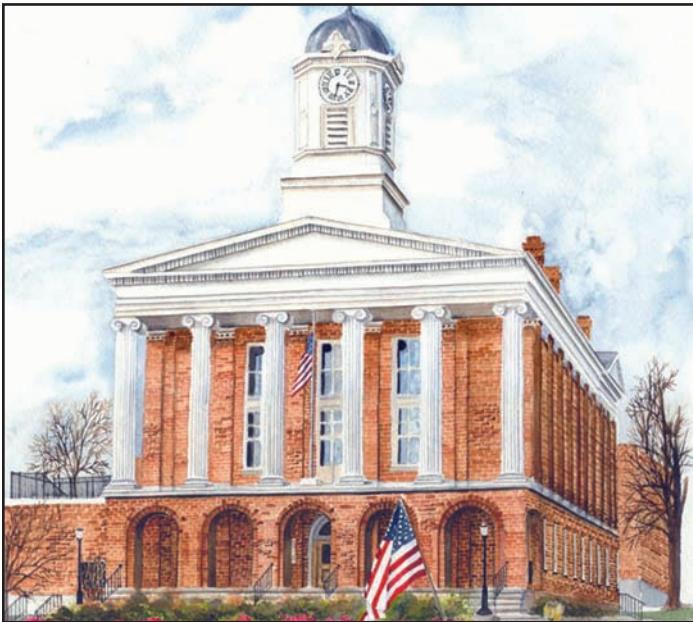


OFFICIAL
LEGAL JOURNAL
OF SUSQUEHANNA COUNTY, PA

34th Judicial District

Vol. 5 ★ September 11, 2020 ★ Montrose, PA ★ No. 24



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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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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.

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

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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

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Kenneth W. Seamans, *Senior Judge*

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Jodi L. Cordner, Esq.
Suzanne Brainard

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Lance Benedict

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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

IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA 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.

EXECUTOR NOTICE

Estate of William C. Franceski
Late of Forest City Borough
EXECUTOR
Gerald B. Franceski
210 Moccasin Trail North
Jupiter, FL 33458
ATTORNEY
Marissa McAndrew, Esquire
707 Main Street, P.O. Box 157
Forest City, PA 18421

9/11/2020 • 9/18/2020 • 9/25/2020

LEGAL NOTICE

**ESTATE NOTICE IN THE
ESTATE OF BARBARA JANE
O'HARA a/k/a BARBARA J.
O'HARA**, late of the Township of
Springville, County of Susquehanna,
Commonwealth of Pennsylvania,
who died on May 30, 2020. Letters
Testamentary 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: Sharon E.
Wright and Jami Layaou Hearn,
Executrices, c/o JAMI LAYAOU
HEARN, ESQ. 181 West Tioga
Street, Tunkhannock, PA 18657.

9/11/2020 • 9/18/2020 • 9/25/2020

EXECUTRIX NOTICE

Estate of Arleen F. Wagner
Late of Montrose Borough
EXECUTRIX
Katie Wagner
495 Scotch Pine Lane
Meshoppen, PA 18630
ATTORNEY
Jason G. Beardsley, Esq.
Beardsley Law PLLC
37 Public Ave.
Montrose, PA 18801

9/11/2020 • 9/18/2020 • 9/25/2020

EXECUTRIX NOTICE

Estate of Welma A. Jesse AKA
Wilma A. Jesse
Late of Jessup Township
EXECUTRIX
Linda Zimmerman a/k/a Linda Jesse
3433 King George Drive
Orlando, FL 32835
ATTORNEY
Erin E. Donnelly, Esquire
50 Public Avenue
Montrose, PA 18801

9/11/2020 • 9/18/2020 • 9/25/2020

EXECUTRIX NOTICE

Estate of Richard M. Keleher AKA
Richard M. Kelleher
Late of Harford Township
EXECUTRIX
CaseyAnn Salanova
286 Lambeth Walk
York, PA 17403

