

Monroe Legal Reporter

Containing decisions of the Court of Monroe County, Pennsylvania,
Legal Notices. Advertisements, and other Matters of Legal interest.

Vol. LXX

Stroudsburg, PA, June 13, 2025

No. 24

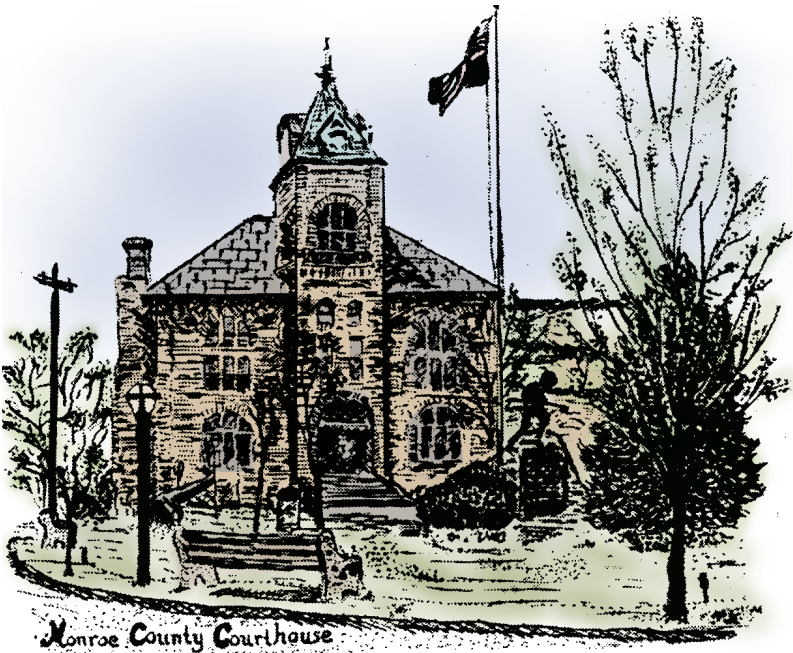
THE BENCH: Hon. Arthur L. Zulick, President Judge; Hon. Jonathan Mark; Hon. Jennifer H. Sibum;
Hon. Stephen M. Higgins; Hon. David J. Williamson; Hon. C. Daniel Higgins, Jr.

Todd W. Weitzmann, Editor

Robert J. Kidwell, III, Assistant Editor

913 Main Street, Stroudsburg, PA 18360

Call for information 570-424-7288



Drawing Courtesy of Joyce Love

POSTMASTER: Send change of address notices to

MONROE LEGAL REPORTER, 913 Main Street, Stroudsburg, PA 18360

*All advertisements for the LEGAL REPORTER should be submitted no later
than Wednesday at 10:00AM one week prior to publication on Friday.*

MONROE LEGAL REPORTER, U.S.P.S. 359-520 is published every Friday

by: **MONROE COUNTY BAR ASSOCIATION**

913 Main Street, Stroudsburg, PA 18360

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Monroe County Bar Association

Mission Statement

The mission of the Monroe County Bar Association is to maintain the honor and dignity of the profession of the law, to cultivate social interaction among its members and to increase its usefulness in promoting the due administration of justice.

In support of its mission, the Monroe County Bar Association shall:

- Provide quality continuing legal education programs;
- Work with the Court and County government to improve administrative procedures in the Monroe County Court system and related row offices:
- Provide opportunities for collegiality and networking among its members;
- Promote high standards of civility, professionalism and ethical conduct;
- Keep the community informed of the role and work of the legal profession; and
- Provide opportunities for its membership to contribute to the community through public education and charitable giving.

