

OFFICIAL  
**LEGAL JOURNAL**  
**OF SUSQUEHANNA COUNTY, PA**

34th Judicial District

Vol. 5 ★ October 9, 2020 ★ Montrose, PA ★ No. 28



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**Court of Common Pleas  
34th Judicial District:**

The Hon. Jason J. Legg  
*President Judge*

The Hon. Kenneth W. Seamans  
*Senior Judge*

The Legal Journal of Susquehanna County contains decisions of the Susquehanna County Court, legal notices, advertisements & other matters of legal interest. It is published every Friday by the Susquehanna County Bar Association.



***The Official Legal Publication of Susquehanna County, Pennsylvania***



Legal Journal of Susquehanna County

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**baileyd@ptd.net**

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Cover illustration by Kathleen Howell, an award-winning Pennsylvania artist. Her renderings of the "Pennsylvania County Courthouse Series" are on display at the Pennsylvania Judicial Center in Harrisburg, Pennsylvania.

*The Legal Journal of Susquehanna County is published and produced by the Susquehanna County Bar Association and Bailey Design and Advertising.*

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By requirement of Law and Order of Court the *Legal Journal of Susquehanna County* is made the medium for the publication of all Legal Advertisements required to be made in Susquehanna County, and contains all Notices of the Sheriff, Register, Clerk of the Courts, Prothonotary and all other Public Officers, Assignees, Administrators and Executors, Auditors, Examiners, Trustees, Insolvents, the formation and dissolution of Partnerships, affording indispensable protection against loss resulting from want of notice. It also contains the Trial and Argument Lists of all the Courts in Susquehanna County, and selected Opinions and Decisions of the Courts of Susquehanna County.

All legal notices must be submitted either via email or in typewritten form and are published exactly as submitted by the advertiser. *The Legal Journal* assumes no responsibility to edit, make spelling corrections, eliminate errors in grammar or make any changes in context. As pertains to all content in each issue, all efforts have been made to accurately publish the information provided by court sources, however Publisher and Susquehanna County Bar Association cannot be held liable for any typographical errors or errors in factual information contained therein.

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

## MESSAGE FROM THE SUSQUEHANNA COUNTY BAR ASSOCIATION



The Legal Journal of Susquehanna County is a comprehensive weekly guide containing legal decisions of the 34th Judicial District encompassing civil actions filed; mortgages and deeds filed; legal notices; advertisements and other matters of legal interest. On behalf of the Susquehanna County Bar Association, we appreciate the opportunity to serve the legal community by providing a consolidated source of significant matters of legal importance.

## PRICING & RATES

### *Notice Pricing*

#### *One time Insertions*

Incorporation Notices	\$45
Fictitious Name Registration	\$45
Petition for Change of Name	\$45
Estate Notice (3-time insertion)	\$65
Orphans Court; Accounting on Estates (2-time insertion)	\$45

*All other notices will be billed at \$1.90 per line. Minimum insertion fees apply.*

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

### *Subscription Rates*

#### *Per Year*

Mailed Copy	\$100
Emailed Copy	\$50
Mailed & Emailed	\$125

*Individual copies available for \$5 each*

*Subscription Year: March–February*

*Prorated subscriptions available*

## SUSQUEHANNA COUNTY OFFICIALS

### *Judge of the Court of Common Pleas*

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Kenneth W. Seamans, *Senior Judge*

### *Magisterial District Judges*

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Jodi L. Cordner, Esq.  
Suzanne Brainard

### *Court Administrator*

Cathy Hawley

### *Sheriff*

Lance Benedict

### *District Attorney*

Marion O’Malley, Esq.

### *Prothonotary, Clerk of The Court*

Jan Krupinski

### *Chief Public Defender*

Linda LaBarbara, Esq.

