

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

34th Judicial District

Vol. 3 ★ September 21, 2018 ★ Montrose, PA ★ No. 25



IN THIS ISSUE

LEGAL NOTICES	4
SHERIFF'S SALES	8
MORTGAGES & DEEDS	10



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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

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.

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Per Year

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Emailed Copy	\$50
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Individual copies available for \$5 each

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Prorated subscriptions available

SUSQUEHANNA COUNTY OFFICIALS

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Kenneth W. Seamans, *Senior Judge*

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Clerk of The Orphan’s Court
Michelle Estabrook

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Anthony J. Conarton

Auditors

George Starzec
Susan Jennings
Richard Suraci

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.

EXECUTRIX NOTICE

Estate of Dane Niess
Late of Susquehanna Borough
CO-EXECUTOR
Gregory B. Niess
517 Ohara St.
Scranton, PA 18505
CO-EXECUTRIX
Valerie L. Demi
332 Grinnell Rd.
Kingsley, PA 18826
ATTORNEY
Nicholas A. Barna
831 Court Street
Honesdale, PA 18431

9/21/2018 • 9/28/2018 • 10/5/2018

EXECUTOR NOTICE

Estate of Margaret L. Wood
Late of Bridgewater Township
CO-EXECUTRIX
Mary Jeanette Kelly
2403 SR 1039
Montrose, PA 18801

CO-EXECUTOR

Daniel C L Wood
1816 Williams Road
Montrose, PA 18801

ATTORNEY

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

9/14/2018 • 9/21/2018 • 9/28/2018

ADMINISTRATRIX NOTICE

Estate of Anna M. Salvato
Late of Great Bend Township
ADMINISTRATRIX
Mary S. Tanner
35 Jackson Road
Great Bend, PA 18821
ATTORNEY
Michael J. Giangrieco, Esquire
Giangrieco Law, PC
P.O. Box 126
Montrose, PA 18801

9/7/2018 • 9/14/2018 • 9/21/2018

ADMINISTRATRIX NOTICE

Estate of Anthony W. Konchar
Late of Forest City Borough,
Susquehanna County
ADMINISTRATRIX
Elizabeth A. Konchar
825 Main Street
Forest City, PA 18421

9/7/2018 • 9/14/2018 • 9/21/2018

OTHER NOTICES

NOTICE OF ACTION IN MORTGAGE FORECLOSURE

Court of Common Pleas
Susquehanna County, Pennsylvania

Civil Action-Law
No. 2018-00558/EX2018-1132CP

Notice of Action in Mortgage
Foreclosure

U.S. Bank National Association, as
Indenture Trustee for CIM Trust
2016-4, Mortgage-Backed Notes,
Series 2016-4,
Plaintiff

vs.

Michelle Decker, Known Heir of
Donna Ball, Deceased, Gregory
Scheer, Known Heir of Donna
Ball, Deceased, Unknown Heirs,
Successors, Assigns and All
Persons, Firms or Associations
Claiming Right, Title or Interest
From or Under Donna Ball,
Deceased and Bob Northrup,
Known Heir of Donna Ball,
Deceased,
Defendants

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

To: Unknown Heirs, Successors,
Assigns and All Persons, Firms or
Associations Claiming Right, Title
or Interest From or Under Donna
Ball, Deceased, Defendant(s),
whose last known address is 39 N.
Grant Street f/k/a 1136 Grant

Street, Great Bend, PA 18821.

Your house (real estate) at 39 N.
Grant Street f/k/a 1136 Grant
Street, Great Bend, PA 18821,
031.11-1,00,000, is scheduled to be
sold at Sheriff's Sale on 11/27/18,
at 9:30 AM, at Susquehanna
County Sheriff's Office, 105 Maple
St., Montrose, PA 18801, to
enforce the court judgment of
\$111,647.08, obtained by U.S.
Bank National Association, as
Indenture Trustee for CIM Trust
2016-4, Mortgage-Backed Notes,
Series 2016-4 against you. -

NOTICE OF OWNER'S RIGHTS - YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE -

To prevent this Sheriff's Sale you
must take immediate action:

1. The sale will be cancelled if
you pay back to U.S. Bank
National Association, as Indenture
Trustee for CIM Trust 2016-4,
Mortgage-Backed Notes, Series
2016-4, the amount of the
judgment plus costs or the back
payments, late charges, costs, and
reasonable attorneys fees due. To
find out how much you must pay,
you may call 610.278.6800.

