

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

34th Judicial District

Vol. 2 ★ March 30, 2018 ★ Montrose, PA ★ No. 52



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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*

Alan M. Hall  
Elizabeth M. Arnold  
MaryAnn Warren

### *Treasurer*

Jason D. Miller

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

*Clerk of The Orphan’s Court*  
Michelle Estabrook

### *Coroner*

Anthony J. Conarton

### *Auditors*

George Starzec  
Susan Jennings  
Richard Suraci

## 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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#### EXECUTRIX NOTICE

Estate of Mary Brancaccio  
Late of Thompson Township  
EXECUTRIX  
Beth Terpstra AKA Beth Anne  
Terpstra  
522 Front St.  
Susquehanna, PA 18847  
ATTORNEY  
Myron B. Dewitt  
P.O. Box 244  
Susquehanna, PA 18847

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**3/30/2018 • 4/6/2018 • 4/13/2018**

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#### NOTICE

In the Estate of Rae E. Fiske, deceased, late of New Milford Borough, Susquehanna County, Pennsylvania.

Letters Administration in the above estate having been issued to Melissa R. Kelsey, all persons indebted to the said estate are requested to make payment; those

having claims to present the same without delay to:

Melissa R. Kelsey  
1270 Main Street  
New Milford, PA 18834

OR

Michael J. Gathany  
Attorney at Law  
PO Box 953 Hallstead, PA 18822

**3/30/2018 • 4/6/2018 • 4/13/2018**

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#### ADMINISTRATRIX NOTICE

Estate of Lenore M. Spoonhower  
Late of Susquehanna Borough  
ADMINISTRATRIX  
Ms. Kim M. Spoonhower  
6 Pleasant View Drive  
Latham, NY 12110

**3/30/2018 • 4/6/2018 • 4/13/2018**

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#### EXECUTOR NOTICE

Estate of Harold D. Ely  
Late of Bridgewater Township  
EXECUTOR  
Gerald E. Ely  
369 Loomis Road  
Montrose, PA 18801  
ATTORNEY  
Robert J. Hollister, Esquire  
Giangrieco Law, PC  
P.O. Box 126  
Montrose, PA 18801

**3/30/2018 • 4/6/2018 • 4/13/2018**

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## EXECUTOR NOTICE

Estate of Amos P. Hollister  
Late of Bridgewater Township  
EXECUTOR  
Robert J. Hollister  
Giangrieco Law, PC  
P.O. Box 126  
Montrose, PA 18801  
ATTORNEY  
Robert J. Hollister, Esquire  
Giangrieco Law, PC  
P.O. Box 126  
Montrose, PA 18801

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**3/30/2018 • 4/6/2018 • 4/13/2018**

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## ESTATE NOTICE

In the Estate of June Lee Arneil,  
late of the Township of Ararat,  
Susquehanna County,  
Pennsylvania,

Letters of Administration 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:

Ronald S. Arneil  
335 Mud Pond Road  
Union Dale, PA 18470

or

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

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**3/30/2018 • 4/6/2018 • 4/13/2018**

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## EXECUTOR'S NOTICE

Estate of Mary E. Palmer,  
Deceased. Late of Great Bend,  
Susquehanna County, PA. D.O.D.  
10/21/16. Letters of Administration  
on the above Estate have been  
granted to the undersigned, who  
request all persons having claims or  
demands against the estate of the  
decedent to make known the same  
and all persons indebted to the  
decedent to make payment without  
delay to Robin R. Talbott,  
Administratrix, 122 S. Van Buren  
St., Rockville, MD 20850. Or to her  
Atty.: Jennifer M. Merx, Skarlatos  
Zonarich LLC, 17 S. 2nd St., 6th  
Fl., Harrisburg, PA 17101-2039.