9/11/2020 • 9/18/2020 • 9/25/2020

EXECUTOR NOTICE

Estate of Duane P. Bishop, Sr.
AKA Duane P. Bishop AKA Duke
Bishop
Late of Auburn Township
EXECUTOR
Judith Ann Krafjack AKA Judith
Ann Bishop
319 Bunnell Road
Meshoppen, PA 18630
ATTORNEY
Catherine J. Garbus, Esq.
24 E. Tioga St.
Tunkhannock, PA 18657

9/4/2020 • 9/11/2020 • 9/18/2020

EXECUTOR NOTICE

Estate of Michelle P. Hawley
Late of Bridgewater Township
EXECUTOR
Benjamin J. Hawley
321 Cantone Road
Montrose, PA 18801
ATTORNEY
Michael Briechle, Esq.
4 Chestnut Street
Montrose, PA 18801

9/4/2020 • 9/11/2020 • 9/18/2020

NOTICE

In the Estate of RICHARD S.
BROUSSEAU, deceased, late of
Susquehanna Borough, Susquehanna
County, Pennsylvania.

Letters Testamentary in the
above estate having been issued to
Karen DeJohn, all persons
indebted to the said estate are
requested to make payment; those
having claims to present the same
without delay to:

Executor for the Estate:
Karen DeJohn
83 East Garfield Avenue
Atlantic Highlands, NJ 07716

OR

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

9/4/2020 • 9/11/2020 • 9/18/2020

EXECUTRIX NOTICE

Estate of Linda J. Conklin
Late of Montrose Borough
EXECUTRIX
Kimberly R. Canfield
1212 Franklin Hill Road
Hallstead, PA 18822
ATTORNEY
Michael Briechle, Esq.
4 Chestnut Street
Montrose, PA 18801

9/4/2020 • 9/11/2020 • 9/18/2020

EXECUTOR NOTICE

Estate of Dorothy A. Rinko
Late of Franklin Township,
Susquehanna County
EXECUTOR
Douglas Rinko
6359 Killoe Road
Baldwinsville, NY 13027

9/4/2020 • 9/11/2020 • 9/18/2020

EXECUTOR NOTICE

Estate of Cheryl Toccor AKA
Cheryl L. Tocco AKA Cheryl
Buckman Tocco AKA Cheryl B.
Tocco
Late of Montrose Borough
EXECUTOR
Robert T. Buckman
351 Southeast 5th Avenue
Pompano Beach, FL 33060
ATTORNEY
MICHAEL J. GIANGRIECO,
Esquire
Giangrieco Law, PC
P.O. Box 126
Montrose, PA 18801

8/28/2020 • 9/4/2020 • 9/11/2020

NOTICE

In the Estate of **DOROTHY**
MARKIEWICZ, deceased, late of
Jessup Township, Susquehanna
County, Pennsylvania.

Letters Testamentary in the
above estate having been issued to
Susan Faragasso, all persons
indebted to the said estate are
requested to make payment; those
having claims to present the same
without delay to:

Susan Faragasso
530 Parker Hill Road
Montrose, PA 18801

OR

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

8/28/2020 • 9/4/2020 • 9/11/2020

EXECUTOR NOTICE

Estate of Erich A. Hooper AKA
Erich Aaron Hooper
Late of Apolacon Township
EXECUTOR
Douglas P. Hooper
1385 St. Clair Road
Englewood, FL 34223
ATTORNEY
MICHAEL J. GIANGRIECO,
Esquire
Giangrieco Law, PC
P.O. Box 126
Montrose, PA 18801

8/28/2020 • 9/4/2020 • 9/11/2020

ADMINISTRATOR NOTICE

Estate of David Matthew Smith
AKA David M. Smith
Late of Springville Township,
Susquehanna County, Pennsylvania
ADMINISTRATOR
Edward J. Smith
344 Hinkley Road
Meshoppen, PA 18630
ATTORNEY
David L. Haldeman, Esq.
1134 Lackawanna Trail
Clarks Summit, PA 18411

8/28/2020 • 9/4/2020 • 9/11/2020

ESTATE NOTICE

Estate of Carolyn Jeanne Devers,
Late of the Township of
Bridgewater, Susquehanna County,
Pennsylvania (died July 15, 2020).
Notice is hereby given that Letters
Testamentary in the above estate
have been granted to Bryan C.
McDonald. All persons indebted to
the said Estate are required to
make payment and those having
claims to present the same without
delay to Bryan C. McDonald,
Executor, or to Howard M. Spizer,
Esquire, Attorney for the Estate,
Hinman, Howard & Kattell, LLP,
705 Bank Towers Building, 321
Spruce Street, Scranton, PA.

