

# Pike County LEGAL JOURNAL

The Pike County Legal Journal contains decisions of the Pike County Court, legal notices, advertisements and other matters of legal interest.

VOL. XIV ♦ MILFORD, PA ♦ FEBRUARY 4, 2022 ♦ NO. 6



## STAY SAFE GET VACCINATED.

Practice social distancing: maintain a distance of at least 6 feet (2 meters) from others.

Stay out of crowded places.

Wear a cloth face covering.

Cover your coughs and sneezes with a tissue, or cough into your elbow, not your hand.


Wash hands often, for 20 seconds or more.

Be alert for symptoms: watch for fever, cough, shortness of breath.

COURT OF COMMON PLEAS  
60TH JUDICIAL DISTRICT:

Gregory H. Chelak, *President Judge*

Kelly A. Gaughan, *Judge*

Joseph F. Kameen, *President Judge retired* 

Harold A. Thomson, Jr., *Senior Judge retired*

PIKE COUNTY LEGAL JOURNAL  
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By requirement of Law and Order of Court *The Pike County Legal Journal* is made the medium for the publication of all Legal Advertisements required to be made in Pike 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, Divorces &c., affording indispensable protection against loss resulting from want of notice. It also contains the Trial and Argument Lists of all the Courts in Pike County, and selected Opinions and Decisions of the Courts of Pike County.

All legal notices must be submitted 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.

Legal notices must be received before 10:00 am on the Monday preceding publication or, in the event of a holiday, on the preceding work day.

We reserve the right to reject any advertisements or matters, whether non-legal or otherwise, submitted for publication. Advertisements and Services printed in *The Pike County Legal Journal* are not endorsed by the Pike County Bar Association.

**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	\$75
Mailed & Emailed	\$125

**PIKE COUNTY OFFICIALS**

**Judge of the Court of Common Pleas**

Gregory H. Chelak, *President Judge*

Kelly A. Gaughan, *Judge*

Joseph F. Kameen, *President Judge, Retired* 

Harold A. Thomson, Jr., *Senior Judge, Retired*

**Magisterial District Judges**

Alan B. Cooper, Esq.

Deborah Fischer

Paul Menditto

Randy Schmalzle

Stephen A. McBride, Esq., *Retired*

Jay Rose, Esq., *Senior Judge, Retired* 

Charles F. Lieberman, Esq., *Senior Judge, Retired*

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Kerry Welsh

**District Attorney**

Raymond Tonkin, Esq.

**Prothonotary, Clerk of the Court,**

**Clerk of the Orphans' Court**

Denise Fitzpatrick

**Court Administrator**

Samantha Venditti, Esq.

**Chief Public Defender**

Robert Bernathy, Esq.

D. Benjamin vanSteenburgh III, Esq. *Retired*

**Commissioners**

Matthew M. Osterberg, Chairman

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Ronald Schmalzle

**Treasurer**

John Gilpin

**Recorder of Deeds, Register of Wills**

Sharon Schroeder

**Coroner**

Christopher Brighton

**Auditors**

Thomas Foran

Gail Sebring

Judy Leary-Wagner

**PEMA**

Tim Knapp



## PIKE COUNTY BAR ASSOCIATION UPDATE

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### Pike County Bar Association Meeting



A Meeting of the Pike County Bar Association shall be held on

**Monday, January 31, 2022**

at Apple Valley Restaurant  
beginning at 12:00 p.m.



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Did you know you can  
**ADVERTISE YOUR FIRM**  
in the Pike County Legal  
Journal?



Contact *Bailey Design & Advertising* at 570-251-1512



Want to request a charitable  
donation from the Bar  
Association?

Submit your request to the Bar  
Secretary  
**NOW!**

---



**SCHOLARSHIP SEASON**  
is coming!

Would you like to recommend a  
graduating senior or volunteer to  
evaluate applications?

Let us know ASAP!  
Scholarships are awarded in the  
Spring!

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**COURT CALENDAR**


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*The court calendar for next week is below. Changes can occur at any time, for up-to-date information, access the county's court calendar at: <https://cjab.pikepa.org/asp/calendar.asp>*

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**MONDAY, FEBRUARY 7, 2022**

- 9:00 AM Docket #: 1328-2018  
**Robert Pizzo vs. Erin Pizzo**  
Custody Trial  
*Plaintiff Attorney: Tammy Lee Clause, Esq.*  
*Defense Attorney: John Martin, Esq.*
- 9:00 AM Docket #: 478-2015  
**Boris & Irina Abayev vs. James M. Silverman**  
Jury Selection  
*Plaintiff Attorney: Joseph Rydzewski, Esq.*  
*Defense Attorney: John Nealon, Esq.*
- 9:30 AM Docket #: 235-2020  
**Elizabeth Geitz vs. Michael Geitz**  
Divorce Master Hearing  
*Plaintiff Attorney: Julia Swain, Esq, John Klemeyer, Esq*  
*Defense Attorney: Brian Cali, Esq*
- 9:30 AM Docket #: 235-2020  
**Elizabeth Geitz vs. Michael Geitz**  
Divorce Master Hearing  
*Plaintiff Attorney: Julia Swain, Esq, John Klemeyer, Esq*  
*Defense Attorney: Brian Cali, Esq*

**TUESDAY, FEBRUARY 8, 2022**

- 9:00 AM Docket #: 478-2015  
**Boris & Irina Abayev vs. James M. Silverman**  
Jury Trial  
*Plaintiff Attorney: Joseph Rydzewski, Esq.*  
*Defense Attorney: John Nealon, Esq.*
- 9:00 AM Docket #: 699-2010  
**Mallory Pearston vs. Michael Halstead**  
Custody Trial  
*Plaintiff Attorney: James Baron, Esq.*  
*Defense Attorney:*
- 9:30 AM Docket #: 787-2017  
**Michael O'Keefe vs. Jennifer O'Keefe**  
Custody Hearing  
*Plaintiff Attorney: James Baron, Esq*  
*Defense Attorney: Ashley Zimmerman, Esq*

- 10:30 AM Docket #: 1251-2021  
**Kenneth Soule vs. Christina Soule**  
Custody Conference  
*Plaintiff Attorney: Ashley Zimmerman, Esq*  
*Defense Attorney:*
- 11:30 AM Docket #: 1047-2020  
**Jason Carota vs. Kayla Murphy**  
Custody Conference  
*Plaintiff Attorney:*  
*Defense Attorney:*
- 1:30 PM Docket #: 588-2021  
**Debbie Manzo vs. Kenneth Manzo**  
Custody Trial  
*Plaintiff Attorney:*  
*Defense Attorney: James P. Baron, Esq.*

**WEDNESDAY, FEBRUARY 9, 2022**

- 9:00 AM Docket #: 1328-2018  
**Robert Pizzo vs. Erin Pizzo**  
Custody Trial  
*Plaintiff Attorney: Tammy Lee Clause, Esq.*  
*Defense Attorney: John Martin, Esq.*
- 9:00 AM Docket #: 478-2015  
**Boris & Irina Abayev vs. James M. Silverman**  
Jury Trial  
*Plaintiff Attorney: Joseph Rydzewski, Esq.*  
*Defense Attorney: John Nealon, Esq.*
- 9:00 AM Docket #: 1253-2021  
**Michael Rueter vs. Elisa Lenox**  
Mediation  
*Plaintiff Attorney:*  
*Defense Attorney:*
- 9:30 AM Docket #: 235-2020  
**Elizabeth Geitz vs. Michael Geitz**  
Divorce Master Hearing  
*Plaintiff Attorney: Julia Swain, Esq, John Klemeyer, Esq*  
*Defense Attorney: Brian Cali, Esq*

- 9:30 AM Docket #: 235-2020  
**Elizabeth Geitz vs. Michael Geitz**  
Divorce Master Hearing  
*Plaintiff Attorney: Julia Swain, Esq, John Klemeyer, Esq*  
*Defense Attorney: Brian Cali, Esq*

**THURSDAY, FEBRUARY 10, 2022**

- 9:00 AM Docket #: 43 & 44-2020  
**Commonwealth of PA vs. Holly Daletto**  
Plea - or State Intent  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Christian Weed, Esq.*
- 9:00 AM Docket #: 469-2021  
**Commonwealth of PA vs. Kaysha Charles**  
Plea  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Nicholas McIntyre, Esq.*
- 9:00 AM Docket #: 472-2018  
**Commonwealth of PA vs. Aaron Matthews**  
Hearing - Withdraw Counsel  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Christian Weed, Esq.*
- 9:00 AM Docket #: 563-2020  
**Commonwealth of PA vs. Kevin Lee Pingitore**  
Hearing - Comm Mtn  
Revoke/Increase Bail and ICC  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Robert Bernathy, Esq.*
- 9:00 AM Docket #: 273-2019  
**Commonwealth of PA vs. Gregory Teplitsky**  
Hearing - Comm Mtn  
Revoke/Increase Bail and ICC  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Christian Weed, Esq.*
- 9:00 AM Docket #: 529 & 530-2021  
**Commonwealth of PA vs. Chester Matlock**  
Hearing - Def Mtn Compel Discovery  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Christian Weed, Esq.*