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**3/23/2018 • 3/30/2018 • 4/6/2018**

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## EXECUTOR NOTICE

Estate of Sylvia Louise Secord  
Late of Bridgewater Township  
EXECUTOR  
Richard Shawn Secord  
835 New York Avenue  
Hallstead, PA 18822  
ATTORNEY  
Michael Briechle, Esquire  
4 Chestnut Street  
Montrose, PA 18801

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**3/16/2018 • 3/23/2018 • 3/30/2018**

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## NOTICE

IN THE ESTATE OF **DAVID L. BRAMAN**, late of the Township of Gibson, County of Susquehanna, Pennsylvania, Letters Testamentary having 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:

**Gary Braman, Executor  
445 Fox Farm Road  
Windsor, NY 13865**

**OR**

**Robert H. Sayers, Esq.  
Attorney for the Estate  
811-813 Mulberry Street  
Scranton, PA 18510**

**3/16/2018 • 3/23/2018 • 3/30/2018**

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**ADMINISTRATRIX NOTICE**

Estate of Ronald E. Kocak  
Late of Choconut Township  
**ADMINISTRATRIX**

Elena Groover  
294 Rafferty Road  
Montrose, PA 18844  
**ADMINISTRATRIX**

Lisa A. Kocak  
c/o Zachary Morahan, Esq.  
Coughlin & Gerhart, LLP  
21-23 Public Ave.  
Montrose, PA 18801

**ATTORNEY**

Robert J. Hollister, Esq.  
Giangrieco Law, PC  
P.O. Box 126  
Montrose, PA 18801

**3/16/2018 • 3/23/2018 • 3/30/2018**

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**ESTATE NOTICE**

In the Estate of Richard P. Zrowka,  
late of Susquehanna County,  
Pennsylvania:

Letters Testamentary have been

granted in the above captioned estate to Mark Zrowka. All persons indebted to said estate are to make prompt payment and all having claims against said estate will present them without delay to:

Michael Briechle, Esquire  
Briechle Law Offices, PC  
707 Main Street PO Box 157  
Forest City, PA 18421  
(570) 785-3232  
Attorney for the Estate

**3/16/2018 • 3/23/2018 • 3/30/2018**

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**OTHER NOTICES**

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**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 GRACE D. BAILEY,  
deceased  
David Bailey, Administrator  
d.b.n.c.t.a.

Estate of THEODORE  
DONOVAN, deceased  
Thomas Donovan, Administrator

The above accountings will be presented to the Judge of the Court of Common Pleas on Tuesday,

April 17, 2018, and if no exceptions have been filed thereto the account will be Confirmed Final.

MICHELLE ESTABROOK  
CLERK OF ORPHANS' COURT

**3/30/2018 • 4/6/2018**

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**NOTICE OF  
FICTITIOUS NAME  
REGISTRATION**

We hereby give notice to register in compliance with Pa.C.S. §311(g).

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of:

JStrope Enterprises, LLC  
3077 North Road  
Susquehanna County  
Montrose, PA 18801

has submitted an application under the Fictitious Name Act with the Bureau of Corporations and Charitable Organizations of the Pennsylvania Department of State, Harrisburg, PA.

Owner:  
Jan Donato  
3077 North Road  
Montrose, PA 18801

**3/30/2018**

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**NOTICE OF FILING OF  
SHERIFF'S SALES**

*Individual Sheriff's Sales can be cancelled for a variety of reasons. The notices enclosed were accurate as of the publish date. Sheriff's Sale notices are posted on the public bulletin board of the Susquehanna County Sheriff's Office, located at 105 Maple Street, Montrose, PA.*

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**SHERIFF'S SALE  
MORTGAGE FORECLOSURE  
APRIL 10, 2018**

IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA COUNTY, upon Judgment entered therein, there will be exposed to public sale and outcry in the Sheriff's Office, Susquehanna County Courthouse, Montrose, Pennsylvania, the following described real estate, to wit:

**Sale Date and Time**

**4-10-2018 9:00 AM**

Writ of Execution No.:

2017-1345 CP

PROPERTY ADDRESS: 149  
Broad Avenue F/K/A 303 Broad  
Avenue

Susquehanna, Pa 18847

LOCATION: Borough of  
Susquehanna Depot

Tax ID #: 054.11-2,073.00,000.

