

# OFFICIAL LEGAL JOURNAL

OF SUSQUEHANNA COUNTY, PA

34th Judicial District

Vol. 5 ★ February 19, 2021 ★ Montrose, PA ★ No. 47



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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.



PA LEGAL ADS

*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.*

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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

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Kenneth W. Seamans, *Senior Judge*

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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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**ESTATE NOTICE**

In the Estate of Sheila I. Birchard,  
late of the Township of Forest  
Lake, 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:

Larry E. Birchard  
1555 Stone Street  
Montrose, PA 18801

or

Attorney for the Estate  
Susan L. English, Esq.  
Coughlin & Gerhart, LLP  
21-23 Public Avenue  
Montrose, PA 18801

**2/19/2021 • 2/26/2021 • 3/5/2021**

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**NOTICE**

In the Estate of Beverly MacRae  
a/k/a Beverly May MacRae,  
deceased, late of Hallstead Borough,  
Susquehanna County, Pennsylvania.

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

Ryan Mayes  
109 Raquel Way  
South Abington Township,  
PA 18411

OR

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

**2/19/2021 • 2/26/2021 • 3/5/2021**

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**ESTATE NOTICE**

In the Estate of Antoinette D.  
Kearns, of Thompson, Susquehanna  
County, Pennsylvania.

Letters Testamentary in the above estate have been granted to Executrix Jayne Lovaglio. 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: Jayne Lovaglio, c/o  
Briechle Law Offices, PC, 707  
Main Street, PO Box 157, Forest  
City, PA 18421.

Marissa McAndrew, Esquire  
Briechle Law Offices, P.C.  
707 Main Street PO Box 157  
Forest City, PA 18421  
Attorney for the Estate

**2/19/2021 • 2/26/2021 • 3/5/2021**

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### **EXECUTRIX NOTICE**

Estate of Janet M. Crockett  
Late of Lenox Township  
EXECUTRIX  
Jeanne Karp  
1050 State Route 2016  
Nicholson, PA 18446

**2/12/2021 • 2/19/2021 • 2/26/2021**

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### **EXECUTRIX NOTICE**

Estate of Geneva Eleanor Neal  
AKA B. Eleanor Neal AKA  
Geneva E. Neal  
Late of Jackson Township  
EXECUTRIX  
Geneva Barber  
153 Baker Rd.  
Windsor, NY 13865

**2/12/2021 • 2/19/2021 • 2/26/2021**

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### **EXECUTOR NOTICE**

Estate of Pasquale J. Amendolia  
Late of Montrose Borough  
EXECUTOR  
Joseph Amendolia  
200 Old Town Rd.  
E. Setauket, NY 11733

**2/12/2021 • 2/19/2021 • 2/26/2021**

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### **EXECUTRIX NOTICE**

Estate of Robert Merle Weber  
Late of New Milford Borough  
EXECUTRIX  
Linda Marie Weber  
1103 Main Street  
New Milford, PA 18834  
ATTORNEY  
Michael Briechle, Esq.  
4 Chestnut Street  
Montrose, PA 18801

**2/5/2021 • 2/12/2021 • 2/19/2021**

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### **ESTATE NOTICE**

Estate of Donald John Richards,  
Sr., deceased, of 2527 Ararat Road,  
Thompson, Susquehanna County,  
Pennsylvania, who died August 1,  
2020.

Letters Testamentary have been  
granted to Donald Richards, Jr.,  
Executor, who requests all persons  
having claims against the estate of  
the decedent to make known the  
same, and all persons indebted to  
the decedent to make payments,  
without delay, to:

Donald Richards, Jr.  
c/o Francis X. O'Connor, Esquire  
PO Box 591, 236 Main Street  
Great Bend, PA 18821  
(570) 879-2534

**2/5/2021 • 2/12/2021 • 2/19/2021**

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**OTHER NOTICES**

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**NOTICE**

COURT OF COMMON PLEAS  
SUSQUEHANNA COUNTY, PA

CIVIL ACTION  
NO.: 2020-792 CP

**NOTICE OF CIVIL ACTION IN  
EJECTMENT**

Residential Mortgage Loan Trust  
2013-TT2, Plaintiff

vs.