2. You may be able to stop the
sale by filing a petition asking the
Court to strike or open the
judgment, if the judgment was
improperly entered. You may also
ask the Court to postpone the sale
for good cause.

3. You may be able to stop the
sale through other legal
proceedings.

4. You may need an attorney to
assert your rights. The sooner you

contact one, the more chance you will have of stopping the sale. (See notice below on how to obtain an attorney.) - YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE -

5. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling 610.278.6800.

6. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.

7. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened you may call 570.278.4600, x140.

8. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.

9. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.

10. You may be entitled to a share of the money, which was paid for your house. A schedule of distribution of the money bid for your house will be filed by the Sheriff no later than thirty days after the Sheriff Sale. This schedule will state who will be receiving the money. The money will be paid out in accordance with

this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the date of filing of said schedule.

11. You may also have other rights and defenses or ways of getting your house back, if you act immediately after the sale.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE LISTED BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Susquehanna County Lawyer Referral Service,
Susquehanna County
Prothonotary Office Courthouse,
P.O. Box 218,
11 Maple St.,
Montrose, PA 18801,
570.278.4600, x6641.

PURSUANT TO THE FAIR DEBT COLLECTION PRACTICES ACT
YOU ARE ADVISED THAT THIS LAW FIRM IS DEEMED TO BE A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Christopher A. DeNardo, Kristen D. Little, Kevin S. Frankel, Samantha Gable, Daniel T. Lutz, Leslie J. Rase, Alison H. Tulio, Stephanie A. Walczak & Katherine M. Wolf, Attys. for Plaintiff,

Shapiro & DeNardo, LLC,
3600 Horizon Dr., Ste. 150,
King of Prussia, PA 19406,
610-278-6800.

9/21/2018

**NOTICE OF ACTION IN
QUIET TITLE
IN THE COURT OF COMMON
PLEAS OF SUSQUEHANNA
COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW**

COURT OF COMMON PLEAS
CIVIL DIVISION
SUSQUEHANNA COUNTY

No. 2017-01147

NATIONSTAR MORTGAGE LLC
D/B/A CHAMPION MORTGAGE
COMPANY
Plaintiff

vs.

DAVID BEAN, in his capacity as
Heir of MARIAN A. BEAN,
Deceased
KENNY BEAN, in his capacity as
Heir of MARIAN A. BEAN,
Deceased
PATTI MEGIVERN, in her
capacity as Heir of MARIAN A.
BEAN, Deceased
UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS, AND
ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING
RIGHT, TITLE OR INTEREST
FROM OR UNDER MARIAN A.
BEAN, DECEASED
ELIZABETH M. SNELL
Defendants

NOTICE

To ELIZABETH M. SNELL

You are hereby notified that on
10/12/2017, Plaintiff,
NATIONSTAR MORTGAGE LLC
D/B/A CHAMPION MORTGAGE
COMPANY, filed a Quiet Title
Complaint endorsed with a Notice
to Defend, against you in the Court
of Common Pleas of
SUSQUEHANNA County
Pennsylvania, docketed to No.
2017-01147. Wherein Plaintiff
seeks to satisfy a lien on the
property located at RR 1 BOX 38,
UNION DALE, PA 18470 and
confirm NATIONSTAR
MORTGAGE LLC D/B/A
CHAMPION MORTGAGE
COMPANY is the holder of a first
priority mortgage on the Property.

You are hereby notified to plead
to the above referenced Complaint
on or before 20 days from the date
of this publication or a Judgment
will be entered against you.

NOTICE

If you wish to defend, you must
enter a written appearance
personally or by attorney and file
your defenses or objections in
writing with the court. You are
warned that if you fail to do so the
case may proceed without you and
a judgment may be entered against
you without further notice for the
relief requested by the plaintiff.
You may lose money or property or
other rights important to you.

