

WAYNE COUNTY BAR ASSOCIATION

OFFICIAL LEGAL
JOURNAL
OF WAYNE COUNTY, PA

250 AMERICA PATM
WAYNE COUNTY



22nd Judicial District

October 9, 2026
Vol. 16, No. 33
Honesdale, PA



IN THIS ISSUE

LEGAL NOTICES	4
SHERIFF'S SALES	8
CIVIL ACTIONS FILED	10
COURT CALENDAR	13
ATTORNEY DIRECTORY	18

**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

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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.

Wayne County Legal Journal Disclaimer: The Journal is the official publication of the WCBA and is not a newspaper of general circulation under Pennsylvania law. Content is provided "as is" without warranties, and the WCBA and publisher assume no liability for reliance.

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	\$75
Fictitious Name Registration	\$75
Petition for Change of Name	\$75
Estate Notice (3-time insertion)	\$125
Orphans Court; Accounting on Estates (2-time insertion)	\$75

All other notices will be billed at \$1.95 per line. Minimum insertion fees apply.

A fee of \$10 will be added to all legal notices for the Notarized Proof of Publication.

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WAYNE COUNTY OFFICIALS

Judges of the Court of Common Pleas

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Matthew L. Meagher, *Judge*

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Jonathan J. Dunsinger

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Coroner

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Catherine Rickard

Robin Sampson

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

NOTICE IS HEREBY GIVEN that Letters Testamentary have been granted in the estate of Ann M. Sanderson, late of Honesdale, Wayne County, PA., Date of death May 4, 2026. 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.

10/9/2026 • 10/16/2026 • 10/23/2026

ESTATE NOTICE

NOTICE IS HEREBY GIVEN that Letters Testamentary have been granted in the estate of Evelyn F. McLaughlin, late of Beach Lake, Wayne County, PA., Date of death July 25, 2026. 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.

10/9/2026 • 10/16/2026 • 10/23/2026

ESTATE NOTICE

ESTATE OF DAVID G. THOMAS a/k/a DAVID GORDON THOMAS, late of Mount Pleasant Township, Wayne County, Pennsylvania (died July 12, 2026). Letters Testamentary having been granted, all persons having claims or demands against estate of decedent shall make them known and present them, and all persons indebted to said decedent shall make payment thereof without delay to Jeffrey A. Thomas, Executor, 32 Morris Drive, Hyde Park, New York 12538; Jennifer R Thomas, Executrix, 67 Upton Street, Grafton, Massachusetts 01519; or to James J. Gillotti, of Oliver, Price & Rhodes, Attorney for the Estate, 1212 South Abington Road, Clarks Summit, Pennsylvania 18411.

10/9/2026 • 10/16/2026 • 10/23/2026

ESTATE NOTICE

Estate of George Stelz
Late of Lake Township
EXECUTOR

Barbara Wakely
220 Chivers Road
Lake Ariel, PA 18436
ATTORNEY
Michael D. Walker, Esq.
PO Box 747
Hamlin, PA 18427

10/9/2026 • 10/16/2026 • 10/23/2026

ESTATE NOTICE

Estate of Wilma P. Mueller
AKA Wilma Pearl Mueller, Wilma
Mueller

Late of Berlin Township
CO-EXECUTOR
Deborah Lee Keller
5036 State Route 52
Jeffersonville, NY 12748
CO-EXECUTOR

Jeffrey A. Mueller
7137 State Route 42
Grahamsville, NY 12740
ATTORNEY
Nicholas A. Barna, Esq.
207 Tenth Street
Honesdale, PA 18431

10/9/2026 • 10/16/2026 • 10/23/2026

ESTATE NOTICE

Estate of Marieanne P. Harris
AKA Marieann P V Harris
Late of Lake Township
EXECUTOR
Heather C. Tolkin, AKA Heather
Courtney Tolkin
2053 Owego Turnpike
Honesdale, PA 18431

ATTORNEY

Michael D. Walker, Esq.
PO Box 747
Hamlin, PA 18427

10/9/2026 • 10/16/2026 • 10/23/2026

EXECUTOR'S NOTICE

ESTATE OF Pauline S. Naring
a/k/a Pauline Sophie Naring, late of
Honesdale Borough, Wayne
County, Pennsylvania. Any person
or persons having claim against or
indebted to the estate present same
to Kathleen M. Miserendino a/k/a
Kathleen Naring Miserendino, of
40 Brentwood Court, Hanover, PA
17331. Sally N. Rutherford, Esq.,
921 Court St., Honesdale, PA
18431, Attorney for the Estate.