### *Commissioners*

Elizabeth M. Arnold — Chair  
Alan M. Hall — Vice-Chair  
Judith Herschel

### *Treasurer*

Jason D. Miller

### *Register of Wills/Recorder of Deeds/*

*Clerk of The Orphan’s Court*  
Michelle Estabrook

### *Coroner*

Anthony J. Conarton

### *Auditors*

Robert DeLuca  
Richard Suraci  
Rick Ainey

Susquehanna County Courthouse — 105 Maple Street, Montrose, PA 18801 ★ 570.278.4600  
Hours: Monday–Friday, 8:30 a.m.–4:30 p.m.

## LEGAL NOTICES

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### IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA 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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#### EXECUTOR NOTICE

Estate of Cheryl Ann Runco  
Late of Township of Lathrop  
EXECUTOR

Robert Ropoch  
223 Riverside Dr.  
Eynon, PA 18403

#### ATTORNEY

Theresa J. Malski-Pezak, Esq.  
907 Church St.  
Jessup, PA 18434

**10/9/2020 • 10/16/2020 • 10/23/2020**

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#### ADMINISTRATRIX NOTICE

Estate of Margaret Flaherty  
Late of Choconut Township  
ADMINISTRATRIX

Katherine I. Ford  
180 Quinn Rd.  
Friendsville, PA 18818

#### ATTORNEY

Laurence M. Kelly  
65 Public Avenue  
Montrose, PA 18801

**10/9/2020 • 10/16/2020 • 10/23/2020**

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#### ESTATE NOTICE

In the Estate of Maureen F. Stiastny, late of the Township of Harford, Susquehanna County, Pennsylvania,

Letters Testamentary in the above estate having been granted to the undersigned, all persons indebted to said estate are requested to make prompt payment and all those having claims against said estate will present them without delay to:

Elizabeth A. Montalvo  
1262 Tyler Lake Road  
Harford, PA 18823

or

Attorney for the Estate  
Zachary D. Morahan, Esq.  
Coughlin & Gerhart, LLP  
21-23 Public Avenue  
Montrose, PA 18801

**10/2/2020 • 10/9/2020 • 10/16/2020**

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#### ESTATE NOTICE

NOTICE IS HEREBY GIVEN  
THAT LETTERS  
TESTAMENTARY have been  
granted to J Robert Nelson in the  
Estate of Hazel Ruth Nelson AKA  
Hazel Nelson, Deceased, late of  
Walnut Creek, CA, who died on  
May 3, 2016. All persons indebted to  
said Estate are required to make  
payment and those having claims or

demands are to present same without delay to J Robert Nelson, in care of:

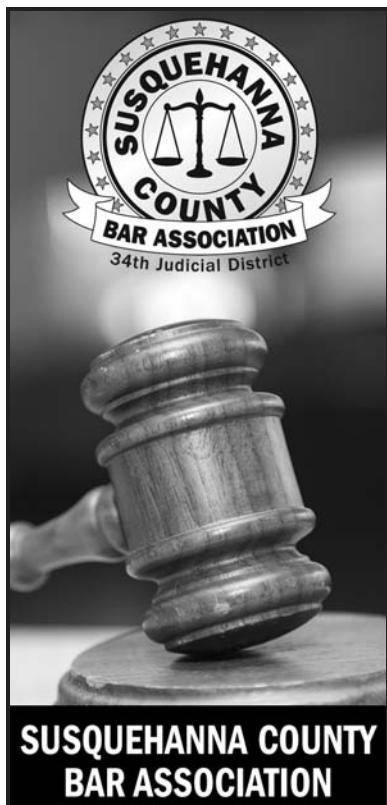
Jeffrey A. Yelen, Esq.  
8 West Market Street, Suite 320  
Wilkes-Barre, PA 18701

**10/2/2020 • 10/9/2020 • 10/16/2020**

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### LEGAL NOTICE

**ESTATE NOTICE IN THE  
ESTATE OF WILLIAM D.  
WASHER**, late of the Township of Auburn, County of Susquehanna, Commonwealth of Pennsylvania, who died on August 29, 2019. Letters of Administration in the



above estate have been granted to the undersigned, all persons indebted to said estate are requested to make prompt payment and all having claims against said estate will present them without delay to: Melinda Gunton, Administratrix, c/o JAMI LAYAOU HEARN, ESQ. 181 West Tioga Street, Tunkhannock, PA 18657.