**YOU SHOULD TAKE THIS
NOTICE TO YOUR LAWYER AT**

ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Notice to Defend:
SUSQUEHANNA COUNTY
SUSQUEHANNA COUNTY
PROTHONOTARY OFFICE
SUSQUEHANNA COUNTY
COURTHOUSE
Montrose, PA 18801
Telephone (570) 278-4600 x120

Lawyer Referral Service:
Pennsylvania Lawyer Referral Service
Pennsylvania Bar Association
100 South Street
P.O. Box 186
Harrisburg, PA 17108
Telephone (800) 692-7375

9/21/2018



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 9, 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

10-9-2018 at 9:00 AM

Writ of Execution No.:

2018-949 CP

PROPERTY ADDRESS: 1061 Elkdale Road FKA 1 RRD Box 172D

Uniondale, PA 18470

LOCATION: Township of Clifford Tax ID #: 227.00-1,031.02,000.

IMPROVEMENTS: ONE- One Story Wood Framed Dwelling

DEFENDANTS: Gerard E. Shinn and United States of America c/o United States Attorney for the Middle District of PA

ATTORNEY FOR PLAINTIFF:
Heather Riloff, Esq
(610) 328-2887

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

9/14/2018 • 9/21/2018 • 9/28/2018

**SHERIFF'S SALE
MORTGAGE FORECLOSURE
OCTOBER 9, 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
10-9-2018 at 9:30 AM**
Writ of Execution No.:
2018-960 CP

PROPERTY ADDRESS: RR 1 Box 1249 AKA 1429 Helens Road Uniondale, PA 18470
LOCATION: Township of Gibson Tax ID #: 189.00-1,053.00,000.
IMPROVEMENTS: ONE- One and One-Half Story Wood Framed Dwelling
DEFENDANTS: Carol A. Davis AKA Carol Davis and Scott M. Davis
ATTORNEY FOR PLAINTIFF: Morris Scott, Esq
(856) 669-5400

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

9/14/2018 • 9/21/2018 • 9/28/2018

MORTGAGES AND DEEDS

*RECORDED FROM SEPTEMBER 6, 2018 TO SEPTEMBER 12, 2018
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

Information:	Consideration: \$77,181.98
Mortgagor: NIEDERBERGER, RICHARD P 2 - NIEDERBERGER, MARY F	Mortgagee: PNC BANK
Locations: Parcel # 1 - 088.00-1,015.00,000.	Municipality FRANKLIN TOWNSHIP
Information:	Consideration: \$168,700.00
Mortgagor: MASANKAY, MARIA L	Mortgagee: HONESDALE NATIONAL BANK
Locations: Parcel # 1 - 190.04-1,028.00,000.	Municipality HERRICK TOWNSHIP
Information:	Consideration: \$135,000.00
Mortgagor: THORN, JAMES H 2 - THORN, ANN	Mortgagee: PEOPLES SECURITY BANK AND TRUST COMPANY
Locations: Parcel # 1 - 113.00-1,038.00,000.	Municipality JACKSON TOWNSHIP
Information:	Consideration: \$58,500.00
Mortgagor: SHELLY, ARTHUR J 2 - SHELLY, DEBORAH M	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - FINANCE OF AMERICA MORTGAGE LLC
Locations: Parcel # 1 - 115.09-1,003.00,000.	Municipality THOMPSON BOROUGH
Information:	Consideration: \$75,000.00
Mortgagor: WOJNARSKI, MICHAEL Locations: Parcel # 1 - 214.02-1,049.00,000.	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - QUICKEN LOANS INC
Information:	Consideration: \$331,000.00
Mortgagor: ECKERT, DANIEL 2 - ECKERT, RONALEE	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - CARRINGTON MORTGAGE SERVICES LLC
Locations: Parcel # 1 - 099.01-1,006.00,000.	Municipality MIDDLETOWN TOWNSHIP
Information:	Consideration: \$150,000.00
Mortgagor: DURANTE REAL ESTATE HOLDINGS LLC Locations: Parcel # 1 - 173.00-2,013.00,000.	Mortgagee: HONESDALE NATIONAL BANK
Information:	Consideration: \$10,433.69
Mortgagor: FLYNN, GERALD A JR Locations: Parcel # 1 - 222.06-1,021.00,000.	Mortgagee: UNITED STATES SECRETARY OF HOUSING AND URBAN DEVELOPMENT
Information:	Consideration: \$356,984.00
Mortgagor: PEDRICK, MERRITT W III 2 - PEDRICK, GLORIA H (AKA) 3 - PEDRICK, GLORIA J	Mortgagee: NAVY FEDERAL CREDIT UNION
Locations: Parcel # 1 - 148.00-2,019.00,000.	Municipality HARFORD TOWNSHIP