- 9:00 AM Docket #: 251-2021  
**Commonwealth of PA vs. Joshua Patrick Pratt**  
Hearing - Comm Mtn Modify Bail & ICC  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Christian Weed, Esq.*
- 9:00 AM Docket #: 36 & 37-2018  
**Commonwealth of PA vs. Brian R. Contreras**  
Hearing - Comm Mtn Discovery and Inspection  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Robert Bernathy, Esq.*
- 9:00 AM Docket #: 194 & 403-2021  
**Commonwealth of PA vs. Joshua Thompson**  
Plea - or State Intent  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Christian Weed, Esq.*
- 9:00 AM Docket #: 587-2021  
**Commonwealth of PA vs. Ocean OBrien**  
Plea  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Christian Weed, Esq.*
- 9:00 AM Docket #: 431-2021  
**Commonwealth of PA vs. Christopher Kuchuk**  
Plea  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Nicholas McIntyre, Esq.*
- 9:00 AM Docket #: 515 & 516-2021  
**Commonwealth of PA vs. Paul Oswald**  
Plea  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Nicholas McIntyre, Esq.*
- 9:00 AM Docket #: 282 & 379-2021  
**Commonwealth of PA vs. Robert McWilliams**  
Plea  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Nicholas McIntyre, Esq.*
- 9:00 AM Docket #: 137-2020  
**Commonwealth of PA vs. Mark Rodriguez**  
Plea  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Robert Bernathy, Esq.*

- 9:00 AM Docket #: 508-2021  
**Commonwealth of PA vs. Briana Kaufman**  
Plea  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Robert Bernathy, Esq.*
- 9:00 AM Docket #: 65-2021  
**Commonwealth of PA vs. Breasia Coleman**  
Plea  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Robert Bernathy, Esq.*
- 9:00 AM Docket #: 484-2021  
**Commonwealth of PA vs. Vitor M. Castanheira**  
Plea  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Nicholas McIntyre, Esq.*
- 9:30 AM Docket #: 571-2021  
**Commonwealth of PA vs. Marcus Jeffreys**  
Plea  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: James P. Baron, Esq.*
- 9:30 AM Docket #: 566-2021  
**Commonwealth of PA vs. Edward Barto**  
Plea  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: James P. Baron, Esq.*
- 9:30 AM Docket #: 240-2021  
**Commonwealth of PA vs. Robert Rose**  
Hearing - Bail Review  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Eric Hamill, Esq.*
- 9:30 AM Docket #: 284-2019  
**Commonwealth of PA vs. Cory Taylor**  
Hearing - Modification of Parole/Probation Conditions  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Eric Hamill, Esq.*
- 9:30 AM Docket #: 435-2021  
**Commonwealth of PA vs. Jason A. Hook**  
Hearing - Comm Mtn Discovery & Inspection  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Eric Hamill, Esq.*
- 9:30 AM Docket #: 449-2021  
**Commonwealth of PA vs. Aaron Ramos-Dillinger**  
Hearing - Withdraw as Counsel  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Nicholas McIntyre, Esq.*
- 9:30 AM Docket #: 262-2021  
**Commonwealth of PA vs. Daniel Loiacono**  
Hearing - Withdraw as Counsel  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Nicholas McIntyre, Esq.*
- 9:30 AM Docket #: 258-2021  
**Commonwealth of PA vs. Jake Senior**  
Hearing - Withdraw as Counsel  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Matthew J. Galasso, Esq.*
- 9:30 AM Docket #: 478-2021  
**Commonwealth of PA vs. Elizabeth Ryan**  
Hearing - Withdraw as Counsel  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Matthew J. Galasso, Esq.*
- 9:30 AM Docket #: 493-2021  
**Commonwealth of PA vs. Thomas Schwarz**  
Hearing - Withdraw as Counsel  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Matthew J. Galasso, Esq.*
- 9:30 AM Docket #: 475-2021  
**Commonwealth of PA vs. Michael Palmisano**  
Sentencing  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Matthew J. Galasso, Esq.*
- 9:30 AM Docket #: 125-2021 MD  
**In Re: The Return of Firearm to Edward C. Janusewski**  
Hearing - Pet Return of Firearm  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Matthew J. Galasso, Esq.*
- 9:30 AM Docket #: 642-2018  
**Daniel Vito vs. Jennifer Olejnik**  
Custody Hearing  
*Plaintiff Attorney: Christie Bower, Esq*  
*Defense Attorney: James Butz, Esq*

- 10:00 AM Docket #: 300-2021  
**Commonwealth of PA vs. Natasha White**  
Hearing - Withdraw as Counsel  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Brett Riegel, Esq.*
- 10:00 AM Docket #: 287-2020  
**Commonwealth of PA vs. Tyler Waszczyszak**  
Plea  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Brett Riegel, Esq.*
- 10:00 AM Docket #: 402-2021  
**Commonwealth of PA vs. Dylan Nickerson**  
Plea  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Christian Francis, Esq.*
- 10:00 AM Docket #: 253-2021  
**Commonwealth of PA vs. Ashton Joseph**  
Plea  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Andrew Katsock, Esq.*
- 10:00 AM Docket #: 567-2020 & 56-2021  
**Commonwealth of PA vs. Matthew Williams**  
Plea  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Andrew Katsock, Esq.*
- 10:00 AM Docket #: 417-2021  
**Commonwealth of PA vs. Deshaun Williams**  
Plea  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Kathleen Martin, Esq.*
- 10:30 AM Docket #: 259-2020  
**Commonwealth of PA vs. Rochelle Emma Ann Holmes**  
Violation of Parole  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Thomas Mincer, Esq.*
- 10:30 AM Docket #: 292-2020  
**Commonwealth of PA vs. Kelly Theresa Rolph**  
Violation of Parole  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Christian Weed, Esq.*
- 10:30 AM Docket #: 27-2021  
**Commonwealth of PA vs. Nicholas George Stasolla**  
Violation of Parole  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Kathleen Martin, Esq.*
- 10:30 AM Docket #: 325-2016  
**Commonwealth of PA vs. Lukas Julian Novak**  
Violation of Parole  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: David L. Lampman II, Esq.*
- 10:30 AM Docket #: 469-2020  
**Commonwealth of PA vs. Scott Thomas Gill**  
Violation of Parole  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Robert Bernathy, Esq.*
- 10:30 AM Docket #: 270-2021  
**Commonwealth of PA vs. Jennifer Erin Bruning**  
Violation of Probation  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Christian Weed, Esq.*
- 10:30 AM Docket #: 80-2021 MD  
**Commonwealth of PA vs. Adham Ishmeal Khan**  
Violation of Parole  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Ashley Zimmerman, Esq.*
- 10:30 AM Docket #: 484-2019  
**Commonwealth of PA vs. Lindsey E. Hutchinson**  
Violation of Parole  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Eric Hamill, Esq.*
- 11:00 AM Docket #: 188-2021  
**Commonwealth of PA vs. James Neff**  
Contempt Hearing  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney:*
- 11:00 AM Docket #: 80-2019  
**Commonwealth of PA vs. Janine Dibenedetto**  
Contempt Hearing  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Eric Hamill, Esq.*

- 11:00 AM Docket #: 268-2021  
**Commonwealth of PA vs. Maurice E. Washington**  
Contempt Hearing  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney:*
- 1:00 PM Docket #: 188-2020  
**Commonwealth of PA vs. Jesse Pajalich**  
Parole Hearing  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Nicholas McIntyre, Esq.*
- 1:00 PM Docket #: 620-2020  
**Commonwealth of PA vs. Christopher Spinucci**  
Parole Hearing  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Thomas Mincer, Esq.*
- 1:00 PM Docket #: 396-2018  
**Commonwealth of PA vs. Robert Buchko, Jr.**  
Parole Hearing  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Robert Bernathy, Esq.*
- 1:00 PM Docket #: 183-2021  
**Commonwealth of PA vs. Alison Sheridan**  
Arraignment  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney:*
- 1:00 PM Docket #: 206-2021  
**Commonwealth of PA vs. Isaiah Outlaw**  
Arraignment  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney:*
- 1:00 PM Docket #: 622-2020  
**Commonwealth of PA vs. Samantha Kelly**  
Parole Hearing  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Christian Weed, Esq.*
- 1:00 PM Docket #: 550-2021  
**Commonwealth of PA vs. Jennifer Dean**  
Arraignment  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney:*
- 1:00 PM Docket #: 633-2021  
**Commonwealth of PA vs. Jennifer Miller**  
Arraignment  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: James P. Baron, Esq.*
- 1:00 PM Docket #: 630-2021  
**Commonwealth of PA vs. Shane Knecht**  
Arraignment  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Christian Weed, Esq.*
- 1:00 PM Docket #: 629-2021  
**Commonwealth of PA vs. Albert Haase**  
Arraignment  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Christian Weed, Esq.*
- 1:00 PM Docket #: 598-2021  
**Commonwealth of PA vs. Simon Altizio**  
Arraignment  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Patrick Rogan, Esq.*
- 1:00 PM Docket #: 24-2022  
**Commonwealth of PA vs. Jennifer Miller**  
Arraignment  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: James P. Baron, Esq.*
- 1:30 PM Docket #: 131 & 322-2021  
**Commonwealth of PA vs. Christine Webb**  
Omnibus Pre-Trial Hearing  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Mark Moulton, Esq.*
- 1:30 PM Docket #: 297-2021  
**Commonwealth of PA vs. Christine Webb**  
Omnibus Pre-Trial Hearing  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Mark Moulton, Esq.*
- 1:30 PM Docket #: 325-2021  
**Commonwealth of PA vs. Christine Webb**  
Omnibus Pre-Trial Hearing  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Mark Moulton, Esq.*