Belinda Rudder and Occupants,  
Defendants

.....

**NOTICE**

To: Belinda Rudder and  
Occupants, Defendants.

You are hereby notified that on 9/4/20, Plaintiff, Residential Mortgage Loan Trust 2013-TT2, filed an Ejectment Complaint together with a Notice to Defend, against you in the Court of Common Pleas of Susquehanna County, PA, docketed as No. 2020-792 CP. Plaintiff seeks an ejectment of the property located at 477 Pine Street f/k/a RR 2 BOX 2651c Pine Street, Hallstead, PA 18822.

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 PAPER 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.

Lawyer Referral Service,  
Susquehanna County Prothonotary  
Office, Courthouse,  
Montrose, PA 18801,  
570.278.4600, x120

or

Northern PA Legal Services  
877.953.4250

**2/19/2021**

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## NOTICE

On January 5, 2021, Certificate of Organization was filed by mail with Department of State, establishing BD Landholdings, LLC, with a principal address of 1615 Oliver Road, New Milford, PA.

2/19/2021

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## NOTICE

IN THE COURT OF COMMON  
PLEAS OF SUSQUEHANNA  
COUNTY, PENNSYLVANIA

IN RE: Petition for Change of  
Name of Matthew Michael Boyce

NO. 2021 - 79 CP

### LEGAL NOTICE

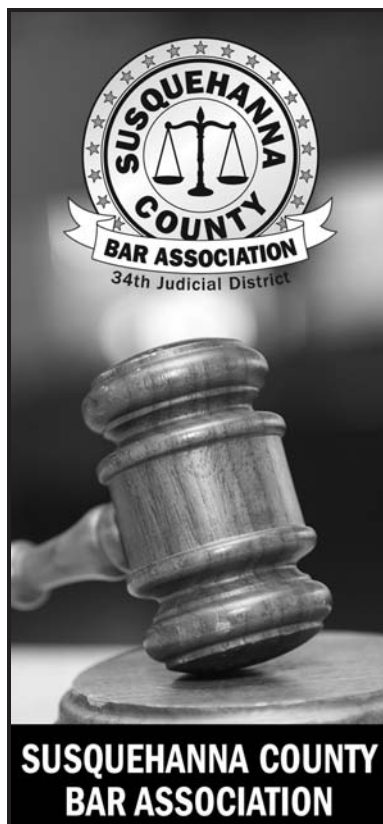
Notice is hereby given that, on January 21, 2021, the Petition of Matthew Michael Boyce was filed in the above-named Court, requesting an Order to change his name to Matthew Michael Gaus.

The Court has fixed the 23rd day of March, 2021, at 10:30 a.m. in the Susquehanna County Courthouse, 31 Lake Avenue, Montrose, Pennsylvania, as the time and place for the hearing on said Petition, when and where all interested parties may appear and show cause, if any, why the request of the Petitioner should not be granted.

Aaron D. Hovan, Esquire  
Attorney for Petitioner

2/19/2021

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**MORTGAGES AND DEEDS**

*RECORDED FROM FEBRUARY 4, 2021 TO FEBRUARY 10, 2021  
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