Information:	Consideration: \$500,000.00
Mortgagor: ETK REALTY LLC	Mortgagee: DIME BANK
Locations: Parcel #	Municipality
1 - 124.15-2,016.00,000.	MONTROSE
2 - 124.15-2,017.00,000.	MONTROSE
3 - N/A	BRIDGEWATER TOWNSHIP
Information:	Consideration: \$350,000.00
Mortgagor: ETK REALTY LLC	Mortgagee: KERR, THOMAS R
	2 - KERR, CHERYL E
Locations: Parcel #	Municipality
1 - 124.15-2,016.00,000.	MONTROSE
2 - 124.15-2,017.00,000.	MONTROSE
3 - N/A	BRIDGEWATER TOWNSHIP
Information:	Consideration: \$1,000,000.00
Mortgagor: LAKE IDLEWILD PROPERTIES LLC	Mortgagee: WYZYKOWSKI, ANDREW
Locations: Parcel #	Municipality
1 - 226.12-1,001.01,000.	CLIFFORD TOWNSHIP
Information:	Consideration: \$179,100.00
Mortgagor: AYERS, TAMMY I	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
	2 - QUICKEN LOANS INC
2 - AYERS, DAVID B	
Locations: Parcel #	Municipality
1 - 241.00-1,008.00,000.	LATHROP TOWNSHIP
Information:	Consideration: \$137,464.00
Mortgagor: MYERS, JARED M	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
	2 - STEARNS LENDING LLC
Locations: Parcel #	Municipality
1 - 064.01-1,009.00,000.	CHOCONUT TOWNSHIP
Information:	Consideration: \$124,000.00
Mortgagor: THOMAS, LORRAINE M	Mortgagee: PEOPLES SECURITY BANK AND TRUST COMPANY
2 - THOMAS, WILLIAM N	
Locations: Parcel #	Municipality
1 - 006.00-1,017.04,000.	SILVER LAKE TOWNSHIP
Information:	Consideration: \$136,363.00
Mortgagor: LEWIS, JUSTINA	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
	2 - SUMMIT MORTGAGE CORPORATION
2 - LEWIS, BRETT W	
Locations: Parcel #	Municipality
1 - 031.19-3,092.00,000.	HALLSTEAD BOROUGH
Information:	Consideration: \$240,000.00
Mortgagor: WHAITE, RAYMOND E	Mortgagee: PEOPLES SECURITY BANK AND TRUST COMPANY
2 - DARROW, CONNIE M	
Locations: Parcel #	Municipality
1 - 109.00-1,004.00,000.	NEW MILFORD TOWNSHIP
2 - N/A	NEW MILFORD BOROUGH
Information:	Consideration: \$107,000.00
Mortgagor: CHRISTINA, SCOTT J	Mortgagee: HONESDALE NATIONAL BANK
2 - CHRISTINA, LAURA L	
Locations: Parcel #	Municipality
1 - 265.00-1,002.00,000.	CLIFFORD TOWNSHIP