**9/25/2020 • 10/2/2020 • 10/9/2020**

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### ADMINISTRATOR NOTICE

Estate of Shirley Rose Fisk  
Late of Lanesboro Borough  
CO-ADMINISTRATRIX  
Dayna Stark  
45 Petrus Road  
Windsor, NY 13865  
CO- ADMINISTRATOR  
Floyd J. Fisk  
P.O. Box 383  
Susquehanna, PA 18847  
ATTORNEY  
Michael Briechle, Esq.  
4 Chestnut Street  
Montrose, PA 18801

**9/25/2020 • 10/2/2020 • 10/9/2020**

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### EXECUTRIX NOTICE

Estate of William Gulbin, Jr.  
Late of Clifford Twp., PA  
EXECUTRIX  
Dianne Tubaugh  
C/O Harry T. Coleman, Esquire  
41 N. Main St., Suite 316  
Carbondale, PA 18407  
ATTORNEY  
Harry T. Coleman, Esquire  
41 N. Main St., Suite 316  
Carbondale, PA 18407

**9/25/2020 • 10/2/2020 • 10/9/2020**

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**OTHER NOTICES**

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**NOTICE**

**ORPHANS' COURT DIVISION  
ESTATE NOTICE**

Public notice is hereby given to all persons interested in the following named Estate. The accountant of said Estate has filed in the Register's Office of Susquehanna County the accounting which has been certified to the Clerk of the Orphans' Court Division, Court of Common Pleas:

First and Final Accountings:

Estate of CAROL E. RAFFERTY,  
deceased  
Bruce P. Leach, Jr., Executor

Estate of EDITH M. CONKLIN,  
deceased  
David B. Conklin, Executor

Estate of LEWIS O. GALLOWAY,  
deceased  
Lewis J. Galloway, Executor

The above accountings will be presented to the Judge of the Court of Common Pleas on Tuesday, October 20, 2020, and if no exceptions have been filed thereto the account will be Confirmed Final.

**MICHELLE ESTABROOK  
CLERK OF ORPHANS' COURT**

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**10/2/2020 • 10/9/2020**

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**MORTGAGES AND DEEDS**

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**RECORDED FROM SEPTEMBER 24, 2020 TO SEPTEMBER 30, 2020**  
**ACCURACY OF THE ENTRIES IS NOT GUARANTEED.**