**MORTGAGES**

Information:	Consideration: \$192,000.00
Mortgagor: BENSON, FELISHA	Mortgagee: NBT BANK
2 - BENSON, MATTHEW D	
Locations: Parcel #	Municipality
1 - 110.00-1,021.01,000.	NEW MILFORD TOWNSHIP
Information:	Consideration: \$220,000.00
Mortgagor: VOGEL, JOSHUA J	Mortgagee: NBT BANK
2 - VOGEL, KEITHANDRA L	
Locations: Parcel #	Municipality
1 - 124.15-2,026.00,000.	MONTROSE
Information:	Consideration: \$157,500.00
Mortgagor: COBB, LAURIE ANN	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
2 - COBB, NORRIS WAYNE	2 - MOVEMENT MORTGAGE LLC
Locations: Parcel #	Municipality
1 - 248.00-1,020.13,000.	CLIFFORD TOWNSHIP
Information:	Consideration: \$88,070.00
Mortgagor: CONSIDINE, SARAH M (NBM)	Mortgagee: P&G MEHOOPANY EMPLOYEES FCU
2 - GRUNDEN, SARAH M	
Locations: Parcel #	Municipality
1 - 124.17-4,013.00,000.	MONTROSE 2W
Information:	Consideration: \$80,800.00
Mortgagor: NELK, DAVID E	Mortgagee: CROSSCOUNRTY MORTGAGE LLC
2 - NELK, JENNI R	2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Locations: Parcel #	Municipality
1 - N/A	HARFORD TOWNSHIP
Information:	Consideration: \$76,000.00
Mortgagor: PURDUM, CASEY A	Mortgagee: NBT BANK
2 - CROSS, CALEB W	
Locations: Parcel #	Municipality
1 - 130.00-2,013.00,000.	JACKSON TOWNSHIP
Information:	Consideration: \$208,000.00
Mortgagor: REESE, CHRISTOPHER	Mortgagee: QUICKEN LOANS LLC
	2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Locations: Parcel #	Municipality
1 - 124.16-1,009.00,000.	BRIDGEWATER TOWNSHIP
Information:	Consideration: \$104,160.00
Mortgagor: PLOMCHOK, GEORGE G	Mortgagee: PEOPLES SECURITY BANK AND TRUST COMPANY
Locations: Parcel #	Municipality
1 - 221.00-1,026.00,000.	LATHROP TOWNSHIP
Information:	Consideration: \$115,000.00
Mortgagor: NOVAK, MARK A	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
	2 - RESIDENTIAL MORTGAGE SERVICES INC
Locations: Parcel #	Municipality
1 - 268.07-6,013.00,000.	FOREST CITY



Information:	Consideration: \$178,000.00
Mortgagor: FOUQUET, CORBIN	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - MORTGAGE RESEARCH CENTER LLC (DBA) 3 - VETERANS UNITED HOME LOANS
Locations: Parcel # 1 - 031.00-2,075.00,000.	Municipality GREAT BEND TOWNSHIP
Information:	Consideration: \$125,400.00
Mortgagor: SINKOVICH, AARON F 2 - SINKOVICH, BRENDA J	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - SUMMIT MORTGAGE CORPORATION
Locations: Parcel # 1 - 124.13-2,006.00,000.	Municipality MONTROSE
Information:	Consideration: \$150,000.00
Mortgagor: WEIDA, SCOTT A 2 - WEIDA, MANDY L	Mortgagee: PENN EAST FEDERAL CREDIT UNION
Locations: Parcel # 1 - 244.00-2,011.00,000.	Municipality LENOX TOWNSHIP
Information:	Consideration: \$80,000.00
Mortgagor: BREWER, PEGGY	Mortgagee: COMMUNITY BANK
Locations: Parcel # 1 - 100.00-2,002.00,000.	Municipality FOREST LAKE TOWNSHIP
Information:	Consideration: \$63,050.00
Mortgagor: PERERA, THOMAS R	Mortgagee: RESIDENTIAL MORTGAGE SERVICES INC 2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Locations: Parcel # 1 - 184.00-1,020.00,000.	Municipality BROOKLYN TOWNSHIP
Information:	Consideration: \$1,000,000.00
Mortgagor: LINDE CORPORATION	Mortgagee: ESSA BANK & TRUST
Locations: Parcel # 1 - 268.11-2,011.01,000.	Municipality FOREST CITY
Information:	Consideration: \$40,833.00
Mortgagor: MUDGE, ADAM C	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - PARAGON HOME LOANS INC
Locations: Parcel # 1 - 054.10-2,014.00,000.	Municipality OAKLAND BOROUGH
Information:	Consideration: \$110,000.00
Mortgagor: COBB, STEPHEN H 2 - COBB, LORI A	Mortgagee: PEOPLES SECURITY BANK AND TRUST COMPANY
Locations: Parcel # 1 - 259.00-1,085.00,000.	Municipality LATHROP TOWNSHIP
Information:	Consideration: \$30,000.00
Mortgagor: MADAS, JAMES P 2 - MADAS, TERRY L	Mortgagee: PEOPLES SECURITY BANK AND TRUST COMPANY
Locations: Parcel # 1 - 167.09-1,033.00,000.	Municipality HARFORD TOWNSHIP
Information:	Consideration: \$160,000.00
Mortgagor: MACPHERSON, JOHN A 2 - MACPHERSON, MARGARET J	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - SUMMIT MORTGAGE CORPORATION
Locations: Parcel # 1 - 126.05-1,009.01,000.	Municipality BRIDGEWATER TOWNSHIP