JUNE 2025

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
1 8:30 Arraignments PFA 11:45 PFA Ex Parte 1:00 Bench Warrants 1:00 Plea/Sent/PTC/Omnibus 3:30 PFA Ex Parte Paternity Testing Mortgage Foreclosure Present Accounts	2 8:30 Jury Selection 9:00 & 1:00 Support Court 11:45 PFA Ex Parte 3:30 PFA Ex Parte	3 11:45 PFA Ex Parte 1:00 Bench Warrants 1:30 Parole 3:30 PFA Ex Parte	4 9:00 Juvenile Court 11:45 PFA Ex Parte 3:30 PFA Ex Parte	5 9:00 Juvenile Call of the List 11:45 PFA Ex Parte 1:00 Bench Warrants 1:30 Juvenile Dispositions 3:30 PFA Ex Parte	6	7
8 8:30 PFA 11:45 PFA Ex Parte 1:00 Bench Warrants 3:30 PFA Ex Parte	9 9:00/1:00 Support Rules 9:00 Juvenile Review 11:45 PFA Ex Parte 3:30 PFA Ex Parte Last day to File Accounts	10 9:00 Sentencing 11:45 PFA Ex Parte 1:00 Bench Warrants 1:30 Parole 3:30 PFA Ex Parte	11 9:00 Dependency Court 9:00 Summary Court 11:45 PFA Ex Parte 1:30 License Susp. Appeals 3:30 PFA Ex Parte	12 8:30 Final Call 11:45 PFA Ex Parte 1:00 Bench Warrants 3:30 PFA Ex Parte	13	14
15 8:30 Arraignments 8:30 PFA 11:45 PFA Ex Parte 1:00 Bench Warrants 1:00 Plea/Sent/PTC/Omnibus 3:30 PFA Ex Parte	16 8:30 Jury Selection 11:45 PFA Ex Parte 1:00 Bench Warrants Mortgage Foreclosure	17 9:00 Sentencing 11:45 PFA Ex Parte 1:00 Bench Warrants 1:30 Parole 3:30 PFA Ex Parte Mortgage Foreclosure	18 HOLIDAY JUNETEENTH	19 9:00 Juvenile Court 9:00 & 1:00 Support Court 11:45 PFA Ex Parte 1:00 Bench Warrants 3:30 PFA Ex Parte	20	21
22 8:30 PFA 11:45 PFA Ex Parte 1:00 Bench Warrants 3:30 PFA Ex Parte	23 9:00 Sentencing 9:00 & 1:00 Support Court 11:45 PFA Ex Parte 3:30 PFA Ex Parte	24 11:45 PFA Ex Parte 1:00 Bench Warrants 1:30 Parole 3:30 PFA Ex Parte	25 9:00 Dependency Court 10:00 Sheriff Sales 11:45 PFA Ex Parte 3:30 PFA Ex Parte	26 8:30 Final Call 11:45 PFA Ex Parte 1:00 Bench Warrants 3:30 PFA Ex Parte	27	28
29 8:30 Arraignments 8:30 PFA 9:00 Sentencing 11:45 PFA Ex Parte 1:00 Plea/Sent/PTC/Omnibus 1:00 Bench Warrants 3:30 PFA Ex Parte Paternity Testing	30	1	2	3	4	5

2025 MCBA Event Calendar**June**

- 16 YLD Mentor Luncheon
12:00 PM – Marita’s Bar & Grill
- 17 Outfits for Opportunities Committee Meeting
4:00 PM – MCBA and Zoom
- 18 CLE: Name Change Clinic
4:00 PM – MCBA
- 20 MCBA Board Meeting
12:00 PM – MCBA and Zoom
- 20 YLD Member Meeting
4:00 PM – MCBA and Zoom
- 23 Children’s Advocacy Committee Meeting
12:00 PM – MCBA and Zoom
- 25 Court & Government Relations Committee Meeting
12:00 PM – MCBA and Zoom

For any additional information on the events
listed above, please call the **MCBA at**
570.424.7288,

or **Email: info2@monroebar.org. or**

Check the Website: www.monroebar.org

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SAVE THE DATE

Bench Bar Conference

October 3, 2025

Northampton Community College

Pocono Campus - Tannersville, PA

Monroe County Bar Association
Continuing Legal Education Committee
Presents:



Name Change Clinic

Presented by: Noelle Wilkinson, Esq.

Wednesday, June 18, 2025

4:00 PM - 5:00 PM

913 Main Street

Stroudsburg PA 18360

This CLE will cover the basics of filing a Name Change Petition with the focus on helping adult Monroe County residents who are transgender, non-binary, gender non-conforming, and victims of abuse. Attorneys that are able to volunteer at the Name Change Clinic event on Saturday, June 28, 2025 will be able to attend this session for free!

To register for this event scan the QR code below or contact MCBA.

Attorneys present for the entire session may earn one substantive credit.

Non-MCBA Member: \$40

MCBA Member: \$30

YLD Member: \$20



STRESSED?



