26/2025	—

TORT — MOTOR VEHICLE

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2025-00189	BISCARDI GRACE	PLAINTIFF	3/28/2025	—
2025-00189	URSINO DYLAN L	DEFENDANT	3/28/2025	—

MORTGAGES AND DEEDS

*RECORDED FROM MARCH 17, 2025 TO MARCH 21, 2025
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

Information: 247,500.00 Mortgagor: MATEO, JOSE 2 - MATEO, LISA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$247,500.00 Mortgagee: CITIZENS SAVINGS BANK Municipality SALEM TOWNSHIP
Information: 252,000.00 Mortgagor: GAWEL, MATTHEW G 2 - GAWEL, ALYSSA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$252,000.00 Mortgagee: GUARANTEED RATE INC 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality LAKE TOWNSHIP
Information: 260,000.00 Mortgagor: RABI, RAMI N 2 - RABI, KATIE L Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$260,000.00 Mortgagee: NEWREZ LLC 2 - NEWREZ L L C 3 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality PAUPACK TOWNSHIP
Information: 103,500.00 Mortgagor: LEWIS, CARLY R 2 - THOMAS, ANDREW N Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$103,500.00 Mortgagee: SUMMIT MORTGAGE CORPORATION 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality WAYMART BOROUGH
Information: 97,500.00 Mortgagor: POLT, DONALD A Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$97,500.00 Mortgagee: NAVY FEDERAL CREDIT UNION Municipality TEXAS TOWNSHIP 1 & 2
Information: 80,000.00 Mortgagor: NILES, JOHN 2 - NILES, TERESA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$80,000.00 Mortgagee: HONESDALE NATIONAL BANK Municipality SALEM TOWNSHIP
Information: 8,880.54 Mortgagor: WATSON, CODY Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$8,880.54 Mortgagee: HOUSING & URBAN DEVELOPMENT Municipality DREHER TOWNSHIP
Information: 36,000.00 Mortgagor: WILLIAMS, LAWRENCE JOHN Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$36,000.00 Mortgagee: NBT BANK 2 - N B T BANK Municipality SALEM TOWNSHIP
Information: 289,000.00 Mortgagor: KOMAR, KAYLA BRITTANY 2 - SMITH, DUSTIN HERMAN Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$289,000.00 Mortgagee: HONESDALE NATIONAL BANK Municipality OREGON TOWNSHIP

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

Information: 350,000.00 Mortgagor: PEREZRODRIGUEZ, MICHAEL 2 - RODRIGUEZ, MICHAEL PEREZ Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$350,000.00 Mortgagee: KELLAM, RANDALL T 2 - KELLAM, PATTI ANN Municipality DAMASCUS TOWNSHIP
Information: 270,750.00 Mortgagor: WILLIAMSON, BRYCE 2 - WILLIAMS, CHANEL A Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$270,750.00 Mortgagee: CAPITAL BANK 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality SALEM TOWNSHIP
Information: 285,000.00 Mortgagor: DECREE, JOHN GERALD JR 2 - JANISZEWSKI, MEGHAN KELLY Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$285,000.00 Mortgagee: MERIDIAN BANK 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality SALEM TOWNSHIP
Information: 34,800.00 Mortgagor: EISELE, ERIC J Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$34,800.00 Mortgagee: PSECU 2 - P S E C U Municipality BERLIN TOWNSHIP
Information: 129,394.89 Mortgagor: DAVIS ENTERPRISE LLC 2 - DAVIS ENTERPRISE L L C Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$129,394.89 Mortgagee: DVF CAPITAL LLC 2 - D V F CAPITAL L L C Municipality PAUPACK TOWNSHIP
Information: 318,000.00 Mortgagor: THORNE, ALFRED T Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$318,000.00 Mortgagee: PS BANK 2 - P S BANK Municipality SALEM TOWNSHIP
Information: 12,000.00 Mortgagor: DAVIS, SCOTT A SR Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$12,000.00 Mortgagee: CITIZENS SAVINGS BANK Municipality PAUPACK TOWNSHIP
Information: 125,800.00 Mortgagor: FLYNN, BRIAN JOHN Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$125,800.00 Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS 2 - SUMMIT MORTGAGE CORPORATION Municipality PRESTON TOWNSHIP
Information: 363,247.00 Mortgagor: ELLISON, LAUREN B 2 - VANKEUREN, TAYLOR Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$363,247.00 Mortgagee: CROSSCOUNTRY MORTGAGE 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality CHERRY RIDGE TOWNSHIP
Information: 210,000.00 Mortgagor: JACKSON, SHAWN CHRISTOPHER 2 - JACKSON, SUSAN MICHELLE Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$210,000.00 Mortgagee: NATIONS DIRECT MORTGAGE 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality PAUPACK TOWNSHIP
Information: 566,298.00 Mortgagor: BERGER, ADIN 2 - BERGER, JUDITH Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$566,298.00 Mortgagee: WAYNE BANK Municipality CLINTON TOWNSHIP 1