10/9/2026 • 10/16/2026 • 10/23/2026

ESTATE NOTICE

Estate of Harry W. Hillier
AKA Harry Waffington Hillier IV
Late of Damascus Township
EXECUTOR

Marianne Z. Leamy, c/o Boswell
Tintner & Piccola, LLC
3461 Market Street, Suite 105
Camp Hill, PA 17011
ATTORNEY

Jeffery R. Boswell, Esquire
Boswell Tintner & Piccola, LLC
3461 Market Street, Suite 105
Camp Hill, PA 17011

10/9/2026 • 10/16/2026 • 10/23/2026

ESTATE NOTICE

Estate of Richard Leonard
Pittenger, Jr.
AKA Richard Pittenger, Jr.
Late of Delaware Township
ADMINISTRATOR
Mark B. Pittenger
126 Butler Road
Franklin Park, NJ 08823

10/9/2026 • 10/16/2026 • 10/23/2026

ESTATE NOTICE

**NOTICE IS HEREBY
GIVEN** that, Letters of
Administration have been issued in
the Estate of Brooke A. Woodcock,
a/k/a Brooke Woodcock, a/k/a
Brooke A. Alpern, who died on
June 1, 2026, late resident of
Dyberry Township, Pennsylvania,
to Laura Russell Stevenson Dumas,
a/k/a Laura Stevenson Dumas,
Administratrix 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 Laura Russell Stevenson
Dumas, a/k/a Laura Stevenson
Dumas, Administratrix, c/o Howell
Moran PLLC, Attorney for the
Estate, at 109 Ninth Street,
Honesdale, PA 18431.

**MARY O. MORAN, ESQUIRE
ATTORNEY FOR THE ESTATE**

10/9/2026 • 10/16/2026 • 10/23/2026

ESTATE NOTICE

Estate of Raymond Paul Beavers
Late of Lake Ariel
ADMINISTRATOR
Paul James Beavers
405 Main Street
Vandling, PA 18421
ATTORNEY
Paul G. Batyko, III, Esquire
700 Vine Street
Scranton, PA 18510

10/2/2026 • 10/9/2026 • 10/16/2026

ESTATE NOTICE

Estate of Theresa Mollica
AKA Theresa M. Mollica
Late of Brooklyn Borough, Kings
County, NY
EXECUTOR
Francis Anthony Mollica, a/k/a
Frank Mollica
1524 76th Street
Brooklyn, NY 11228
ATTORNEY
Michael D. Walker, Esq.
PO Box 747
Hamlin, PA 18427

10/2/2026 • 10/9/2026 • 10/16/2026

ESTATE NOTICE

Estate of Herman P. Mattern, Jr.
AKA Herman Phillip Mattern, Jr.,
Herman Mattern, Jr.
Late of Sterling Township
EXECUTOR
Chrissy L. Cook
3701 Hornbaker Cemetary Road
Madison Twp., PA 18444

ATTORNEY

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

10/2/2026 • 10/9/2026 • 10/16/2026

ESTATE NOTICE

Estate of Richard C. Robinholt
AKA Richard Robinholt
Late of Damascus Township
CO-EXECUTOR

Tammy Fasceski
71B Fallsdale Road
Milanville, PA 18443
CO-EXECUTOR
Carol Hopkins
67 Cochection Turnpike
Honesdale, PA 18431