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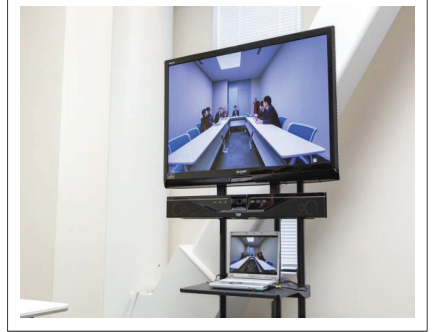


lclpa.org

Monroe County Bar Association

Conference Room Rentals

Now Offering Audio Visual (AV) Equipment!



Conference rooms are available with a 70" state-of-the-art screen, camera, and audio system. We can display your presentation on the screen and/or allow you to host or participate in a virtual meeting (you must have your own platform account, e.g., Zoom, Microsoft Teams, GoTo Meeting).

Monroe County Bar Association rents conference rooms to members, non-member attorneys, businesses, and non-profit organizations. Conference rooms may be rented during business hours for either a half- or full-day.

Various room sizes and set-ups are available, seating from six to a maximum of 50 people.

Rates are as follows:

	Conference Room Only		Conference Room w/AV Equipment	
	<i>Members</i>	<i>Non-Members</i>	<i>Members</i>	<i>Non-Members</i>
Half Day	\$25	\$125	\$ 75	\$200
Full Day	\$50	\$250	\$125	\$400

Please don't hesitate to contact us at 570.424.7288 or info2@monroebar.org for additional information or to reserve a conference room.

Our conference room guidelines and requirements are available at your request.

**We are currently adhering to social distancing as recommended by the CDC. The number of participants may be limited.*

LOOKING FOR ESTATE NOTICES

OR OTHER LEGAL NOTICES
REQUIRING PUBLICATION
IN A PA LEGAL JOURNAL?

Go to www.palegalads.org

This FREE site allows you to
search statewide to determine
whether a specific legal notice
has been published.



CIVIL COMPLAINTS
WRIT OF SUMMONS
REAL PROPERTY

003526-CV-2025 PennyMac Loan Services, LLC; East Stroudsburg Borough V John Doe; Tenants/Occupants; Nawal Moustafa - Real Property - Ejectment
 003413-CV-2025 Citizens Bank, N.A. V Carl M Lawrence Catherine Fludd-Lawrence - Real Property - Mortgage Foreclosure: Residential
 003448-CV-2025 PennyMac Loan Services, LLC V Andrew Hildebrant, Sr. - Real Property - Mortgage Foreclosure: Residential
 003470-CV-2025 Planet Home Lending, LLC V Gerard Franklin Naomi Spires; the United States of America - Real Property - Mortgage Foreclosure: Residential
 003519-CV-2025 Nexus Nova, LLC V Collin Aaron Jr AKA Collin S Aaron Jr A/K/A Collin S Aaron - Real Property - Mortgage Foreclosure: Residential
 003446-CV-2025 A Pocono Country Place Property Owners Association V Louise A Fodor Mickel B Barnum - Real Property - Real Property: Other
 003472-CV-2025 The Hamlet Property Owners Association, Inc. V Aida Britting - Real Property - Real Property: Other
 003422-CV-2025 Daniel D Sanchez; House of Sanchez Ministry TR Solange K Sanchez; PennyMac Loan Services, LLC V Federal Home Loan Mortgage Corporation, as Trustee For the Benefit of the Freddie Mac Seasoned Loans Structured Transaction Trust, Series 2018-2, Select Portfolio Servicing, Inc., and All Persons Claiming Any Legal Or Equitable Right, Title, Estate, - Real Property - Quiet Title

MECHANICS AGREEMENTS

CONTRACT

003505-CV-2025 Kristen L Williams V Doris E Fender - Contract - Contract: Other

CONTRACT EMPLOYMENT DISPUTE

CONTRACT-DEBT COLLECTION-CREDIT CARD

003392-CV-2025 Bank of America, N.A. V Melissa S. Bastos - Contract - Debt Collection: Credit Card
 003404-CV-2025 Capital One, N.A. V Robert F Belmonte Jr - Contract - Debt Collection: Credit Card
 003425-CV-2025 Western Funding Incorporated V Kevin Kurdes Shawna Szejnrok - Contract - Debt Collection: Credit Card
 003437-CV-2025 Citibank N.A. V Christopher Loftin - Contract - Debt Collection: Credit Card
 003438-CV-2025 JPMorgan Chase Bank NA V Naquaya Thorep-Miles - Contract - Debt Collection: Credit Card
 003441-CV-2025 JPMorgan Chase Bank NA V Shaun Gilio - Contract - Debt Collection: Credit Card