Information: 20,842.15 Mortgagor: PELLACANI, ROBERT ALDO 2 - PELLACANI, JOSHUA R Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$20,842.15 Mortgagee: HOUSING & URBAN DEVELOPMENT Municipality CLINTON TOWNSHIP 1
Information: 396,825.00 Mortgagor: UTLEY, ILNA 2 - CLARKE FRANC IS , VERONA 3 - FRANCIS, VERONA CLARKE Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$396,825.00 Mortgagee: KIND LENDING 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Municipality LEHIGH TOWNSHIP
Information: 80,000.00 Mortgagor: LOWE, STEVEN J Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$80,000.00 Mortgagee: WAYNE BANK Municipality DAMASCUS TOWNSHIP
Information: 1,760,000.00 Mortgagor: FAGAN, MICHAEL J 2 - FAGAN, DANIELLE Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1,760,000.00 Mortgagee: HONESDALE NATIONAL BANK Municipality SALEM TOWNSHIP
Information: 129,600.00 Mortgagor: CICALA, GERARD II Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$129,600.00 Mortgagee: PNC BANK 2 - P N C BANK Municipality CLINTON TOWNSHIP 2

DEEDS

Information: LOT 835 Grantor: SCENIC VIEW INVESTMENTS LLC 2 - SCENIC VIEW INVESTMENTS L L C Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$275,000.00 Grantee: MATEO, JOSE 2 - MATEO, LISA Municipality SALEM TOWNSHIP
Information: LOT 3160 Grantor: CONKLIN, JAMES 2 - CONKLIN, TARA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$280,000.00 Grantee: GAWEL, MATTHEW G 2 - GAWEL, ALYSSA Municipality LAKE TOWNSHIP
Information: LOT 295 Grantor: CRESSMAN, JAMIE E 2 - CRESSMAN, BRYN A Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$325,000.00 Grantee: RABI, RAMI N 2 - RABI, KATIE L Municipality PAUPACK TOWNSHIP
Information: LOT 313 Grantor: WOLF & RABBIT Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$320,000.00 Grantee: SHOEMAKER, BRENT 2 - SHOEMAKER, GWEN Municipality SALEM TOWNSHIP
Information: LOT 37 Grantor: PYFROM, NORGE Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$5,400.00 Grantee: KOPCHO, JOANNE Municipality LEHIGH TOWNSHIP
Information: Grantor: VULTAGGIO, BENEDICT L 2 - VULTAGGIO, JANICE R BY POA 3 - VULTAGGIO, BENEDICT L POA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: VULTAGGIO, BENEDICT L 2 - VULTAGGIO, BENEDICT C Municipality LAKE TOWNSHIP

Information: LOT A
 Grantor: ZENG, YI
 2 - FERNANDEZ, JOSEPH CHARLES
 Locations: C -Map -Blk-Lot-unit
 1 - N/-A

Consideration: \$115,000.00
 Grantee: FERNANDEZ, DANIEL J
 2 - FERNANDEZ, JENNIFER R
 Municipality
 SOUTH CANAAN TOWNSHIP