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**MORTGAGES**

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Information:	Consideration: \$235,000.00
Mortagor: PATRICK, BRODY	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - MORTGAGE RESEARCH CENTER LLC (DBA) 3 - VETERANS UNITED HOME LOANS
Locations: Parcel # 1 - 131.00-1.002.04.000.	Municipality JACKSON TOWNSHIP
Information:	Consideration: \$299,625.00
Mortagor: SHEPARD, ANDREW M	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - PRIMELENDING
Locations: Parcel # 1 - 227.00-1.020.01.000. 2 - 227.00-1.020.02.000.	Municipality CLIFFORD TOWNSHIP CLIFFORD TOWNSHIP
Information:	Consideration: \$40,000.00
Mortagor: SERBONICH, COREY W 2 - SERBONICH, HEIDI N	Mortgagee: PAGE, JEFFREY 2 - PAGE, DARLENE
Locations: Parcel # 1 - N/A	Municipality JACKSON TOWNSHIP
Information:	Consideration: \$194,000.00
Mortagor: BRESLIN, JOSEPH	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - NORTHWEST BANK
Locations: Parcel # 1 - 126.10-1.021.00.000.	Municipality BRIDGEWATER TOWNSHIP
Information:	Consideration: \$189,000.00
Mortagor: ARVONIO, PETER CARL III	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - HOMETOWN LENDERS INC
2 - RYBAK ARVONIO, MIRANDA CATHERINE	Municipality CLIFFORD TOWNSHIP
Locations: Parcel # 1 - 266.01-1.004.00.000.	Municipality CLIFFORD TOWNSHIP
Information:	Consideration: \$88,500.00
Mortagor: AMATO, MASSIMILIANO 2 - AMATO, MARISA	Mortgagee: PS BANK
Locations: Parcel # 1 - 161.08-1.052.00.000.	Municipality BRIDGEWATER TOWNSHIP
Information:	Consideration: \$172,000.00
Mortagor: ALLEN, CHRISTOPHER L 2 - ALLEN, JENNIFER A	Mortgagee: NBT BANK
Locations: Parcel # 1 - 126.03-1.007.00.000.	Municipality BRIDGEWATER TOWNSHIP
Information:	Consideration: \$250,000.00
Mortagor: WORMUTH, DARRYL R	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - LOANDEPOTCOM LLC
2 - WORMUTH, CAROLINA	Municipality GIBSON TOWNSHIP
Locations: Parcel # 1 - 187.00-2.016.03.000.	Municipality GIBSON TOWNSHIP

★ **LEGAL JOURNAL OF SUSQUEHANNA COUNTY** ★

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Information:	Consideration: \$103,700.00
Mortgagor: PHINNEY, JOSEPH B 2 - PHINNEY, YVONNE	Mortgagee: LOANDEPOTCOM LLC 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Locations: Parcel # 1 - N/A	Municipality SILVER LAKE TOWNSHIP
Information:	Consideration: \$50,000.00
Mortgagor: OWENS, RACHEL ANNE	Mortgagee: OWENS, ROBERT M JR 2 - OWENS, KAREN LYNN
Locations: Parcel # 1 - N/A	Municipality JESSUP TOWNSHIP
Information:	Consideration: \$150,000.00
Mortgagor: SCARPIANO, ANTHONY P 2 - SCARPIANO, LISA R	Mortgagee: HONESDALE NATIONAL BANK
Locations: Parcel # 1 - 266.00-1,004.02,000.	Municipality CLIFFORD TOWNSHIP
Information:	Consideration: \$160,027.00
Mortgagor: FAIR, BRYCE A	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - QUICKEN LOANS LLC
Locations: Parcel # 1 - 031.00-4,001.00,000.	Municipality HALLSTEAD BOROUGH
Information:	Consideration: \$81,600.00
Mortgagor: RANGER PROPERTY MANAGEMENT LLC	Mortgagee: HONESDALE NATIONAL BANK
Locations: Parcel # 1 - 054.11-4,025.00,000.	Municipality SUSQUEHANNA
Information:	Consideration: \$110,839.00
Mortgagor: WADE, JAMIE 2 - WADE, ROBERT	Mortgagee: FREEDOM MORTGAGE CORPORATION 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 3 - WADE, JACKIE
Locations: Parcel # 1 - N/A	Municipality HARMONY TOWNSHIP
Information:	Consideration: \$80,000.00
Mortgagor: ROOF, JESSE M 2 - ACKERMAN, HALEY L	Mortgagee: HONESDALE NATIONAL BANK
Locations: Parcel # 1 - 031.19-3,095.00,000.	Municipality HALLSTEAD BOROUGH
Information:	Consideration: \$20,000.00
Mortgagor: DENGEL, RICHARD JOSEPH	Mortgagee: PORTABLE PLAYHOUSE INC
Locations: Parcel # 1 - 268.07-2,027.00,000.	Municipality FOREST CITY 2W
Information:	Consideration: \$134,000.00
Mortgagor: MAZIARZ, WOJCIECH M 2 - MOORE, KELLY E	Mortgagee: VANDERBILT MORTGAGE AND FINANCE INC (DBA) 2 - SILVERTON MORTGAGE 3 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Locations: Parcel # 1 - 169.00-1,021.02,000.	Municipality GIBSON TOWNSHIP