003445-CV-2025 JPMorgan Chase Bank NA V Steven Martinez - Contract - Debt Collection: Credit Card
 003450-CV-2025 American Express National Bank V Michael Unger - Contract - Debt Collection: Credit Card
 003452-CV-2025 Wells Fargo Bank, N.A. V Michael Clementi - Contract - Debt Collection: Credit Card
 003480-CV-2025 Headway Capital LLC V Corey Dalrymple; Solo Express LLC - Contract - Debt Collection: Credit Card
 003481-CV-2025 American Express National Bank f/k/a American Express Centurion Bank V Nicholas Corrales AKA Nicholas A Corrales - Contract - Debt Collection: Credit Card
 003501-CV-2025 PNC Bank National Association V Robert V Tourney - Contract - Debt Collection: Credit Card
 003506-CV-2025 U.S. Bank National Association d/b/a Elan Financial Services V Monika Sidlar - Contract - Debt Collection: Credit Card
 003507-CV-2025 U.S. Bank National Association d/b/a Elan Financial Services V Keith Antonio Frazier AKA Keith A Frazier - Contract - Debt Collection: Credit Card
 003508-CV-2025 American Express National Bank V Manfred Adjin-Tetty AKA Manfred Adjin Tetley Nasya Ventures LLC - Contract - Debt Collection: Credit Card
 003509-CV-2025 PNC Bank National Association V Damion T Brooks - Contract - Debt Collection: Credit Card
 003510-CV-2025 PNC Bank National Association V Samuel W Cipriano - Contract - Debt Collection: Credit Card
 003513-CV-2025 American Express National Bank F/K/A American Express Centurion Bank V Monique Alburg a/k/a Monique A Alburg - Contract - Debt Collection: Credit Card
 003514-CV-2025 Wells Fargo Bank, N.A. V Megin Hoff - Contract - Debt Collection: Credit Card
 003521-CV-2025 PNC Bank National Association V Rodulfo Fernandez - Contract - Debt Collection: Credit Card

CONTRACT-DEBT COLLECTION-OTHER

003387-CV-2025 Portfolio Recovery Associates, LLC V Jennifer Charmant - Contract - Debt Collection: Other
 003414-CV-2025 Pocono Forested Acres Property Owner's Association, Inc. V Antonio Colamarino Chauna N. Hamilton - Contract - Debt Collection: Other
 003419-CV-2025 Acuity V Green Team Contracting Inc - Contract - Debt Collection: Other
 003423-CV-2025 Pocono Forested Acres Property Owner's Association, Inc. V Roberto Francisco Raynoso Almanzar - Contract - Debt Collection: Other

003427-CV-2025 Pocono Forested Acres Property Owner's Association, Inc. V Stephen Zanetti - Contract - Debt Collection: Other
 003428-CV-2025 Pocono Forested Acres Property Owner's Association, Inc. V Nazare Castanheira - Contract - Debt Collection: Other
 003430-CV-2025 Pocono Forested Acres Property Owner's Association, Inc. V Dennis J. Wowkanyn - Contract - Debt Collection: Other
 003432-CV-2025 Pocono Forested Acres Property Owner's Association, Inc. V Rodol B. Bucaoto - Contract - Debt Collection: Other
 003435-CV-2025 Pocono Forested Acres Property Owner's Association, Inc. V Janet Martines; Stephen Martines - Contract - Debt Collection: Other
 003436-CV-2025 Pocono Forested Acres Property Owner's Association, Inc. V Peter Howatson; Susan Howatson; Nicholas Corrales AKA Nicholas A Corrales - Contract - Debt Collection: Other

TORT

003391-CV-2025 Lewis Kappes V Artur Mroczka - Tort - Motor Vehicle
 003477-CV-2025 Kenneth Santiago V Trudy Fleming - Tort - Motor Vehicle
 003517-CV-2025 Francesco and Lynn Caruso V Roger M Hanna - Tort - Motor Vehicle
 003382-cv-2025 Chinua Jarrett V Central Source, LLC d/b/a AnnualCreditReport.com; SavvyMoney, Inc. TransUnion, LLC - Tort - Tort: Other