IMPROVEMENTS: ONE - TWO

STORY WOOD FRAMED

DWELLING

ONE – 18 X 20 WOOD FRAMED  
GARAGE

DEFENDANTS: Pam Ervin, solely in her capacity as heir of Dorothy M. Spoonhower, Deceased, and any and all unknown heirs of Dorothy M. Spoonhower, Deceased

ATTORNEY FOR PLAINTIFF:  
James Shoemaker, Esq  
(570) 287-3000

**NOTICE**

The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises. **Notice** is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff no later than 30 days after the sale and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter. Full amount of bid plus poundage must be paid on the date of the sale by 4:30 p.m. or deed will not be acknowledged. For details on individual Sheriff Sales please go to: <http://susqco.com/> -Law Enforcement, Sheriff's Office, Sale listings

Lance M. Benedict,  
Susquehanna County Sheriff

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**3/16/2018 • 3/23/2018 • 3/30/2018**

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**SHERIFF'S SALE  
MORTGAGE FORECLOSURE  
APRIL 10, 2018**

IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA COUNTY, upon Judgment entered therein, there will be exposed to public sale and outcry in the Sheriff's Office, Susquehanna County Courthouse, Montrose,

Pennsylvania, the following described real estate, to wit:

**Sale Date and Time**

**4-10-2018 9:30 AM**

Writ of Execution No.:

2017-1351 CP

PROPERTY ADDRESS: 315

Jackson Street

Thompson, Pa 18465

LOCATION: Borough of

Thompson

Tax ID #: 115.09-1,068.00,000.

IMPROVEMENTS: ONE - TWO

STORY WOOD FRAMED

DWELLING

ONE - 18 X 32 WOOD FRAMED

GARAGE

DEFENDANTS: The Unknown Heirs, Executors, Administrators and Devisees of the Estate of Patricia Ann Schneyer, Deceased

ATTORNEY FOR PLAINTIFF:

Jessica Manis, Esq

(215) 572-5025

**NOTICE**

The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises. **Notice** is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff no later than 30 days after the sale and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter. Full amount of bid plus poundage must be paid on the date of the sale by 4:30 p.m. or deed

will not be acknowledged. For details on individual Sheriff Sales please go to: <http://susqco.com/> - Law Enforcement, Sheriff's Office, Sale listings

Lance M. Benedict,  
Susquehanna County Sheriff

**3/16/2018 • 3/23/2018 • 3/30/2018**

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**SHERIFF'S SALE  
MORTGAGE FORECLOSURE  
APRIL 10, 2018**

IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA COUNTY, upon Judgment entered therein, there will be exposed to public sale and outcry in the Sheriff's Office, Susquehanna County Courthouse, Montrose, Pennsylvania, the following described real estate, to wit:

**Sale Date and Time**

**4-10-2018 10:30 AM**

Writ of Execution No.:

2017-1361 CP

PROPERTY ADDRESS: 70 Washington Street FKA 801 Washington Street

Susquehanna, Pa 18847

LOCATION: Borough of Susquehanna Depot

Tax ID #: 054.14-2,064.00,000.

IMPROVEMENTS: ONE - TWO

STORY WOOD FRAMED

DWELLING

DEFENDANTS: Andrew I. Miller

ATTORNEY FOR PLAINTIFF:

Stephen Hladik, Esq

(215) 855-9521

**NOTICE**

The Sheriff shall not be liable for

loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises. Notice is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff no later than 30 days after the sale and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter. Full amount of bid plus poundage must be paid on the date of the sale by 4:30 p.m. or deed will not be acknowledged. For details on individual Sheriff Sales please go to: <http://susqco.com/> - Law Enforcement, Sheriff's Office, Sale listings

Lance M. Benedict,  
Susquehanna County Sheriff

**3/16/2018 • 3/23/2018 • 3/30/2018**

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**SHERIFF'S SALE  
MORTGAGE FORECLOSURE  
APRIL 10, 2018**

IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA COUNTY, upon Judgment entered therein, there will be exposed to public sale and outcry in the Sheriff's Office, Susquehanna County Courthouse, Montrose, Pennsylvania, the following described real estate, to wit:

**Sale Date and Time**

**4-10-2018 11:00 AM**

Writ of Execution No.:

2017-1353 CP

PROPERTY ADDRESS: 4217 SR  
267

Meshoppen, Pa 18630

LOCATION: Auburn Township

Tax ID #: 214.00-1,024.01,000.