Howard M. Spizer, Esquire

8/28/2020 • 9/4/2020 • 9/11/2020

EXECUTRIX NOTICE

Estate of Delores A. Thatcher
Late of Hallstead Borough
EXECUTRIX
Diane E. Lynch
347 West Shore Drive
New Milford, PA 18834
ATTORNEY
Michael Briechle, Esq.
4 Chestnut Street
Montrose, PA 18801

8/28/2020 • 9/4/2020 • 9/11/2020



OTHER NOTICES

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 FRANCIS J. RYAN, JR.,
deceased
Mary S. Smith, Executrix

Estate of STEPHEN A.
AMBROSE, SR., deceased
Donna M. Fizzano, Executrix

Estate of JANE T. CHANDLER,
deceased
Kendal Chandler, Executor

Estate of RALPH G. ALLEN,
deceased
Robert Fernald, Executor

Estate of FRANCES A. VAN
CAMPEN, deceased
Barbara E. Kaechele, Executrix

The above accountings will be
presented to the Judge of the Court
of Common Pleas on Tuesday,
September 15, 2020, and if no
exceptions have been filed thereto
the account will be Confirmed Final.

MICHELLE ESTABROOK
CLERK OF ORPHANS' COURT

9/4/2020 • 9/11/2020

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.

SHERIFF'S SALE MORTGAGE FORECLOSURE OCTOBER 27, 2020

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

10/27/2020 09:00 AM

Writ of Execution No.:

2020-280 CP

PROPERTY ADDRESS: 685 New York Avenue, F/K/A Route 7A, Hallstead, PA 18822

LOCATION: Great Bend Township
Tax ID #: 031.14-1,024.00,000.

IMPROVEMENTS: ONE – 1 story manufactured dwelling

ONE – 20' x 20' wood framed garage

DEFENDANTS: Robert J. Ralston

ATTORNEY FOR PLAINTIFF:

Leon P. Haller, Esq.

(717) 234-4178

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: www.susqco.com, then select Law Enforcement, Sheriff's Office, Sheriff's Sales.

Lance M. Benedict,
Susquehanna County Sheriff

9/4/2020 • 9/11/2020 • 9/18/2020

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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One (1) time insertion

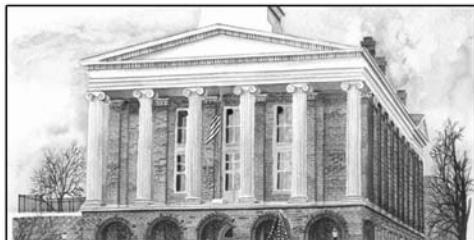
Petition for Change of Name \$45

One (1) time insertion

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4"W X 7"H

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4"W X 3 1/2"H

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ESTATE OF _____

A.K.A.s _____

LATE OF TOWNSHIP/BOROUGH _____

Executor () Administrator () *Please check one.*

List names and addresses of Executors or Administrators

Name: _____

Address: _____

City: _____ State: _____ Zip: _____

Name: _____

Address: _____

City: _____ State: _____ Zip: _____

ATTORNEY

Name: _____

Address: _____

City: _____ State: _____ Zip: _____

Mail form to:
Bailey Design and Advertising
c/o SCBA/Estate Notice Advertising
3305 Lake Ariel Highway
Honesdale, PA 18431

If you would like to drop the form off, the office is located on Route 191 S before Suburban Propane on the right, in the same building as the Hotel Café.

Phone: 570-251-1512 Fax: 570-647-0086

Email: baileyd@ptd.net



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