

# 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. XVIII ♦ MILFORD, PA ♦ MAY 29, 2026 ♦ NO. 22



250 AMERICA PA  
PIKE COUNTY



Like us on Facebook: @Pike County Bar Association  
Get the weekly issue on our Facebook page.

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  
is published every Friday by the  
Pike County Bar Association

© Copyright 2026 Pike County Legal Journal





*Publisher*  
Bailey Design and Advertising  
3305 Lake Ariel Highway, Suite 3  
Honesdale, PA 18431  
P: 570-251-1512  
F: 570-647-0086  
www.pikecountylegaljournal.com

Submit advertisements to  
baileyd@ptd.net

**OFFICERS**

*President*  
**Thomas Farley, Esq.**

*Vice-President*  
**Oressa Campbell, Esq.**

*Treasurer*  
**Jason Ohliger, Esq.**

*Secretary*  
**Steven Benedict, Esq.**

*Founding CLE Coordinator*  
**William G. Rice, Esq. ✕**

**IN THIS ISSUE**

COURT CALENDAR .....	4
LEGAL NOTICES .....	8
UNCLAIMED PROPERTY .....	12
SHERIFF'S SALES.....	17
CIVIL ACTIONS .....	34
MORTGAGES & DEEDS .....	38

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**

Ashley Zimmerman

Cristin Cavallaro

Paul Menditto

Randy Schmalzle

Deborah Fischer, *Retired*

Alan B. Cooper, Esq., *Retired*

Stephen A. McBride, Esq., *Retired*

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

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

**Sheriff**

Brian M. Vennie

**District Attorney**

Raymond Tonkin, Esq.

**Prothonotary, Clerk of the Court,**

**Clerk of the Orphans' Court**

Yvonne Merrill

**Court Administrator**

Samantha Venditti, Esq.

**Chief Public Defender**

Robert Bernathy, Esq.

D. Benjamin vanSteenburgh III, Esq. *Retired*

**Commissioners**

Matthew M. Osterberg, *Chairman*

Ronald R. Schmalzle

Christa L. Caceres

**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



## COURT CALENDAR

*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>*

---

### **INDEX**

Time  
Case Information  
Court Official  
Plaintiff Attorney  
Defendant Attorney

### **MONDAY, JUNE 1, 2026**

#### ***Courtroom 2***

9 AM  
1265-2024 Custody Trial and Custody Hearing  
Kevin Nathaniel Fry v.  
Mary Elizabeth Morgiewicz  
Judge Kelly A. Gaughan  
MATTHEW J. GALASSO  
HEATHER A. MCCREARY

#### ***Hearing Room***

9 AM  
675-2024 Partition Master Hearing  
Patricia Didiego v. James Vangelakos  
Master Oressa P. Campbell  
BRIAN T. NEWMAN  
JAMES P. BARON

### **TUESDAY, JUNE 2, 2026**

#### ***Courtroom 2***

9 AM  
1265-2024 Custody Trial  
Kevin Nathaniel Fry v.  
Mary Elizabeth Morgiewicz  
Judge Kelly A. Gaughan  
MATTHEW J. GALASSO  
HEATHER A. MCCREARY

### ***Hearing Room***

9 AM  
103-2026 Custody Conference  
Erik Shepherd v Jacqueline Completo  
Hearing Officer Samantha G Venditti  
CHRISTIAN E. WEED  
SHANNON L. MUIR

### **WEDNESDAY, JUNE 3, 2026**

#### ***Courtroom 2***

9 AM  
Summary Appeal Hearing – 24/30  
Judge Kelly A. Gaughan  
1 – 19, 20-2026 SA Summary Appeal Hearing  
Commonwealth v. Joseph M. Barth  
Judge Kelly A. Gaughan  
NICHOLAS J. MCINTYRE  
2 – 22, 23, 24, 25, 26-2026 SA Summary Appeal Hearing  
Commonwealth v.  
Gwendolyn S. Bartkus  
Judge Kelly A. Gaughan  
KATHLEEN E. MARTIN  
3 – 1, 2-2026 SA Summary Appeal Hearing  
Commonwealth v. Lindsey M. Borreros  
Judge Kelly A. Gaughan  
4 – 8-2026 SA Summary Appeal Hearing  
Commonwealth v.  
Jamin R. Buckingham  
Judge Kelly A. Gaughan  
CHRISTIAN E. WEED  
5 – 6, 7-2026 SA Summary Appeal Hearing  
Commonwealth v. Jessica R. Cline  
Judge Kelly A. Gaughan  
6 – 74-2025 SA Summary Appeal Hearing  
Commonwealth v. Christopher Davies  
Judge Kelly A. Gaughan

7 – 53, 54-2025 SA Summary Appeal  
Hearing  
Commonwealth v.  
Fred J. Demercurio, Jr.  
Judge Kelly A. Gaughan  
8 – 3-2026 SA Summary Appeal  
Hearing  
Commonwealth v. Yehudis T. Greenspan  
Judge Kelly A. Gaughan  
9 – 75-2025 SA Summary Appeal  
Hearing  
Commonwealth v. George Gugava  
Judge Kelly A. Gaughan  
THOMAS E. MINCER  
10 – 21-2026 SA Summary Appeal  
Hearing  
Commonwealth v. Ramesch K. Holt  
Judge Kelly A. Gaughan  
TODD A. JOHNS  
11 – 18-2026 SA Summary Appeal  
Hearing  
Commonwealth v. Samuel Hurley, Jr.  
Judge Kelly A. Gaughan  
12 – 27-2026 SA Summary Appeal  
Hearing  
Commonwealth v. Christin L. Krauss  
Judge Kelly A. Gaughan  
THOMAS E. MINCER  
13 – 13-2026 SA Summary Appeal  
Hearing  
Commonwealth v. Jeffrey M. Liddy  
Judge Kelly A. Gaughan  
14 – 12-2026 SA Summary Appeal  
Hearing  
Commonwealth v. James P. Marino  
Judge Kelly A. Gaughan  
15 – 5-2026 SA Summary Appeal  
Hearing  
Commonwealth v. Richard J. Pierre  
Judge Kelly A. Gaughan  
16 – 28, 29-2026 SA Summary Appeal  
Hearing  
Commonwealth v. Marie A. Rose  
Judge Kelly A. Gaughan  
17 – 9-2026 SA Summary Appeal  
Hearing  
Commonwealth v.  
Celeste H. Short-Venancio  
Judge Kelly A. Gaughan

18 – 67-2025 SA Summary Appeal  
Hearing  
Commonwealth v. Ronald Streczyk  
Judge Kelly A. Gaughan  
19 – 14-2026 SA Summary Appeal  
Hearing  
Commonwealth v. Candy Towner  
Judge Kelly A. Gaughan  
20 – 15, 16, 17-2026 SA Summary  
Appeal Hearing  
Commonwealth v. Robert J. Vinarsky  
Judge Kelly A. Gaughan  
JUSTIN E. PFAFF  
21 – 70-2025 SA Summary Appeal  
Hearing  
Commonwealth v. Thomas S. Visotsky  
Judge Kelly A. Gaughan  
22 – 10-2026 SA Summary Appeal  
Hearing  
Commonwealth v. Irene M. Yakupcin  
Judge Kelly A. Gaughan  
23 – 4-2026 SA Summary Appeal  
Hearing  
Commonwealth v. Brandon D. Yusifov  
Judge Kelly A. Gaughan  
JOSEPH M. HORN  
24 – 71-2025 SA Summary Appeal  
Hearing  
Commonwealth v.  
Richard G. Zuckerman  
Judge Kelly A. Gaughan  
NICHOLAS J. MCINTYRE

1:30 PM  
PennDOT Hearing – 24/30  
Judge Kelly A. Gaughan  
1 – 725-2023 PennDOT Hearing  
Christine Williston v.  
Commonwealth of Pennsylvania  
Department of Transportation  
Judge Kelly A. Gaughan  
MARK E. MOULTON  
MATTHEW J. REED  
2 – 515-2024 PennDOT Hearing  
Anthony J. Luberto v.  
Commonwealth of Pennsylvania  
Department of Transportation  
Judge Kelly A. Gaughan  
MATTHEW J. REED

3 – 024-2025 PennDOT Hearing  
Tanya James v. Commonwealth of  
Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
MARK E. MOULTON  
MATTHEW J. REED  
4 – 179-2025 PennDOT Hearing  
Martin King Jackson v. Commonwealth  
of Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
MATTHEW J. REED  
5 – 398-2025 PennDOT Hearing  
Theresa A. Moran-Balzano v.  
Commonwealth of Pennsylvania  
Department of Transportation  
Judge Kelly A. Gaughan  
THOMAS E. MINCER  
MATTHEW J. REED  
6 – 1084-2025 PennDOT Hearing  
Amy M. Kaiser v. Commonwealth of  
Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
MARK E. MOULTON  
MATTHEW J. REED  
7 – 1129-2025 PennDOT Hearing  
Walter J. Fraas v. Commonwealth of  
Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
CHRISTIAN W. FRANCIS  
MATTHEW J. REED  
8 – 1275-2025 PennDOT Hearing  
Marie K. Dunn v. Commonwealth of  
Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
MATTHEW J. GALASSO  
MATTHEW J. REED  
9 – 1491-2025 PennDOT Hearing  
James R. Gould v. Commonwealth of  
Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
MATTHEW J. REED

10 – 1558-2025 PennDOT Hearing  
Lloyd R. Maurer v. Commonwealth of  
Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
MATTHEW J. REED  
11 – 1591-2025 PennDOT Hearing  
Candy Towner v. Commonwealth of  
Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
MATTHEW J. REED  
12 – 1620-2025 PennDOT Hearing  
Hudson G. Cayot v. Commonwealth of  
Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
MATTHEW J. REED  
13 – 59, 583-2026 PennDOT Hearing  
George Gugava v. Commonwealth of  
Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
THOMAS E. MINCER  
MATTHEW J. REED  
14 – 100-2026 PennDOT Hearing  
Jamin R. Buckingham v.  
Commonwealth of Pennsylvania  
Department of Transportation  
Judge Kelly A. Gaughan  
CHRISTIAN E. WEED  
MATTHEW J. REED  
15 – 101-2026 PennDOT Hearing  
Richard Pierre v. Commonwealth of  
Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
MATTHEW J. REED  
16 – 131-2026 PennDOT Hearing  
Laura L. Ortiz v. Commonwealth of  
Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
MATTHEW J. REED  
17 – 245-2026 PennDOT Hearing  
Anthony A. Walker v. Commonwealth  
of Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
MATTHEW J. REED

18 – 242-2026 PennDOT Hearing  
Yvette S. Libertis v. Commonwealth of  
Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
MATTHEW J. REED  
19 – 341-2026 PennDOT Hearing  
Robert J. Houck v. Commonwealth of  
Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
JUSTIN E. PFAFF  
MATTHEW J. REED  
20 – 351-2026 PennDOT Hearing  
Robert G. Larson v. Commonwealth of  
Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
MATTHEW J. REED  
21 – 376-2026 PennDOT Hearing  
Jason K. Sebasovich v. Commonwealth  
of Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
JUSTIN E. PFAFF  
MATTHEW J. REED  
22 – 378-2026 PennDOT Hearing  
Brandon D. Yusifov v. Commonwealth  
of Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
JOSEPH M. HORN  
MATTHEW J. REED  
23 – 591-2026 PennDOT Hearing  
Mateusz Wojnas v. Commonwealth of  
Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
MATTHEW J. REED  
24 – 662-2026 PennDOT Hearing  
Micah P. Sweeney v. Commonwealth of  
Pennsylvania Department of  
Transportation  
Judge Kelly A. Gaughan  
THOMAS E. MINCER  
MATTHEW J. REED