IMPROVEMENTS: ONE - TWO  
STORY WOOD FRAMED

DWELLING

DEFENDANTS: Bucky E. Beaver  
and Christina I. Cook

ATTORNEY FOR PLAINTIFF:

Jill Manuel-Coughlin, Esq

(215) 942-2090

### NOTICE

The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises. **Notice** is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff no later than 30 days after the sale and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter. Full amount of bid plus poundage must be paid on the date of the sale by 4:30 p.m. or deed will not be acknowledged. For details on individual Sheriff Sales please go to: <http://susqco.com/> -Law Enforcement, Sheriff's Office, Sale listings

Lance M. Benedict,  
Susquehanna County Sheriff

3/16/2018 • 3/23/2018 • 3/30/2018

### SHERIFF'S SALE MORTGAGE FORECLOSURE APRIL 24, 2018

IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA COUNTY, upon Judgment entered therein, there will be exposed to public sale and outcry in the Sheriff's Office, Susquehanna County Courthouse, Montrose, Pennsylvania, the following described real estate, to wit:

#### Sale Date and Time

**4-24-2018 9:00 AM**

Writ of Execution No.:

2017-1310 CP

PROPERTY ADDRESS: 2718  
Chenango Street AKA RR 3 Box  
361

Montrose, Pa 18801

LOCATION: Bridgewater  
Township

Tax ID #: 104.00-1,023.00,000.

IMPROVEMENTS: ONE - 36 X  
40 Wood Framed Closed Shed

DEFENDANTS: Hesham Azzam  
aka Hesham M. Azzam and Arzu  
Azzam aka A. Azzam

ATTORNEY FOR PLAINTIFF:  
Jennie Tsai, Esq  
(215) 563-7000

### NOTICE

The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises. **Notice** is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff no later than 30

days after the sale and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter. Full amount of bid plus poundage must be paid on the date of the sale by 4:30 p.m. or deed will not be acknowledged. For details on individual Sheriff Sales please go to: <http://susqco.com/> -Law Enforcement, Sheriff's Office, Sale listings

Lance M. Benedict,  
Susquehanna County Sheriff

**3/30/2018 • 4/6/2018 • 4/13/2018**

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**SHERIFF'S SALE  
MORTGAGE FORECLOSURE  
APRIL 24, 2018**

IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA COUNTY, upon Judgment entered therein, there will be exposed to public sale and outcry in the Sheriff's Office, Susquehanna County Courthouse, Montrose, Pennsylvania, the following described real estate, to wit:

**Sale Date and Time**

**4-24-2018 9:30 AM**

Writ of Execution No.:

2018-58 CP

PROPERTY ADDRESS: 623

Delaware Street

Forest City, Pa 18421

LOCATION: Borough of Forest City

Tax ID #: 268.07-1,027.00,000.

IMPROVEMENTS: ONE - TWO STORY WOOD FRAMED DWELLING

DEFENDANTS: Brian Demchak and Lisa Demchak  
ATTORNEY FOR PLAINTIFF:  
Jeffrey Treat, Esq  
(570) 253-1209

**NOTICE**

The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises. **Notice** is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff no later than 30 days after the sale and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter. Full amount of bid plus poundage must be paid on the date of the sale by 4:30 p.m. or deed will not be acknowledged. For details on individual Sheriff Sales please go to: <http://susqco.com/> -Law Enforcement, Sheriff's Office, Sale listings

Lance M. Benedict,  
Susquehanna County Sheriff

**3/30/2018 • 4/6/2018 • 4/13/2018**

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**SHERIFF'S SALE  
MORTGAGE FORECLOSURE  
APRIL 24, 2018**

IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA COUNTY, upon Judgment entered therein, there will be exposed to public sale and outcry in the

Sheriff's Office, Susquehanna County Courthouse, Montrose, Pennsylvania, the following described real estate, to wit:

**Sale Date and Time**

**4-24-2018 10:00 AM**

Writ of Execution No.:

2018-57 CP

PROPERTY ADDRESS: 240

Overlook Road aka RR 2 Box

2024

Carbondale, Pa 18407

LOCATION: Township of Lenox

Tax ID #: 263.00-1,142.00,000

IMPROVEMENTS: ONE - ONE

STORY MANUFACTURED

DWELLING

ONE - 30 X 30 WOOD FRAMED

GARAGE

DEFENDANTS: Anthony Neri and

Dawn M. Neri

ATTORNEY FOR PLAINTIFF:

Peter Wapner, Esq

(215) 563-7000

**NOTICE**

The Sheriff shall not be liable for

loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises. **Notice** is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff no later than 30 days after the sale and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter. Full amount of bid plus poundage must be paid on the date of the sale by 4:30 p.m. or deed will not be acknowledged. For details on individual Sheriff Sales please go to: <http://susqco.com/> -Law Enforcement, Sheriff's Office, Sale listings

Lance M. Benedict,  
Susquehanna County Sheriff

**3/30/2018 • 4/6/2018 • 4/13/2018**

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**MORTGAGES AND DEEDS**

**RECORDED FROM MARCH 15, 2018 TO MARCH 21, 2018**  
**ACCURACY OF THE ENTRIES IS NOT GUARANTEED.**

**MORTGAGES**

Information:	Consideration: \$258,750.00
Mortgagor: ANDREWS, LINDA S	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
2 - BRANDON, NICHOLAS	2 - PRIMELENDING
Locations: Parcel # 1 - 042.19-1,031.00.000.	Municipality CHOCONUT TOWNSHIP
Information:	Consideration: \$110,400.00
Mortgagor: RUMAGE, DAVID E	Mortgagee: PEOPLES SECURITY BANK AND TRUST COMPANY
2 - RUMAGE, MICHELL J	
Locations: Parcel # 1 - 195.00-2,022.00.000.	Municipality AUBURN TOWNSHIP
Information:	Consideration: \$194,750.00
Mortgagor: RAMSEY, CHRISTOPHER E	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
2 - RAMSEY, TINA M	2 - MOVEMENT MORTGAGE LLC
Locations: Parcel # 1 - 063.02-1,009.00.000.	Municipality CHOCONUT TOWNSHIP
Information:	Consideration: \$242,500.00
Mortgagor: RINALDI, ROBERT A	Mortgagee: TEDDICK, MICHAEL
2 - RINALDI, WENDI SUE	
Locations: Parcel # 1 - 163.00-2,006.00.000.	Municipality BROOKLYN TOWNSHIP
Information:	Consideration: \$20,000.00
Mortgagor: PEKARSKI, THOMAS A	Mortgagee: PSECU
2 - PEKARSKI, DEBRA J	
Locations: Parcel # 1 - 229.00-3,006.00.000.	Municipality UNIONDALE BOROUGH
Information:	Consideration: \$136,363.00
Mortgagor: DELANEY, KATHRYN I	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
	2 - SUMMIT MORTGAGE CORPORATION
Locations: Parcel # 1 - 031.16-1,026.00.000.	Municipality GREAT BEND BOROUGH
Information:	Consideration: \$208,000.00
Mortgagor: AUBURN ACRES LLC	Mortgagee: PENN EAST FEDERAL CREDIT UNION
Locations: Parcel # 1 - 216.00-1,033.01.000.	Municipality AUBURN TOWNSHIP
Information:	Consideration: \$244,000.00
Mortgagor: CENTER STREET RENTALS LLC	Mortgagee: PENN EAST FEDERAL CREDIT UNION
Locations: Parcel # 1 - 225.00-1,087.00.000.	Municipality LENOX TOWNSHIP
Information:	Consideration: \$145,000.00
Mortgagor: MURRAY, KYLIE	Mortgagee: MURRAY, KEVIN
2 - FLAK, COLIN	
Locations: Parcel # 1 - N/A	Municipality LIBERTY TOWNSHIP