- 3:00 PM Docket #: 447-2021  
**Commonwealth of PA vs. James Cathcart**  
Hearing - Def Mtn Quash Ret of Transc & Pet Writ of Habeas C  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Christine P. Lora, Esq.*
- 10:00 PM Docket #: 388-2020  
**Commonwealth of PA vs. Kyle Conklin**  
Plea  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Brett Riegel, Esq.*

### FRIDAY, FEBRUARY 11, 2022

- 9:00 AM Docket #: 565-2020  
**Commonwealth of PA vs. Brian Winkler**  
Non-Jury Trial  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: James P. Baron, Esq.*

- 9:00 AM Docket #: 834-2020  
**Citibank, N.A. vs. Jessica A. Lopez**  
Other - Arbitration  
*Plaintiff Attorney: Michael J. Dougherty, Esq*  
*Defense Attorney: Dennis J. Morello, Esq*
- 1:30 PM Docket #: 471-2021  
**Commonwealth of PA vs. Joseph R. Wetzel**  
Non-Jury Trial  
*Plaintiff Attorney: District Attorney*  
*Defense Attorney: Nicholas McIntyre, Esq.*
- 1:30 PM Docket #: 1178-2021  
**Darshna Patel vs. Ankitkumar Patel**  
Hearing - Def Pet Special Relief  
*Plaintiff Attorney: Ashley Zimmerman, Esq.*  
*Defense Attorney: James P. Baron, Esq.*

### SATURDAY, FEBRUARY 12, 2022

- \* No Events Listed.

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## LEGAL NOTICES

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*In The Court Of Common Pleas Of Pike County Commonwealth Of Pennsylvania*

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### 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.*

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### LETTERS TESTAMENTARY

The Estate of Melvin B. Lane, deceased, late of 104 151 St., Matamoras, PA 18336, was raised by Nicholas J. McIntyre, Esq., on January 24, 2022 with the Pike County Register of Wills.

Letters Testamentary on the above estate have been granted to the undersigned. All persons indebted to the said estate are requested to make payment, and those having claims to present the same without delay to:

Nicholas J. McIntyre, Esq.  
as the Executor of the Estate of  
Melvin B. Lane

Or you may contact the law firm at Zimmerman and Ohliger, LLC, located at 410 Broad Street, Milford, PA 18337.

2/4/2022 • 2/11/2022 • 2/18/2022

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### ESTATE NOTICE

ESTATE OF CAROL J. TUFANO, late of Matamoras Borough, Pike County, Pennsylvania, (died December 3, 2021). Letters Testamentary have been granted to Teresa Love and A/K/A Theresa Love, Administrator of the Estate, who requests 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 payments without delay to the Administrator named herein or to Edwin A. Abrahamsen, Jr., Esquire attorney for the Estate, at 1006 Pittston Avenue, Scranton, PA 18505.

2/4/2022 • 2/11/2022 • 2/18/2022

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### ESTATE NOTICE ESTATE OF PASQUALE F. DEDONATO

Late of Dingmans Ferry, Pike County, Pennsylvania, deceased. Letters of Administration on the above estate having been granted to Patrick DeDonato, 139 Kemadobi Circle, E., Dingmans Ferry, PA 18328, all persons indebted to said estate are requested to make payment and those having claims to present same, without delay, to him or his attorney, Mark E. Moulton, Esquire, MOULTON & MOULTON, 693 Route 739, Suite 1, Lords Valley, PA 18428

2/4/2022 • 2/11/2022 • 2/18/2022

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**ESTATE NOTICE**

Estate of Donald G. Wacker also known as Donald George Wacker, late of Palmyra Township, Pike County, Pennsylvania. Any person or persons having claim against or indebted to estate present same to: David Wacker 95 Rocky View Drive, Hawley, Pennsylvania 18428. Attorney for Estate: Stephen Jennings, Esquire, 303 Tenth Street, Honesdale, Pennsylvania, 18431.

2/4/2022 • 2/11/2022 • 2/18/2022

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**EXECUTRIX NOTICE**

Estate of Dennis R. Clements  
Late of Lehman Township  
EXECUTRIX  
Patricia Purcaro  
2139 Bucktail Ct.  
Bushkill, PA 18324

2/4/2022 • 2/11/2022 • 2/18/2022

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**ESTATE NOTICE**

Estate Robert J. Reheuser, late of Blooming Grove, Pike County, Pennsylvania.

Letters Testamentary on the above estate having been granted to Robert J. Reheuser, Jr., all persons indebted to the said estate are requested to make payment, and those having claims to present the same without delay to him c/o Joseph Kosierowski, Esq. 400 Broad Street, Milford, Pennsylvania 18337.

2/4/2022 • 2/11/2022 • 2/18/2022

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**CO-ADMINISTRATOR NOTICE**

ESTATE OF KAREN J. FISHER, late of Lackawaxen Township, Pike County, Pennsylvania, deceased.

Letters of Administration on the above estate having been granted to the undersigned, all persons indebted to the said estate are requested to make payment and those having claims to present same, without delay to JEREMY ALLEN FISHER, 1996 Route 590, Hawley, PA 18428 and JEREMY ALLAN FISHER, 50 Woodledge Hills Drive, Hawley, PA 18428, or to their attorneys, FARLEY & WEED, LLC, 2523 Route 6, Suite 1, Hawley, PA 18428.

2/4/2022 • 2/11/2022 • 2/18/2022

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**EXECUTOR NOTICE**

Estate of William Robert Hayes, Jr.  
AKA William R. Hayes, Jr.  
Late of Salem Township  
CO-EXECUTOR  
Shawn Hayes  
PO Box 112  
Silver Lake, NH 03875  
CO-EXECUTRIX  
Carol Defeo  
798 Purdytown Turnpike  
Lakeville, PA 18438  
ATTORNEY  
John F. Spall, Esquire  
2573 Route 6  
Hawley, PA 18428

2/4/2022 • 2/11/2022 • 2/18/2022

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**ESTATE NOTICE**

**ADMINISTRATOR'S NOTICE**

Estate of Glenn Miller, Deceased, late of Blooming Grove Township, Pike County, Pennsylvania. Letters of Administration on the above estate have been granted to George Savastides. All persons indebted to the said estate are requested to make payment, and those having claims should present the same without delay to: George Savastides at 94-15 86TH Road, Woodhaven, NY 11421 or to the Attorneys for the Estate, Levy, Stieh & Baron, P.C.

By: John T. Stieh, Esquire  
Attorney for the Estate  
Levy, Stieh & Baron, P.C  
542 U.S. Routes 6 & 209  
P.O. Box D, Milford, PA 18337

1/28/2022 • 2/4/2022 • 2/11/2022

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**ESTATE NOTICE**

LETTERS OF Administration on the Estate of Jean B Hunt aka Jean Hunt late of Lehman Twp, Pike Cty have been granted to Elizabeth Anne Murphy who requests 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

Jean B Hunt Estate  
c/o Nikolaou Law Offices  
166 Allendale Road  
King of Prussia, PA 19406

1/28/2022 • 2/4/2022 • 2/11/2022

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**LETTERS TESTAMENTARY**

Estate of Patricia A. Giteles, deceased, late of 102 Circle Drive, Milford, PA 18337.

Letters Testamentary on the above estate have been granted to the undersigned. All persons indebted to the said estate are requested to make payment, and those having claims to present the same without delay to:

Beverly Schoenberger  
as the Executrix of the Estate of  
Patricia A. Giteles

Or her attorney, Nicholas J, McIntyre, Esq., 410 Broad Street, Milford, PA 18337.