Information:
 Grantor: RIZZI, SHANE M
 2 - RIZZI, KELLY
 Locations: C -Map -Blk-Lot-unit
 1 - N/-A

Consideration: \$115,000.00
 Grantee: THOMAS, ANDREW
 2 - LEWIS, CARLY
 Municipality
 WAYMART BOROUGH

Information: LOT A
 Grantor: HOJNACKI, CHRISTOPHER M
 Locations: C -Map -Blk-Lot-unit
 1 - N/-A

Consideration: \$5,000.00
 Grantee: SOUTHERTON, RICHARD G
 Municipality
 DYBERRY TOWNSHIP

Information:
 Grantor: HUMPHREYS, DAVID A
 2 - HUMPHREYS, Nanci LEE

Consideration: \$1.00
 Grantee: DAVID A HUMPHREYS IRREVOCABLE TRUST
 2 - Nanci LEE HUMPHREYS IRREVOCABLE TRUST
 3 - HUMPHREYS, NICHOLAS JOHN TR
 4 - HUMPHREYS, DAVID RICHARD
 5 - HUMPHREYS, ANDREW MICHAEL

Locations: C -Map -Blk-Lot-unit
 1 - N/-A

Municipality
 CLINTON TOWNSHIP 1

Information:
 Grantor: SARTORI, JAMES J
 2 - SARTORI, ELLEN M

Consideration: \$1.00
 Grantee: SARTORI, BRIAN C
 2 - KNICLEY, KATHERINE M
 3 - SARTORI, MICHAEL J
 4 - SARTORI, DAVID J

Locations: C -Map -Blk-Lot-unit
 1 - N/-A

Municipality
 CLINTON TOWNSHIP 1

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Information: Grantor: MCCALL, KEVIN P	Consideration: \$1.00 Grantee: MCCALL, KEVIN P 2 - MCCALL, JUANITA
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality PRESTON TOWNSHIP
Information: Grantor: ROCKLEDGE COMMUNITY ASSOCIATION	Consideration: \$1.00 Grantee: HAYES, DOUGLAS J 2 - HAYES, KATHERINE S
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality PAUPACK TOWNSHIP
Information: Grantor: SALVATO, ROBERT EST 2 - SALVATO, ADAM J EXR AKA 3 - SALVATO, ADAM JOHN EXR AKA 4 - SALVATO, ADAM J	Consideration: \$65,000.00 Grantee: HOUSHULTZ, GARRIT
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality HONESDALE BOROUGH
Information: LOT 4 Grantor: KRAUTTER, JAMES 2 - TROCH, AMY	Consideration: \$115,000.00 Grantee: DANTONIO, VINCENT
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality STERLING TOWNSHIP
Information: Grantor: SPAULDING, RYNE 2 - SPAULDING, MEGAN	Consideration: \$389,000.00 Grantee: KOMAR, KAY LA BRITTANY 2 - SMITH, DUSTIN HERMAN
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality OREGON TOWNSHIP
Information: LOT 234 Grantor: MOHLER, PENELOPE J	Consideration: \$5,000.00 Grantee: HIGHWAY HOUSE ORGANIZATION LLC 2 - HIGHWAY HOUSE ORGANIZATION L L C
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality SALEM TOWNSHIP
Information: Grantor: KELLAM, RANDALL T 2 - KELLAM, PATTI A	Consideration: \$360,000.00 Grantee: PEREZRODRIGUEZ, MICHAEL 2 - RODRIGUEZ, MICHAEL PEREZ
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality DAMASCUS TOWNSHIP
Information: LOT 768 Grantor: ALICEA, MARGARITA	Consideration: \$285,000.00 Grantee: WILLIAMSON, BRYCE 2 - WILLIAMS, CHANEL A
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality SALEM TOWNSHIP
Information: Grantor: ZURLA, JOSEPH JR 2 - SKOK, DENISE A AKA 3 - LEFF, DENISE SKOK AKA	Consideration: \$1.00 Grantee: ZURLA, JOSEPH JR
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality PRESTON TOWNSHIP
Information: LOT 315 Grantor: PETRAS, CHARLES M 2 - PETRAS, SHEILA M	Consideration: \$380,000.00 Grantee: DECREE, JOHN GERALD JR 2 - JANISZEWSKI, MEGHAN KELLY
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality SALEM TOWNSHIP
Information: Grantor: CUTRONE, JACK	Consideration: \$1.00 Grantee: CUTRONE, VITO JAMES
Locations: C -Map -Blk-Lot-unit 1 - N/A	Municipality BUCKINGHAM TOWNSHIP