## *Hearing Room*

9 AM  
651-2026 Mediation  
Blake Magie v. Alexandria Magie  
Mediator Oressa P. Campbell  
  
10:30 AM  
1334-2025 Divorce Hearing Officer  
Pre-Hearing Conference  
Je'Maryo Sublett v. Norma Sublett  
Hearing Officer Samantha G Venditti  
JUSTIN E. PFAFF  
  
11:30 AM  
708-2020 Divorce Hearing Officer  
Pre-Hearing Conference  
Irene Fenstermacher v.  
Mark Fenstermacher  
Hearing Officer Samantha G Venditti  
ASHLEY G. ZIMMERMAN  
THOMAS E. MINCER  
  
1:30 PM  
1698-2025 Custody Hearing  
Harley Gurry v. Thomas Gurry  
Hearing Officer Oressa P. Campbell  
SHANNON L. MUIR  
JUSTIN E. PFAFF  
  
3:30 PM  
732-2026 Mediation  
Patricia Moore v. Sean Moore  
Hearing Officer Samantha G Venditti  
  
**THURSDAY, JUNE 4, 2026**  
***Courtroom 2***  
  
9 AM  
464-2024 Custody Trial  
Charles Boggs v. Vanessa Carrasquillo  
Judge Kelly A. Gaughan  
THOMAS E. MINCER  
  
1:30 PM  
Protection from Abuse Hearing – 6/10  
Judge Kelly A. Gaughan  
1 – 792-2026 Protection from Abuse  
Hearing  
Eileen Rachelson v. Philip Rachelson  
Judge Kelly A. Gaughan

2 – 783-2026 Protection from Abuse  
Hearing  
Heather Clifford v. Evan O'Brien  
Judge Kelly A. Gaughan  
3 – 767-2026 Protection from Abuse  
Hearing  
Payton Yakupun v. Maxwell Marion  
Judge Kelly A. Gaughan  
4 – 766-2026 Protection from Abuse  
Hearing  
Kellee Yakupun, on Behalf of Camryn  
Yakupun (a minor) v. Maxwell Marion  
Judge Kelly A. Gaughan  
5 – 765-2026 Protection from Abuse  
Hearing  
Kellee Yakupun v. Maxwell Marion  
Judge Kelly A. Gaughan  
6 – 786-2026 Protection from Abuse  
Hearing  
Veronica Koval v. Kyle Hickey  
Judge Kelly A. Gaughan

**FRIDAY, JUNE 5, 2026**  
***Courtroom 2***

9 AM  
39-2025 OC Hearing  
Kelly Ehlert v. Old Marcel Lake  
Property Owners' Association, Inc.  
Judge Kelly A. Gaughan  
RONALD M. BUGAJ  
TAMARA SOROKANICH-GRIMM  
ADAM M. YANOFF

***Arbitration Room***

9 AM  
244-2025 Arbitration  
Swiss Re Corporate Solutions America  
Insurance a/s/o Pocono Action Sports VS.  
Moshe Lowenbraun  
TODD S COHEN  
JOSEPH R. RYDZEWSKI

1 PM  
991-2025 Arbitration  
Bank of America, N.A. VS.  
John Frotton  
JONATHAN P CAWLEY

---

---

**LEGAL NOTICES**

---

*In The Court Of Common Pleas Of Pike 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**

Richard C. Chappell  
Late of Lackawaxen Township  
EXECUTOR  
Betty J. Chappell  
127 Market Road  
Greeley, PA 18425

**5/29/2026 • 6/5/2026 • 6/12/2026**

---

**LETTERS OF  
ADMINISTRATION**

Estate of Tamara Diane Corrieri, deceased, late of 126 Pedersen Ridge Road, Milford, PA 18337.

Letters of Administration 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:

Gerilyn Arenas  
Administratrix of the Estate of  
Tamara Diane Corrieri  
410 Broad Street  
Milford, PA 18337

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

**5/22/2026 • 5/29/2026 • 6/5/2026**

---

**ESTATE NOTICE**

John Peralo  
Late of Blooming Grove Township  
EXECUTOR  
Janine Betancourt  
35-30 168th Street  
Flushing, NY 11358  
ATTORNEY  
Zoe A. Otway, Esq.  
2573 Route 6  
Hawley, PA 18428

**5/22/2026 • 5/29/2026 • 6/5/2026**

---

**ESTATE NOTICE**

**Robert Livingston Gaines**, late of Hawley, Pike County, Pennsylvania, (died November 3, 2025). Notice is hereby given that Letters Testamentary have been issued to Richard Dangerfield Quay, Executor of the Estate.

MARIANNE M. STIVALA,  
ESQUIRE, CALI LAW, 103 EAST  
DRINKER STREET, DUNMORE,  
PENNSYLVANIA 18512.

**5/22/2026 • 5/29/2026 • 6/5/2026**

---

**ESTATE NOTICE**

Jamie Boyer  
AKA Norma Jean Boyer  
Late of Milford  
ADMINISTRATOR  
Sheila Voelker  
191 Old Clove Road  
Sussex, NJ 07461

**5/15/2026 • 5/22/2026 • 5/29/2026**

---

**LETTERS TESTAMENTARY**

Estate of David Mattar,  
Deceased, late of 119 Bennett  
Avenue, Matamoras, 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:

John David Mattar  
843 Breckenridge Court  
New Hope, PA 18928

or to his attorney, Sarah Wilson,  
Esq., 515 Broad Street, Milford, PA  
18337

**5/15/2026 • 5/22/2026 • 5/29/2026**

---

**ESTATE NOTICE**

Estate of Doris Mooney, Late of  
Milford Township, Pike County,  
Pennsylvania.

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

**5/15/2026 • 5/22/2026 • 5/29/2026**

---

**LETTERS TESTAMENTARY**

Estate of Dennis Michael  
McGowan, Deceased, late of 612  
West Harford Street, Milford,  
Pennsylvania 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:

Brenda Sikora  
4002 Crockers Lake Blvd #126  
Sarasota, FL 34238

or to her attorney, Sarah Wilson,  
Esq., 515 Broad Street, Milford, PA  
18337

**5/15/2026 • 5/22/2026 • 5/29/2026**

---

**EXECUTOR'S NOTICE**

Estate of Howard E. Smith,  
Deceased, late of Dingman  
Township, Pike County,  
Pennsylvania. Letters Testamentary  
on the above estate have been  
granted to Traci Smith. All persons  
indebted to the said estate are  
requested to make payment, and  
those having claims should present  
the same without delay to: Traci  
Smith at 201 Gaffney Drive, Jenkins  
Township, PA 18640 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

**5/15/2026 • 5/22/2026 • 5/29/2026**

---

**ESTATE NOTICE**

William Gerard Ackerson  
AKA William G. Ackerson, William  
Ackerson, Jr.  
Late of Dingman Township  
**EXECUTRIX**  
Amalia Lyle  
33 Bodine Lane  
Honesdale, PA 18431  
**ATTORNEY**  
Frances Gruber, Esq.  
214 Ninth Street  
Honesdale, PA 18431  
(570) 253-5400

**5/15/2026 • 5/22/2026 • 5/29/2026**

---

**OTHER NOTICES**

---

**NOTICE**

**PUBLIC NOTICE  
COURT OF COMMON  
PLEAS OF PIKE COUNTY  
COMMONWEALTH OF  
PENNSYLVANIA  
NO. 348-2026 Civil**

RABINOWITZ INVESTMENT  
GROUP, Plaintiff

vs.

ROSEANN DAURIO OREFICE,  
Defendant

**TO: ROSEANN DAURIO  
OREFICE, Defendant:**

The Plaintiff, RABINOWITZ  
INVESTMENT GROUP, has  
commenced a civil action against  
you for QUIET TITLE. The Court  
has authorized service of the  
Complaint upon you by publication.

**NOTICE**

**YOU ARE IN DEFAULT  
BECAUSE YOU HAVE FAILED  
TO ENTER A WRITTEN  
APPEARANCE PERSONALLY  
OR BY ATTORNEY AND FILE  
IN WRITING WITH THE  
COURT YOUR DEFENSES OR  
OBJECTIONS TO THE  
CLAIMS SET FORTH  
AGAINST YOU. UNLESS YOU  
ACT WITHIN TEN DAYS (10)  
DAYS FROM THE DATE OF  
THIS NOTICE, A JUDGMENT  
MAY BE ENTERED AGAINST  
YOU WITHOUT A HEARING  
AND YOU MAY LOSE YOUR**

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

Pike County Commissioner's Office  
506 Broad Street  
Milford, PA 18337  
Telephone (570) 296-7613

Joseph M. Plavin, Esquire  
Cramer, Swetz, McManus,  
Jordan & Saylor, P.C.  
711 Sarah Street,  
Stroudsburg, PA 18360

**5/29/2026**

---

**PIKE COUNTY ORPHANS'  
COURT NOTICE**

In Re: Estate of Jason Michael  
Ganly  
First and Final Accounting and  
Statement of Proposed Distribution  
Executor/Trustee: Rachel Ganly  
Confirm Ni Si: June 26, 2026

Send to:  
JENNIFER ONOFRY ESQ  
JACOBS WILSON &  
ONOFRY ESQ  
515 BROAD STREET  
MILFORD, PA 18337

**5/29/2026 • 6/5/2026**

---

## SEARCH UNCLAIMED PROPERTY

**Pike County** has unclaimed property waiting to be claimed.  
For information about the nature and value of the property,  
or to check for additional names, visit [www.patreasury.gov](http://www.patreasury.gov)  
Pennsylvania Treasury Department

### Notice of Names of Persons Appearing to be Owners of Abandoned and Unclaimed Property

---

#### Pike County

Listed in Alphabetical Order by Last Known Reported Zip Code

#### 18324

Agosto Angelo F	Finacchiaro Ray
Albert Brian	Ford Tamika
Amonoo Henrietta	Giles Lawrence
Antoine Evelyn	Greene Marie M
Antwi Bernard	Gusler Erin
Avelino Alexander	Jackson Ieisha N
Baker Gloria E	Jackson Lisa L
Barksdale Jalmon	Jakovljevic Zagorka
Beall Jeffery A	Johnson Rosemarie
Bennett Richard	Joseph Dominick Condora
Bevacqua Carl	Lee Tiffany
Boice Jonathan D	Lewis Kristopher M
Bonsu Sarah	Maldonado Paulette, Richard
Brian Albert Enterprises	Marcial Fernando A
Bullock Steven G	Martin Brown Stephanie M
Campbell Gregory	Martinez Jose
Capellan Kelly	Martinez Raymond
Celis Jose	Mcclain Sarah
Cherfas Dmitriy	Mccullough Chad W
Ciemiecki Stanley	Mercer Judaline L
Cotter Peter	Mersten Douglas
Cristiano Susan	Mitchell Richard O
Croft Terry	Mojica Evarista
Cunningham Wilma R	Mont Lawn Retreat Center
Davidson Mary Jo, Robin M	Moreo Grace L
Dewey S Automotive	Moreo Louise I
Dibiagio Christine	Morro John
Disanto Leonard R	Morro Michael Anthony
Doi National Park Service	Moschidis Stratos
Donaldson Shayne	Novoa Garry
Duncan Sherley	Page Karisma
Durrance Lim Deirdre	Posso Elisa
Elias Jose Angel	Rafael Robayo
English Roxanne	Rodriguez Carlos Sr
Espinosa Anthony	Ruiz Anthony
	Rusling Wendy P