PREMISES LIABILITY

003386-CV-2025 Heidi Lequerique V Camelback Ski Corporation Camelback Ski Resort CBH20 General Partner, LLC EPT Ski Properties; John Does 1-10 XYZ Corporations 1-10 - Tort - Premises Liability
 003429-CV-2025 Alexander Santos V Shoprite of Stroudsburg; Roger M Hanna - Tort - Premises Liability

PETITION

MASS TORT

PROFESSIONAL LIABILITY

MISCELLANEOUS

003408-CV-2025 Howard T Williams V Melinda Bensen - Miscellaneous - Civil Miscellaneous: Other
 003411-CV-2025 Angelo Revilla; Shari Dee Revilla V Arye Realty Holdings LLC Cory Willis Trucking LLC Nir Bello Ronald Bello Shalomit Bello - Miscellaneous - Civil Miscellaneous: Other
 003455-CV-2025 Monroe Lake Property Owners Association V Jennifer G. Fluck; Nathan D. Fluck - Miscellaneous - Civil Miscellaneous: Other
 003456-CV-2025 Monroe Lake Property Owners Association V Puja Pandya - Miscellaneous - Civil Miscellaneous: Other

003467-CV-2025 The Woods Property Owners Association Inc. V Berthony Jean Joseph - Miscellaneous - Civil Miscellaneous: Other
 003473-CV-2025 Anita Pekala Houser Choice, LLC. V Janusz Pstragowski - Miscellaneous - Civil Miscellaneous: Other
 003502-CV-2025 Bridgecrest Credit Company, LLC as Agent and Bridgeway for Carvana LLC; Christian Mead V Suelynn Harkcom - Miscellaneous - Civil Miscellaneous: Other
 003397-CV-2025 2008 Great Dane 53' Trailer, 1GRAA96208B702534 Brooklyn Fireworks LLC V - Miscellaneous - Civil Miscellaneous: Other, Petition for Certificate of Title
 003398-CV-2025 2003 Wabash National Corp, 53' Trailer, VIN 1JJV482W63L849523 Brooklyn Fireworks LLCV - Miscellaneous - Civil Miscellaneous: Other, Petition for Certificate of Title
 003474-CV-2025 Olga R. Mendez Torres VIN 19UUA86249A025191; Shari Dee Revilla V Arye Realty Holdings LLC Cory Willis Trucking LLC Nir Bello Ronald Bello Shalomit Bello - Miscellaneous - Civil Miscellaneous: Other, Petition for Certificate of Title

WRIT OF EXECUTION

DEEDS

GRANTOR/GRANTEE

Davenport, W Brent/Stein, Julie Venkatraman, Palamadai/Palamadai Family Trust
 Baglio, Michael P/Friedman, Jared Schlier, Jimmy A/Wiggins, Christopher Binder, Shane/Buigues, Gary Jr Supreme Development Group Inc/Firehawk Enterprises LLC
 Travers, Stephen M Est/Travers, Deborah National Property Group LLC/Manolis, Margaret Nicole
 Singh, Mahendra/Davis, Philip B II Katz, David/Huber, Heinz
 Irizarry, Jay Monserrate/Metelus, Jean J Ascension Property Holdings LLC/Ferraz, Jorge Khatwani, Jyoti/Mishra, Prasun
 Mohammed, Narisha/Mohammed, Narisha Mohammed, Narisha/Mohammed, Narisha Borycki, Wojciech/Irizarry, Essence Marie McCormack, Mervin Jr/McCormack, Lystra Hartley, Doris M/Doris M Hartley Living Trust Getz, Adam/Getz, April
 Dobbs, April Lynn/Yurick, Paul J III Victor, Judith/Victor, Tchedly
 Glockien, Dennis M/Dennis Martin Glockstein 2025 Revocable Trust
 Ravalese, Margaret E/Griffith, Donald John Jr Erb, Thomas A/Depierro, Francesco
 Nimni, Shimon/Romero, Denise Foley, John R/Ufberg, Jeffrey
 Edingfield, John R II/Rosenberg, Ronald Rivera, Pedro Jr/Morris, Sabrina Guerrero Martinez, Aida M/Morales, Alexander 212 Sandlewood LLC/Hood, Andrew