Information:	Consideration: \$130,000.00
Mortgagor: KOTOWSKI, PAUL	Mortgagee: QUICKEN LOANS LLC
2 - KOTOWSKI, SHARON	2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Locations: Parcel #	Municipality
1 - 249.18-1,006.00,000.	FOREST CITY 2W
Information:	Consideration: \$71,000.00
Mortgagor: TAYLOR, KAREN	Mortgagee: HONESDALE NATIONAL BANK
Locations: Parcel #	Municipality
1 - 031.11-1,014.00,000.	GREAT BEND TOWNSHIP
Information:	Consideration: \$10,412.10
Mortgagor: CASTORINA, CHRISTINE A	Mortgagee: WHITE, RICHARD WARREN
2 - KRUPOVICH, SCOTT EDWARD	
3 - BELCHER, STEPHANIE NICOLE	
Locations: Parcel #	Municipality
1 - N/A	LATHROP TOWNSHIP
Information:	Consideration: \$83,944.00
Mortgagor: WOLF, JESSICA (FKA)	Mortgagee: QUICKEN LOANS LLC
2 - WELCH, JESSICA	2 - MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
3 - WOLF, SEAN	
Locations: Parcel #	Municipality
1 - 054.07-1,010.00,000.	OAKLAND BOROUGH
Information:	Consideration: \$111,000.00
Mortgagor: LIU, CUIPING	Mortgagee: METRO CITY BANK
Locations: Parcel #	Municipality
1 - 205.00-2,040.00,000.	LENEX TOWNSHIP

## DEEDS

Information:	Consideration: \$30,000.00
Grantor: WHITECAVAGE, MARION A	Grantee: KINGSBURY, SHANE
	2 - KINGSBURY, ROBIN
Locations: Parcel #	Municipality
1 - N/A	FOREST CITY
Information:	Consideration: \$175,000.00
Grantor: FOREST CITY RENTALS LLC	Grantee: COBB, NORRIS WAYNE
	2 - COBB, LAURIE ANN
Locations: Parcel #	Municipality
1 - 248.00-1,020.13,000.	CLIFFORD TOWNSHIP
Information:	Consideration: \$25,000.00
Grantor: NEWHART, DORIS	Grantee: FISCH, DONALD JOHN JR
	2 - FISCH, ABIGAIL
Locations: Parcel #	Municipality
1 - 214.02-1,003.00,000.	AUBURN TOWNSHIP
Information:	Consideration: \$1.00
Grantor: NELK, DAVID E	Grantee: NELK, DAVID E
	2 - NELK, JENNI R
Locations: Parcel #	Municipality
1 - 147.00-2,033.00,000.	HARFORD TOWNSHIP