Information:	Consideration: \$30,000.00
Mortgagor: SLOCUM, RITA R 2 - SLOCUM, DUANE D	Mortgagee: HONESDALE NATIONAL BANK
Locations: Parcel # 1 - 131.00-1,026.00.000.	Municipality JACKSON TOWNSHIP
Information:	Consideration: \$100,000.00
Mortgagor: BREESE, SUSAN	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - QUICKEEN LOANS INC
Locations: Parcel # 1 - 206.00-3,003.00.000.	Municipality LENOX TOWNSHIP
Information:	Consideration: \$96,192.74
Mortgagor: HEEMAN, MICHELE L	Mortgagee: NIEDERBERGER, RICHARD P 2 - NIEDERBERGER, MARY F
Locations: Parcel # 1 - N/A	Municipality FRANKLIN TOWNSHIP
Information:	Consideration: \$40,000.00
Mortgagor: CARUSO, DENISE N	Mortgagee: WAYNE BANK
Locations: Parcel # 1 - 075.00-2,010.00.000.	Municipality THOMPSON TOWNSHIP
Information:	Consideration: \$57,313.00
Mortgagor: NEWHART, BRIAN J	Mortgagee: NAVY FEDERAL CREDIT UNION
Locations: Parcel # 1 - 176.00-1,044.00.000.	Municipality RUSH TOWNSHIP
Information:	Consideration: \$50,000.00
Mortgagor: KEISER, RICHARD C	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - QUICKEEN LOANS INC
Locations: Parcel # 1 - 031.15-1,059.00.000.	Municipality GREAT BEND BOROUGH
Information:	Consideration: \$360,000.00
Mortgagor: CONSIDINE, MICHAEL J 2 - CONSIDINE, HEATHER L	Mortgagee: CITIZENS & NORTHERN BANK
Locations: Parcel # 1 - 143.00-1,029.00.000.	Municipality BRIDGEWATER TOWNSHIP
Information:	Consideration: \$160,765.00
Mortgagor: SWINGLE, KYRSTON LEE 2 - HENRY, DAVID WALLACE	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - STEARNS LENDING LLC
Locations: Parcel # 1 - 119.00-2,008.01.000.	Municipality FOREST LAKE TOWNSHIP
Information:	Consideration: \$84,800.00
Mortgagor: PERRY, MARY E 2 - PERRY, ROBERT D	Mortgagee: CITIZENS BANK OF PENNSYLVANIA
Locations: Parcel # 1 - 064.00-1,012.00.000.	Municipality SILVER LAKE TOWNSHIP
Information:	Consideration: \$37,368.78
Mortgagor: FORD, DARIN JEFFREY (AKA) 2 - FORD, DARIN J	Mortgagee: 21ST MORTGAGE CORPORATION
Locations: Parcel # 1 - 031.11-1,035.00.000.	Municipality GREAT BEND TOWNSHIP

DEEDS

Information:	Consideration: \$225,000.00
Grantor: SCHUYLER, THOMAS J 2 - SCHUYLER, CATHERINE J	Grantee: MASANKAY, MARIA L
Locations: Parcel # 1 - 190.04-1,028.00.000.	Municipality HERRICK TOWNSHIP
Information:	Consideration: \$130,000.00
Grantor: DUNAT, JOELLEN 2 - DUNAT, JOSIP	Grantee: WOJNARSKI, MICHAEL
Locations: Parcel # 1 - 214.02-1,049.00.000.	Municipality AUBURN TOWNSHIP
Information:	Consideration: \$1.00
Grantor: LEWIS, FREDERICK D SR (ESTATE AKA) 2 - LEWIS, FREDERICK D (ESTATE) 3 - LEWIS, FREDERICK D JR 4 - LEWIS, LAVONE R 5 - LEWIS, ROBERT M 6 - LEWIS, KIMBERLY M 7 - LEWIS, DENNIS C 8 - LEWIS, SALLIE V 9 - LEWIS, DAVID T	Grantee: LEWIS, DENNIS C 2 - LEWIS, SALLIE V
Locations: Parcel # 1 - 131.00-1,032.00.000.	Municipality JACKSON TOWNSHIP
Information:	Consideration: \$1.00
Grantor: LEWIS, FREDERICK D SR (ESTATE AKA) 2 - LEWIS, FREDERICK D (ESTATE) 3 - LEWIS, FREDERICK D JR 4 - LEWIS, LAVONE R 5 - LEWIS, ROBERT M 6 - LEWIS, KIMBERLY M 7 - LEWIS, DENNIS C 8 - LEWIS, SALLIE V 9 - LEWIS, DAVID T	Grantee: LEWIS, SALLIE V
Locations: Parcel # 1 - 112.00-1,029.00.000.	Municipality JACKSON TOWNSHIP
Information:	Consideration: \$1.00
Grantor: LEWIS, FREDERICK D SR (ESTATE AKA) 2 - LEWIS, FREDERICK D (ESTATE) 3 - LEWIS, FREDERICK D JR 4 - LEWIS, LAVONE R 5 - LEWIS, ROBERT M 6 - LEWIS, KIMBERLY M 7 - LEWIS, DENNIS C 8 - LEWIS, SALLIE V 9 - LEWIS, DAVID T	Grantee: LEWIS, FREDERICK D JR
Locations: Parcel # 1 - 131.00-1,032.00.000.	Municipality JACKSON TOWNSHIP