Safford Richard W  
 Saidac Mihnea  
 Salmaggi Elisa  
 Sandefur Garrison D  
 Scudder Devvan H  
 Snowhound Rentals  
 Stettler Kelly M  
 Straw Michael  
 Sutherland Jennifer  
 Sutherland Ryan  
 Terry Randy L  
 Townsend Rhonda  
 Tsoukalas Stelios  
 Vazquez Yolanda  
 Ventura Melba L  
 Verde Rachel  
 Vilmanyi Daniel, June  
 Vilmanyi Susan G  
 Viorlcalder Tiffany  
 Woodruff Lati

**18328**

Albright John A  
 Alice M Sweeney Estate  
 Barnes Amy L  
 Batalin Nina Estate  
 Bimonte Nicole A  
 Brosnan George W  
 Chamberlain Camden D  
 Collins Thomas J  
 Conklin Branden V  
 Danzey Matthew  
 Dowling Linda  
 Estate of Sarah R Jorgensen  
 Fisher Misty  
 Frazer Frederick D  
 Gutkaiss, Jr Thomas R  
 Harootunian Lynda  
 Hutson Robin  
 Johns Outdoors  
 Jones Kurt  
 Katz Victoria  
 Kimble Eugene, Diane  
 Kimble Nina  
 Lloyd James  
 Lunger Jason  
 Marmora Alecia  
 Mary Lou Corbett Tax Collector  
 Messina David

Nestor Andrea J  
 Otting Kathryn A  
 Pacella Alexis E  
 Perry Brooke  
 Privatt Barry W  
 Reiley Douglas  
 Robles Eduardo  
 Shanahan Margaret M  
 Sheeran Erin  
 Silva Jenny M  
 Sollers Stacy  
 Sozanski Robert J  
 Spry Daniel  
 Srofe Jaclyn  
 Stanziona Michelle  
 Sweeney Robert F  
 Switzer Shane A  
 Tlc Tree Service  
 Tyutyukin Olga  
 Valley Sch Dist Delaw  
 Vito Daniel  
 Wagner Sean  
 Weber Dawn E  
 Wiggins Michelle  
 Wilson Betty

**18336**

Blasses Jacob  
 Chant Realtor  
 Cosolaro Jennifer  
 Crawford James  
 Feher Joseph H  
 Fernandez Matthew N  
 Ford Ellen  
 Grandelis Cesare  
 Leech William J  
 Lemma Anthony  
 Levin N Robert  
 Lewis Gene D  
 Long Christopher  
 Longhenry Carly  
 Patel Sunil  
 Real Estate Holdings  
 Ross Christopher T  
 Schall Connor Thomas  
 Schall Kyle Robert  
 Sullivan Marie  
 Weed Ronald R

18337

1st Prestige Home Care Agency  
 Aguilar Jermaine  
 B Balance Yoga  
 Barr Michael B  
 Brittain C Paul  
 Burkhalter Laura A  
 Center for Developmental Disab  
 Clark Barbara  
 Clinton III Ronald G  
 Collins John  
 Collins Lindsey M  
 Cottages by Carla  
 Cuevas Eric  
 Debesis Gladys M  
 Dejesus Melvin  
 Digregorio Peter  
 Dongwook Kim  
 Eichele Donald  
 Elizabeth Smith  
 Ewell Michael Sr  
 Ezra Yitzhak  
 Fean Brittany L  
 Feaster Robert  
 Finney Dawn M  
 Flaherty Mary Ellen  
 Fuchs Jonah  
 Gales Kenia  
 Genrl needs Tr for Ross Haring  
 Hartmann Garrett  
 Healy Charles  
 Heinzmann Rbt A  
 Hernandez John V  
 Historic Preservation trust of Pike  
 Coun  
 Hocevar Paulita  
 Hunter Robert, Karin  
 Intravaia Rosalie  
 Jimenez Jonathan  
 Johnson Jesse W  
 Jorgenson Justine  
 Jorgenson Michael  
 Jurgensen Darnell  
 Kenney Dylan M  
 Kidd William  
 Kowalczyk Justin  
 Lindsay Pallini  
 Madraza Aldrich  
 Malone Katelyn E

Mann Michael A  
 Marcia Virginia V  
 Martin Kimberly Ann  
 Maruca Josephine, Leonard  
 Mcbride Michael, Melissa  
 Messerle Robert  
 Milford Urgent Care  
 Millosky Donna M  
 Mills Alexandra  
 Morse Robert  
 Mullener Gary  
 Nagy Peter  
 New York Water Science Center  
 Nicholas Anthony E  
 Nine Crossings  
 Niverth Melissa  
 Phillips Richard L  
 Poe Roberta  
 Quinn Linda  
 Reilly Thomas J  
 Retallick Kathleen A  
 Riverview Properties  
 Roche Austin  
 Rodriguez Frank J  
 Rolando Nicholas  
 Scicutella Ryan  
 Shepard William D  
 Sinacore Vincent  
 Sprusans Christine  
 Strunck Derrick J  
 Sunrise Lake Poa  
 Switzer Cheryl, Shane  
 Taylor Rashad  
 Teehan James  
 Thomas B Drabic  
 Triple D Stables  
 Van Horn Russell  
 Vega Jorge  
 Walsh John, Karen  
 Walters Eric  
 Wasienko Robert A Sr  
 Watson Kenneth A  
 Westling Kevin  
 Wildonger George W Jr  
 Wilson Charles  
 Wood Winifred F  
 Zuckerman Jon A

**18340**

Cleveland Oliff R  
Hoffman Barbara  
Oliff R Cleveland Estate

**18371**

Brown Barbara J  
Durcan Vanessa  
Humphrey Debbie  
Janie L Torruella  
Jean Everett  
Krauss Charles  
Mandragona Carol Y  
Nembhardjupit Raymond  
Ross William  
Snyder Amy L  
Torrivella Keioka

**18425**

Deaver Linda J  
Gould Bernice  
Hoekstra Chelsey  
Rubens Auto Collisin  
Wilcox Janet A

**18426**

Byron Patricia  
Connors Natale Mary A  
Faughey Thomas  
Gardiner William  
Genatempo Frank  
Gretz Greg  
Hartman Robert  
Jarmusz Monika  
Jedlicka Danielle  
Keeler Mary  
Krawiec Robert G  
Kwolek Wojciech  
Mahoney Carole  
Marczi Louis  
Martineznicholas Shannon  
Morgan Hollow  
Oneil Thomas A  
Polise Vincenzo  
Scharf Philip  
Sibilia Mark C  
Updegrove Kristine  
Volpe Mark  
Wolske Albert T

**18428**

Aldworth Jim  
Aronin Scott J  
Balcazar Mary  
Barretto Ivan  
Bates April  
Bellisano Peter  
Borella Arleen  
Bower Catherine E  
Bozo Dhimiter, Yelena  
Branna Corp  
Cavill Jane, Jerry  
Chapman Gene C  
Charlotte Lola D  
Christie Michael  
Corrigan Devin  
Cowley Claire, Patrick  
Crump Charles, Justin M  
Culp Suzanne  
Davis Wilson R  
Davy Richard  
Dostie Vincent  
Ehly Paige, Leo  
Elgayar Ahmed  
Estate of Carol Simonini  
Estate of Douglas Lapasta  
Fasig Susan J, Jean  
Feiner Ronald, Diane  
Fitzgerald Eric H  
Frantz Alicia  
Gaipa Jean M  
Garey Arlene  
Geiger Anne  
Giacalone Elizabeth  
Gill Paul  
Gomez Arisandy  
Goossens Frederic F  
Gormley Marianne D  
Graycar Kelly Katherin  
Grierson Suzanne  
Gyulbudaghyan Artak S  
Hearing Center of Ne Pa  
Heimers Kevin  
Iskhakov Yanbulat, Dinara  
Jean M Gaipa Living Trust  
John Steven  
Jones Catherine  
Kanitz Katie  
Kelly Patrick

Lapasta Douglas  
Lee Wilson Casey, Glenn R  
Lillo Lawrence  
Llerena Padil Pablo Javier  
Lords Valley Towing  
Lotwin David  
Luna Ismael Pineda  
Lynch Scott M  
Mangione Elena  
Masny Rose M  
Matthew Slifko  
Mcfee Hazel B  
Medina Aaron Matthew  
Medina Denice  
Meenan Nancy  
Melchiorre Mario  
Moore Russell, Sara  
My Token  
Newman Lawrence J  
O Sullivan Patrick A  
Palmieri Christina A  
Peltonen Tracy  
Peralta Rodriguez Delfina  
Platt Richard, Betty  
Poteat Abdus  
Potenziani Paul  
Rivera Gavin J  
Rivest James  
Roberts James  
Robertson Paul II  
Rodriguez Federico  
Romeo Justin Archer  
Rosinski Tina  
Schild Irving  
Schneider Julia  
Semen Kushnir  
Slavik Emil  
Smith Matthew  
Stewart Alexa  
Stock Michael  
Strelec Anthony  
Tarkett William  
Teykaerts Cynthia, Glen  
Torrele Trevor  
Triplett Courtney N  
Trivel Piece Excavating

Tumscitz Christian M  
Villa Andre  
White Thomas  
Williams Jerrard

**18435**

Colalella Marco  
Dr Rao S Healthy Way  
Jefimova Elizabeth  
Masthope Rapids  
Phillips Charles R  
Reid Annmarie, Matthew  
Rojas Marco  
Schaefer Jovani  
Thornbury David R  
Tracy Lourdes, Stephen  
Wasserman Arkadi

**18451**

Kristoferson Edward A Jr  
Lewis David J  
Olsheski Theodore  
Stambuldzys Amanda

**18458**

Beusse Alana  
Carhart Sarah  
Chardavoyne Kathrine, John  
Culotta Frank  
Hadley Daniel  
Haggerty Johnnie  
Kumburis Kyra J  
Mazzucco Tracy Lynn  
Menzer Kimberly, Michael  
Roa Darren  
Tworkowsky Bridget  
Weidner Joseph  
Yoerg William A Jr

**18464**

Annunziato Greg  
Farmer Heather L  
Platt Elizabeth, Frank  
Sterling John J

**5/29/2026**

---

*For information about the nature and value of the property,  
or to check for additional names, visit [www.pat-treasury.gov](http://www.pat-treasury.gov)*

---

**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 of the Sheriff's office in Milford, located at 500 Broad Street.*

**SHERIFF SALE  
JUNE 17, 2026**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO: 84-2023 SUR JUDGEMENT NO: 84-2023 AT THE SUIT OF U.S. BANK TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF2 ACQUISITION TRUST CIO U.S. BANK TRUST, NATIONALASSOCIATION vs. KRISTINE M. MUREN & MARC P. MUREN

DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at <https://pike.pa.realforeclose.com> ON WEDNESDAY, JUNE 17, 2026, at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

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 No. 52, Section 12 of Sunrise Lake as shown on the plat or map of Sunrise Lake or Sunnylands, Inc. subdivision, recorded in the Office of the Recorder of Deeds in and for Pike County in Plat Book Volume 24 at Page 35.