Celestino, Maria/Sawoe, Thomas D K
 Molnar, Raymond T/Morys, Viktoriya
 CSMC 2018-RPL3 Trust/Venesky, Robert
 Nagyhetenyi, Zsolt/Ohland, James Sr
 Zeeb, John W Est/Trapp, Natasha
 Empire Dwelling Inc/Crown PA Builders LLC
 Haines, Deborah Ann/Haines, Deborah Ann
 Zayniev, Mukhitdin/Wojciechowski, Keith A
 Balzafiore, Ricky/Siusta, Elzbieta
 Gorritz, Jorge L/Gorritz, Jorge L
 McGinniss, Brian C/Kaczmarczyk, Christopher
 Gagnon, Kevin P Jr/Gagnon, Kevin P Jr
 Bracy, Marina Stephany/Marina Stephany
 Bracy 2025 Irrevocable Trust
 Kaye, Jeffrey T/Kinter, Karen Wendorf
 Investing Vantran LLC/Kims Luxury Vacation
 Homes PA LLC
 Dewitt, George S/Jiorle, Dan
 Shawnee Sun Mountain LLC/Shawnee Sun
 Mountain LLC
 Dinota, Luigi/Cirioni, Vito V
 Klapkowska, Agnieszka/Ziec, Andrzej
 Yang, Lin Ding/Dweidar, Ahmed
 Dream Property Group LLC/Kobalt
 Construction Inc
 Mitchell, William C/Landry, Nickolas Savant
 Bergstresser, Julie E/Grodzki, Robert
 Cruz, Paul/Blue Acres Investments LLC
 Teixeira, Thiago Silva/Shivshakti Investment
 Corp
 Teixeira, Thiago Silva/Shivshakti Investment
 Corp
 Roberts, Rita S/Marcantonio, Joshua
 Lamanov, Leonid/LLNA NY Revocable Trust
 Gower, Daryl Ann/Gower, Daryl Ann
 Dervisevic, Asmir/Idrizi, Rinor
 Marino, Susan C/DiMaria, Vincent III
 Groundfloor Real Estate LLC/Revive S&S LLC
 Herron, James/Smith, Karen J
 Angeles, Juan A/Angeles, Juan A
 Strunk, Charles E/Strunk, Charles E
 Coughlin, Laura P/Laura P Coughlin Revocable
 Trust
 Elhileh, Hashem M/Bartone, Danine
 Shadow Ridge Corp/Brothers Antique Vintage
 Restoration Inc
 Daley, Frank A/Daley, Edyth R
 Jones, Odell Jr/Ruiz, Emmanuel
 Motyka, Monika/Motyka, Monika
 Valdez, Grace Est/Munoz, Beatrice
 Rana, Deepti/Krissel, Susan
 Motyka, Marcin/Motyka, Marcin
 Zhou, Steve/Han, Brian
 Motyka, Marcin/Motyka, Marcin
 Villalba, Richard E/Villalba, Richard E
 Melbarde, Lorraine/Melbarde, Lorraine
 Shoppes At Turtle Walk L P/Shoppes At Turtle
 Walk L P
 Shoppes At Turtle Walk L P/Shoppes At Turtle
 Walk L P
 Meserva, Susan Meine/Gulbinski, Michael
 Duretz, Martin Est/Augustine, Keith Shayne
 Lopez, Gabriel/Diaz, Juan Carlos