Information:	Consideration: \$334,000.00
Mortgagor: COTTRELL, LEROY JR	Mortgagee: QUICKEN LOANS LLC 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Locations: Parcel # 1 - 132.00-1,090.00,000.	Municipality JACKSON TOWNSHIP
Information:	Consideration: \$106,060.00
Mortgagor: HOLMES, MICHAEL S	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - SUMMIT MORTGAGE CORPORATION
Locations: Parcel # 1 - 029.00-2,046.00,000.	Municipality LIBERTY TOWNSHIP
Information:	Consideration: \$195,700.00
Mortgagor: WATSON, STEPHEN J	Mortgagee: SUMMIT MORTGAGE CORPORATION 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Locations: Parcel # 1 - 124.17-1,023.00,000.	Municipality MONTROSE 2W
Information:	Consideration: \$133,600.00
Mortgagor: ROSS, SARAH M	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - SUMMIT MORTGAGE CORPORATION
Locations: Parcel # 1 - 183.03-1,002.00,000.	Municipality BROOKLYN TOWNSHIP
Information:	Consideration: \$170,000.00
Mortgagor: HAYES, JAY DARIN	Mortgagee: SUMMIT MORTGAGE CORPORATION 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Locations: Parcel # 1 - 069.00-1,012.04,000.	Municipality LIBERTY TOWNSHIP

## DEEDS

Information:	Consideration: \$235,000.00
Grantor: ARCURI, STEPHEN W 2 - ARCURI, LINDA M	Grantee: PATRICK, BRODY
Locations: Parcel # 1 - 131.00-1,002.04,000.	Municipality JACKSON TOWNSHIP
Information:	Consideration: \$1.00
Grantor: ZAWISKY, JOSEPH	Grantee: ZAWISKY, RANDALL EUGENE
Locations: Parcel # 1 - 092.00-1,013.00,000.	Municipality NEW MILFORD TOWNSHIP
Information:	Consideration: \$352,500.00
Grantor: COUTTS, KEVIN D 2 - COUTTS, MARIA	Grantee: SHEPARD, ANDREW M 2 - MACDONALD, KERRI L
Locations: Parcel # 1 - 227.00-1,020.01,000. 2 - 227.00-1,020.02,000.	Municipality CLIFFORD TOWNSHIP CLIFFORD TOWNSHIP
Information:	Consideration: \$40,000.00
Grantor: PAGE, JEFFREY 2 - PAGE, DARLENE	Grantee: SERBONICH, COREY W 2 - SERBONICH, HEIDI N
Locations: Parcel # 1 - 094.00-1,036.00,000.	Municipality JACKSON TOWNSHIP