ATTORNEY

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

10/2/2026 • 10/9/2026 • 10/16/2026

ESTATE NOTICE

Estate of Manfred G. Leuschner
Late of Manchester Township
ADMINISTRATOR

Scott Andruk
28 Macintosh Drive
Oxford, CT 06478

ATTORNEY

Virginia Speicher Barrett
1212 South Abington Road
Clarks Summit, PA 18411

9/25/2026 • 10/2/2026 • 10/9/2026

ESTATE NOTICE

Estate of Eileen C. Stephens
AKA Eileen Mary Stephens,
Eileen M. Stephens, Eileen M. C.
Stephens

Late of Lake Ariel

EXECUTOR

Jennifer Karve
413 Jacob Court
Nazareth, PA 18064

9/25/2026 • 10/2/2026 • 10/9/2026

ESTATE NOTICE

Eugene M. Dixon a/k/a Eugene
Dixon, Deceased. Late of Salem
Twp., Wayne County, PA. D.O.D.
11/25/24. Letters Testamentary on
the above Estate have been granted
to the undersigned, who request all
persons having claims or demands
against the estate of the decedent to
make known the same and all
persons indebted to the decedent to
make payment without delay to
Michele Dixon, Executrix, c/o
Kristen L. Behrens, Esq., 1650
Market St., #1200, Phila., PA
19103. Atty.: Kristen L. Behrens,
Dilworth Paxson LLP, 1650
Market St., #1200, Phila., PA
19103.

9/25/2026 • 10/2/2026 • 10/9/2026

NOTICE

THE ESTATE OF NANCY A.
KEMNITZ, deceased, late of Texas
Township, Wayne County,
Pennsylvania.

LETTERS

ADMINISTRATION in the above
named estate having been granted
on August 5, 2026, all persons

and/or entities indebted to the estate are requested to make immediate payment, and all those having claims against the estate are directed to present the same without delay to the undersigned or their attorney within four months from the date of this notice. Direct all payments or claims to:

Zoe A. Otway, Esq.
S.R.A.L.K.
2573 Route 6
Hawley, PA 18428
570-226-6229

9/25/2026 • 10/2/2026 • 10/9/2026

OTHER NOTICES

ARTICLES OF INCORPORATION

NOTICE is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania on December 12, 2024, and a Certificate of Incorporation has been issued to On Point Security Inc. in accordance with the provisions of the Business Corporation Law of May 5th, 1933, P. L. 364 as amended and its supplements. The purpose of the corporation is to operate a bar/restaurant and for any and all acts allowed under the Statutes of the Commonwealth of Pennsylvania.

John J. Martin, Esquire
1022 Court Street
Honesdale, PA 18431

10/09/2026

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 OCTOBER 21, 2026

By virtue of a writ of Execution instituted by: U.S. Bank Trust National Association, not in it's individual capacity but solely as Owner Trustee for Citigroup Mortgage Loan Trust 2021-A issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 21st day of October, 2026 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

All That Certain piece, parcel or lot of land, situate, lying and being in the Township of Lake, Wayne County, Pennsylvania, more particularly bounded and described as follows:

Beginning at a point for a corner which point is the most Southeasterly corner of Lot No. 36 and the most Southwesterly corner of Lot No. 37, which point abuts a private drive entitled "Sr. Colette-Fr. John Drive" which lots and private drive are set forth in a map entitled "Ginger-Mary-Ann Acres, Lands of Margretta Murnin, Lake

Township, Wayne County, Pennsylvania, May 25, 1976, Revised May 31, 1977, Revised August 6, 1977" which map is recorded in the Office of the Recorder of Deeds of Wayne County, Pennsylvania, in Map Book 36, at page 1; thence along the common boundary lines of Lots No. 36 and 37, North eight (08) degrees fifty (50) minutes East four hundred (400) feet to a point for a corner; thence North eighty-two degrees fifteen (15) minutes West two hundred (200) feet to a point for a corner which point is the most Northwesterly corner of Lots No. 36 and the most Northeasterly corner of Lot No. 35 on said map; thence along the common boundary lines of Lots Nos. 35 and 36 on said map, South eight (08) degrees fifty (50) minutes West four hundred (400) feet to a point for a corner, which point abuts the aforesaid private drive; thence along the edge of the aforesaid private drive, South eighty-two (82) degrees fifteen (15) East two hundred (200) feet to the point or place of Beginning. Containing therein all of Lot No. 36 as set forth on the aforesaid Map.