Information:	Consideration: \$13,500.00
Grantor: WILMINGTON SAVINGS FUND SOCIETY (BY ATTY)	Grantee: DALE HOWELL ENTERPRISES
2 - RESIDENTIAL CREDIT OPPORTUNITIES TRUST	
V-D (BY TRUSTEE)	
Locations: Parcel #	Municipality
1 - 054.15-2,006.00,000.	SUSQUEHANNA
Information: DEED OF EASEMENT	Consideration: \$700.00
Grantor: STINE, SONDRÁ	Grantee: PENNSYLVANIA COMMONWEALTH OF- DEPT OF TRANSPORTATION
Locations: Parcel #	Municipality
1 - 222.10-2,049.00,000.	HOP BOTTOM BOROUGH
Information:	Consideration: \$1.00
Grantor: HINKLE, TODD J	Grantee: PENNSYLVANIA COMMONWEALTH OF- DEPT OF TRANSPORTATION
2 - HINKLE, VALORIE	
Locations: Parcel #	Municipality
1 - 053.00-2,045.00,000.	OAKLAND TOWNSHIP
Information:	Consideration: \$60,000.00
Grantor: STEPHENS, LOLA J	Grantee: MCKEE, VERNON D 2 - MCKEE, SHARON A
Locations: Parcel #	Municipality
1 - N/A	APOLACON TOWNSHIP
Information:	Consideration: \$1.00
Grantor: SCHERBNER, LINDA ANNA	Grantee: F&H DREAM LLC
2 - SCHERBNER, MICHAEL	
3 - BACHMANN, FRANZ V	
4 - BUSCH, MATTHEW	
5 - JURRIST, DEBBIE	
6 - HALLER, ELYSE	
7 - HALLER, STEPHEN	
8 - DECINA, LORI (FKA)	
9 - BUSCH, LORI	
10 - DECINA, THOMAS	
11 - BUSCH, ANDREA	
12 - BACHMANN, HEDWIG (ESTATE)	
Locations: Parcel #	Municipality
1 - 166.00-1,007.00,000.	HARFORD TOWNSHIP
Information: SUB-SURFACE	Consideration: \$1.00
Grantor: GROVER, CHESTER F (TRUST BY TRUSTEE)	Grantee: GROVER, GREGORY S 2 - GROVER, BRETT S 3 - ALLEN, CYNTHIA 4 - WHITNEY, CHERYL A
2 - NEW MILFORD SAND AND GRAVEL INC	
Locations: Parcel #	Municipality
1 - 090.00-1,029.00,000.	NEW MILFORD TOWNSHIP

Information: SUB-SURFACE

Grantor: GROVER, CHESTER F (TRUST BY TRUSTEE)

Consideration: \$1.00

Grantee: GROVER, JOAN B  
 2 - ALLEN, CYNTHIA L  
 3 - GROVER, GREGORY S  
 4 - GROVER, BRETT S  
 5 - TRYON, DONALD L  
 6 - RANDALL, AIMEE J (AKA)  
 7 - MERSHON, AIMEE J  
 8 - GROVER, ANDREW J  
 9 - GROVER, CLYDE  
 10 - LEWIS, JACQUELYN L  
 11 - TRYON, SCOTT W  
 12 - GROVER, RANDALL  
 13 - GROVER, SARA-JO

Locations: Parcel #

1 - 090.00-1,029.00,000.

Municipality

NEW MILFORD TOWNSHIP

Information:

Consideration: \$30,000.00

Grantor: LOEWENSTEIN, NINA

Grantee: KANE, THOMAS

2 - LOEWENSTEIN, DAVID

2 - KANE, MARY P

3 - LOEWENSTEIN, JAMES

Locations: Parcel #

Municipality

1 - N/A

SILVER LAKE TOWNSHIP

Information:

Consideration: \$196,000.00

Grantor: GUNN, BRADLEY ARTHUR

Grantee: PURDUM, CASEY A

2 - GUNN, ELIZABETH

2 - CROSS, CALEB W

Locations: Parcel #

Municipality

1 - 130.00-2,013.00,000.

JACKSON TOWNSHIP

Information:

Consideration: \$40,000.00

Grantor: BUTLER, LYNN C

Grantee: GERLAND, KENNETH M

2 - GERLAND, CATHY S

Locations: Parcel #

Municipality

1 - N/A

HARFORD TOWNSHIP

Information:

Consideration: \$14,000.00

Grantor: POWERS, MARK

Grantee: SPROUT, CORY M

2 - POWERS, APRIL

2 - SPROUT, JAMIE L

3 - POWERS, RONALD J

Locations: Parcel #

Municipality

1 - N/A

BRIDGEWATER TOWNSHIP

Information:

Consideration: \$260,000.00

Grantor: STEWART, GREGORY

Grantee: REESE, CHRISTOPHER R

2 - STEWART, JENNIFER

Locations: Parcel #

Municipality

1 - 124.16-1,009.00,000.