1/28/2022 • 2/4/2022 • 2/11/2022

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**EXECUTRIX NOTICE**

Estate of James Scott Pasquariello  
Late of Lackawaxen Township  
CO-EXECUTRIX  
Michelle Pasquariello  
12 Meadows Court  
Hawley, PA 18428  
CO-EXECUTRIX  
Margo Pasquariello  
323 Virginia Avenue  
Peckville, PA 18452  
ATTORNEY  
John F. Spall, Esquire  
2573 Route 6  
Hawley, PA 18428

1/28/2022 • 2/4/2022 • 2/11/2022

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## LETTERS TESTAMENTARY

Estate of Charlene A. Guera,  
deceased, late of 199 Overlook  
Drive, Milford, PA 18337.

Letters Testamentary on the above  
estate have been granted to the  
undersigned. All persons indebted to  
the said estate are requested to make  
payment, and those having claims to  
present the same without delay to:

Joseph Guerra  
as the Executrix of the Estate of  
Charlene A. Guera

Or her attorney, Nicholas J,  
McIntyre, Esq., 410 Broad Street,  
Milford, PA 18337.

1/28/2022 • 2/4/2022 • 2/11/2022

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## EXECUTRIX NOTICE

Estate of Edward T. Fetter  
Late of Shohola Township  
EXECUTRIX  
Catherine Hood  
1625 SE Clearmont  
Port St. Lucie, FL 34983  
ATTORNEY

Steven E. Burlein, Esq.  
307 11th St.  
Honesdale, PA 18431

1/21/2022 • 1/28/2022 • 2/4/2022

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## EXECUTOR'S NOTICE

ESTATE OF Carmine Defino, late  
of 502 1st Street, Borough of  
Matamoras, Pike County,  
Pennsylvania, deceased. Letters  
Testamentary on the above estate  
having been granted to the  
undersigned, all persons indebted to

the estate are requested to make  
payment and those having claims to  
present same, without delay to

Stephanie Sherman  
212 SW Raintree Drive  
Lee's Summit, MO 64082

1/21/2022 • 1/28/2022 • 2/4/2022

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## EXECUTOR'S NOTICE

ESTATE OF Howard Joseph  
Kingdon, late of 500 Avenue H,  
Borough of Matamoras, Pike  
County, Pennsylvania, deceased.  
Letters Testamentary on the above  
estate having been granted to the  
undersigned, all persons indebted to  
the estate are requested to make  
payment and those having claims to  
present same, without delay to

Howard Joseph Kingdon  
23 Hillside Road  
Woodbury, Connecticut 06798

1/21/2022 • 1/28/2022 • 2/4/2022

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## ESTATE NOTICE

Notice is hereby given that Letters  
of Testamentary have been granted  
in the ESTATE OF ROBERT  
AUSTIN WRIGHT, late of 301  
Avenue K., Matamoras, PA, who  
died on May 1, 2021, to Helen  
Wright, Executrix. All persons  
indebted to said Estate are required  
to make payment and those having  
claims to present same without  
delay to the Estate's Attorney, Vern  
S. Lazaroff, 143 Pike Street, PO Box  
1108, Port Jervis, NY 12771.

1/21/2022 • 1/28/2022 • 2/4/2022

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## OTHER NOTICES

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### NOTICE OF FILING OF ARTICLES OF INCORPORATION

Pursuant to the Business Corporation Law of 1988, as amended, notice is hereby given that on December 6, 2021, Articles of Incorporation- For Profit for GELDERMAN GROUP, INC., were filed with the Department of State, Harrisburg, Pennsylvania, the said corporation being organized under the provisions of the Business Corporation Law of 1988, as amended. The purposes of the Corporation are: To engage in and to do any lawful act concerning any or all business for which corporations may be incorporated under the Pennsylvania Business Corporation Law of 1988, as amended and supplemented, and to do all things and exercise all powers, rights and privileges which a corporation may now or hereafter be organized or authorized to do or to exercise under the said Business Corporation Law of Pennsylvania as amended and supplemented.

SPALL, RYDZEWSKI,  
ANDERSON, LALLEY &  
TUNIS, P.C.  
2573 ROUTE 6  
HAWLEY, PA 18428

2/4/2022

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## SHERIFF SALES

*Individual Sheriff Sales can be cancelled for a variety of reasons. The notices enclosed were accurate as of the publish date. Sheriff Sale notices are posted on the public bulletin board on the first floor of the Pike County Courthouse in Milford, located at 412 Broad Street.*

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### SHERIFF SALE FEBRUARY 16, 2022

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 691-2021r SUR JUDGEMENT NO. 691-2021\_AT THE SUIT OF Wilmington Trust, National Association, not in its Individual Capacity but solely as Trustee for MFRA Trust 2014-1 vs Beatrice Weissman DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at St. Patrick's Church Hall, 200 East High Street, MILFORD, PA 18337 ON WEDNESDAY February 16, 2022 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

By virtue of Writ of Execution No. 2021-00691

Wilmington Trust, National Association, not in its individual capacity but solely as Trustee for MFRA Trust 2014-1 (Plaintiff) vs. Beatrice Weissman, (Defendant)

Property Address 424 Sunset Forest

Drive, Hawley, PA 18428

Parcel I.D. No. 10-0-012635

Improvements thereon consist of a residential dwelling.

Judgment Amount: \$167,295.06

Attorney for Plaintiff: Hladik,  
Onorato & Federman, LLP  
298 Wissahickon Avenue  
North Wales, PA 19454

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Beatrice Weissman DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$167.295.06 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN

EXECUTION AS THE PROPERTY OF Beatrice Weissman DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$167.295.06 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
Hladik, Onorato & Federman  
298 Wissahickon Ave.  
North Wales, PA 19454

1/21/2022 • 1/28/2022 • 2/4/2022

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**SHERIFF SALE  
FEBRUARY 16, 2022**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 984-2017r SUR JUDGEMENT NO.984-2017\_\_AT THE SUIT OF PNC Bank, National Association, Successor by Merger to National City Bank, Successor by Merger to National City Mortgage Co., A Subsidiary of National City Bank of Indiana vs Gary C. Vazquez and Maureen C. Vazquez DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at St. Patrick's Church Hall, 200 East High Street, MILFORD, PA 18337 ON WEDNESDAY February 16, 2022 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN lot, parcel

or piece of land situate in the Township of Lackawaxen, County of Pike and Commonwealth of Pennsylvania, Being Lot No. 148, Section 4, Fawn Lake Forest, Cherry Shores Division, as shown on a plan of lots recorded in the Office of the Recorder of Deeds in and for the County of Pike at Milford, Pennsylvania in Plot Book Volume 7, Page 172.  
Parcel Number(s): 008-04-01-17-002 & 05-0-024389

Property Address: 105 Fawn Lake Drive, Hawley, PA 18428

BEING KNOWN AS: 105 FAWN LAKE DRIVE, HAWLEY, PA 18428

PROPERTY ID NUMBER: 008-

04-01-17-002

BEING THE SAME PREMISES WHICH ULTIMATE HOMESITES, INC., A NEW JERSEY CORPORATION BY DEED DATED 4/7/2005 AND RECORDED 4/19/2005 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2104 AT PAGE 1945, GRANTED AND CONVEYED UNTO GARY C. VAZQUEZ AND MAUREEN C. VAZQUEZ, HUSBAND AND WIFE.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE

## YOUR HOMETOWN INSURANCE FRIENDS

*Providing You and Your Small Business with*

## AFFORDABLE

## COMMERCIAL INSURANCE



**OLSOMMER-CLARKE**  
INSURANCE GROUP, INC.

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**Rated Insurance Companies.**

Our Insurance Companies are rated by  
AM Best's Insurance Company Rating Guide.

**HAMLIN OFFICE • 570-689-9600**

**HONESDALE OFFICE • 570-253-6330**

**MOSCOW OFFICE • 570-842-9600**

**[www.OlsommerClarke.com](http://www.OlsommerClarke.com)**

COMMONWEALTH OF PENNSYLVANIA TO Gary C. Vazquez and Maureen C. Vazquez DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$219,451.54 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Gary C. Vazquez and Maureen C. Vazquez DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$219,451.54 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
KML Law Group, PC  
701 Market Street  
Philadelphia, PA 19106

1/21/2022 • 1/28/2022 • 2/4/2022

**SHERIFF SALE  
FEBRUARY 16, 2022**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 1804-2015r SUR JUDGEMENT NO. 1804-2015\_AT THE SUIT OF Ditech Financial LLC f/k/a Green Tree Servicing, LLC vs Sharon E. Goerke and Gary J. Waszcyszak a/k/a Gary Waszcyszak DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at St. Patrick's Church Hall, 200 East High Street, MILFORD, PA 18337 ON WEDNESDAY February 16, 2022 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN lot situate in the Borough of Matamoras, County of Pike and State of Pennsylvania, being Lot 1, as designated on that certain map entitled "Subdivision of Lands for Richard V. Gassmann", by Victor E. Orben, Registered Surveyor, dated 9/30/88. Drawing No. FF- 380-B, and recorded with the recorder of Deeds of Pike County, Pennsylvania in Map Book Volume 26, page 112.