ADDRESS: 122 Father John Drive Lake Ariel, PA 18436

TAX MAP OR PARCEL ID NO.
12-0-0058-0018

ACREAGE: 1.8300

TITLE TO SAID PREMISES IS VESTED IN by Deed dated 07/12/2002, conveying from John J. McCaffrey and Carolyn A.

McCaffrey to Gary Salerno, Recorded 07/18/2002, in Book 2025, Page 348, Instrument No. 200200007388.

Seized and taken in execution as property of:

Gary Salerno
122 Father John Drive
LAKE ARIEL PA 18436

Execution No. 53-Civil-2026
Amount Due: \$238,111.74
Plus additional costs

July 30, 2026
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.

Emmanuel J. Argentieri Esq.

9/25/2026 • 10/2/2026 • 10/9/2026

CIVIL ACTIONS FILED

*FROM SEPTEMBER 19, 2026 TO SEPTEMBER 25, 2026
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

JUDGMENTS

NUMBER	LITIGANT	DATE/TIME	DESCRIPTION	AMOUNT
2006-20561	MATISKELLA ROBERT	9/23/2026 9:25	SATISFACTION	—
2007-21266	KOROTKY CHELSEA	9/23/2026 9:24	SATISFACTION	—
2008-20534	KOROTKY CHELSEA ANN	9/23/2026 9:26	SATISFACTION	—
2013-21477	KOROTKY CHELSEA ANN	9/23/2026 9:25	SATISFACTION	—
2016-20850	WELLS CHELSEA ANN	9/23/2026 9:25	SATISFACTION	—
2018-20414	LOOMIS MISTY ANN	9/21/2026 3:44	WRIT OF EXECUTION	3,379.53
2018-20454	TYSON HAYDEN A	9/24/2026 2:12	SATISFACTION	—
2021-20164	CARABALLO MICHAEL WILLIAM	9/23/2026 9:25	SATISFACTION	—
2024-00671	LALIMA FRANK	9/21/2026 12:35	SATISFACTION	—
2024-20136	NURSE CROASHIA	9/21/2026 2:50	SATISFACTION	—
2025-20176	CZYZYK MICHELE A	9/21/2026 2:54	SATISFACTION	—
2026-00080	PRICE DESIREE J	9/21/2026 1:16	CONSENT JUDGMENT	17,714.69
2026-00088	MAYES CAITLYN	9/23/2026 12:15	VACATE JUDGMENT	—
2026-00274	DOWNES DONALD T JR	9/25/2026 11:15	SATISFACTION	—
2026-00482	KRZEMIENTECKI THOMAS A	9/25/2026 11:02	DEFAULT JUDGMENT	1,891.53
2026-00613	CHAPMAN BURTON O II	9/24/2026 11:28	CONFESS/JUDG.DEFAULT	17,864.24
2026-00615	MCKAY LOREN M N/B/M	9/24/2026 3:50	LIS PENDENS	—
2026-00615	MANN LOREN MCKAY	9/24/2026 3:50	LIS PENDENS	—
2026-00615	MANN THADDEOUS HUSBAND AND WIFE	9/24/2026 3:50	LIS PENDENS	—
2026-20182	STANKIEWICZ JONATHON B	9/23/2026 9:25	SATISFACTION	—
2026-20628	MURPHY JAMES	9/25/2026 11:23	WRIT OF EXECUTION	1,642.25
2026-20707	PAYNE NAIM	9/21/2026 3:11	JP TRANSCRIPT	4,880.13
2026-20708	WEIL BONNIE EAKER	9/21/2026 3:24	FEDERAL TAX LIEN	910,551.12
2026-20708	EAKER BONNIE WEIL	9/21/2026 3:24	FEDERAL TAX LIEN	910,551.12
2026-20708	WEIL JEFFERY	9/21/2026 3:24	FEDERAL TAX LIEN	910,551.12
2026-20709	HARLOS SHAWN MICHAEL	9/23/2026 9:25	JUDGMENT	1,527.80
2026-20710	POLTERSODORF WILLIAM D	9/23/2026 9:26	JUDGMENT	3,996.25
2026-20711	ACCIARITO KYLIE	9/23/2026 10:09	JP TRANSCRIPT	2,891.84
2026-20712	BENNER LORIANN	9/23/2026 10:41	JP TRANSCRIPT	1,180.52
2026-20713	WELCH NICOLE	9/23/2026 10:55	MUNICIPAL LIEN	679.81
2026-20714	WELCH NICOLE	9/23/2026 11:23	MUNICIPAL LIEN	680.58
2026-20715	SOTO JELIZ LISSET	9/23/2026 12:11	MUNICIPAL LIEN	907.71
2026-20716	WALKER ANTHONY	9/24/2026 2:12	JUDGMENT	1,643.75
2026-20717	MARROW ALEXANDER DEC'D	9/24/2026 3:27	REDEMPTION CTF	4,314.99
2026-20718	HICKEY KAY LAN	9/25/2026 10:58	JP TRANSCRIPT	3,323.46
2026-20719	KERL RYAN	9/25/2026 12:02	JP TRANSCRIPT	3,952.23
2026-30380	BRANNING MEGAN	P 9/22/2026 8:24	NON PROS PA RCP 240	—
2026-40036	GRIGONIS LORA OWNER	9/23/2026 11:32	MECHANICS LIEN CLAIM	47,777.69
2026-40036	GRIGONIS ROBERT OWNER	9/23/2026 11:32	MECHANICS LIEN CLAIM	47,777.69