Information: LOT S Grantor: RANKINS, BRIAN K	Consideration: \$7,999.00 Grantee: RIZZO, DANIEL G 2 - RIZZO, BONITA M
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality LEHIGH TOWNSHIP
Information: Grantor: MCELYA, DREW	Consideration: \$85,000.00 Grantee: DAVIS ENTERPRISE
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality PAUPACK TOWNSHIP
Information: Grantor: STAAB, DANIEL L 2 - STAAB, AMY L	Consideration: \$1.00 Grantee: STAAB FAMILY JOINT REVOCABLE TRUST 2 - STAAB, DANIEL L TR 3 - STAAB, AMY L TR
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality LAKE TOWNSHIP
Information: Grantor: EDWARDS, JEREMY 2 - EDWARDS, GERALD W	Consideration: \$120,000.00 Grantee: JANKAUSKAS, EDWARD J
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality SOUTH CANAAN TOWNSHIP
Information: LOT 201 Grantor: DONLEAVY, WILLIAM C 2 - DONLEAVY, BRIAN P 3 - DONLEAVY, KEVIN 4 - DONLEAVY, TARA A	Consideration: \$285,000.00 Grantee: GENTILE, PETER 2 - GENTILE, HELENE
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality SALEM TOWNSHIP
Information: LOT 377 Grantor: WALLENPAUPACK LAKE ESTATES PROPERTY OWNERS ASSOCIATION	Consideration: \$4,200.00 Grantee: BIER, ERIC 2 - BIER, CAROLYN
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality PAUPACK TOWNSHIP
Information: LOT 3318 Grantor: ROSENBERGER, IRENE M	Consideration: \$245,000.00 Grantee: CARROLL, DANIEL 2 - CARROLL, JILL
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality LAKE TOWNSHIP
Information: LOT 1510 Grantor: GDI ENTERPRISES 2 - G D I ENTERPRISES	Consideration: \$9,000.00 Grantee: PUJOLS INVESTMENTS 2 - P U J O L S INVESTMENTS
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality LAKE TOWNSHIP
Information: LOT 3793 Grantor: WEBER, KAREN	Consideration: \$1.00 Grantee: LIVING TRUST OF KAREN WEBER 2 - WEBER, KAREN TR
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality LAKE TOWNSHIP
Information: Grantor: SERFASS, WALTER R BY AGENT 2 - SERFASS, LYNNE J AGENT 3 - SERFASS, LYNNE J	Consideration: \$1.00 Grantee: TOWNE REAL
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality PALMYRA TOWNSHIP
Information: Grantor: BOYCE, MARTHA WILSON 2 - SPEAR, MARTHA B	Consideration: \$1.00 Grantee: SPEAR, MARTHA B 2 - SPEAR, GREGORY T
Locations: C -Map -Blk-Lot-unit 1 - N/-A	Municipality BUCKINGHAM TOWNSHIP