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

TAX ID: 03-0-104262

ALSO KNOWN AS 52-12 Spruce Lake AIKIA Lot 52 Section 12 Sunrise Lake, Milford, PA 18337

BEING the same premises which Federal Home Loan Mortgage Corporation by Deed dated September 03, 2002 and recorded in the Office of Recorder of Deeds of Pike County on September 27, 2002 at Book 1946, Page 133 granted and conveyed unto Kristine M. Muren and Marc P. Muren.

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

**KRISTINE M. MUREN &  
MARC P. MUREN**

DEFENDANTS, OWNER OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF **\$153,966.12** 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 **KRISTINE M. MUREN & MARC P. MUREN**

DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT **\$153,966.12** PLUS COSTS AND INTEREST AS AFORESAID.

Brian M. Vennie, Sheriff  
PIKE COUNTY,  
PENNSYLVANIA  
STERN & EISENBERG PC  
1581 MAIN STREET, STE 200  
WARRINGTON, PA 18976

**5/22/2026 • 5/29/2026 • 6/5/2026**

---

**SHERIFF SALE  
JUNE 17, 2026**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION **NO: 1549-2025 SUR JUDGEMENT NO: 1549-2025** AT THE SUIT OF U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR **PRET2024-RPL2TRUST** vs. **TOMI FOLSON** IN HER CAPACITY AS HEIR OF **THOMAS J. WILLIS AI KIA THOMAS JOHN WILLIS**, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS & ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER **THOMAS J. WILLIS AI KIA THOMAS JOHN WILLIS** DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at <https://pike.pa.realforeclose.com> ON **WEDNESDAY, JUNE 17, 2026, at 11:00 AM** PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE BOROUGH OF **MATAMORAS**, PIKE COUNTY, PENNSYLVANIA:

BEING KNOWN AS:  
610 7TH STREET  
MATAMORAS, PA 18336

BEING PARCEL NUMBER:  
083.14:01:33

IMPROVEMENTS:  
RESIDENTIAL PROPERTY

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO TOMI FOLSON IN HER CAPACITY AS HEIR OF THOMAS J. WILLIS A/K/A THOMAS JOHN WILLIS, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS & ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER THOMAS J. WILLIS AI KIA THOMAS JOHN WILLIS DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$25,716.23 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 TOMI FOLSON IN HER CAPACITY AS HEIR OF THOMAS J. WILLIS A/K/A THOMAS JOHN WILLIS, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS & ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER THOMAS J. WILLIS AI KIA THOMAS JOHN WILLIS DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$25,716.23 PLUS COSTS AND INTEREST AS AFORESAID.

Brian M. Vennie, Sheriff  
PIKE COUNTY,  
PENNSYLVANIA  
RAS CITRON  
133 GAITHER DRIVE, STE F  
MT LAUREL, NJ 08054

5/22/2026 • 5/29/2026 • 6/5/2026

---

**SHERIFF SALE  
JUNE 17, 2026**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO: 919-2025 SUR JUDGMENT NO: 919-2025 AT THE SUIT OF CITIZENS BANK, NA VS. KEN BAUMEL DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at <https://pike.pa.realforeclose.com> ON WEDNESDAY, JUNE 17,

**2026, at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:**

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

BEGINNING at an iron bar located in the line of lands of Pocono Mountain Water Forest, said point being the Southwesterly comer of the premises herein described and the Westerlymost comer of the lands to be conveyed by Lewis E. Miller to Arthur Jones; thence running along lands of Pocono Mountain Water Forest, North 60° 22' 11" West, 50 feet to an iron bar for a comer; thence along same, South 69° 20' 53" West, 454.84 feet to an iron bar for a comer; thence along other lands to be conveyed to Meryll Krane, North 48° 13' 56" East, 1,241 feet to a point in the center of the Dwarfskill Creek; thence down and along the center of said creek, 265 feet, more or less, to the point for a comer; thence along lands to be conveyed to Arthur Jones, South 50° 7' 11" West, 717 feet to the point and place of BEGINNING.

CONTAINING 5 acres, more or less.

BEING the same premises which Chris R. Arnold, Sf. and Catherine A. Arnold, by Deed dated October 22, 1988 recorded October 24, 1988, in the Office for the Recorder of Deeds in and for Pike County, in Deed Book Volume 1287, Page 202,

conveyed unto Caroline Baumel and Ken Baumel.

Caroline Baumel departed this life on September 10, 2012.

BEING known as 123 Dwarfskill Court, Milford, PA 18337

TAX PARCEL: #123.00-02-12-

IMPROVEMENTS: Residential property.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO KEN BAUMEL

DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF **\$65,668.30** 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 KEN  
BAUMEL

DEFENDANTS, OWNERS  
REPUTED OWNERS TO COL-  
LECT \$65,668.30 PLUS COSTS  
AND INTEREST AS AFORE-  
SAID.

Brian M. Vennie, Sheriff  
PIKE COUNTY,  
PENNSYLVANIA  
LAW OFFICES GREGORY  
JAVARDIAN  
1310 INDUSTRIAL BLVD,  
1ST FLOOR STE 101  
SOUTHAMPTON, PA 18966

5/22/2026 • 5/29/2026 • 6/5/2026

**SHERIFF SALE**  
**JUNE 17, 2026**

BY VIRTUE OF WRIT OF  
EXECUTION ISSUED OUT OF  
THE COURT OF COMMON  
PLEAS, PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO: 106-2026 SUR  
JUDGEMENT NO: 106-  
2026 AT THE SUIT OF  
ROCKET MORTGAGE, LLC  
F/K/A QUICKEN LOANS LLC  
vs. DENIS A. HOLOHAN, III

DEFENDANTS, I WILL  
EXPOSE TO SALE OF PUBLIC  
VENDUE OR OUTCRY at  
<https://pike.pa.realforeclose.com>  
ON WEDNESDAY, JUNE 17,  
2026, at 11:00 AM PREVAILING  
TIME IN THE AFORENOON  
OF SAID DATE:

ALL THAT CERTAIN lot, piece  
or parcel 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:

Lot No.9, Block W-1207, as set  
forth on a Plan of Lots, Wild Acres,  
Section Twelve, Delaware Township,  
Pike County, Pennsylvania, dated  
May 1971, by Joseph D. Sincavage,  
Monroe Engineering, Inc.,  
Stroudsburg, Pennsylvania and filed  
in the office for the Recording of  
Deeds in and for Pike County,  
Pennsylvania in Plat Book 8, Page t  
72 on June 7, 1971.

TAX MAP NO. 175.02-09-13-

BEING the same premises which  
James L. Gregory, Jr. and Marilyn  
Gregory, husband and wife, by Deed  
dated 09/21/2001 and recorded  
09/26/2001 in the Office of the  
Recorder of Deeds in and for the  
County of Pike in Record Book  
1898, Page 2598, granted and  
conveyed unto Wilmer Serrano.

AND ALSO BEING the same  
premises which Wilmer Serrano, by  
Deed dated 07/31/2010 and  
recorded 08/12/2010 in the Office  
of the Recorder of Deeds in and for  
the County of Pike in Record Book  
2343. Page 481, granted and  
conveyed unto Wilmer Serrano and  
Joanne Serrano.

175.02-09-13

TAXID: 175.02-09-13

ALSO KNOWN AS 122  
HEATHER HILL RD,  
DINGMANS FERRY, PA 18328-  
4009

BEING the same premises which Wilmer Serrano and Joanne Serrano by Deed dated November 05, 2020 and recorded in the Office of Recorder of Deeds of Pike County on December 14, 2020 at Book 2631, Page1390 granted and conveyed unto Denis A. Holohan, III.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO DENIS A. HOLOHAN, III

DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$131,315.28 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 DENIS A. HOLOHAN, III

DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$131,315.28 PLUS COSTS AND INTEREST AS AFORESAID.

Brian M. Vennie, Sheriff  
PIKE COUNTY,  
PENNSYLVANIA  
STERN & EISENBERG PC  
1581 MAIN STREET, STE 200  
WARRINGTON, PA 18976

5/22/2026 • 5/29/2026 • 6/5/2026

---

**SHERIFF SALE  
JUNE 17, 2026**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO: 1542-2025 SUR JUDGEMENT NO: 1542-2025 AT THE SUIT OF WINTRUST MORTGAGE, A DIVISION OF BARRINGTON BANK & TRUST COMPANY N.A. vs. PAUL LINDBLAD DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at <https://pike.pa.realforeclose.com> ON WEDNESDAY, JUNE 17, 2026, at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

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

BEING Lot No. 15A, Block No. B-57, Section 8 Birchwood Lakes, Delaware Township, Pike County, Pennsylvania, by map dated April 20, 2018 and recorded in Pike County Recorder of Deeds Plat Book 51, 127.

BEGINNING at a set drill hole corner at the intersection of the Cypress Road and Rock Road right-of-way lines;

Thence along the Cypress Road right-of-way line on a curve to the left having a length of 144.83 feet, a radius of 763.71 feet and a chord of north 44 degrees 04 minutes and 58 seconds East 144.61 feet, to a set iron pin corner, common lands of Donald Hill as described in Pike County Record Book 2461 Page 1361;

Thence along said lands South 51 degrees 21 minutes and 00 seconds East 125.00 feet to a found iron pin corner, common lands of John W. Callahan as described in Pike County Record Book 2430 Page 2385; Thence along said lands the following two courses and distances:

1. South 41 degrees 16 minutes and 00 seconds West 81.22 feet to a found iron pin corner;
2. South 46 degrees 49 minutes and 00 seconds West 90.52 feet to a set pin corner of the Rock Road right-of-way line;

Thence along said right-of-way line North 38 degrees 59 minutes and 00 seconds West 125.03 feet to the Point of BEGINNING.

Lot No. 15A contains 19,670 sq. ft. or 0.45 acres, be the same more or less.

BEING the Hausler Lot No. 15A being further shown on a survey map entitled "Lands of Laura Hauler-Lot Improvement", prepared by Gary M. Flood, P.L.S., dated April 20, 2018 and recorded in Pike County Plat Book 51 Page 127.

Parcel No. : 149.04-07-44-

BEING mown and numbered as 100 Rock Road, Dingmans Ferry, PA 18328

Being the same property conveyed to Paul Lindblad who acquired title by virtue of a deed from Jamie Dale Hausler, Administratrix of Estate of Laura D. Hausler, dated January 20, 2023, recorded January 27, 2023, as Instrmnt Number 202300000659, and recorded in Book 2721, Page 637. Office of the Recorder of Deeds. Pike County, Pennsylvania.