TAX ID #: 083.14-02-28 (Control #07-0-007337)

BEING KNOWN AS: 125 10th Street, Matamoras, PA 18336

BEING KNOWN AS: 125 10TH

STREET, MATAMORAS, PA  
18336

PROPERTY ID NUMBER:  
083.14-02-28

BEING THE SAME PREMISES WHICH LASALLE BANK NATIONAL ASSOCIATION AS TRUSTEE FOR FIRST FRANKLIN MORTGAGE LOAN TRUST 2006-FF18 MORTGAGE LOAN ASSET-BACKED CERTIFICATES SERIES 2006-FF18 BY DEED DATED 8/11/2008 AND RECORDED 8/20/2008 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2286 AT PAGE 2080, GRANTED AND CONVEYED UNTO SHARON E. GOERKE AND GARY WASZCYSZAK.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Sharon E. Goerke and Gary J. Waszcyszak a/k/a Gary Waszcyszak DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$112,056.74 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.  
NOTICE TO ALL PARTIES

AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Sharon E. Goerke and Gary J. Waszcyszak a/k/a Gary Waszcyszak DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$112,056.74 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
KML Law Group, PC  
701 Market Street  
Philadelphia, PA 19106

1/21/2022 • 1/28/2022 • 2/4/2022

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**SHERIFF SALE  
FEBRUARY 16, 2022**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 199-2021r SUR JUDGEMENT NO. 199-2021\_AT THE SUIT OF Wells Fargo Bank, NA vs Stephen Crow a/k/a Stephen J. Crow and Nicola Crow DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC

VENDUE OR OUTCRY at St. Patrick's Church Hall, 200 East High Street, MILFORD, PA 18337 ON WEDNESDAY February 16, 2022 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN piece, parcel or tract of land situate, lying and being in the Township of Delaware, County of Pike and Commonwealth of Pennsylvania, more particularly described as follows, to wit:

BEING Lots 52ABC, Block B-94, as set forth on a Plan of Lots - Birchwood Lakes, Section 12, Delaware Township, Pike County, Pennsylvania dated July 1965 by John B. Aicher, Monroe Engineering, Inc.; Stroudsburg, Pennsylvania and filed in the Office for the Recording of Deeds in and for Pike County, Pennsylvania in Plat Book 5, Page 125 on August 18, 1966.

BEING the same premises which Michael L. Friedman and Loren L. Friedman, h/w, by Deed dated 10/02/2015 and recorded 10/06/2015, in the Office of the Recorder of Deeds in and for the County of Pike, in Deed Book 2479, Page 1501, granted and conveyed unto Stephen Crow and Nicola Crow, husband and wife, as Tenants by the Entireties.

Tax Parcel: 162.02-14-22

Premises Being: 134 Hawthorne Dr, Dingmans Ferry, PA 18328

THE SALE IS MADE BY VIRTUE OF A WRIT OF

EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Stephen Crow a/k/a Stephen J. Crow and Nicola Crow DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$128,270.11 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE. NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Stephen Crow a/k/a Stephen J. Crow and Nicola Crow DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$128,270.11 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
Brock & Scott  
302 Fellowship Rd., Ste. 130  
Mount Laurel, NJ 08054

1/21/2022 • 1/28/2022 • 2/4/2022

**SHERIFF SALE  
FEBRUARY 16, 2022**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 861-2019r SUR JUDGEMENT NO. \_861-2019\_ AT THE SUIT OF Quicken Loans, Inc. vs Wendy Allen a/k/a Wendy Martelli DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at St. Patrick's Church Hall, 200 East High Street, MILFORD, PA 18337 ON WEDNESDAY February 16, 2022 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

Tax Id Number(s): 120006072

Land Situated in the Township of Shohola in the County of Pike in the State of PA

BEGINNING AT A FOUND STONE CORNER AT THE TOP OF THE MOUNTAIN THE LINE OF THE LANDS OF THE ERIE-LACKAWANNA RAILROAD COMPANY, SAID POINT OF BEGINNING BEING THE NORTHERLYMOST CORNER OF LANDS OF THE FORMER GRANTOR HEREIN AND THE NORTHEASTERLY MOST CORNER OF LANDS OF NARVEL AND RUTH OSBORNE; THENCE FROM SAID POINT OF BEGINNING, RUNNING ALONG THE

LANDS OF THE ERIE-LACKAWANNA RAILROAD COMPANY, SOUTH 65 DEGREES 48 MINUTES EAST 1210 FEET TO A POINT IN THE WESTERLY RIGHT OF WAY LINE OF THE ERIELACKAWANNA RAILROAD COMPANY; THENCE ALONG THE WESTERLY RIGHT OF WAY LINE OF THE SAID RAILROAD COMPANY IN A SOUTHERLY DIRECTION, 775 FEET TO A STONE CORNER BUILT IN A STONE WALL; THENCE ON A LINE CUTTING THROUGH THE LANDS OF MILDRED MILLER, THE FORMER GRANTOR HEREFN NORTH 56 DEGREES 52 MINUTES WEST 1797.8 FEET TO A STONE CORNER IN THE LINE OF LANDS OF THE HEREINBEFORE MENTIONED OSBORNE; THENCE ALONG THE LANDS OF SAID OSBORNE, NORTH 17 DEGREES 12 MINUTES EAST 300 FEET TO THE POINT AND PLACE OF BEGINNING, CONTAINING 15.5 ACRES, MORE OR LESS.

TOGETHER WITH, UNTO THE GRANTEES HEREIN, THEIR HEIRS AND ASSIGNS, IN COMMON HOWEVER, WITH THE FORMER GRANTORS HEREIN, HER HEIRS AND ASSIGNS, THE RIGHT TO USE A FIFTY (50) FOOT WIDE STRIP OF LAND; SAID STRIP OF LAND TO BEGIN AT THE SOUTHERLY

MOST CORNER OF THE ABOVE DESCRIBED PREMISES AND RUN ALONG AND ADJACENT TO THE WESTERLY RIGHT OF WAY LINE OF THE ERIE-LACKAWANNA RAILROAD COMPANY TO LEGISLATIVE ROUTE NO. 51033, FOR PURPOSES OF INGRESS, EGRESS AND REGRESS TO THE ABOVE DESCRIBED PREMISES. THE FORMER GRANTORS HEREIN, HOWEVER IS UNDER NO OBLIGATION TO CONSTRUCT A ROADWAY OVER SAID STRIP OF LAND, OR TO IMPROVE SAID STRIP OF LAND IN ANY MANNER WHATSOEVER.

NOTE: The Company is prohibited from insuring the area or quantity of the land. The Company does not represent that any acreage or footage calculations are correct References to quantity are for identification purposes only.

Commonly known as: 140 Petsch Lane, Shohola, PA 18458

BEING KNOWN AS: 140 PETSCH LANE, SHOHOLA, PA 18458

PROPERTY ID NUMBER:  
028.00-02-49

BEING THE SAME PREMISES WHICH RICHARD V. PETSCH AND BARBARA PETSCH, HIS WIFE BY DEED DATED 1/28/2005 AND RECORDED 3/18/2005 IN THE OFFICE OF

THE RECORDER OF DEEDS IN DEED BOOK 2099 AT PAGE 649, GRANTED AND CONVEYED UNTO ROBERT MARTELLI (DECEASED) AND WENDY MARTELLI, HIS WIFE.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Wendy Allen a/k/a Wendy Martelli DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$262.873.48 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Wendy Allen a/k/a Wendy Martelli DEFENDANTS, OWNERS REPUTED OWNERS TO

COLLECT \$262,873.48 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
KML Law Group  
701 Market Street, Ste. 5000  
Philadelphia, PA 19106

1/21/2022 • 1/28/2022 • 2/4/2022

**SHERIFF SALE  
FEBRUARY 16, 2022**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO 990-2020r SUR JUDGEMENT NO.\_990-2020\_AT THE SUIT OF Pequot, LLC vs Sreymom K. Ouk and Sort S. Ouk DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at St. Patrick's Church Hall, 200 East High Street, MILFORD, PA 18337 ON WEDNESDAY February 16, 2022 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

A Parcel of Land Situated in the State of Pennsylvania, County of Pike, with a Street Location Address of 4096 Conashaugh LK; Milford, PA 18337-9788 Currently Owned By Sort S Ouk and Sreymom K Ouk having a Tax Identification Number of 064910 and further Described as Lot 6313 Sec 17 House Conashaugh Lakes.