Information:	Consideration: \$1.00
Grantor: LEWIS, FREDERICK D SR (ESTATE AKA)	Grantee: LEWIS, FREDERICK D JR
2 - LEWIS, FREDERICK D (ESTATE)	2 - LEWIS, LAVONE R
3 - LEWIS, FREDERICK D JR	
4 - LEWIS, LAVONE R	
5 - LEWIS, ROBERT M	
6 - LEWIS, KIMBERLY M	
7 - LEWIS, DENNIS C	
8 - LEWIS, SALLIE V	
9 - LEWIS, DAVID T	
Locations: Parcel #	Municipality
1 - 112.00-1,019.00,000.	JACKSON TOWNSHIP
Information:	Consideration: \$1.00
Grantor: LEWIS, FREDERICK D SR (ESTATE AKA)	Grantee: LEWIS, ROBERT M
2 - LEWIS, FREDERICK D (ESTATE)	2 - LEWIS, KIMBERLY M
3 - LEWIS, FREDERICK D JR	
4 - LEWIS, LAVONE R	
5 - LEWIS, ROBERT M	
6 - LEWIS, KIMBERLY M	
7 - LEWIS, DENNIS C	
8 - LEWIS, SALLIE V	
9 - LEWIS, DAVID T	
Locations: Parcel #	Municipality
1 - 112.00-1,029.00,000.	JACKSON TOWNSHIP
Information:	Consideration: \$1.00
Grantor: LEWIS, FREDERICK D SR (ESTATE AKA)	Grantee: LEWIS, DAVID T
2 - LEWIS, FREDERICK D (ESTATE)	
3 - LEWIS, FREDERICK D JR	
4 - LEWIS, LAVONE R	
5 - LEWIS, ROBERT M	
6 - LEWIS, KIMBERLY M	
7 - LEWIS, DENNIS C	
8 - LEWIS, SALLIE V	
9 - LEWIS, DAVID T	
Locations: Parcel #	Municipality
1 - 112.00-1,029.00,000.	JACKSON TOWNSHIP
Information:	Consideration: \$70,000.00
Grantor: FRASER, BEVERLY S (NBM)	Grantee: FITCH, ALLEN
2 - FRASER-RUTH, BEVERLY S	
3 - RUTH, BEVERLY FRASER	
4 - RUTH, MERRILL G	
Locations: Parcel #	Municipality
1 - N/A	MONTROSE
Information:	Consideration: \$1.00
Grantor: NAGELE, CHARLES A (ESTATE AKA)	Grantee: NAGELE, CHARLES J
2 - NAGELE, CHARLES A SR (ESTATE)	2 - NAGELE, PATRICIA M
3 - NAGELE, CHARLES J (AKA)	
4 - NAGELE, CHARLES A JR	
5 - NAGELE, PATRICIA M	
Locations: Parcel #	Municipality
1 - 153.00-1,112.00,000.	ARARAT TOWNSHIP
Information: OIL & GAS	Consideration: \$1.00
Grantor: ROBERTS, KENNETH L (ESTATE)	Grantee: ROBERTS, KATHLEEN E
Locations: Parcel #	Municipality
1 - 021.04-1,042.02,000.	APOLACON TOWNSHIP