THE SALE IS MADE BY  
VIRTUE OF A WRIT OF  
EXECUTION ISSUED BY THE  
PROTHONOTARY OF THE  
COMMONWEALTH OF  
PENNSYLVANIA TO PAUL  
LINDBLAD

DEFENDANTS, OWNER, OR  
REPUTED OWNERS OF THE  
AFORESAID REAL PROPERTY  
FOR EXECUTION UPON A  
JUDGMENT ON THE  
AMOUNT OF **\$167,453.59** 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 PAUL  
LINDBLAD

DEFENDANTS, OWNERS  
REPUTED OWNERS TO  
COLLECT **\$167,453.59** PLUS  
COSTS AND INTEREST AS  
AFORESAID.

Brian M. Vennie, Sheriff  
PIKE COUNTY,  
PENNSYLVANIA  
MDK LEGAL  
PO BOX 165028  
COLUMBUS, OH 43272-7101

**5/22/2026 • 5/29/2026 • 6/5/2026**

---

**SHERIFF SALE  
JUNE 17, 2026**

BY VIRTUE OF WRIT OF  
EXECUTION ISSUED OUT OF  
THE COURT OF COMMON  
PLEAS, PIKE COUNTY, CIVIL  
DIVISION, TO EXECUTION  
NO: 45315-2026 SUR  
JUDGEMENT NO: 45316-2026

AT THE SUIT OF SUNRISE  
LAKE PROPERTY OWNERS  
ASSOCIATION vs. DONALD  
MALONEY & MICHAEL  
NUNEMAKER  
DEFENDANTS, I WILL  
EXPOSE TO SALE OF PUBLIC  
VENDUE OR OUTCRY at  
<https://pike.pa.realforeclose.com>  
ON **WEDNESDAY, JUNE 17,  
2026, at 11:00 AM** PREVAILING  
TIME IN THE AFORENOON  
OF SAID DATE:

PARCEL 1:

ONE-HALF (1/2) INTEREST  
OF THAT CERTAIN lot, piece or  
parcel of land situate, lying and  
being in the Townshp of Dingman,  
County of Pike and Commonwealth  
of Pennsylvania, more particularly  
described as Lot Number 33, Block  
Number 1, Section Number 7,  
Sunrise Lake, as shown on plot or  
map of Sunrise Lake or Sunnylands,  
Inc. subdivisions recorded in the  
Office of the Recorder of Deeds of  
Pike County, Pennsylvania in Plat  
Book 7, page 76.

TAX MAP NUMBER: 109.03-01-  
21.

BEING THE SAME PREMISES  
which DONALD MALONEY, by  
his certain Deed dated Oct. 23,  
2013 and recorded Oct. 30, 2013 in  
the Office of the Recorder of Deeds  
of Pike County, Pennsylvania, in  
Deed Book 2435, at Page 984,  
granted and conveyed unto .t PIS'C  
snmtd Ind exmveyed unto  
DONALD MALONEY, the  
Granter named herein.

PARCEL II:

ONE-HALF (1/2) INTEREST OF THAT CERTAIN lot, piece or parcel of land situate, lying and being in the Township of Dingman, County of Pike, Commonwealth of Pennsylvania, more particularly described as:

Lot Number 32, Block Number 1, Section Number 7, Sunrise Lake, as shown on plot or map of Sunrise Lake or Sunnylands, Inc. subdivisions recorded in the Office of the Recorder of Deeds of Pike County, Pennsylvania in Plat Book 7, page 76.

TAX MAP NUMBER: 109.03-01-20.

BEING THE SAME PREMISES which DONALD MALONEY, by his certain Deed dated Oct. 23, 2013 and recorded Oct. 30, 2013 in the Office of the Recorder of Deeds of Pike County, Pennsylvania, in Deed Book 2435, at Page 984, granted and conveyed unto DONALD MALONEY, the Granter named herein.

PARCEL III:

ONE-HALF (1/2) INTEREST OF THAT CERTAIN lot, piece or parcel of land situate, lying and being in the Township of Dingman, County of Pike, Commonwealth of Pennsylvania, more particularly described as Lot Number 31, Block Number 1, Section Number 7, Sunrise Lake, as shown on plot or map of Sunrise Lake or Sunnylands, Inc. subdivisions recorded in the Office of the Recorder of Deeds of

Pike County, Pennsylvania in Plat Book 7, page 76.

TAX MAP NUMBER: 109.03-01-19.

BEING THE SAME PREMISES which DONALD MALONEY, by his certain Deed dated Oct. 23, 2013 and recorded Oct. 30, 2013 in the Office of the Recorder of Deeds of Pike County, Pennsylvania, in Deed Book 2435, at Page 984, granted and conveyed unto DONALD MALONEY, the Granter named herein.

TOGETHER WITH unto the Grantee herein, his heirs and assigns, all right-of-way, and privileges and under and subject to all conditions, restrictions, reservations, covenants, easments and exceptions as set forth in the foregoing recited deed. Reference may be had to said deed or the record thereof for any and all purposes in connection with the conveyance with the same force and effect as if the same were more fully and at large set forth herein.

TOGETHER with all and singular the buildings, improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in any way appertaining, and the reversions and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, perpetuity, claim and demand whatsoever of the said Grantor as well at law as in equity, of, in and to the same.

TO HAVE AND TO HOLD, the said lot or piece of gound, described hereditaments and premises hereby granted, or mentioned intended so to be, with the appurtenances, unto the said Grantee, his heirs and assigns, to and for the only proper use and behoof of the said Grantee, his heirs and assigns forever.

AND THE GRANTER, for himself, his heirs, executors and administrators, does covenant, promise and agree to and with the said Grantee; his heirs and assigns, by these presents, that he, the said Grantor and his heirs, all and singular the hereditaments and premises hereby granted or mentioned and intended so to be, with the appurtenances, unto the said Grantee, his heirs and assigns, agains him, the said Grantor and his heirs and against all and every person and persons whomsoever lawfully claiming or to claim the same or any part thereof, by, from or under him, her, them or any of them, shall and will, subject as aforesaid **SPECIALLY WARRANT AND FOREVER DEFEND.**

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO **DONALD MALONEY & MICHAEL NUNEMAKER**

DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE

AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF **\$9,044.87** 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 **DONALD MALONEY & MICHAEL NUNEMAKER**

DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT **\$9,044.87** PLUS COSTS AND INTEREST AS AFORESAID.

Brian M. Vennie, Sheriff  
PIKE COUNTY,  
PENNSYLVANIA  
FARLEY & WEED LLC  
2523 ROUTE 6, STE 1  
HAWLEY, PA 18428.

**5/22/2026 • 5/29/2026 • 6/5/2026**

---

**SHERIFF SALE  
JUNE 17, 2026**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION NO: 1290-2025 SUR JUDGEMENT NO: 1290-2025 AT THE SUIT OF ONITY MORTGAGE CORPORATION F/K/A PHH MORTGAGE CORPORATION VS. NANCY BLACK & RICHARD BLACK

DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at <https://pike.pa.realforeclose.com> ON WEDNESDAY, JUNE 17, 2026 at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND SITUATE, LYING ANO BEING IN THE TOWNSHIP OF SHOHOLA, COUNTY OF PIKE, STATE OF PENNSYLVANIA, MORE PARTICULARLY DESCRIBED AS LOT 4, BEING 2, 404 ACRES, MORE OR, AS SHOWN ON A PLAT ENTITLED "CRYSTAL SPRING HEIGHTS. JOSEPH DEROSE, SHOHOLA TWSP., PIKE COUNTY, PENNA., VICTOR E. ORBEN R.S., MILFORD PA, AUGUST 3, 1979, DWG NO. CC-279". SAID PLOT BEING RECORDED IN THE RECORDER OF DEEDS OFFICE, IN MILFORD, PENNSYLVANIA, ON

NOVEMBER 2, 1979 IN PLAT BOOK 18 AT PAGE 46.

BEING THE SAME PREMISES WHICH PATRICIA E. DEROSE-FEINBERG AND BRUCE FEINBERG, HER HUSBAND, BY THEIR CERTAIN DEED DATED MAY 12, 1986 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR PIKE COUNTY, PENNSYLVANIA IN DEED BOOK VOLUME 1040 PAGE 169, GRANTED AND CONVEYED UNTO BARBARA M. PRESCHEL, THE GRANTOR HEREIN.

TAX ID: 019.04-01-68

ALSO KNOWN AS  
209 PARKERS GLEN RD,  
SHOHOLA, PA 18458

**BEING** the same premises which Barbara M. Preschel by Deed dated September 11, 2000 and recorded In the Office of Recorder of Deeds of Pike County on November 17, 2000 at Book 1868, Page 2359 granted and conveyed unto Nancy Black and Richard Black.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO NANCY BLACK & RICHARD BLACK

DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A

JUDGMENT ON THE AMOUNT OF **\$106,645.96** 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 NANCY BLACK & RICHARD BLACK

DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT **\$106,645.96** PLUS COSTS AND INTEREST AS AFORESAID.

Brian M. Vennie, Sheriff  
PIKE COUNTY,  
PENNSYLVANIA  
STERN & EISENBERG PC  
1581 MAIN STREET, STE 200  
WARRINGTON, PA 18976

**5/22/2026 • 5/29/2026 • 6/5/2026**

---

**SHERIFF SALE  
JUNE 17, 2026**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION **NO: 835-2025 SURJUDGEMENT NO: 835-2025** AT THE SUIT OF WELLS FARGO BANK, N.A. vs. FRANCIS SCOTT STEINACKER IN HIS CAPACITY AS HEIR TO THE ESTATE OF NANCY D. STEINACKER, DECEASED; UNKNOWN HEIRS SUCCESSORS, ASSIGNS & ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER NANCY D. STEINACKER, DECEASED

DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at <https://pike.pa.realforeclose.com> ON **WEDNESDAY, JUNE 17, 2026, at 11:00 AM** PREVAILING TIME IN THE AFORENOON OF SAID DATE:

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

BEING Lot 31, Block 28, Hemlock Farms Community, Stage 4A, as shown on Plat of Hemlock Farms Community, Laurel Ridge, Stage 4A, recorded in the Office of the Recorder of Deeds of Pike County

in Plat Book 4, Page 184, on the 10th day of September, 1965.

Being the same premises which Carlos Plantini and Yolando Plantini, husband and wife, by Deed dated 01/31/2007 and recorded 02/01/2007, in the Office of the Recorder of Deeds in and for the County of Pike, in Deed Instrument No. 200700001908, granted and conveyed unto Nancy D. Steinacker, in fee.

AND the said Nancy Diane Steinacker has departed this life on or about 02/19/2025, thereby vesting title of the mortgaged premises unto Francis Scott Steinacker in his Capacity as Heir to the Estate of Nancy D. Steinacker, Deceased, Unknown Heirs, Successors, Assigns, and all Persons, Firms, or Associations Claiming Right, Title or Interest from or under Nancy D. Steinacker, Deceased.