Information: Grantor: LOT INVESTMENTS Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$15,500.00 Grantee: RAFEH, JENNY XIOMARA Municipality LAKE TOWNSHIP
Information: Grantor: JENSON, ROXANNE M Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: JENSON, BRAD M Municipality PRESTON TOWNSHIP
Information: LOT 23 Grantor: SAVARESE, CHRIS 2 - HUNT, VICTORIA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$59,000.00 Grantee: ELONKA, STEPHEN JR Municipality LEBANON TOWNSHIP
Information: Grantor: SCHRAMM, MARGARET R AKA 2 - HORN, MARGARET R SCHRAMM AKA 3 - WELENCE, CRAIG 4 - WELENCE, SARAH V S Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$500,000.00 Grantee: LANGDON, JOHN H 2 - LANGDON, MARY JANINE Municipality DAMASCUS TOWNSHIP
Information: Grantor: WELENCE, CRAIG 2 - WELENCE, SARAH Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$96,494.00 Grantee: LANGDON, JOHN H 2 - LANGDON, MARY JANINE Municipality DAMASCUS TOWNSHIP
Information: LOT 1A Grantor: SOUTHERTON, RICHARD G Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: SOUTHERTON, RICHARD G Municipality DYBERRY TOWNSHIP
Information: Grantor: LEWIS, FIELDING B 2 - LEWIS, JESSICA A Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$420,000.00 Grantee: VANKEUREN, TAYLOR 2 - ELLISON, LAUREN Municipality CHERRY RIDGE TOWNSHIP
Information: LOT 1450 Grantor: KING, ALLYSON Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: INC ENTERPRISES Municipality LAKE TOWNSHIP
Information: LOT 1449 Grantor: KING, ALLYSON Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: INC ENTERPRISES Municipality LAKE TOWNSHIP
Information: LOT 48 Grantor: KING, ALLYSON Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: LYNCH, IVORNETTE N Municipality STERLING TOWNSHIP
Information: LOT 15 Grantor: KERNOSCHAK, JOHN M 2 - KERNOSCHAK, AMY Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$310,000.00 Grantee: JACKSON, SHAWN CHRISTOPHER 2 - JACKSON, SUSAN MICHELLE Municipality PAUPACK TOWNSHIP
Information: Grantor: STROH, STEPHEN Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: STEPHEN E STROH IRREVOCABLE TRUST 2 - STROH, STEPHEN E TR Municipality BUCKINGHAM TOWNSHIP

Information: Grantor: BAUTA, SHPENDIM 2 - BAUTA, DHURATA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$416,000.00 Grantee: SALERNO, CHRIS M 2 - SALERNO, TARA J Municipality LEHIGH TOWNSHIP
Information: LOT 53 Grantor: FOCAZIO, CARA G 2 - KOELSCH, JASON RYAN Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$520,000.00 Grantee: UTLEY, ILNA 2 - CLARKE FRANCIS, VERONA 3 - FRANCIS, VERONA CLARKE Municipality LEHIGH TOWNSHIP
Information: Grantor: PINO, TYLER JACOB 2 - PINO, EVA JULIA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: PINO, TYLER JACOB Municipality CHERRY RIDGE TOWNSHIP
Information: Grantor: WINTERS, DANIEL R Locations: C -Map -Blk-Lot-unit 1 - N/-A 2 - N/-A	Consideration: \$1.00 Grantee: WINTERS, DANIEL R 2 - WINTERS, DANIELLE A Municipality TEXAS TOWNSHIP 1 & 2 TEXAS TOWNSHIP 3
Information: Grantor: WINTERS, DANIEL R Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$1.00 Grantee: WINTERS, DANIEL R 2 - WINTERS, DANIELLE A Municipality TEXAS TOWNSHIP 1 & 2
Information: Grantor: LOWE, JOHN K EST AKA 2 - LOWE, JOHN EST AKA 3 - LOWE, JOHN K SR EST AKA 4 - LOWE, KEVIN D SR EXR AKA 5 - LOWE, KEVIN DAVID SR EXR AKA 6 - BEHLER, KAREN M EXR AKA 7 - BEHLER, KAREN MARIE EXR AKA Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$200,000.00 Grantee: LOWE, STEVEN J Municipality DAMASCUS TOWNSHIP
Information: LOT 2 Grantor: MAYER, FREDERICK A 2 - MAYER, AMANDA LYNN 3 - KISEL, AMANDA LYNN Locations: C -Map -Blk-Lot-unit 1 - N/-A	Consideration: \$162,000.00 Grantee: CICALA, GERARD Municipality CLINTON TOWNSHIP 2