BRIDGEWATER TOWNSHIP

Information:

Consideration: \$32,000.00

Grantor: STEPHENS, LOLA J

Grantee: REIMONDO, GARY

Locations: Parcel #

Municipality

1 - N/A

APOLACON TOWNSHIP

Information:

Consideration: \$10.00

Grantor: LANGDON, CHARLES H JR

Grantee: LANGDON, KENNETH C

Locations: Parcel #

Municipality

1 - N/A

HARMONY TOWNSHIP

Information:	Consideration: \$117,500.00
Grantor: SPYHALSKI, JOSEPH (AKA)	Grantee: NOVAK, MARK A
2 - SPYHALSKI, JOSEPH A	
3 - SMITH, MARGARET K	
Locations: Parcel #	Municipality
1 - 268.07-6,013.00,000.	FOREST CITY
Information:	Consideration: \$178,000.00
Grantor: EMMERT, MICHAEL A	Grantee: FOUQUET, CORBIN
2 - EMMERT, LYNDIA E	
Locations: Parcel #	Municipality
1 - 031.00-2,075.00,000.	GREAT BEND TOWNSHIP
Information: QUITCLAIM DEED	Consideration: \$1.00
Grantor: ZAJKOWSKI, DEBORAH K	Grantee: ZAJKOWSKI, JEFFREY J
2 - ZAJKOWSKI, JEFFREY J	
Locations: Parcel #	Municipality
1 - 266.11-1,009.00,000.	CLIFFORD TOWNSHIP
Information: QUITCLAIM DEED	Consideration: \$1.00
Grantor: ZAJKOWSKI, JEFFREY J	Grantee: ZAJKOWSKI 2011 FAMILY TRUST
Locations: Parcel #	Municipality
1 - 266.11-1,009.00,000.	CLIFFORD TOWNSHIP
Information:	Consideration: \$1.00
Grantor: ROSECRANS, CHRISTINE M	Grantee: ROSECRANS, THADDEUS WAYNE
Locations: Parcel #	Municipality
1 - N/A	LIBERTY TOWNSHIP
Information:	Consideration: \$32,500.00
Grantor: VANTEGER TOWING LLC	Grantee: FELTZ, RYAN
Locations: Parcel #	Municipality
1 - N/A	NEW MILFORD TOWNSHIP
Information: QUIT CLAIM DEED	Consideration: \$1.00
Grantor: SILVELLA LP	Grantee: YOUNG, JANET C (TRUST)
Locations: Parcel #	Municipality
1 - 015.00-2,006.00,000.	OAKLAND TOWNSHIP
Information:	Consideration: \$1.00
Grantor: CPS LAND RESERVE (NBC)	Grantee: CPS LAND RESERVE LLC
2 - CPS LAND RESERVE LLC	
Locations: Parcel #	Municipality
1 - 171.00-2,012.00,000.	HERRICK TOWNSHIP
Information:	Consideration: \$65,000.00
Grantor: OAKLEY, DERRECK	Grantee: PERERA, THOMAS R
2 - OAKLEY, STACEY	
Locations: Parcel #	Municipality
1 - N/A	BROOKLYN TOWNSHIP
Information:	Consideration: \$44,000.00
Grantor: BALUNIS, RUSSELL P (ESTATE)	Grantee: RICCI, NICHOLAS
2 - BALUNIS, DONALD S (ESTATE)	2 - RICCI, ROSEANN
3 - TROMBADORE, JOSEPH (TRUST BY TRUSTEE)	3 - SEYMOUR, LIONEL
4 - TROMBADORE, ROMAINE (TRUST BY TRUSTEE)	4 - SEYMOUR, KATHERINE
5 - LAULER, DAVE E	
6 - LAULER, THOMAS K (ESTATE AKA)	
7 - LAULER, THOMAS (ESTATE)	
8 - LAULER, DANIEL THOMAS	
Locations: Parcel #	Municipality
1 - N/A	CLIFFORD TOWNSHIP