Tax Parcel: 01-0-032811 AJKJA  
107.04-04-86-

Premises Being: 239 Forest Drive,  
Lords Valley, PA 18428

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO FRANCIS SCOTT STEINACKER IN HIS CAPACITY AS HEIR TO THE ESTATE OF NANCY D. STEINACKER, DECEASED; UNKNOWN HEIRS SUCCESSORS, ASSIGNS & ALL PERSONS, FIRMS OR

**ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER NANCY D. STEINACKER, DECEASED**

DEFENDANTS, OWNER OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF **\$15,622.67** 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 FRANCIS SCOTT STEINACKER IN HIS CAPACITY AS HEIR TO THE ESTATE OF NANCY D. STEINACKER, DECEASED; UNKNOWN HEIRS SUCCESSORS, ASSIGNS & ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER NANCY D. STEINACKER, DECEASED

DEFENDANTS, OWNERS  
REPUTED OWNERS TO

COLLECT **\$15,622.67** PLUS COSTS AND INTEREST AS AFORESAID.

Brian M. Vennie, Sheriff  
PIKE COUNTY,  
PENNSYLVANIA  
BROCK & SCOTT, PLLC  
2011 RENAISSANCE BLVD,  
STE 100  
KING OF PRUSSIA, PA 19406

5/22/2026 • 5/29/2026 • 6/5/2026

---

**SHERIFF SALE  
JUNE 17, 2026**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION **NO: 883-2025** SUR JUDGEMENT NO: **883-2025** AT THE SUIT OF **MIDFIRST BANK VS. HOWARD R. STONE, JR** DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at <https://pike.pa.realforeclose.com> ON **WEDNESDAY, JUNE 17, 2026, at 11:00 AM** PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THOSE CERTAIN PIECES, PARCELS AND TRACTS OF LAND LYING, BEING AND SITUATE IN THE TOWNSHIP OF DELAWARE, COUNTY OF PIKE AND STATE OF PENNSYLVANIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT:

LOTS 13ABC, BLOCK B-38, AND LOTS 11ABC, BLOCK B-39, AS SET FORTH ON A PLAN OF LOTS - BIRCHWOOD LAKES, SECTION 6, DELAWARE TOWNSHIP, PIKE COUNTY, PENNSYLVANIA, DATED NOVEMBER 1964 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 4, PAGE III ON JANUARY 28, 1965.

BEING KNOWN AS: 101 DAISY LANE FKA LOT 11 & 13 DOOLAN BLVD., DINGMANS FERRY, PA 18328

PROPERTY ID NUMBER:  
149.04-02-54 and 149.04-02-56

BEING THE SAME PREMISES WHICH ROGER J. FREDERICKS, JR. AND KATHY M. FREDERICKS, HIS WIFE BY DEED DATED 6/5/1998 AND RECORDED 6/5/1998 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 1540 AT PAGE 322, GRANTED AND CONVEYED UNTO HOWARD R. STONE, JR..

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO **HOWARD R. STONE, JR.**

DEFENDANTS, OWNER OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF **\$19,591.87** 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 **HOWARD R. STONE, JR**

DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT **\$19,591.87** PLUS COSTS AND INTEREST AS AFORESAID.

Brian M. Vennie, Sheriff  
PIKE COUNTY,  
PENNSYLVANIA  
KML LAW GROUP PC  
701 MARKET STREET,  
STE 5000  
PHILADELPHIA, PA 19106

**5/22/2026 • 5/29/2026 • 6/5/2026**

---

**SHERIFF SALE  
JUNE 17, 2026**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION **NO: 1581-2025 SUR JUDGEMENT NO: 1581-2025** AT THE SUIT OF **LAKEVIEW LOAN SERVICING, LLC vs. CURTIS JULES & KRISTINA JULES** DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at <https://pike.pa.realforeclose.com> ON **WEDNESDAY, JUNE 17, 2026, at 11:00 AM** PREVAILING TIME IN THE AFORENOON OF SAID DATE:

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE BLOOMING GROVE TOWNSHIP, PIKE COUNTY, PENNSYLVANIA:

BEING KNOWN AS:  
98 SURREY LN  
LORDS VALLEY, PA 18428

BEING PARCEL NUMBER:  
034637

IMPROVEMENTS:  
RESIDENTIAL PROPERTY

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO **CURTIS JULES & KRISTINA JULES** DEFENDANTS, OWNER OR

REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF **\$140,439.51** 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 **CURTIS JULES & KRISTINA JULES**

DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT **\$140,439.51** PLUS COSTS AND INTEREST AS AFORESAID.

Brian M. Vennie, Sheriff  
PIKE COUNTY,  
PENNSYLVANIA  
RAS CITRON  
133 GAITHER DRIVE, STE F  
MOUNT LAUREL, NJ 08054

**5/22/2026 • 5/29/2026 • 6/5/2026**

---

**SHERIFF SALE  
JUNE 17, 2026**

BY VIRTUE OF WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS, PIKE COUNTY, CIVIL DIVISION, TO EXECUTION **NO: 1473-2025** SUR JUDGEMENT NO: **\_1473-2025\_** AT THE SUIT OF **WELLS FARGO BANK, N.A. vs. KENNETH A. WATSON, TAWANDA MITCHELL, THE UNITED STATES OF AMERICA. DEPARTMENT OF TREASURY, INTERENAL REVENUE SERVICE**

DEFENDANTS, I WILL EXPOSE TO SALE OF PUBLIC VENDUE OR OUTCRY at <https://pike.pa.realforeclose.com> ON **WEDNESDAY, JUNE 17, 2026, at 11:00 AM PREVAILING TIME IN THE AFORENOON OF SAID DATE:**

ALL THAT CERTAIN PARCEL, piece or tract of land situate, lying and being in the Township of Dingman, County of Pike and State of Pennsylvania, being more particularly described as follows:

BEING Lot 75, Section A-1, as shown on a map of Pocono Mountain Woodland Lakes Corporation, on file in the Recorders Office at Milford, Pennsylvania, in Plat Book 10, page 118.

Parcel No. : 123.02-02-30-

BEING known and numbered as 151 Ash Lane, Milford, PA 18337

Being the same property conveyed to Kenneth A. Watson and Tawanda Mitchell, his wife who acquired title, as tenants by the entirety, by virtue of a deed from Kenneth A. Watson, dated November 14, 2023, recorded November 14, 2023, as Instrument Number 202300008881, and recorded in Book 2745, Page 403, Office of the Recorder of Deeds, Pike County, Pennsylvania.

THE SALE IS MADE BY VIRTUE OF A WRIT OF EXECUTION ISSUED BY THE PROTHONOTARY OF THE COMMONWEALTH OF PENNSYLVANIA TO KENNETH A. WATSON, TAWANDA MITCHELL, THE UNITED STATES OF AMERICA, DEPARTMENT OF TREASURY, INTERENAL REVENUE SERVICE

DEFENDANTS, OWNER, OR REPUTED OWNERS OF THE AFORESAID REAL PROPERTY FOR EXECUTION UPON A JUDGMENT ON THE AMOUNT OF \$302,108.38 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 KENNETH A. WATSON, TAWANDA MITCHELL, THE UNITED STATES OF AMERICA, DEPARTMENT OF TREASURY. INTERENAL REVENUE SERVICE

DEFENDANTS, OWNERS REPUTED OWNERS TO COLLECT \$302,108.38 PLUS COSTS AND INTEREST AS AFORESAID.

Brian M. Vennie, Sheriff  
PIKE COUNTY,  
PENNSYLVANIA  
MDK LEGAL  
PO BOX 165028  
COLUMBUS, OR 43216-5028

5/22/2026 • 5/29/2026 • 6/5/2026

---



---



---

**CIVIL ACTIONS FILED**


---

*From May 14, 2026 to May 21, 2026  
Accuracy of the entries is not guaranteed.*

---

**CONTRACT – DEBT COLLECTION: OTHER**

2026-00727	Portfolio Recovery Associates Llc	Plaintiff	5/14/2026
2026-00727	Robinson Dawn	Defendant	5/14/2026
2026-00728	Portfolio Recovery Associates Llc	Plaintiff	5/14/2026
2026-00728	Bowman Marsha	Defendant	5/14/2026
2026-00729	Portfolio Recovery Associates Llc	Plaintiff	5/14/2026
2026-00729	Carucci Sharon	Defendant	5/14/2026
2026-00730	Portfolio Recovery Associates Llc	Plaintiff	5/14/2026
2026-00730	Kimble Ann M	Defendant	5/14/2026
2026-00737	Troy Capital Llc	Plaintiff	5/15/2026
2026-00737	Rios Louis	Defendant	5/15/2026
2026-00738	Security Credit Services Llc	Plaintiff	5/15/2026
2026-00738	Mwakimi Tully	Defendant	5/15/2026
2026-00750	Onemain Financial Group Llc	Plaintiff	5/18/2026
2026-00750	Walley Marian E	Defendant	5/18/2026
2026-00751	Autovest Llc	Plaintiff	5/18/2026
2026-00751	Chalhoub Chada	Defendant	5/18/2026
2026-00752	Security Credit Services Llc	Plaintiff	5/18/2026
2026-00752	Ruszkieihcz Michael	Defendant	5/18/2026
2026-00754	Tompkins Community Bank	Plaintiff	5/19/2026
2026-00754	Duhaney Terence A	Defendant	5/19/2026
2026-00757	Tompkins Community Bank	Plaintiff	5/19/2026
2026-00757	Ultra Plus International Corporation	Defendant	5/19/2026
2026-00768	Velocity Investments Llc	Plaintiff	5/21/2026
2026-00768	Kornheisl Danielle	Defendant	5/21/2026
2026-00769	Westlake Services Llc	Plaintiff	5/21/2026
2026-00769	Westlake Financial Services	Plaintiff	5/21/2026
2026-00769	Swatt Gregory I.	Defendant	5/21/2026
2026-00770	People First Federal Credit Union	Plaintiff	5/21/2026
2026-00770	Cummings Arnold Dean Jr	Defendant	5/21/2026

**CONTRACT – DEBT COLLECTION: CREDIT CARD**

2026-00721	Jpmorgan Chase Bank Na	Plaintiff	5/14/2026
2026-00721	Acker Adam	Defendant	5/14/2026
2026-00736	Capital One Na	Plaintiff	5/15/2026
2026-00736	La Corte Annamarie	Defendant	5/15/2026
2026-00736	Corte Annamarie La	Defendant	5/15/2026
2026-00749	Wells Fargo Bank Na	Plaintiff	5/1b/2026
2026-00749	Nesco Carol C	Defendant	5/18/2026
2026-00760	Wells Fargo Bank Na	Plaintiff	5/20/2026
2026-00760	Ferrara Gail A	Defendant	5/20/2026

2026-00771	Capital One Na	Plaintiff	5/21/2026
2026-00771	Rambone Laurie K	Defendant	5/21/2026