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

2026-40037 SODEN DALE EMERSON OWNER P 9/23/2026 1:44 WAIVERMECHANICSLIENS —
 2026-40037 M E SODEN INC 9/23/2026 1:44 WAIVERMECHANICSLIENS —
 CONTRACTOR

CIVIL APPEALS — AGENCIES: DEPT OF TRANSPORTATION

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2026-00605	UTEGG HARRY SHAWN	PLAINTIFF	9/21/2026	—
2026-00605	COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF TRANSPORTATION	DEFENDANT	9/21/2026	—

CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2026-00606	AMERICAN EXPRESS NATIONAL BANK	PLAINTIFF	9/21/2026	—
2026-00606	MCDONALD THOMAS A/K/A	DEFENDANT	9/21/2026	—
2026-00606	MCDONALD THOMAS V	DEFENDANT	9/21/2026	—
2026-00607	WELLS FARGO BANK N A	PLAINTIFF	9/21/2026	—
2026-00607	SCOTT ERIC J	DEFENDANT	9/21/2026	—
2026-00608	JPMORGAN CHASE BANK N A	PLAINTIFF	9/21/2026	—
2026-00608	SCHRADER EDITH M	DEFENDANT	9/21/2026	—
2026-00609	BANK OF AMERICA N A	PLAINTIFF	9/21/2026	—
2026-00609	WARRING TINA	DEFENDANT	9/21/2026	—
2026-00611	MERRICK BANK F/K/A	PLAINTIFF	9/24/2026	—
2026-00611	MERRICK BANK CORPORATION	PLAINTIFF	9/24/2026	—
2026-00611	MURRAY JEFFREY M	DEFENDANT	9/24/2026	—

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2026-00612 MERRICK BANK F/K/A	PLAINTIFF	9/24/2026	—
2026-00612 MERRICK BANK CORPORATION	PLAINTIFF	9/24/2026	—
2026-00612 WALSH CHARLOTTE	DEFENDANT	9/24/2026	—

CONTRACT — DEBT COLLECTION: OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2026-00617	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	9/25/2026	—
2026-00617	BALDWIN KRISTI	DEFENDANT	9/25/2026	—