Information:	Consideration: \$10.00
Grantor: NESKY, JANICE	Grantee: BUY GREAT LAND LLC
Locations: Parcel #	Municipality
1 - 240.00-1,081.00,000.	LATHROP TOWNSHIP
Information:	Consideration: \$25,000.00
Grantor: KOCHMER, ROBERT W	Grantee: KOCHMER, ROBERT W
2 - ELKINS, KATHRYN M	
Locations: Parcel #	Municipality
1 - 265.01-1,035.00,000.	CLIFFORD TOWNSHIP
Information:	Consideration: \$40,425.00
Grantor: PENRITH, ADRIAN L	Grantee: MUDGE, ADAM C
2 - PENRITH, HOLLY A	
Locations: Parcel #	Municipality
1 - 054.10-2,014.00,000.	OAKLAND BOROUGH
Information:	Consideration: \$120,000.00
Grantor: HALL, ALYSSA (POA)	Grantee: RIVERS, STEVEN
2 - HALL, MOLLY E	2 - RIVERS, LISA
Locations: Parcel #	Municipality
1 - 226.00-1,017.00,000.	CLIFFORD TOWNSHIP
Information:	Consideration: \$1.00
Grantor: LEWIS, GLYNN E (ESTATE AKA)	Grantee: BONCZKIEWICZ, NICHOLAS
2 - LEWIS, GLYNN EDWARD (ESTATE AKA)	2 - BONCZKIEWICZ, LISA
3 - LEWIS, GLYNN (ESTATE)	
Locations: Parcel #	Municipality
1 - 265.01-1,008.03,000.	CLIFFORD TOWNSHIP
Information:	Consideration: \$1.00
Grantor: LEWIS, GLYNN E (ESTATE AKA)	Grantee: COBB, DENISE D
2 - LEWIS, GLYNN EDWARD (ESTATE AKA)	2 - MIZERAK, ANDREW J
3 - LEWIS, GLYNN (ESTATE)	
Locations: Parcel #	Municipality
1 - 265.01-1,008.00,000.	CLIFFORD TOWNSHIP
Information:	Consideration: \$200,000.00
Grantor: HEIN, SHIRLEY	Grantee: MACPHERSON, JOHN A
	2 - MACPHERSON, MARGARET JEAN
Locations: Parcel #	Municipality
1 - 126.05-1,009.01,000.	BRIDGEWATER TOWNSHIP
Information:	Consideration: \$1.00
Grantor: KNIGHT, JERRY A (AKA ESTATE)	Grantee: KNIGHT, BRENDA E
2 - KNIGHT, JERRY (AKA)	
Locations: Parcel #	Municipality
1 - N/A	FRANKLIN TOWNSHIP
Information:	Consideration: \$1.00
Grantor: RUSSELL, HAROLD C	Grantee: BENNETT, BRETT W
	2 - BENNETT, AMY L
Locations: Parcel #	Municipality
1 - 002.03-1,030.00,000.	LITTLE MEADOWS BOROUGH
Information:	Consideration: \$1.00
Grantor: CASTORINA, CHRISTINE A	Grantee: CASTORINA, CHRISTINE A (AKA)
	2 - CASTORINA, CHRISTINE
	3 - KRUPOVICH, SCOTT EDWARD
	4 - BELCHER, STEPHANIE NICOLE
Locations: Parcel #	Municipality
1 - N/A	LATHROP TOWNSHIP

Information:  
Grantor: HENKE, JASON M  
2 - HENKE, CHRISTINE L

Locations: Parcel #  
1 - 205.00-2,040.00,000.

Information:  
Grantor: STEPNIAK, WILLIAM W JR  
2 - STEPNIAK, BEVERLY

Locations: Parcel #  
1 - N/A

Information:  
Grantor: MACDONALD, DENNIS JAMES  
2 - MACDONALD, CAROLEE

Locations: Parcel #  
1 - N/A

Consideration: \$185,000.00  
Grantee: LIU, CUIPING

Municipality  
LENOX TOWNSHIP

Consideration: \$100.00  
Grantee: MACDONALD, DENNIS JAMES

Municipality  
BROOKLYN TOWNSHIP

Consideration: \$100.00  
Grantee: STEPNIAK, WILLIAM W JR

Municipality  
BROOKLYN TOWNSHIP



**SUSQUEHANNA COUNTY BAR ASSOCIATION**



**Legal Journal of Susquehanna County**  
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