**DIVORCE**

2026-00722	Haupt Christa	Plaintiff	5/14/2026
2026-00722	Haupt Eric	Defendant	5/14/2026
2026-00724	Nodre Eduardo	Plaintiff	5/14/2026
2026-00724	Nobre Jennifer	Defendant	5/14/2026
2026-00724	Ferraro Jennifer	Defendant	5/14/2026
2026-00725	Sladicka John M	Plaintiff	5/14/2026
2026-00725	Sladicka Dorothy L	Defendant	5/14/2026
2026-00735	Martin Anderson Ebony	Plaintiff	5/15/2026
2026-00735	Anderson Ebony Martin	Plaintiff	5/15/2026
2026-00735	Anderson Brian	Defendant	5/15/2026
2026-00764	Call Danielle	Plaintiff	5/21/2026
2026-00764	Stout Dominic	Defendant	5/21/2026

**DIVORCE W/CUSTODY**

2026-00732	Moore Patricia Marie	Plaintiff	5/15/2026
2026-00732	Moore Sean Edward	Defendant	5/15/2026
2026-00759	Lloyde Christina	Plaintiff	5/19/2026
2026-00759	Lloyde Anthony	Defendant	5/19/2026

**FOREIGN SUBPOENA**

2026-00753	Sherwood Kerri	Petitioner	5/19/2026
2026-00753	Union United Methodist Church	Petitioner	5/19/2026
2026-00753	New York Annual Conference Of The United Methodist Church	Petitioner	5/19/2026
2026-00753	New York Annual Conference Of The Methodist Episcopal Church	Petitioner	5/19/2026
2026-00753	Dedrick Bruce	Petitioner	5/19/2026
2026-00763	Schauer Jonathan	Petitioner	5/20/2026
2026-00763	Precision Custom Builders Llc	Petitioner	5/20/2026
2026-00763	Zadeh Siavash	Petitioner	5/20/2026
2026-00763	Moghtaderizadeh Siavash	Petitioner	5/20/2026
2026-00763	Jason Watt Pictures Llc	Petitioner	5/20/2026
2026-00763	Leon Rico	Petitioner	5/20/2026
2026-00763	Commeford Don	Petitioner	5/20/2026

**MARRIAGE LICENSES**

2026-00063	Deluca Michael Thomas	5/14/2026
	Stevenson Causil Angie Paola	
2026-00064	Walsh Daniel Michael	5/18/2026
	Garcia Lorena Araujo	
2026-00065	Double Daniel Ward IV	5/19/2026
	Hirsch Kristin Shana	
2026-00066	Watch Dianna Victoria	5/21/2026
	Chelbus Shawn Michael	

**MECHANICS LIEN CLAIM**

2026-00742	Williams Well Drilling Llc	Claimant	5/15/2026
2026-00742	Williams Craig	Claimant	5/15/2026
2026-00742	Thompson Thomas Jr	Defendant	5/15/2026

**MISCELLANEOUS – OTHER**

2026-00747	Saw Creek Estates Community Association Inc	Plaintiff	5/18/2026
2026-00747	Betka Wojciech	Defendant	5/18/2026
2026-00748	Saw Creek Estates Community Association Inc	Plaintiff	5/1b/2026
2026-00748	Ryans Leroy	Defendant	5/18/2026
2026-00748	Dent Patricia	Defendant	5/18/2026

**MISCELLANEOUS – REPLEVIN**

2026-00723	Citadel Federal Credit Union	Plaintiff	5/14/2026
2026-00723	Rodriguez Maximino Jr	Defendant	5/14/2026

**NOTICE OF APPEAL**

2026-00733	Construct Engineering Llc	Appellant	5/15/2026
2026-00733	Ruzanski Gene	Appellant	5/15/2026
2026-00733	Historic Greeley Llc	Appellee	5/15/2026
2026-00733	Kadirov Rustam	Appellee	5/15/2026
2026-00743	Midland Credit Management Inc	Appellant	5/18/2026
2026-00743	Wilcox Kevin T	Appellee	5/18/2026
2026-00758	Conashaugh Lakes Community	Appellant	5/19/2026
2026-00758	Weigold Angela	Appellee	5/19/2026

**PETITION**

2026-00740	Tigue Wayne T	Petitioner	5/15/2026
2026-00740	2000 BMW Z3 Vin #4USCH334XYLF43465	Petitioner	5/15/2026
2026-00741	Tigue Wayne T	Petitioner	5/15/2026
2026-00741	2012 Subaru Forester Vin #JF2SHABC7CH417251	Petitioner	5/15/2026
2026-00745	Ashurov Slava	Petitioner	5/18/2026
2026-00745	2007 Heritage Trailor Vin #4APCB181371000374	Petitioner	5/18/2026

**REAL PROPERTY – MORTGAGE FORECLOSURE**

2026-00731	Pennymac Loan Services Llc	Plaintiff	5/14/2026
2026-00731	Petosa Eugenio	Defendant	5/14/2026
2026-00731	Petosa Helen	Defendant	5/14/2026
2026-00746	Saw Creek Estates Cohmunity Association Inc	Plaintiff	5/18/2026
2026-00746	Betka Wojciech	Plaintiff	5/18/2026
2026-00762	Carrington Mortgage Services	Plaintiff	5/20/2026
2026-00762	Short James E	Defendant	5/20/2026
2026-00762	Secretary Of Housing And Urban Development Us Dept Of Hud	Defendant	5/20/2026

**REAL PROPERTY – OTHER**

2026-00756	Conashaugh Lakes Community Association	Plaintiff	5/19/2026
2026-00756	Landrigan Frederick E	Defendant	5/19/2026
2026-00756	Landrigan Janet S	Defendant	5/19/2026

**TRANSCRIPT CIVIL SUIT**

2026-45233	Anesthesia Associates Of Morristown	Plaintiff	5/14/2026
2026-45233	Stephan Michelle Kathr	Defendant	5/14/2026
2026-45234	Credit Corp Solutions Inc	Plaintiff	5/14/2026
2026-45234	Ortiz Sixto	Defendant	5/14/2026
2026-45235	Lake Adventure Community Association	Plaintiff	5/15/2026
2026-45235	Veloz Eric	Defendant	5/15/2026
2026-45236	Lake Adventure Community Association	Plaintiff	5/15/2026
2026-45236	Aviles Edwin M	Defendant	5/15/2026
2026-45237	Lake Adventure Community Association	Plaintiff	5/15/2026
2026-45237	Martin Gloria	Defendant	5/15/2026
2026-45238	Portfolio Recovery Associates Llc	Plaintiff	5/18/2026
2026-45238	Desimone Michele M	Defendant	5/18/2026
2026-45239	Fawn Lake Forest Association Inc	Plaintiff	5/18/2026
2026-45239	Feminella Thomas	Defendant	5/18/2026
2026-45240	Fawn Lake Forest Association Inc	Plaintiff	5/18/2026
2026-45240	Oceanwide Enterprises Llc	Defendant	5/18/2026
2026-45241	Newton Imag	Plaintiff	5/18/2026
2026-45241	Ras Assoc Hackettstown	Plaintiff	5/18/2026
2026-45241	Weiss Jason	Defendant	5/18/2026

**WAIVER OF LIENS**

2026-50016	Appell Richard	Contractor	5/18/2026
2026-50016	Appell Richard	Owner	5/18/2026
2026-50016	Appell Donna	Contractor	5/18/2026
2026-50016	Appell Donna	Owner	5/18/2026
2026-50016	Woodloch Builders	Contractor	5/18/2026
2026-50016	Woodloch Builders	Owner	5/18/2026

**WRIT OF SUMMONS CIVIL**

2026-00744	Finney Gretchen M	Plaintiff	5/18/2026
2026-00744	Erie Insurnace Exchange	Defendant	5/18/2026



---

**MORTGAGES AND DEEDS**


---

*Recorded from May 14, 2026 to May 20, 2026  
Accuracy of the entries is not guaranteed.*

---

**MORTGAGES**

<b>BORROWER</b>	<b>LENDER</b>	<b>LOCATION</b>	<b>AMOUNT</b>
Silva-Raffa Belisa M Raffa Dennis Michael Jr	Guaranteed Rate Inc Mortgage Electronic Registration System Inc	Lackawaxen Twp	120000
Gresser Michael	Homestead Funding Corporation		
Gresser Lenora	Mortgage Electronic Registration System Inc	Dingman Twp	125000
Klostermann Nancy Pignataro Danielle	Jpmorgan Chase Bank Na	Dingman Twp	280000
Vakoc Christopher Santos Camila Dos	Citizens Bank Na	Shohola Twp	250000
Birtner Carol Birtner Arthur H	Wayne Bank	Dingman Twp	30000
Josko Kyle Josko Bridget Josko William	Advisors Mortgage Group Llc Mortgage Electronic Registration System Inc	Milford Twp	164000
Josko Ruth Paisker Deleon Joi Stacey Deleon Fredy	American Broadcast Employees Fcu	Dingman Twp	403000
Kuhn David Allen Kuhn Amanda	Mortgage Electronic Registration System Inc Rocket Mortgage Llc	Greene Twp	45000
Harris Betsey M Harris Douglas	Rocket Mortgage Llc Mortgage Electronic Registration System Inc	Lehman Twp	116686
Maines Douglas C Dellagicoma Emil G Dellagicoma Eileen A	Td Bank Na Onity Mortgage Corporation Phh Mortgage Corporation Mortgage Electronic Registration System Inc	Palmyra Twp Delaware Twp	100000 277000
Winters Paul Winters Anne Marie Frey Michael T	Affinity Federal Credit Union Rocket Mortgage Llc Mortgage Electronic Registration System Inc	Greene Twp Blooming Grove Twp	150000 160050
Yeagley Jill Anne Price James Ernest Price Jeremy Michael Yeagley Jill Anne Agent Moyer Mark M	Rocket Mortgage Llc Mortgage Electronic Registration System Inc Psecu	Lackawaxen Twp Palmyra Twp	400000 20000

Clark Jessee Tyler Marcial-Clark Dominique Theresa Marcial Clark Dominique Theresa Clark Dominique Theresa Marcial	Mutual Of Omaha Mortgage Inc Mortgage Electronic Registration System Inc	Dingman Twp	436000
Slovensky Andrew Pierce Deborah Hann George Hann Theresa	Jpmorgan Chase Bank Na Mortgage Research Center Llc Veterans United Home Loans Mortgage Electronic Registration System Inc	Palmyra Twp Greene Twp	675000 395320
Pump Place Llc Salvio Linda	Fulton Bank Na Pennymac Loan Services Llc Mortgage Electronic Registration System Inc	Westfall Twp Blooming Grove Twp	500000 296000
G A Homes Inc GA Homes Inc Tolsdorf Lucille Kremmelbein Patricia Kremmelbein Edwin J Burgos Abuel Loreli Abuel Benedict	Dime Bank Dime Bank Dime Bank Rocket Mortgage Llc Mortgage Electronic Regtstration System Inc	Lackawaxen Twp Shohola Twp Lackawaxen Twp Lehman Twp	250000 66000 125000 332725
Capellan Nurys Aimee	Total Mortgage Services Llc Mortgage Electronic Registration System Inc	Delaware Twp	549450
Barry Kevin J Barry Diane J	Ark-La-Tex Financial Services Llc Eleven Mortgage Mortgage Electronic Registration System Inc	Delaware Twp	257575
Leverone Michael Stephen Leverone Susan C	A&D Mortgage Llc Mortgage Electronic Registration System Inc	Blooming Grove Twp	295500
Badalamenti Giuseppe	Pentagon Federal Credit Union	Lackawaxen Twp	150000
Cadavid Sebastian Osorio Osorio Cadavid Sebastian Osorio Danny Barnes Amy Barnes Lance	Secretary Of Housing & Urban Development Mortgage Electronic Registration System Inc Homebridge Financial Services Inc	Lehman Twp Delaware Twp	16046.65 160000
Schreiber Joseph J Emanuel Courtney	Honesdale National Bank Upstart Mortgage Llc	Dingman Twp Milford Borough	350000 26000