Information:	Consideration: \$35,000.00
Grantor: WELLS FARGO BANK	Grantee: IRON HORSE BREWING COMPANY LLC
Locations: Parcel #	Municipality
1 - 038.00-1,021.00,000.	HARMONY TOWNSHIP
Information:	Consideration: \$210,000.00
Grantor: TOLERICO, JOHN	Grantee: ARVONIO, PETER CARL III
2 - TOLERICO, MARY KAY	2 - RYBAK ARVONIO, MIRANDA CATHERINE
Locations: Parcel #	Municipality
1 - 266.01-1,004.00,000.	CLIFFORD TOWNSHIP
Information:	Consideration: \$1.00
Grantor: MOYER, RACHEL	Grantee: MOYER, LYLE W
Locations: Parcel #	Municipality
1 - 102.00-1,056.00,000.	FOREST LAKE TOWNSHIP
Information:	Consideration: \$215,000.00
Grantor: SEDOR, MARJORIE A	Grantee: ALLEN, CHRISTOPHER L
2 - SEDOR, ROBERT M JR	2 - ALLEN, JENNIFER A
Locations: Parcel #	Municipality
1 - 126.03-1,007.00,000.	BRIDGEWATER TOWNSHIP
Information:	Consideration: \$228,000.00
Grantor: ROMANSKI, ELIZABETH F	Grantee: OSHEA, MADELINE
2 - ROMANSKI, LEONARD A	2 - OSHEA, DYLAN
Locations: Parcel #	Municipality
1 - N/A	LENOX TOWNSHIP
Information:	Consideration: \$75,000.00
Grantor: PEOPLES SECURITY BANK & TRUST COMPANY	Grantee: PLACES PROPERTIES LLC
Locations: Parcel #	Municipality
1 - 124.13-3,021.00,000.	MONTROSE 2W
Information:	Consideration: \$50,000.00
Grantor: OWENS, ROBERT M	Grantee: OWENS, RACHEL ANNE
2 - OWENS, KAREN L	
Locations: Parcel #	Municipality
1 - N/A	JESSUP TOWNSHIP
Information:	Consideration: \$1.00
Grantor: MEAD, WILLIAM T JR	Grantee: MEAD, WILLIAM T JR
2 - MEAD, WILLIAM T (ESTATE AKA)	
3 - MEAD, WILLIAM T SR (ESTATE AKA)	
4 - MEAD, WILLIAM (ESTATE)	
5 - MEAD, RYAN	
Locations: Parcel #	Municipality
1 - N/A	BRIDGEWATER TOWNSHIP
2 - 126.00-1,012.02,000.	BRIDGEWATER TOWNSHIP
3 - 126.00-1,012.00,000.	BRIDGEWATER TOWNSHIP
Information:	Consideration: \$1.00
Grantor: MACK, DUSTIN WYATT	Grantee: MACK, DEAN
	2 - MACK, JANE
Locations: Parcel #	Municipality
1 - 164.00-1,037.02,000.	BROOKLYN TOWNSHIP
Information:	Consideration: \$1.00
Grantor: MACK, DEAN	Grantee: MACK, DUSTIN WYATT
2 - MACK, JANE	
Locations: Parcel #	Municipality
1 - 164.00-1,037.00,000.	BROOKLYN TOWNSHIP

Information:	Consideration: \$92,000.00
Grantor: PENNAY, GERALD R 2 - PENNAY, JENNY	Grantee: DUNN, JOSEPH (TRUST) 2 - DUNN, KATHRYN (TRUST)
Locations: Parcel # 1 - 209.10-1,016.00.000.	Municipality HERRICK TOWNSHIP
Information:	Consideration: \$163,000.00
Grantor: PACCIO, RICHARD M	Grantee: FAIR, BRYCE A 2 - SINGER, JULIE A
Locations: Parcel # 1 - 031.00-4,001.00.000.	Municipality HALLSTEAD BOROUGH
Information:	Consideration: \$1.00
Grantor: MOORE, ARTHUR JAMES SR (ESTATE AKA) 2 - MOORE, ARTHUR (ESTATE AKA) 3 - MOORE, ARTHUR JAMES (ESTATE AKA) 4 - MOORE, ARTHUR J (ESTATE)	Grantee: ANTONOWSKI, CAROLE 2 - SELLERS, RODNEY JAMES 3 - SELLERS, SCOTT BRENDAN
Locations: Parcel # 1 - 214.00-1,041.00.000.	Municipality AUBURN TOWNSHIP
Information:	Consideration: \$1.00
Grantor: JURCO, KAREN LYNN (ESTATE)	Grantee: VENN, MICHAEL
Locations: Parcel # 1 - 203.00-3,010.00.000.	Municipality LENOX TOWNSHIP
Information:	Consideration: \$382,350.00
Grantor: HUNTER, ROBERT J (TRUST BY TRUSTEES)	Grantee: FOX, JOHN 2 - FOX, CHERYL
Locations: Parcel # 1 - N/A	Municipality HERRICK TOWNSHIP
Information:	Consideration: \$78,000.00
Grantor: KLEMENSIC, ARLENE (ESTATE)	Grantee: HUGABOOM, JESSICA 2 - KNORR, DUSTIN
Locations: Parcel # 1 - 268.07-3,011.00.000.	Municipality FOREST CITY 2W
Information:	Consideration: \$1.00
Grantor: VERMETTE, LUCINDA SUSAN LITTLE 2 - VERMETTE, ROBERT 0	Grantee: VERMETTE, LUCINDA SUSAN LITTLE 2 - VERMETTE, ROBERT 0
Locations: Parcel # 1 - 165.00-2,018.00.000.	Municipality HARFORD TOWNSHIP
Information: SUB-SURFACE MINERAL	Consideration: \$1.00
Grantor: HANNIGAN, DOLORES (ESTATE)	Grantee: HANNIGAN, GERALD E JR 2 - BRANIGAN, PATRICIA A 3 - MCDONNELL, JOAN T 4 - HANNIGAN, JOHN J 5 - HANNIGAN, JAMES J 6 - HANNIGAN, BRITTANY S 7 - HANNIGAN, BRENDA F 8 - HANNIGAN, MICHAEL V
Locations: Parcel # 1 - 146.00-2,035.00.000.	Municipality HARFORD TOWNSHIP