★ 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 ★

Information:	Consideration: \$1.00
Grantor: PATTON, FRED A (ESTATE)	Grantee: PATTON, JOYCE E
Locations: Parcel #	Municipality
1 - 177.00-1,035.00,000.	RUSH TOWNSHIP
Information:	Consideration: \$850,000.00
Grantor: KERR, THOMAS R	Grantee: ETK REALTY LLC
2 - KERR, CHERYL E	
Locations: Parcel #	Municipality
1 - 124.15-2,016.00,000.	MONTROSE
2 - 124.15-2,017.00,000.	MONTROSE
3 - N/A	BRIDGEWATER TOWNSHIP
Information:	Consideration: \$1,250,000.00
Grantor: WYZYKOWSKI, ANDREW	Grantee: LAKE IDLEWILD PROPERTIES LLC
Locations: Parcel #	Municipality
1 - 226.12-1,001.01,000.	CLIFFORD TOWNSHIP
Information:	Consideration: \$76,000.00
Grantor: KROGH, NIS (TRUST)	Grantee: STEVENS, MARK F
2 - KROGH, ELOISE D (TRUST)	2 - FARRIS, DIANE
3 - STEVENS LIVING TRUST	3 - STEVENS, CRAIG L
	4 - STRAWN, LAURIE A
	5 - STRAWN, LEE
Locations: Parcel #	Municipality
1 - N/A	SILVER LAKE TOWNSHIP
Information:	Consideration: \$1.00
Grantor: CALABRO, HELEN P (NBM)	Grantee: CALABRO, NATHAN R
2 - MITCHELL, HELEN P	2 - MITCHELL, HELEN P
3 - CALABRO, THEODORE R	
Locations: Parcel #	Municipality
1 - N/A	NEW MILFORD BOROUGH
Information:	Consideration: \$140,000.00
Grantor: TAYLOR, JEAN (BY ATTY AKA)	Grantee: MYERS, JARED M
2 - TAYLOR, DORA JEAN (BY ATTY)	
Locations: Parcel #	Municipality
1 - 064.01-1,009.00,000.	CHOCONUT TOWNSHIP
Information:	Consideration: \$155,000.00
Grantor: WELZENBACH, JOAN L	Grantee: THOMAS, WILLIAM N
	2 - THOMAS, LORRAINE M
Locations: Parcel #	Municipality
1 - 006.00-1,017.04,000.	SILVER LAKE TOWNSHIP
Information:	Consideration: \$135,000.00
Grantor: EQUITY TRUST COMPANY	Grantee: LEWIS, JUSTINA
2 - GALLOWAY, STEVEN J (IRA BY CUSTODIAN)	2 - LEWIS, BRETT W
3 - GALLOWAY, STEVEN J	
Locations: Parcel #	Municipality
1 - 031.19-3,092.00,000.	HALLSTEAD BOROUGH
Information:	Consideration: \$180,000.00
Grantor: KMP PROPERTY LLC	Grantee: MCDONALD, JEFFREY
	2 - MCDONALD, JOSEPH W
	3 - MCDONALD, MALONIE A
Locations: Parcel #	Municipality
1 - 170.00-1,065.00,000.	GIBSON TOWNSHIP