ALSO DESCRIBED AS:

ALL THAT CERTAIN PIECE, PARCEL AND TRACT OF LAND situate, lying and being in the Township of Dingman, County of Pike and Commonwealth of Pennsylvania, more particularly described as follows to wit:

BEING Lot 6313, Section No. 17, as shown on map entitled subdivision of Section No. 17, Conashaugh Lakes, as recorded Plat Book No. 18, at Page 124, filed in the Recorder of Deeds Office in and for Pike County, Pennsylvania.

TOGETHER with all and singular the building, its improvements, ways, streets, alleys, driveways, passages, waters, watercourses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in any wise appertaining, and the reversions and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of the said grantor(s), as well at law as in equity, of, in and to the same.

BEING KNOWN AS: 114  
GWINNETT ROAD A/K/A 4096  
CONASHAUGH LAKES,  
MILFORD, PA 18337

PROPERTY ID NUMBER: Map  
Number/ Control Number 121.02-  
02-64-/064910

BEING THE SAME PREMISES  
WHICH MAYRA O. TATIS  
AND RAMON E. FALET BY  
DEED DATED 11/16/2005 AND

RECORDED 11/22/2005 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2145 AT PAGE 2271, GRANTED AND CONVEYED UNTO SORT S. OUK AND SREYMOM K. OUK, HIS WIFE.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO Sreymom K. Ouk and Sort S. Ouk DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$57,928.24 PLUS COSTS & INTEREST. THE SALE MADE SUBJECT TO ALL PAST DUE AND CURRENT REAL ESTATE TAXES UNLESS OTHERWISE ANNOUNCED AT SALE.

NOTICE TO ALL PARTIES AND CLAIMANTS IS HEREBY GIVEN THAT A SCHEDULE OF DISTRIBUTION WILL BE FILED BY THE SHERIFF ON A DATE SPECIFIED BY THE SHERIFF NOT LATER THAN THIRTY (30) DAYS AFTER THE SALE AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THAT SCHEDULE, SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF Sreymom K. Ouk and Sort S. Ouk DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$57,928.24 PLUS COSTS AND INTEREST AS AFORESAID.

Kerry Welsh, SHERIFF  
PIKE COUNTY, PENNSYLVANIA  
KML Law Group  
701 Market Street  
Philadelphia, PA 19106-1532

1/21/2022 • 1/28/2022 • 2/4/2022

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**CIVIL ACTIONS FILED**

*From January 20, 2022 to January 28, 2022  
Accuracy of the entries is not guaranteed.*

**CONTRACT — OTHER**

2022-00105	Mazzie Dale Christ John G Christ Jill	Plaintiff Defendant Defendant	1/20/2022
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**CUSTODY**

2022-00109	Meyer Taylor M Fitzpatrick Ryan J	Plaintiff Defendant	1/21/2022
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**MARRIAGE LICENSE FILINGS**

2022-00002	Johnston Barbara Lou Will Barry Allen		1/24/2022
2022-00003	Mcdonald Matthew James Cole Destiny Rose		1/24/2022
2022-00004	Bechard Michelle June Guarneri John		1/26/2022

**MISCELLANEOUS — REPLEVIN**

2022-00108	Ford Motor Credit Company LLC Koehler Kristin	Plaintiff Defendant	1/21/2022
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**REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL**

2022-00106	Money Source Inc Schultz Steven	Plaintiff Defendant	1/20/2022
2022-00107	Wells Fargo Bank NA Fruhling Robert C Jr	Plaintiff Defendant	1/20/2022
2022-00120	Newrez LLC Shellpoint Mortgage Servicing McDonough John McDonough Morgan	Plaintiff Plaintiff Defendant Defendant	1/26/2022



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**MORTGAGES AND DEEDS**


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*Recorded from January 20, 2022 to January 26, 2022  
Accuracy of the entries is not guaranteed.*

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**MORTGAGES**

<b>BORROWER</b>	<b>LENDER</b>	<b>AMOUNT</b>	<b>LOCATION</b>
Jacaruso Thomas E	Mortgage Electronic Registration System Inc		
Ragin-Jacaruso Bethmari	Summit Mortgage Corporation		
Jacaruso Bethmari Ragin		254400.00	Dingman Twp
Ragin Jacaruso Bethmari		129500.00	Lackawaxen Twp
Gualpa Diego F	Navy Federal Credit Union		
Elaro George	Mortgage Electronic Registration System Inc		
Elaro Laura	Greenway Mortgage Funding Corporation	115500.00	Delaware Twp
White Orlando	Mortgage Electronic Registration System Inc		
Kilpatrick-White Joanne Kathleen	Caliber Home Loans Inc		
White Joanne Kathleen Kilpatrick		99000.00	Greene Twp
Kilpatrick White Joanne Kathleen			
Nanekransan Sucheela	Mortgage Electronic Registration System Inc		
Garcia-Osuna Alejandro	Summit Mortgage Corporation		
Osuna Alejandro Garcia		230716.00	Milford Borough
Garcia Osuna Alejandro			
Hedrick Donald	Mortgage Electronic Registration System Inc		
Hedrick Donald	Stonebridge Home Loans	124000.00	Blooming Grove Twp
Woolley Danielle	Mortgage Electronic Registration System Inc		
	Rocket Mortgage LLC		
	Quicken Loans LLC	270019.00	Palmyra Twp
Clauss William	Wayne Bank		
Pittenger-Clauss Bbigale			
Clauss Bbigale Pittenger		417728.94	Palmyra Twp
Pittenger Clauss Bbigale			

Lindell Carl Jeff	Mortgage Electronic Registration System Inc		
Toale Kelly Ann	Loandepot.Com LLC	236000.00	Lackawaxen Twp
Whitlock Guy Talbot	Mortgage Electronic Registration System Inc		
Whitlock Michelle Lynn		294566.00	Palmyra Twp
Fenn Troy J	Mortgage Electronic Registration System Inc		
Fenn Lisa Marie	Fairway Independent Mortgage Corporation	148500.00	Dingman Twp
Mohr Robert Jr	Mortgage Electronic Registration System Inc		
Marciano Maureen	Nationwide Mortgage Bankers Inc		Lehman Twp
Rosario Cesar Sr	Mortgage Electronic Registration System Inc		
Rosario Cesar	Pennymac Loan Services LLC	231328.00	Dingman Twp
Benzing Regina M	Wells Fargo Bank NA	148900.00	Lehman Twp
Pincay Jorge E	Bethpage Federal Credit Union		
Pincay Shirley M		206250.00	Lehman Twp
Taylor William	Mortgage Electronic Registration System Inc		
Taylor Pamela R	Royal United Mortgage LLC	163000.00	Lehman Twp
Ferdinand Richard A Jr	Secretary Of Housing & Urban Development		
Wilson Angela D		5734.48	Lehman Twp
Baker Dolores	Mortgage Electronic Registration System Inc		
	Better Mortgage Corporation	81839.00	Shohola Twp
Kear Brandon	Mortgage Electronic Registration System Inc		
Kear Sondra Lynn	Nationstar Mortgage LLC Mr Cooper	269500.00	Dingman Twp
Derobbio Adam Cain	Mortgage Electronic Registration System Inc		
	Guaranteed Rate Inc	199200.00	Greene Twp
Fieldmann Gerald C Jr	Mortgage Electronic Registration System Inc		
	Royal United Mortgage LLC	72100.00	Shohola Twp
Kowtko Robert C	Mortgage Electronic Registration System Inc		
Wells Grace N	Bank Of America NA	247803.00	Palmyra Twp
Fasulo Anthony J	Mortgage Electronic Registration System Inc		
Fasulo Chelsea	Cardinal Financial Company LP	309294.00	Dingman Twp

Liebold Marcella M	Point Digital Finance Inc		
Liebold Raymond		83000.00	Dingman Twp
Clift Michelle	Mortgage Electronic Registration System Inc		
Zinner Steven	Rocket Mortgage LLC Quicken Loans LLC	125000.00	Dingman Twp
Nikhamin Yan	Citizens Bank NA		
Avakyants Ashkhen		100000.00	Delaware Twp
Collinsworth Jason Craig	Mortgage Electronic Registration System Inc		
Collinsworth Jennifer Anne	Ally Bank Corporation	283865.00	Dingman Twp
McNeely Joseph J	Mortgage Electronic Registration System Inc Everett Financial Inc		
	Supreme Lending	203769.00	Delaware Twp
Laureanoclaudio Luis	Navy Federal Credit Union		
Laureanoclaudio Rebecca Marie			
Laureanoclaudio Rebecca M		336000.00	Milford Twp
Pasek Andrzej	Polish & Slavic Federal Credit Union		
Pasek Ewa		124000.00	Porter Twp
Sgarlato Katherine	Mortgage Electronic Registration System Inc Crosscounty Mortgage LLC	263636.00	Shohola Twp
Battista John	Wells Fargo Bank NA	206400.00	Delaware Twp
McKenna James G Jr	Mortgage Electronic Registration System Inc		
McKenna James G Sr	Summit Mortgage Corporation	88000.00	Delaware Twp
Bush Steve	Mortgage Electronic Registration System Inc		
Bush Stephen Jr	Rocket Mortgage LLC Quicken Loans LLC	162698.00	Lackawaxen Twp
Soto Lauren	Secretary Of Housing & Urban Development		
Soto Raymond II		11057.77	Lehman Twp
Macagny Michael	Wells Fargo Bank NA	140000.00	Delaware Twp
Coeyman Maureen	Mortgage Electronic Registration System Inc Rocket Mortgage LLC Quicken Loans LLC	125268.00	Lackawaxen Twp