COURT CALENDAR — THIRD FLOOR HISTORIC COURTROOM

April 14, 2025–April 18, 2025

Monday, April 14, 2025

9:00 AM
Arbitrations-Barna/Yziek/Collins
Custody Hearing
339-2024-cv Citibank v. Shaffer Dennis/Weston
342-2024-CV JP Morgan v. KormanStevens/Pro Se
381-2024-CV Bank of America v. Sepelyak Cawley/Pro se
395-2024-CV Lyon v. Wallenpaupack Lake Estates Burns/Trozzolillo
88-2022-CV Rogers v. Sandy Benedict/Farrell
441-2023-CV Big Bear POA v. Tigie Bresset/Pro Se
445-2024-cv Us Bank v. McMorris Armstrong/pro Se
201&202-2024-CV Hideout v. Da Silva Hoffman/Pro Se
445-2023-cv Mancuso v Leto Zimmer/Namey
366-2024-CV Montrose v. Howanitz Jennings/Farrell

Tuesday, April 15, 2025

8:30 AM
Muir v. Muir & Petillo-Beadle 430-2024-DR
Custody Pre-Trial
Farrell/Martin II

8:45 AM
Alma v. Alma n/k/a Cady 291-2024-DR
Custody Hearing
Bugaj/Campbell

1:00 PM
Swingle v. Swingle 291-2019-DR
Custody Hearing
Bugaj/Pro Se/McCambridge

Wednesday, April 16, 2025

9:00 AM
Central Court

9:00 AM
Swingle v. Williams & Halsey v. Swingle 136-2016&362-2015
Hearing on Petition for Contempt
Bugaj/Treat/Clause/Tressler

12:00 PM
Drug Court Team Meeting

12:30 PM
Drug Court

Thursday, April 17, 2025

9:00 AM
Commonwealth Matters
Sentencing 446-2024-CR Bass, Bobbie Jo Burlein
Sentencing 73-2024-CR Loomis, Shane Farrell
Sentencing 239-2024-CR Scarpati, Michael Burlein
Sentencing 369 & 460-2024-CR Drongoski, Julia Martin II
Sentencing 124-2024-CR Adames-Mateo, Edgar Alberto Thompson
Sentencing 339-2024-CR Keffer, Matthew Franceski

1:00 PM
Commonwealth Matters
GP 15-2025-CR Berger, Derrick Ventrella
Mtn to Revoke Bail 11-2025-CR Bolinger, Erica Rogan
Mtn to Withdraw as counsel 8-2025-CR Swendsen, Scott Collins
Probation Violation Hearing 330-2023-CR Mohring, Shawn

Friday, April 18, 2025

Courthouse Closed

COURT CALENDAR — FOURTH FLOOR COURTROOM #2
April 14, 2025–April 18, 2025

Monday, April 14, 2025

9:00 AM
In Re: H.J.M. 7-2025-JV
Contested Finding of Fact
DA/Burlein

10:00 AM
In Re: E. B. 37-2024-JV
Consent Decree
DA/Dennis

11:00 AM – 12:00 PM
In Re: M.C. 5-2025-AD
Petition to Confirm Consent
J.Ellis

1:30 PM
In Re: S.M. 46-2025-OCD
Hearing on Petition for Adjudication of Incapacity and Appointment of
Guardian
Larson/Rechner

Tuesday, April 15, 2025

Dependency
1:30 Goal Change/TPR 30-2023-DP & 3-2025-AD
In Re: A.S.
Anderson/Henry/Campbell/Anderson

Wednesday, April 16, 2025

9:00 AM
Rosado v. 307 W. Harford St. - Pike County case 933-2022-CV
Status Conference
Bugaj/Clause

9:30 AM
In Re: A. M. 43 & 44-2024-JV
Delinquency and Disposition
DA/Burlein

11:00 AM
In Re: D. P.2-2025-JV
Contested finding of fact
DA/Farrell

Thursday, April 17, 2025

9:00 AM
Com v Lanza 146-2024 CR
Sentencing
Martin II

10:00 AM
In Re: M. S. 181-2023-OCD
Argument on Petition to Compel Release of Monies from Escrow
Bugaj/Martin