Information: SUB-SURFACE MINERAL Grantor: HANNIGAN, DOLORES (ESTATE)	Consideration: \$1.00 Grantee: HANNIGAN, GERALD E JR 2 - BRANIGAN, PATRICIA A 3 - MCDONNELL, JOAN T 4 - HANNIGAN, JOHN J 5 - HANNIGAN, JAMES J 6 - HANNIGAN, BRITTANY S 7 - HANNIGAN, BRENDA F 8 - HANNIGAN, MICHAEL V
Locations: Parcel # 1 - 222.00-3,036.00.000.	Municipality LENOX TOWNSHIP
Information: Grantor: MLORF PROPERTIES LLC	Consideration: \$102,000.00 Grantee: RANGER PROPERTY MANAGEMENT LLC
Locations: Parcel # 1 - 054.11-4,025.00.000.	Municipality SUSQUEHANNA
Information: Grantor: MCCUSKER, MARYANN DURKO (AKA)	Consideration: \$1.00 Grantee: MCCUSKER GRANTOR TRUST
2 - MCCUSKER, MARYANN 3 - MCCUSKER, JAMES J (AKA) 4 - MCCUSKER, JAMES JOSEPH	
Locations: Parcel # 1 - 229.00-1,002.00.000.	Municipality HERRICK TOWNSHIP
Information: Grantor: WADE, ROBERT	Consideration: \$1.00 Grantee: WADE, ROBERT
2 - WADE, JACKIE 3 - WADE, JAMIE (FKA) 4 - STONE, JAMIE	2 - WADE, JACKIE 3 - WADE, JAMIE
Locations: Parcel # 1 - 038.00-1,010.00.000.	Municipality HARMONY TOWNSHIP
Information: Grantor: RAUGHEY, CHRISTINE (NBM)	Consideration: \$101,000.00 Grantee: ROOF, JESSE M
2 - HOULIHAN, CHRISTINE 3 - HOULIHAN, TIMOTHY	2 - ACKERMAN, HALEY L
Locations: Parcel # 1 - N/A	Municipality HALLSTEAD BOROUGH
Information: Grantor: PORTABLE PLAYHOUSE INC	Consideration: \$20,000.00 Grantee: DENGEL, RICHARD JOSEPH
Locations: Parcel # 1 - 268.07-2,027.00.000.	Municipality FOREST CITY 2W
Information: Grantor: MAZIARZ, MICHAEL	Consideration: \$140,000.00 Grantee: MAZIARZ, WOJCIECH M
2 - MAZIARZ, ALICJA 3 - MAZIARZ, WOJCIECH M	2 - MOORE, KELLY E
Locations: Parcel # 1 - 169.00-1,021.02.000.	Municipality GIBSON TOWNSHIP
Information: Grantor: OATES, CHRISTINA MELNYK (BY ATTY AKA)	Consideration: \$1.00 Grantee: MELNYK, IHOR J
2 - OATES, CHRISTINE M (BY ATTY) 3 - MELNYK, IHOR R 4 - MELNYK, MARIA IRENE (AKA) 5 - SOLOMON, MARIA MELNYK 6 - MELNYK, ORYSIA J (AKA) 7 - EAGAN, ORYSIA MELNYK	
Locations: Parcel # 1 - N/A	Municipality GREAT BEND TOWNSHIP