Information:	Consideration: \$137,000.00
Mortgagor: SPARKS, CURT ALLEN	Mortgagee: PENNSYLVANIA STATE EMPLOYEES CREDIT UNION
Locations: Parcel # 1 - 170.00-1,025.01.000.	Municipality GIBSON TOWNSHIP
Information:	Consideration: \$55,000.00
Mortgagor: ZANTOWSKY, KARL A 2 - ZANTOWSKY, LAURETTA	Mortgagee: NET FEDERAL CREDIT UNION
Locations: Parcel # 1 - 189.00-1,043.00.000.	Municipality GIBSON TOWNSHIP
Information:	Consideration: \$100,257.00
Mortgagor: RYAN, CHRISTOPHER D 2 - RYAN, STEPHANIE L	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - ARK LA TEX FINANCIAL SERVICES LLC (DBA) 3 - BENCHMARK LENDING
Locations: Parcel # 1 - 031.11-1,044.00.000.	Municipality GREAT BEND TOWNSHIP
Information:	Consideration: \$270,750.00
Mortgagor: PITRE, CHAD	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - FIRST NATIONAL BANK OF PENNSYLVANIA
Locations: Parcel # 1 - 048.00-1,013.00.000. 2 - 048.00-1,012.00.000.	Municipality LIBERTY TOWNSHIP LIBERTY TOWNSHIP
Information:	Consideration: \$50,000.00
Mortgagor: TOMPKINS, JACOB L	Mortgagee: PEOPLES SECURITY BANK AND TRUST COMPANY
Locations: Parcel # 1 - 206.00-2,016.00.000.	Municipality GIBSON TOWNSHIP

## DEEDS

Information:	Consideration: \$1.00
Grantor: RUMAGE, DAVID E 2 - RUMAGE, MICHELL J 3 - DROST, JOHN J JR 4 - DROST, BRENDA L	Grantee: RUMAGE, DAVID E 2 - RUMAGE, MICHELL J
Locations: Parcel # 1 - N/A	Municipality AUBURN TOWNSHIP
Information:	Consideration: \$250,000.00
Grantor: BRILLA, JOSEPH (ESTATE AKA) 2 - BRILLA, JOSEPH W (ESTATE)	Grantee: MOESER, JOSEPHINE
Locations: Parcel # 1 - 107.00-1,022.00.000.	Municipality FRANKLIN TOWNSHIP
Information:	Consideration: \$5,000.00
Grantor: STONE, JANELLE L (BY UNITED STATES MARSHAL) 2 - UNITED STATES MARSHAL	Grantee: MCCLEARY, VICKI
Locations: Parcel # 1 - N/A	Municipality HALLSTEAD BOROUGH
Information: MINERAL	Consideration: \$1.00
Grantor: WILKINS, BARNEY B 2 - PEARSALL, HEATHER	Grantee: TREGAN ENERGY PARTNERS LP
Locations: Parcel # 1 - 206.00-2,041.00.000.	Municipality GIBSON TOWNSHIP

Information:	Consideration: \$205,000.00
Grantor: NOSAR, THAD S II 2 - NOSAR, WENDY K	Grantee: RELO DIRECT INC
Locations: Parcel # 1 - 063.02-1,009.00.000.	Municipality CHOCONUT TOWNSHIP
Information:	Consideration: \$205,000.00
Grantor: RELO DIRECT INC	Grantee: RAMSEY, CHRISTOPHER E 2 - RAMSEY, TINA M
Locations: Parcel # 1 - 063.02-1,009.00.000.	Municipality CHOCONUT TOWNSHIP
Information:	Consideration: \$242,500.00
Grantor: TEDDICK, MICHAEL	Grantee: RINALDI, ROBERT A 2 - RINALDI, WENDI SUE
Locations: Parcel # 1 - 163.00-2,006.00.000.	Municipality BROOKLYN TOWNSHIP
Information:	Consideration: \$1.00
Grantor: PHILLIPS, LEON P (ESTATE) 2 - PHILLIPS, PAUL T	Grantee: PHILLIPS, PAUL T 2 - KANARIS, KITRINA
Locations: Parcel # 1 - N/A	Municipality NEW MILFORD TOWNSHIP
Information: MINERAL	Consideration: \$1.00
Grantor: ALLEN, ROBERT (ESTATE) 2 - ALLEN, ROBERT K 3 - ALLEN, JEREMIAH R	Grantee: ALLEN, JEREMIAH R 2 - ALLEN, MARIANNE M T
Locations: Parcel # 1 - N/A	Municipality CHOCONUT TOWNSHIP
Information:	Consideration: \$1.00
Grantor: CORRIGAN, BARRY M 2 - CORRIGAN, ANNETTE H	Grantee: CORRIGAN FAMILY TRUST
Locations: Parcel # 1 - 131.00-1,040.00.000.	Municipality JACKSON TOWNSHIP
Information: EXECUTORS DEED	Consideration: \$1.00
Grantor: OHORA, COLLEEN E (ESTATE) 2 - DOUGLAS, ELYSE (ESTATE)	Grantee: PETERSEN, CHRIS 2 - PETERSEN, MICHELE
Locations: Parcel # 1 - 209.10-1,027.00.000.	Municipality HERRICK TOWNSHIP
Information:	Consideration: \$135,000.00
Grantor: REED, JONATHAN M (ESTATE) 2 - REED, JANICE 3 - REED, MARTIN P 4 - REED, THERISIA 5 - REED, JAMES V 6 - REED, REBECCA 7 - ALLEN, LORETTA 8 - ALLEN, SCOTT 9 - REED, THOMAS 10 - REED, ANA 11 - REED, JOSEPH 12 - REED, KAREL	Grantee: DELANEY, KATHRYN I
Locations: Parcel # 1 - 031.16-1,026.00.000.	Municipality GREAT BEND BOROUGH