Cammaroto Jessica	Mortgage Electronic Registration System Inc		
Voss Brittany	Rocket Mortgage LLC Quicken Loans LLC	116402.00	Delaware Twp
Walsh Rosemary Anne	Citizens Bank NA	200000.00	Westfall Twp
Sweeney Ruth D	Citizens Bank NA	100000.00	Westfall Twp
Laquidara Arlene	Citizens Bank NA	200000.00	Dingman Twp
Steckler Susan	Mortgage Electronic Registration System Inc Summit Mortgage Corporation	259000.00	Milford Twp
Washington Errol	Mortgage Electronic Registration System Inc Rocket Mortgage LLC Quicken Loans LLC	240562.00	Lehman Twp
Shafer Gregory J	Heritage Financial Credit Union		
Nancy Shafer		25000.00	Dingman Twp
Ruiz Efrain	Heritage Financial Credit Union		
Ruiz Efrain			
Ruiz Evelyn		70000.00	Dingman Twp
Pfeiffer Krista	Mortgage Electronic Registration System Inc		
Edwards Daryn John	Home Point Financial Corporation	93600.00	Lehman Twp
Landson LLC	Provide Inc		
Abod David C Agent		640000.00	Dingman Twp
Landson LLC	Marquin Realty Company		
Abod David C Agent		160000.00	Dingman Twp
Vargara William A	Mortgage Electronic Registration System Inc Guaranteed Rate Inc	165750.00	Lehman Twp
Boswell Barry	Mortgage Electronic Registration System Inc Rocket Mortgage LLC Quicken Loans LLC	147250.00	Delaware Twp
Pilarski Wlodzimierz	Polish & Slavic Federal Credit Union		
Pilarska Dan Uta		157000.00	Lehman Twp
Gittens Jane L	PNC Bank NA	116000.00	Lehman Twp
Wilkos Michal A	Mortgage Electronic Registration System Inc		
Wilkos Anna K	United Wholesale Mortgage LLC	135000.00	Lehman Twp
Henion Gregory R	Manufacturers & Traders Trust Company		
Henion Kendyll			
Messer Kendyll N		52000.00	Milford Twp

D&F Angel Investments LLC	Sidle Jeffrey Sidle Roberta	55000.00	Milford Borough
D&F Angel Investments LLC	Dime Bank	456000.00	Milford Borough
Huelbig Gregory P Muller Huelbig Corinna L Huelbig Corinna L Muller	Dime Bank	128500.00	Palmyra Twp
Flynn Joseph C Flynn Linda A	Wells Fargo Bank NA	83000.00	Palmyra Twp
Carrozza Frank M Jr Andrews Maria	Wells Fargo Bank NA	159500.00	Delaware Twp
Andrews Mark Chamorro Valle Andres	Mortgage Electronic Registration System Inc Family First Funding LLC	454800.00	Dingman Twp
Valle Andres Chamorro Martinez Noemi M	Mortgage Electronic Registration System Inc M&T Bank	115500.00	Lehman Twp
Otieno Catherine	Citizens Bank NA	244000.00	Dingman Twp
Steiner Joseph E	Mortgage Electronic Registration System Inc Rocket Mortgage LLC Quicken Loans LLC	171480.00	Lehman Twp
Steiner Brenda Kay Rodriguez Mik	Mortgage Electronic Registration System Inc Caliber Home Loans Inc	151000.00	Dingman Twp
Rodriguez Miguel Bernstock Scott	Mortgage Electronic Registration System Inc Rocket Mortgage LLC Quicken Loans LLC	151615.00	Lehman Twp
Anderson Christine	Mortgage Electronic Registration System Inc Nationstar Mortgage LLC Mr Cooper	172873.00	Lackawaxen Twp
Maslanka Kimberly A Hocker Justin Ronald	Mortgage Electronic Registration System Inc SWBC Mortgage Corporation	227797.00	Blooming Grove Twp
Hocker Robin Lea Perez Yima	Honesdale National Bank	160000.00	Lackawaxen Twp
Perez Francisco A	Mortgage Electronic Registration System Inc United Wholesale Mortgage LLC	122244.00	Lehman Twp

Rodriguez Edwin	Mortgage Electronic Registration System Inc Carrington Mortgage Services LLC	99200.00	Lehman Twp
Jannazzo Thomas	Mortgage Electronic Registration System Inc		
Jannazzo Rosemary	Summit Mortgage Corporation	180300.00	Lackawaxen Twp
Lavin Thomas J	Mortgage Electronic Registration System Inc		
Lavin Toni M	Home Point Financial Corporation	175000.00	Lehman Twp
Weber James J	Honesdale National Bank	337366.00	Dingman Twp
Toribio Quintana Robert	Mortgage Electronic Registration System Inc		
Quintana Robert Toribio	Summit Mortgage Corporation	204000.00	Lackawaxen Twp
Netto Annette	Mortgage Electronic Registration System Inc Planet Home Lending LLC	151404.00	Lehman Twp
Robinson Isaac	Mortgage Electronic Registration System Inc SWBC Mortgage Corporation	242500.00	Lehman Twp
Shurtleff Josh	Wells Fargo Bank NA	175000.00	Lehman Twp
Shurtleff Randi			

## DEEDS

SELLER	BUYER	AMOUNT	LOCATION
Vanacker Kelly	Gualpa Diego F	140000.00	Lackawaxen Twp
LZM Investments LLC	Elaro George Elaro Laura	138964.10	Delaware Twp
Feist Scott A Feist Tamara L	White Orlando Kilpatrick-White Joanne Kathleen White Joanne Kathleen Kilpatrick Kilpatrick White Joanne Kathleen	110000.00	Greene Twp
Secretary Of Housing & Urban Development Hedrick Mercedes	Hedrick Donald	155000.00	Blooming Grove Twp

Filippi Anthony G	Vaupel Living Trust		
	03/15/2021		
Filippi Patrick H Agent			
Filippi Patrick H			
Backus Voctoria M		293000.00	Lehman Twp
Berko Stephen M	Clauss William		
Berko Karen A	Pittenger-Clauss Bbigale		
	Clauss Bbigale Pittenger		
	Pittenger Clauss Bbigale	550000.00	Palmyra Twp
Colletti Andrew S	Lindell Carl Jeff		
Colletti Mary E	Toale Kelly Ann	295000.00	Lackawaxen Twp
Davis Charles Moore III	Whitlock Guy Talbot		
	Davis Deford L		
	Whitlock Michelle Lynn	300000.00	Palmyra Twp
Brylawski Eva Agent	Brylawski Eva		
Brylawski Edward			
Brylawski Ed			
Erichsen-Brylawski Eva			
Brylawski Eva Erichsen			
Erichsen Brylawski Eva			
Brylawski Eva		1.00	Milford Twp
MacGeorge Michael R	MacGeorge Michael R		
Kohlmeier Kelly		12681.90	Palmyra Twp
Mendoza Roberto Enrique	Fenn Troy J		
Mendoza Charo	Fenn Lisa M	165000.00	Dingman Twp
Saar Wayne	Lageman Joseph G		
Saar Patti	Lageman Yelena A	286000.00	Greene Twp
Schuberth Karl R	Schuberth Karl R		
Schuberth Hannah C			
Heinrich Hannah C		1.00	Palmyra Twp
McBride Thomasina	McBride Marjoni Ja Nee	1.00	Lehman Twp
Birchwood Lakes			
Community Association	Bartholomew William L		
	Bartholomew Jamie N	15097.50	Delaware Twp
Agranovich Davd	Agranovich David		
Agranovich Alexander	Agranovich Igor		
Agranovich Alla		1.00	Blooming Grove Twp
Maline Linda	530 Maple LLC		
	Five Three Zero Maple LLC	137000.00	Blooming Grove Twp
Gibson Robert V	Frechette Michael		
Gibson Joyce A	Frechette Melissa	2026.42	Lehman Twp
Gyulbudagyan Arman	Benzing Regina M		
Sahakyan Lilit		198900.00	Lehman Twp