1:30 PM
In Re: A. O. 41-2025-OCD & In Re: M. S.T 40-2025-OCD
Hearing on petition for Declaratory Judgment
Gruber

Friday, April 18, 2025

Courthouse Closed

ARBITRATION ROOM CALENDAR

April 14, 2025–April 18, 2025

Thursday, April 17, 2025

1:00 PM

Lamy v Lopez 334-2024-CV

Day 2 Partition Hearing (Hearing Officer Henry)



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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, Corporate and Business Law, Criminal Defense, Dependency, DUI, Estates, Estate Planning,

Family Law, Custody, Divorce, Protection From Abuse, Support, Guardianship, Juvenile Law, Property Owners Association, 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, Juvenile 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

George Edward Clause, II, Esq.

772-341-5855
gclause@clauselawgroup.com
PO Box 241
972 Main Street
Newfoundland, PA 18445
Personal Injury, Business Law, Contract Law, Employment Law, Estate Planning, Real Estate

Tammy Lee Clause, Esq.

570-676-5212
attyclause@gmail.com
PO Box 241
972 Main Street
Newfoundland, PA 18445
Divorce, Custody, Wills, Estates, Real Estate, Civil Litigation, Corporate Law, Breach of Contract, Community Association Matters

WAYNE COUNTY BAR ASSOCIATION MEMBER DIRECTORY

Frances Clemente, Esq.

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

Thomas P. Cummings, Esq.

Dougherty, Leventhal & Price, L.L.P.
570-347-1011
Fax: 570-347-7028
tcummings@dlplaw.com
75 Glenmaura National Boulevard
Moosic, PA 18507
*Workers Compensation, Social Security
Disability, Personal Injury*

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.

Ellis Law Group, Inc.
570-253-5229
jessica@ellislawgroupcc.com
www.ellislawgroupcc.com
1018 Church Street
Honesdale, PA 18431
*Real Estate, Family Law, Estate
Plannings, Small Business Representation*

Brendan R. Ellis, Esq.

Ellis Law Group, Inc.
570-253-5229
brendan@ellislawgroupcc.com
www.ellislawgroupcc.com
1018 Church Street
Honesdale, PA 18431
*Real Estate, Family Law, Estate
Plannings, Small Business Representation*

Christopher Farrell, Esq.

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

Richard G. Fine, Esq.

570-253-1120
570-343-1197
Fax 570-343-9538
finerg@comcast.net
922 Main Street
Honesdale, PA 18431
425 Biden Street, Suite 302
Scranton, PA 18503
*Mediator and Arbitrator, Personal Injury,
Civil Litigation, Auto Accidents, Slip and
Fall Accidents, Products Liability, Medical
Malpractice, Workers Compensation,
Insurance Claims, Real Estate, Estate
Planning and Administration.*

John P. Finnerty, Esq.

Dougherty, Leventhal & Price, L.L.P.
570-347-1011
Fax: 570-347-7028
jfinnerty@dlplaw.com
75 Glenmaura National Boulevard
Moosic, PA 18507
*Personal Injury, Workers' Compensation,
Products Liability, Medical Malpractice,
Estate Planning and Administration, Real
Estate*

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 Association Law, Criminal Defense, Driver's License Issues, DUI, Family Law, Custody, Divorce, Protection from Abuse, Support, Personal Injury, Property Owners Associations

David M. Gregory, Esq.

570-251-9960
david@gregory.legal
307 Erie Street
Honesdale, PA 18431

Nicholas D. Gregory, Esq.

570-251-9960
nick@gregory.legal
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 Associations, 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

Alfred J. Howell, Esq.

Law Offices of Alfred J. Howell
570-253-2520
ajhowell@hhklawyers.com
109 Ninth Street
Honesdale, PA 18431
Elder Law (Planning and Settling of Estates), Real Estate (Commercial and Personal)

Lothar C. Holbert, Esq.

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

Zachary Jennings, Esq.

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

Kathryn Ann Karam, Esq.