MISCELLANEOUS — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2026-00613	STATES RESOURCES CORP AS ASSIGNEE OF FIRST NATIONAL	PLAINTIFF	9/24/2026	—
2026-00613	CHAPMAN BURTON 0 II	DEFENDANT	9/24/2026	—

NAME CHANGE

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2026-00610	CROMWELL CHUNGSHIM G	PETITIONER	9/22/2026	—

REAL PROPERTY — LANDLORD/TENANT DISPUTE

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2026-00616	RIZZI MICHAEL	PLAINTIFF	9/25/2026	—
2026-00616	EDELMANN RICHARD	DEFENDANT	9/25/2026	—
2026-00616	EDELMANN AMANDA	DEFENDANT	9/25/2026	—

REAL PROPERTY — MORTGAGE FORECLOSURE: RESIDENTIAL

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2026-00614	PRIMARY RESIDENTIAL MORTGAGE INC	PLAINTIFF	9/24/2026	—
2026-00614	MARESSA BOOTS	DEFENDANT	9/24/2026	—

REAL PROPERTY — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2026-00615	DONALD COCCODRILLI	PLAINTIFF	9/24/2026	—
2026-00615	CAROL M. COCCODRILLI	PLAINTIFF	9/24/2026	—
2026-00615	MCKAY LOREN M N/B/M	DEFENDANT	9/24/2026	—
2026-00615	MANN LOREN MCKAY	DEFENDANT	9/24/2026	—
2026-00615	MANN THADDEOUS HUSBAND AND WIFE	DEFENDANT	9/24/2026	—



COURT CALENDAR — FOURTH FLOOR COURTROOM #2

October 12, 2026–October 16, 2026

Monday, October 12, 2026

Courthouse Closed-Columbus Day

Tuesday, October 13, 2026

Dependency

1:30 Permanency Review 45, 46 & 47-2020-DP In Re: L. W., A. W., & K.W.
Anderson/Collins/Campbell

2:00 Permanency Review 1-2026-DP In Re: A. S.
Anderson/Campbell/Moulton

9:30 AM

In Re: S. A. 38-2026-JV

Uncontested finding of fact/ Intercounty transfer Hearing
DA/Collins

Wednesday, October 14, 2026

9:00 AM – 9:30 AM

In Re: C. M. 102-2026-OCD
Settlement of a small estate

9:30 AM

Delinquent Status Reports

Status Reports

In re: Kelemen

94-2026-OCD In re: Kauders Spall

95-2026-OCD In Re: Karcher

18-2025-OCD In re: Stintzman Farrell

97-2026-OCD In Re: Sincoskie

150-2023-OCD In Re: Karim

96-2026-OCD In Re: Guerrero

10:00 AM

Penn dot

431-2026-CV In Re:4X8 Utility Trailer (Ricotta)

433-2026-CV In re: 2005 Chevy Cobalt (Donecan)

435-2026-CV In Re: 1972 Mercedes 280 SE (Petschaver)

455-2026-CV In Re: Dugan v. Penndot

475-2026-CV In Re: 2021 Sundolphin (Siegle)

374-2026-CV Mejia v. Penndot Pro Se/Reed

353-2026-CV Falotico v PennDOT Henry/Reed

316-2026-CV Seely v. Penndot Parkins/Reed

528-2026-CV In Re: Trailer (Tafel) Pro Se/Reed

559-2026-CV In Re: 1960 Crosby Capri Boat (Bentley) Pro Se/Reed

558-2026-CV In Re: 1958 Sterling Trailer (Bentley) Pro Se/Reed

561-2026-cv Johnson v PennDot Katsock/
578-2026-CV 1970 Liberty Mobile home Lehutsky/Reed

11:00 AM
Name Changes
393-2026-CV In Re: E.P.
396-2026-CV In Re: O'Rourke
452-2026-CV In Re: C.S. & G.S.
376-2026-CV Name Change of A.L.