Finnell Shirley D	JW Freedom Corp	55000.00	Greene Twp
Dellafera Joseph F	Dellafera Joseph F		
Dellafera Michele	Dellafera Michele	1.00	Delaware Twp
Tyutyunik Olga	Tyutyunik Olga	1.00	Delaware Twp
Michaels Joseph Anthony	Michaels Joseph Anthony	1.00	Delaware Twp
Hughson Tyler	Hughson Tyler	1.00	Delaware Twp
Shahar Shmuel	Shahar Development Prop Owners Assoc Inc		
Krynska-Shahar Elizabeth B			
Shahar Elizabeth B Krynska			
Krynska Shahar Elizabeth B			
Shahar Shmuel Agent		1260.56	Palmyra Twp
Milne Kevin C Exr	Damato Anthony		
Milne John Est	Damato Maribel	450000.00	Dingman Twp
Pau Jorge R	Delattoz Wendolyn	15433.00	Greene Twp
Pawezka Iwona	Notwicz Joseph	18452.50	Greene Twp
Welsh Kerry Shrff	US Bank NA Tr		
Schmierer Michael	Credit Suisse First Boston Mtg Sec Corp		
Schmierer Janet	Home Equity Pass Thru Certs Series 2007-1	1.00	Blooming Grove Twp
Reynoso Jose	Reynoso Addys L Reynoso Addys L Hernandez Juan	1.00	Lehman Twp
Charles L Petersheim			
Living Trust 05/17/12	Charles L Petersheim Living Trust 05/17/12	1351671.10	Milford Twp
Moscaritolo Daniel	Moscaritolo Daniel		
Moscaritolo Ellen	Moscaritolo Ellen	1.00	Milford Twp
Russo Alfred J	Cavaoli Peter	210000.00	Lehman Twp
Craffey Michelle L Admrx	Fasulo Anthony J		
Dumas Michael E Est	Fasulo Chelsea	315000.00	Dingman Twp
Ponce Lauren T	McNeely Joseph		
Azcui Alfredo J		160000.00	Delaware Twp
Conlow Owen T	Laureanoclaudio Luis E		
Childs Abigail V	Laureanoclaudio Rebecca M	336000.00	Milford Twp
Ellstrom George M	George & Elaine Ellstrom Trust 12/07/2021		
Ellstrom Elaine		1.00	Lackawaxen Twp
White William	Torres Crespo Rosa D		
Sterlace John T	Crespo Rosa D Torres		
Bonito Anthony		5000.00	Dingman Twp

Bonalski Ludwik	Drobniak Irena		
Bonalski Irena	Bonalski Irena		
Drobniak Irena		1.00	Palmyra Twp
Sciarrino David	Sciarrino David		
Sciarriono Andrea	Sciarrino Andrea		
Sciarrino Andrea		1.00	Palmyra Twp
Tabor Allyson	Pasek Andrzej		
Tabor John C	Pasek Ewa	155000.00	Porter Twp
Steinberg Gregory B	Steinberg Gregory B		
	Steinberg Rosemary Anne	1.00	Delaware Twp
Mudzinski Robert	Mudzinski Robert		
Mudzinski Jennifer	Mudzinski Jennifer		
Mudzinski Matthew	Mudzinski Brian		
Mudzinski Brian	Mudzinski Jessica		
Mudzinski Jessica		1.00	Lackawaxen Twp
Zkg Renovations LLC	Sgarlato Katherine	268500.00	Shohola Twp
Outer Donald George Jr	Bush Stephen P Jr		
	Bush Steve	249900.00	Lackawaxen Twp
Schroeder Sharon			
Recorder Of Deeds	Lopez Yolanda		
Pikco Construction & Security Investments		1.00	Dingman Twp
Fleming Michele I Exrx	Gregg Anita L		
Gregg Anita L Exrx		1.00	Dingman Twp
Emery Renee A Est			
Fleming Michele I Exrx	Fleming Michele I		
Gregg Anita L Exrx		1.00	Dingman Twp
Emery Renee A Est			
Milford Highlands 57 LLC	MH 57 LLC	12874.48	Milford Twp
Kuhn Catharine N	Buckley Timothy D	265000.00	Lackawaxen Twp
Pellino Laurence N	Steckler Susan		
Pellino Marianne			
Pellino Laurence N Agent		370000.00	Milford Twp
Garcia Cintra	Washington Errol	245000.00	Lehman Twp
Capone Andrew A	Pfeiffer Krista		
	Edwards Daryn John	117000.00	Lehman Twp
Marquin Realty Company	Landson LLC	800000.00	Dingman Twp
Garguilo Nicholas T	Vargara William A		
Garguilo Bonnie A			
Garguilo Thomas Agent		195000.00	Lehman Twp
Serafin Jordan	Boswell Barry		
Serafin Karen		155000.00	Delaware Twp

Pilarski Wlodzimierz	Pilarski Wlodzimierz		
Sumara Leszek		81962.65	Lehman Twp
McDonough Martin	McDonough Martin		
Johansson Suzanne Eva	Johansson Suzanne Eva		
	Picker Roger	50895.35	Milford Borough
Sidle Jeffrey	D&F Angel Investments LLC		
Sidle Roberta		445000.00	Milford Borough
Guardians Property Services LLC	McMenamin Michael E	10000.00	Delaware Twp
Deperi Michael A	Andrews Mark		
	Andrews Maria	568800.00	Dingman Twp
Shahar Jennifer B	Shahar Shmuel		
Shahar Shmuel Agent	Krynska-Shahar Elizabeth B		
	Shahar Elizabeth B Krynska		
	Krynska Shahar Elizabeth B	1.00	Palmyra Twp
Shahar Shmuel	Shahar Shmuel		
Krynska-Shahar Elizabeth B	Krynska-Shahar Elizabeth B		
Shahar Elizabeth B Krynska	Shahar Elizabeth B Krynska		
Krynska Shahar Elizabeth B	Krynska Shahar Elizabeth B		
Shahar Shmuel Agent		1.00	Palmyra Twp
Chamorro Nelson	Chamorro Nelson		
Chamorro Meredith		1.00	Lehman Twp
Martinez-Navarro Noemi	Martinez Normi M		
Navarro Noemi Martinez			
Martinez Navarro Noemi			
Martinez Noemi M		1.00	Dingman Twp
Steiner Joseph E	Steiner Joseph E		
	Steiner Brenda Kay	1.00	Dingman Twp
George J & Georgia M Zell Living Trust	OBrien Timothy		
Zell Steven E Agent	OBrien Brigitte	160000.00	Shohola Twp
Oziablo Kamil	Maslanka Kimberly A	232000.00	Blooming Grove Twp
Frisbie Robert Elliott			
Per Rep	Frisbie Robert Elliott		
Frisbie Robert Arnold Est			
Frisbie Robert A Est			
Frisbie Robert Est		1.00	Palmyra Twp
Hocker Robin Lea	Hocker Robin Lea		
Hocker Justin Ronald	Hocker Justin Ronald	1.00	Lackawaxen Twp
Kitagawa Daiji	Perez Yima		
	Perez Francisco A	124500.00	Lehman Twp
Heys Sherrill Margaret	Eagle Village POA	2026.42	Lehman Twp
Rodriguez Edwin	Rodriguez Edwin	1.00	Lehman Twp

Kreitz James L	Jannazzo Thomas		
Kreitz Dorothy S	Jannazzo Rosemary	269000.00	Lackawaxen Twp
Massaro Richard	Lavin Toni M		
Massaro Ellen	Lavin Thomas J	250000.00	Lehman Twp
Moore Lorraine Exrx	Chorzepa Adrianna		
Burnham Joanne Est			
Burnham Chad		80000.00	Delaware Twp
Moore Lorraine	Chorzepa Adrianna	10000.00	Delaware Twp
Lou Anne Piccirillo			
Living Trust 01/05/2022	North Atlantic Properties Inc	40000.00	Westfall Twp
Lavelle Joseph	Feagles Jeffrey J		
Lavelle Erin	Feagles Barbara	285000.00	Blooming Grove Twp
Cipriani John	Toribio Quintana Robert		
Cipriani Florence	Quintana Robert Toribio	255000.00	Lackawaxen Twp
Glasford Cole	Pineda Ramon	8000.00	Dingman Twp
Green Pillar LLC	Robinson Isaac	250000.00	Lehman Twp
Lekovic Ernes	Shurtleff Josh		
Lekovic Elvisa	Shurtleff Randi	295000.00	Lehman Twp

# Pike County Bar Association

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F: 570 • 647 • 0086

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(570) 296-5102 • [www.pikebar.com](http://www.pikebar.com)

A large rectangular area with a thick black border, containing numerous horizontal lines for writing.



A large rectangular area with a thick black border, containing numerous horizontal lines for writing. The lines are evenly spaced and extend across the width of the page, leaving a small margin at the bottom.





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