Information:	Consideration: \$340,000.00
Grantor: DARROW, GARY G	Grantee: WHAITE, RAYMOND E 2 - DARROW, CONNIE M
Locations: Parcel # 1 - 109.00-1,004.00,000. 2 - N/A	Municipality NEW MILFORD TOWNSHIP NEW MILFORD BOROUGH
Information:	Consideration: \$1.00
Grantor: ANDRIOLE FAMILY 2 - ANDRIOLE, JOSEPH P	Grantee: ANDRIOLE, JOSEPH P 2 - ANDRIOLE, NANCY KAY
Locations: Parcel # 1 - 209.10-1,041.00,000.	Municipality HERRICK TOWNSHIP
Information: QUIT CLAIM	Consideration: \$10.00
Grantor: BUTLER, GEORGE H JR 2 - BUTLER, SUZANNE C (AKA) 3 - COON-BUTLER, SUZANNE (AKA) 4 - BUTLER, SUZANNE COON	Grantee: BUTLER, GEORGE H JR (TRUST) 2 - COON-BUTLER, SUZANNE LORRAINE (TRUST AKA) 3 - BUTLER, SUZANNE LORRAINE COON (TRUST)
Locations: Parcel # 1 - N/A	Municipality THOMPSON TOWNSHIP
Information:	Consideration: \$178,822.68
Grantor: MORGAN, GLYNIS A	Grantee: SUSQUEHANNA REAL ESTATE I CORPORATION
Locations: Parcel # 1 - 200.00-1,024.00,000.	Municipality DIMOCK TOWNSHIP
Information:	Consideration: \$10.00
Grantor: LINSCOTT, WILLIAM E (TRUSTEE) 2 - LINSCOTT, IDA A	Grantee: LINSCOTT FAMILY LIVING TRUST
Locations: Parcel # 1 - 113.00-1,041.00,000.	Municipality JACKSON TOWNSHIP
Information: CORRECTIVE	Consideration: \$1.00
Grantor: PALMA, NICHOLAS J SR 2 - PALMA, MARY JO 3 - PALMA, NICHOLAS J JR 4 - PALMA, JAMES M	Grantee: BENNETT, GARY D
Locations: Parcel # 1 - 156.00-1,001.02,000.	Municipality RUSH TOWNSHIP
Information:	Consideration: \$55,000.00
Grantor: NIEDERBERGER, RICHARD P 2 - NIEDERBERGER, MARY F	Grantee: HEEMAN, MICHELE L
Locations: Parcel # 1 - N/A	Municipality FRANKLIN TOWNSHIP
Information:	Consideration: \$1.00
Grantor: MORRIS, JANET L	Grantee: KEISER, RICHARD C
Locations: Parcel # 1 - 031.15-1,059.00,000. 2 - 050.07-1,018.00,000.	Municipality GREAT BEND BOROUGH HALLSTEAD BOROUGH
Information:	Consideration: \$75,000.00
Grantor: MORRIS, JAMES 2 - MORRIS, PATRICIA	Grantee: KEISER, RICHARD C
Locations: Parcel # 1 - 031.15-1,059.00,000.	Municipality GREAT BEND BOROUGH
Information:	Consideration: \$1.00
Grantor: WHITE, CATHERINE E	Grantee: WHITE, SARA K
Locations: Parcel # 1 - N/A	Municipality CLIFFORD TOWNSHIP

Information:	Consideration: \$130,000.00
Grantor: DURKIN, JUDITH LOFTUS 2 - DURKIN, JEROME W 3 - VERGARI, MARY CYNTHIA LOFTUS 4 - VERGARI, JOSEPH LOFTUS	Grantee: PRUSHINSKI, MICHAEL 2 - PRUSHINSKI, KATHLEEN
Locations: Parcel # 1 - N/A	Municipality HERRICK TOWNSHIP
Information:	Consideration: \$1.00
Grantor: LLEWELLYN, WILLIAM A (AKA) 2 - LLEWELLYN, WILLIAM A JR 3 - LLEWELLYN, SANDRA K	Grantee: LLEWELLYN, GARTH T 2 - PURDUM, KATHLEEN T 3 - LLEWELLYN, WILLIAM JAMES
Locations: Parcel # 1 - N/A	Municipality GREAT BEND BOROUGH
Information:	Consideration: \$165,000.00
Grantor: CONBOY, JOSEPH P 2 - CONBOY, CAROLYN S	Grantee: SWINGLE, KYRSTON LEE 2 - HENRY, DAVID WALLACE
Locations: Parcel # 1 - 119.00-2,008.01,000.	Municipality FOREST LAKE TOWNSHIP
Information:	Consideration: \$25,000.00
Grantor: FIRST NATIONAL BANK OF PENNSYLVANIA	Grantee: JENNER, RANDAL 2 - EDWARDS, WANDA
Locations: Parcel # 1 - N/A	Municipality RUSH TOWNSHIP
Information:	Consideration: \$42,500.00
Grantor: FORD, JEFFREY R 2 - FORD, KATHERINE I	Grantee: FORD, DARIN JEFFREY
Locations: Parcel # 1 - 031.11-1,035.00,000.	Municipality GREAT BEND TOWNSHIP



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