1:30 PM
Estate of G. C. 105-2026-OCD
Hearing on Removal of Co-Administrator
B.Ellis

Thursday, October 15, 2026

9:00 AM
Lucrezi v. Wazz Construction 642-2023-CV
Status Conference
Kulick/Ellis

10:00 AM
Kirchhofer v. Sharife 165-2026-DR
Custody Hearing
Pro Se/Pro Se

1:30 PM
Nextgear v. Kowalchik 753-2025-Judg
Hearing on Defendant's Emergency Motion to Stay execution of Garnishment
and Compel Hearing on exemption
Dougherty/Pro Se

Friday, October 16, 2026

9:30 AM
In Re: H.L.J. 7,8,&9-2026-AD
Involuntary Termination of Parental Rights
Zimmer

1:00 PM
In re: RY 267-2007-CV
Review Hearing
Howell/Ellis

COURT CALENDAR — THIRD FLOOR HISTORIC COURTROOM

October 12, 2026–October 16, 2026

Monday, October 12, 2026

Courthouse Closed-Columbus Day

Tuesday, October 13, 2026

8:30 AM – 8:45 AM
Dutton v. Zirpoli 325-2015-DR
Custody Pre-Trial
Deluca/Campbell

8:45 AM
Korb v. Korb n/k/a Capiello 476-2023-DR
Custody Hearing
Campbell/Bugaj

1:00 PM
Benton-Vitz v. Bronson 36-2023-DR
Custody Hearing
Bugaj/Rechner

Wednesday, October 14, 2026

8:45 AM
Rosengrant v. Rosengrant 153-2026-DR
Custody Hearing
Bugaj/Lermitte

9:00 AM
Central Court

12:00 PM
Drug Court Team Meeting

12:30 PM
Drug Court

2:30 PM
Com v. Garrett 117-2020-CR
Hearing on Defendant's motion to suppress
DA/Pro Se

Thursday, October 15, 2026

9:00 AM
Commonwealth Matters
Sentencing 16-2025-CR Trice, Talen Burlein

Sentencing 291-2025-CR Leif, Jason Burlein
 Sentencing 274-2025-CR Miceli, Holly Burlein
 Sentencing 59-2026-CR Hawley, Matthew Burlein
 Sentencing 230-2025-DR Hall, David D'Andrea
 Sentencing 242-2025-DR Cantelmo, Dwayne Martin II
 Sentencing 83-2026-CR Carroll, Matthew Zimmerman

1:00 PM
 Commonwealth Matters
 Plea Hearing Norton, Robert 194-2026-CR Johns
 Probation violation 276-2025-CR Romero, Isaac

Friday, October 16, 2026

8:45 AM
 Pino v. Pino 520-2023-DR
 Custody Pre-Trial
 Bugaj/Rechner

9:00 AM
 PFA
 389-2026-DR Arsenicos v. Piazza G. Clause/Santomauro

10:00 AM
 Louis v. Silon 224-2020-DR
 Custody Hearing
 Farrell/Campbell



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ARBITRATION ROOM CALENDAR

October 12, 2026–October 16, 2026

Monday, October 12, 2026

Courthouse Closed

Friday, October 16, 2026

9:00 AM
Fuller v. Fuller 378-2026-DR
Conciliation Conference (Gallagher)
McDonald/Pro Se

9:30 AM
Thompson v. Mrozik 125-2025-DR
Conciliation Conference (Gallagher)
Farrell/ Pro Se

10:00 AM
Stout III v. Bruch 254-2025-DR
Conciliation Conference (Gallagher)
Pro Se/Pro Se

10:30 AM
Riss v. Kilroy 399-2026-DR
Conciliation Conference (Gallagher)
Buscarini/Pro Se

11:00 AM
Chapman v. Chapman 84-2026-DR
Conciliation Conference (Gallagher)
Santomauro/Williams

11:30 AM
Kautz v. Catania 412-2026-DR
Custody Conference (Gallagher)
Pro Se/ Pro Se

1:00 PM
Morris v. Kellogg, Kellogg & Pierotti 409-2026-DR
Conciliation Conference (Gallagher)
Pro Se/Pro Se/Pro Se

1:30 PM
Paciotti v. Paciotti 91-2026-DR
Review Conference (Gallagher)
Muir/Toczydlowski

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