Lackawanna County Family Court
570-963-5691
karamk@lackawannacounty.org
123 Wyoming Ave., 1st Floor
Scranton, PA 18503-2030

WAYNE COUNTY BAR ASSOCIATION MEMBER DIRECTORY

Arielle Larson, Esq.

570-253-0300
arielle.zimmslaw@gmail.com
1133 Main Street
Honesdale, PA 18431
*Civil Trials, Personal Injury, Estate
Administration, Estate Planning, Real
Estate Sale/Purchase, Zoning and
General Practice*

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

Sean P. McDonough, Esq.

Dougherty, Leventhal & Price, L.L.P.
570-347-1011
Fax: 570-347-7028
smcdonough@dlplaw.com
75 Glenmaura National Boulevard
Moosic, PA 18507
Nursing Home Abuse

Stacy M. Miller, Esq.

Woodloch Pines
570-685-8056
stacy.miller@woodloch.com
731 Welcome Lake Road
Hawley, PA 18428

Mary O. Moran, Esq.

Law Offices of Alfred J. Howell
570-253-2520
mmoran@hhklawyers.com
109 Ninth Street
Honesdale, PA 18431
*Elder Law (Planning and Settling of
Estates), Real Estate (Commercial and
Personal), Business*

Mark E. Moulton, Esq.

570-775-9525
markmoulton@moultonslaw.com
693 PA 739
Hawley, PA 18428
*Criminal Law, Real Estate, Estate
Administration, Elder Law, Family Law*

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

Brian G. Price, Esq.

Dougherty, Leventhal & Price, L.L.P.

570-288-1427

Fax: 570-288-0799

bprice@dlplaw.com

459 Wyoming Avenue

Kingston, PA 18704

*Spanish Speaking Clients, Plaintiff
Personal Injury, Truck Accidents, Auto
Accidents, Product Liability, Medical
Negligence*

Joseph G. Price, Esq.

Dougherty, Leventhal & Price, L.L.P.

570-347-1011

Fax: 570-347-7028

jprice@dlplaw.com

75 Glenmaura National Boulevard

Moosic, PA 18507

*Plaintiff Personal Injury, Truck Accidents,
Auto Accidents, Product Liability,
Medical Negligence*

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 Formation, 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

Chloe Romanowski, Esq.

Wayne County Courthouse

570-253-5970

cromanowski@waynecountypa.gov

925 Court Street

Honesdale, PA 18431

Sally N. Rutherford, Esq.

Rutherford, Rutherford & Wood

570-253-2500

snr.rutherfordlaw@verizon.net

921 Court Street

Honesdale, PA 18431

*Estate Planning, Estate Administration,
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
Litigation, Commercial Litigation,
Insurance Claims*

Joseph F. Saporito, III, Esq.

Saporito, Falcone & Watt

570-237-2687

joesaporito@saporitofalcone.com

www.falconewattlaw.com

48 S. Main Street, Suite 300

Pittston, PA 18640

WAYNE COUNTY BAR ASSOCIATION MEMBER DIRECTORY

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*

John R. Theadore, Esq.

845-887-1855
john@jtheadorelaw.com
www.jtheadorelaw.com
32 Lower Main Street, Suite 4 /
P.O. Box 182
Callicoon, NY 12723
Areas of Practice:
*New York & Pennsylvania Practice,
Real Estate, Wills and Estates,
Business Matters, Criminal Defense*

Kimberly Thomas, Esq.

North Penn Legal Services, Inc.
215-840-3231
kthomas@nplspa.org
925 Court St.
Honesdale, PA 18431

Jeffrey S. Treat, Esq.

570-253-1209
jstreat@ptd.net
1018 Church Street
Honesdale, PA 18431

Matthew Walker, Esq.

570-689-4007
matt@walkerandwalkerpc.com
PO Box 747, Route 590
Hamlin, PA 18427
*Real Estate Settlement, Title Insurance,
Wills & Estates*

Michael Walker, Esq.

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

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, Estate
Administration, Estate Planning, Real
Estate Sale/Purchase, Zoning 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*



Legal Journal of Wayne County
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