Information:	Consideration:
Grantor: OATES, CHRISTINA MELNYK (BY ATTY AKA)	Consideration: \$1.00
2 - OATES, CHRISTINE MELNYK (BY ATTY)	Grantee: SOLOMON, ROBERT D
3 - MELNYK, IHOR R	2 - SOLOMON, MARIA MELNYK
4 - MELNYK, MARIA IRENE (AKA)	
5 - SOLOMON, MARIA MELNYK	
6 - MELNYK, ORYSIA J (AKA)	
7 - EAGAN, ORYSIA MELNYK	
Locations: Parcel #	Municipality
1 - N/A	GREAT BEND TOWNSHIP
Information:	Consideration:
Grantor: OATES, CHRISTINA MELNYK (BY ATTY AKA)	\$1.00
2 - OATES, CHRISTINE M (BY ATTY)	Grantee: MELNYK, ORYSIA J
3 - MELNYK, IHOR R	
4 - MELNYK, MARIA IRENE (AKA)	
5 - SOLOMON, MARIA MELNYK	
6 - MELNYK, ORYSIA J (AKA)	
7 - EAGAN, ORYSIA MELNYK	
Locations: Parcel #	Municipality
1 - N/A	GREAT BEND TOWNSHIP
Information:	Consideration:
Grantor: RANDALL, KATHERINE B	\$1.00
Locations: Parcel #	Municipality
1 - 065.05-1,023.00,000.	SILVER LAKE TOWNSHIP
Information:	Consideration:
Grantor: GIBLIN, SUSAN M	\$105,000.00
Locations: Parcel #	Municipality
1 - 029.00-2,046.00,000.	LIBERTY TOWNSHIP
Information:	Consideration:
Grantor: SCARBOROUGH, BARBARA L	\$17,900.00
Locations: Parcel #	Municipality
1 - N/A	HALLSTEAD BOROUGH
Information:	Consideration:
Grantor: NELSON, THORNTON CHASE	\$206,000.00
2 - NELSON, MAURA McNAMARA	Grantee: WATSON, STEPHEN J
Locations: Parcel #	Municipality
1 - N/A	MONROSE
Information:	Consideration:
Grantor: BOSCO, JASON	\$167,000.00
Locations: Parcel #	Municipality
1 - 183.03-1,002.00,000.	BROOKLYN TOWNSHIP
Information:	Consideration:
Grantor: LIND, JEFFREY A (AKA)	\$212,500.00
2 - LIND, JEFFREY (AKA)	Grantee: HAYES, JAY DARIN
3 - LIND, JEFFREY J	
Locations: Parcel #	Municipality
1 - 069.00-1,012.04,000.	LIBERTY TOWNSHIP



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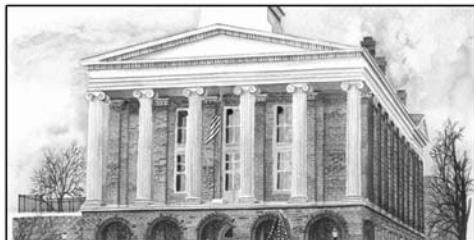
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