**★ L E G A L J O U R N A L O F S U S Q U E H A N N A C O U N T Y ★**

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Information:	Consideration: \$1.00
Grantor: BEAUTZ, EDMUND 2 - BEAUTZ, CAROL	Grantee: BEAUTZ, EDMUND 2 - BEAUTZ, CAROL
Locations: Parcel # 1 - N/A	Municipality ARARAT TOWNSHIP
Information:	Consideration: \$15,900.00
Grantor: ROSS, JASON 2 - ROSS, RACHAEL	Grantee: JONES, MICHAEL 2 - JONES, SARAH
Locations: Parcel # 1 - 080.00-1,025.00,000.	Municipality MIDDLETOWN TOWNSHIP
Information: CORRECTIVE	Consideration: \$445,000.00
Grantor: HEFELE, JOSEPH E (TRUST BY TRUSTEES) 2 - WILLE, CHERYL H 3 - HEFELE, TIMOTHY	Grantee: CF TYLER COVE LLC
Locations: Parcel # 1 - 166.00-1,041.00,000.	Municipality HARFORD TOWNSHIP
Information:	Consideration: \$148,500.00
Grantor: BALBI, CHARLES A 2 - BALBI, CINDY P	Grantee: MURRAY, KYLIE 2 - FLAK, COLIN
Locations: Parcel # 1 - N/A	Municipality LIBERTY TOWNSHIP
Information:	Consideration: \$160,000.00
Grantor: HETRICK, OTTOMAR F 2 - HETRICK, DORIS M	Grantee: CARTA, JOSPEH 2 - CARTA, LOIS J
Locations: Parcel # 1 - 191.00-1,004.00,000.	Municipality HERRICK TOWNSHIP
Information:	Consideration: \$60,000.00
Grantor: SHRAGA, ANTOINETTE (ESTATE) 2 - KEENE, GERALD F 3 - KEENE, SUSAN 4 - KEENE, ROBERT J (TRUST BY TRUSTEE) 5 - KEENE, SANDRA K (TRUST BY TRUSTEE) 6 - KEENE FAMILY LLC 7 - KEENE, ROBERT J 8 - KEENE, SANDRA K	Grantee: WILLIAMS, MARK H 2 - WILLIAMS, MARY A
Locations: Parcel # 1 - N/A	Municipality NEW MILFORD TOWNSHIP
Information:	Consideration: \$1.00
Grantor: TENERALLI, THOMAS	Grantee: GIANGRIECO, MICHAEL J 2 - GIANGRIECO, CHARM K
Locations: Parcel # 1 - N/A 2 - N/A	Municipality BRIDGEWATER TOWNSHIP SILVER LAKE TOWNSHIP
Information:	Consideration: \$1.00
Grantor: BRINK, ELAINE E (ESTATE AKA) 2 - BRINK, ELAINE E (ESTATE)	Grantee: MACK, DARLENE M
Locations: Parcel # 1 - 167.00-1,034.00,000.	Municipality HARFORD TOWNSHIP
Information:	Consideration: \$1.00
Grantor: BRINK, ELAINE E (ESTATE AKA) 2 - BRINKS, ELAINE E (ESTATE)	Grantee: MACK, DARLENE M
Locations: Parcel # 1 - 167.13-1,013.00,000.	Municipality HARFORD TOWNSHIP