Schroder Brian K Schroder Bridget L	Mortgage Electronic Registration System Inc Better Mortgage Corporation	Blooming Grove Twp	50000
Lynch Jarvd M Lynch Jennifer	Rocket Mortgage Llc Mortgage Electronic Registration System Inc	Milford Twp	290000
Santillan Gustavo J Santillan Tara	United Wholesale Mortgage Llc Mortgage Electronic Registration System Inc	Lehman Twp	341880
Huller William	Clear Mortgage Capital Inc Dart Collateral Manager Llc	Lackawaxen Twp	73261.94

**DEEDS**

SELLER	BUYER	LOCATION	AMOUNT
Campisi Anthony III Campisi Teresa L	Muserave Emily N Silva-Raffa Belisa M	Lehman Twp	260000
Slavik Emil Slavik Delia T And C Realty Llc	Raffa Dennis Michael Jr Gresser Michael Gresser Lenora	Lackawaxen Twp Dingman Twp	370000 495000
Ingulli Jeanette	Ingull Jeanette Ingulli Francis S	Lackawaxen Twp	1
Wolyniec Maciej Janusz Ingulli Jeanette	Langschultz Frances Ingulli Jeanette Ingulli Richard A	Greene Twp Lackawaxen Twp	185000 1
Mir Sand Ahmad Hilton Betty J	Klostermann Nancv Dagostino Heather A Dagostino Aldo Sebastian	Dingman Twp Dingman Twp	420000 380000
Barrett John W Barrett Jacquelyn Bodine Dorothy A	Barrett John W Bodine Dorothy A	Dingman Twp Dingman Twp	1 1
Delahanty Patricia Exrx Kiger William P Est	Kiger Allison B Kiger Charles J	Milford Borough	1
Josko Kyle Josko William	Josko Kyle Josko Bridget Josko William Josko Ruth Paisker	Milford Twp	1
Sudol Stanley R Jr Sudol Laura L	Sudol Family Trust 04/15/2026	Lackawaxen Twp	1
Lopez Angel Exr Lopez Generosa Est Bayer Alexei Admr Bayer Alexei Bayer Ludmila Est	Frey Michael T Joco Insurance Inc	Blooming Grove Twp Dingman Twp	165000 5000

Weinberg Marv			
Weinberg Stuart	Boaz Properties Llc	Lackawaxen Twp	270000
Disko Michael	Disko Keith Douglas		
David Jr Exr	Disko Michael David Jr		
Disko Barbara A Est	Disko Kenneth Robert	Delaware Twp	121940.79
Pocono Woodland			
Lakes Propertv	England Maria B		
Owners Association	England John R	Dingman Twp	5000
Walton Barbara R	Mohrv Daniel R		
	Mohrv Anna N	Greene Twp	1400
Clp Vacation Llc	Jlfjij 1 Llc	Blooming Grove Twp	170000
127 Robin Way Llc	Yeagley Jill Anne		
One Two Seven	Price James Ernest		
Robin Way Llc	Price Jeremy Michael	Lackawaxen Twp	500000
Ortiz Luis F	Faass Josephine Sandberg		
	Irving William Lawrence	Lehman Twp	245000
Sifa Llc	Donelan James E		
	Donelan Dawn M	Dingman Twp	29900
Curreri Joseph J			
Curreri Martha T	Curreri Janice L	Milford Borough	1
Bellomo Philip	Bellomo Philip		
	Bellomo Lauren	Matamoras Borough	1
Stern Andrew	Andrew Lyle Stern &		
Stern Lori	Lori Jill Stern Joint		
	Revocble Trust	Lackawaxen Twp	1
Wilson Richard Lee	Clark Jesse Tyler		
Rosen Elyssa	Marcial-Clark		
	Dominique Theresa		
	Marcial Clark		
	Dominique Theresa		
	Clark Dominique		
	Theresa Marcial	Dingman Twp	545000
Martin Ida	Ida Martin Revocable		
	Trust 05/12/2026	Palmyra Twp	1
Martin Ida	Ida Martin Revocable		
	Trust 05/12/2026	Palmyra Twp	1
Martin Ida	Ida Martin Revocable		
	Trust 05/12/2026	Palmyra Twp	1
Pompey Charles W	Slovensky Andrew		
Pompev Gwen E	Pierce Deborah	Palmyra Twp	1900000
Kifer Susan	Susan Kifer Living		
	Trust 04/16/26	Palmyra Twp	1
Beshada Sandra	Hann George		
	Hann Theresa	Greene Twp	395000
Pietrangolare Harry J	Harry J Pietrangolare &		
Pietrangolare Nancy	Nancy Pietrangolare		
	Living Trust 04/14/2026	Westfall Twp	10
Melamud Zinoviy	Melamud Irrevocable		
Melamud Irina	Trust 10/29/24	Delaware Twp	1
Hamill Thomas			
Hamill Christina	Salvio Linda	Blooming Grove Twp	410000
Rogova Olga	Pelligrino Guy T Jr		
	Scrips Jessica Lauren	Lackawaxen Twp	39900

Amirlan Armen			
Hirky Anne			
Elizabeth Agent	Hirky Anne		
Birky Anne Elizabeth	Elizabeth	Blooming Grove Twp	1
Kabala Irena	Irena Kabela Trust	Blooming Grove Twp	1
Fitzpatrick Michael	Allen Frank Charles	Greene Twp	1
Cutola Karen Exrx			
Brady Patrick J Est			
Brady Patrick Est	Schultz Keith H		
Brady Patrick Jason Est	Schappell Stephanie	Porter Twp	21000
Faison White Yvonne	Brown-Alexander Danielle		
Faison-White Yvonne	Brown Alexander Danielle		
White Yvonne Faison	Alexander Danielle Brown	Dingman Twp	5000
Meyer Michael R	Meyer Michael R		
Harootunian Linda S	Harootunian Linda S	Lackawaxen Twp	2306.50
Macleod Marv D	Meyer Michael R		
	Harootunian Linda S	Lackawaxen Twp	4114.24
Cutola Karen Exrx			
Brady Patrick J Est			
Brady Patrick Est	Schultz Keith H		
Brady Patrick Jason Est	Schappell Stephanie	Porter Twp	350000
Thomson Genevieve	Devir Dennis		
	Devir Janet	Lackawaxen Twp	5000
Burnett Susan J			
Baker Cynthia R Agent	Hogarty Shane	Greene Twp	324900
Mccabe Timothy			
Mccabe Vicki Marie	Capellan Nurys Aimee	Delaware Twp	600000
Aiello Anthony	Livelli Paul Daniel		
Aiello Beverly	Livelli Kathyanne	Westfall Twp	483000
Pocono Woodland			
Lakes Propertv Owners	Murray Danny Thomas		
Association Inc	Majka Traci A	Dingman Twp	5000
Thayer Stephanie Exrx			
Thayer Christopher			
Ewen Est	Thayer Stephanie Tr	Blooming Grove Twp	1
Hinkel Estates Inc	San Gennaro		
	Construction Llc	Shohola Twp	2000
Ranaudo Andrew J	San Gennaro		
Ranaudo Carol A	Construction Llc	Shohola Twp	21000
Boronow Renee	Gaynor Rosenstein Eileen	Milford Borough	480000
Knopp Rhonda	Knopp Rhonda		
Knopp Chad	Knopp Chad	Dingman Twp	1
Knopp Rhonda Exrx	Knopp Rhonda		
Coleman Lee A Est	Knopp Chad	Dingman Twp	1
Knopp Rhonda Exrx	Knopp Rhonda Exrx		
Coleman Lee A Est	Coleman Lee A Est	Dingman Twp	1
Flower Esther E Exrx			
Flower Robert A Est	Flower Esther E	Palmyra Twp	1
Biundo Holdings Llc	Navins Robert S		
	Navins Kathleen R	Greene Twp	3593.70
Tartanian Randal B	Randal B Tartanian &		
Tartanian Mercedes Cd	Cd Tartanian Living		
	Trust 02/06/2020	Lackawaxen Twp	1

United Secular Homecare Inc	Tartanian Randal B Tartanian Mercedes Cd	Lackawaxen Twp	1
Secretary Of Department Of Veterans Affairs	Barry Diane J Barry Kevin J	Delaware Twp	242000
Rich William S	Rich Lindsey	Lackawaxen Twp	1
Rich Lindsey Agent	Leverone Michael Stephen	Blooming Grove Twp	475000
Barr Philip	Melhorn Stephen Forrest	Blooming Grove Twp	12610.62
Compton Forrest M	Melhorn Stephen Forrest	Blooming Grove Twp	12610.62
Pitman Shirlev	Miller Douglas J	Palmyra Twp	7000
Haage Edith	Miller Douglas J	Palmyra Twp	7000
Vorster Wayne	Vorster Wayne	Lehman Twp	1
Vorster Monique	Vorster Wayne	Lehman Twp	1
Rte 6 & 209 Llc	Pump Place Llc	Westfall Twp	128000.00
Pollio Donna M	Martine Norma Jean	Shohola Twp	190000
Valentine Alfred	A&A Strategies Llc	Dingman Twp	21010
Pavlova Yevgeniya	Pavlova Yevgeniya		
Pavlova Yevgenia	Pavlova Yevgenia		
Pavlova Malina	Pavlova Malina	Lehman Twp	1
Pavlova Yevgeniya	Pavlova Yevgenia		
Pavlova Yevgenia	Pavlova Yevgenia		
Pavlova Malina	Pavlova Malina	Lehman Twp	1
Folz William	William Folz Sr & Evelyn Folz Living Trust 12/12/2025	Dingman Twp	1
Milberger Elaine Saide	Milberger Real Estate Trust 04/16/2026	Lehman Twp	1
Rombousek Michelle	Birchwood Lakes Community Association Inc	Delaware Twp	8276.40
Contino Melinda	Vollmer Richard C	Lehman Twp	1
Sirulnick Family Revocable Trust 06/23/2022	Sirulnick Family Revocable Trust 06/23/2022	Lehman Twp	1
Noves Charles K	Noves Charles K Ivanov Kalina	Shohola Twp	1

Pike County Bar Association



Pike County Bar Association • P.O. Box 553 • Milford, PA 18337  
(570) 500-2954 • pikecountybar@gmail.com



© 2008 PCB

2013 CHILDREN'S CHAMPION AWARD HONOREES

---

THE PIKE COUNTY LEGAL JOURNAL

3305 LAKE ARIEL HIGHWAY, SUITE 3

HONESDALE, PA 18431