Information: QUIT CLAIM	Consideration: \$1.00
Grantor: SOKALSKY, THOMAS (ESTATE)	Grantee: SOKALSKY, KATHY M
Locations: Parcel #	Municipality
1 - N/A	GIBSON TOWNSHIP
Information: QUIT CLAIM	Consideration: \$1.00
Grantor: SOKALSKY, THOMAS (ESTATE)	Grantee: SOKALSKY, KATHY M
Locations: Parcel #	Municipality
1 - N/A	GIBSON TOWNSHIP
Information:	Consideration: \$1.00
Grantor: PROSKE, FRANK	Grantee: POULSEN, CARL
2 - PROSKE, HEIKE L	
Locations: Parcel #	Municipality
1 - 196.00-2.015.00.000.	AUBURN TOWNSHIP
Information:	Consideration: \$1.00
Grantor: RAUB, DAVID D (ESTATE AKA)	Grantee: PRYOR, CATHY S
2 - RAUB, DAVID (ESTATE)	2 - RAUB, WILLIAM S
	3 - RAUB, CHRISTOPHER D
	4 - RAUB, CHARLES J
Locations: Parcel #	Municipality
1 - 205.00-2.017.00.000.	LENOX TOWNSHIP
Information:	Consideration: \$1.00
Grantor: FLOHS, MARTIN C	Grantee: SIX PENNSE LLC
2 - FLOHS, DARYL L	
3 - FLOHS, CARL L	
4 - FLOHS, SHARON J	
5 - FLOHS, GEORGE A	
6 - FLOHS, DORIS A	
Locations: Parcel #	Municipality
1 - 071.00-2.003.01.000.	NEW MILFORD TOWNSHIP
2 - 071.00-1.008.01.000.	GREAT BEND TOWNSHIP
Information:	Consideration: \$1.00
Grantor: SPARKS, CURT ALLEN	Grantee: SPARKS, CURT ALLEN
2 - SPARKS, SUSAN	
Locations: Parcel #	Municipality
1 - 170.00-1.025.01.000.	GIBSON TOWNSHIP
Information:	Consideration: \$1.00
Grantor: ROTHMAN, BERNARD	Grantee: KOLTON, LAURA BETH
Locations: Parcel #	Municipality
1 - N/A	HERRICK TOWNSHIP
Information:	Consideration: \$1.00
Grantor: HEPLER, CURTIS G	Grantee: HEPLER, CURTIS G
2 - HEPLER, SHIRLEY A	2 - HEPLER, SHIRLEY A
Locations: Parcel #	Municipality
1 - N/A	NEW MILFORD TOWNSHIP
Information:	Consideration: \$95,744.00
Grantor: SODERSTROM, LINDA	Grantee: RYAN, CHRISTOPHER D
	2 - RYAN, STEPHANIE L
Locations: Parcel #	Municipality
1 - 031.11-1,044.00.000.	GREAT BEND TOWNSHIP

Information:	
Grantor:	HINDS, SHIRLEY V 2 - HINDS GRANDCHILDREN (TRUST)
Locations:	Parcel # 1 - 048.00-1,013.00,000. 2 - 048.00-1,012.00,000.
	Municipality LIBERTY TOWNSHIP LIBERTY TOWNSHIP
Information:	
Grantor:	TOMPKINS, JOHN T 2 - TOMPKINS, JOHN L 3 - TOMPKINS, CHERYL P
Locations:	Parcel # 1 - N/A
	Municipality GIBSON TOWNSHIP



# Susquehanna County LEGAL JOURNAL

3305 Lake Ariel Highway, Suite 3  
Honesdale, PA 18431  
Phone: 570-251-1512  
Fax: 570-647-0086

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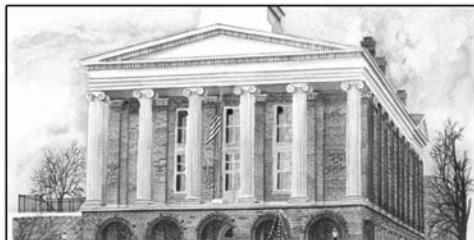
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