Yersel, Mehmet S/Cortes, Carlos
 Marchesani, Thomas J/Sotiropoulos, Diana
 Inigo, Dominador/Perch Homes LLC
 Mortgage Assets Management LLC/Cascade
 Funding Mortgage Trust HB10
 Cascade Funding Mortgage Trust
 HB10/Zavlunov Investments LLC
 Sloan, Loretta M/Lai, Siu Y
 Pfeiffer, Victoria/Geiersbach, James
 Windy Acres Investments LLC/Tang Shi Group
 Ltd
 Sostre, Ramon L/Davila, Denis R
 Carou-Keenan, Susanna/E & L Lester
 Investments LLC
 Sutton, Charles/Pocono Realty Team LLC
 Plonski, Henry/Odikadze, Zurab
 Simon, Felma/Alleyne, Alvin
 Song, Derick/Buchanan, Daniel Peter
 McCullough, Corie/Hale, Cassandra A
 Alfaro, Geraldine C Est/Galassi, Joseph William
 Jr
 Marttine, Rosemarie/Valor Properties LLC
 Whitehurst, Robert L Jr/Macaluso, James
 Aghayeva, Namig/Veliyev, Rinat
 Menegatos, Nikolaus/Riverstone Rentals LLC
 Shwartz, Cheryl K/Cooper, Isabela
 Filho, Osires Decarvalho Ribeiro/Melnik,
 Anatoli
 Filho, Osires Decarvalho Ribeiro/Melnik,
 Anatoli
 Dream Property Group LLC/Sheroz, Abdullaev
 Andrew, Robert E Est/Felchock, Judith C
 Felchock, Judith C/Felchock, Tristan Scott
 Mancuso, David Charles Est/Coar, Patrick John
 Sr
 Barikos, George/GMB Revocable Trust
 Barikos, George/GMB Revocable Trust
 Holloway, Terry Bodai/Bodai, John Dale
 Crosswood Properties LLC/Deresky, Marie
 Ochoa, Luis/Paucar, Vilma Sofia Trelles
 Kaplon, Elmer John/White Rock Title LLC
 Cavanaugh, Michael V/White Rock Title LLC
 Yeghiazaryan, Ashot/Hana Toby LLC
 Henriquez-Divino, Tonya Marie/White Rock
 Title LLC
 Chavar, Dina K/Carrington Mortgage Services
 LLC
 129 Doria Dr Holdings LLC/Wilmington Savings
 Fund Society FSB
 Aastha Homes LLC/Tiger Funding LLC

DIVORCE

003385-CV-2025 Ursula Machalick V Karl
 Truszkowski - Divorce - Divorce with 1 Count
 003393-CV-2025 Krystle Elvira Vidal V Ashley
 Marie Pizzuti - Divorce - Divorce with 1 Count
 003466-CV-2025 Miguel Ramirez V Emily
 Ramirez - Divorce - Divorce with 1 Count
 003516-CV-2025 Tiffany Ann St. Clair V Shane
 Weston St. Clair; Rene Trochez Fajardo -
 Divorce - Divorce with 1 Count
 003409-CV-2025 Megan Servian V Phillip
 Servian - Divorce - Divorce with 3 Counts

003451-CV-2025 Ingrid Daher V Adel Daher -
Divorce - Divorce with 4 Counts

SUPPORT

003410-CV-2025 Jessica Richardson V
Jonathan Phillips - Support - Support
003424-CV-2025 Evelyn Payne V Mitchell
Payne - Support - Support
003447-CV-2025 Shaun J Fisher V Bryan
Jacobs - Support - Support
003453-CV-2025 Ashley M Izarek V Matthew R
Izarek - Support - Support
003454-CV-2025 Mollie Mahon V Jordan
Hardy - Support - Support
003486-CV-2025 Lauren M Happel V Thomas E
Happel - Support - Support
003503-CV-2025 Amir Basyouni V Maryam
Ibrahim - Support - Support
003504-CV-2025 Nicole Christine Higgins V
Justin Hill - Support - Support
003525-CV-2025 Krystal Dippre; Middle
Smithfield Township V Walter Smith Jr -
Support - Support

CUSTODY AND VISITATION

003405-CV-2025 Lauren Happel V Thomas
Happel - Custody - Custody/Partial
Custody/Shared Custody/Visitation
003439-CV-2025 Ashley Rehm V Travis Jony -
Custody - Custody/Partial Custody/Shared
Custody/Visitation
003440-CV-2025 Irma Trochez Hernandez V
Francisca Hernandez Erazo; Rene Trochez
Fajardo - Custody - Custody/Partial
Custody/Shared Custody/Visitation
003475-CV-2025 Edwin A Medina, Jr V Kristie
Murray - Custody - Custody/Partial
Custody/Shared Custody/Visitation
003476-CV-2025 Tanisha Henderson V Dandre
W Mitchell Sr - Custody - Custody/Partial
Custody/Shared Custody/Visitation
003484-CV-2025 Christian Mead V Adrienne
M Triano - Custody - Custody/Partial
Custody/Shared Custody/Visitation
003511-CV-2025 Krystal Dippre V Walter
Smith, Jr - Custody - Custody/Partial
Custody/Shared Custody/Visitation
003512-CV-2025 Brandon Mendez V Chalsa
Reichard - Custody - Custody/Partial
Custody/Shared Custody/Visitation

PLAINTIFF V DEFENDANT JUDGMENTS

003394-CV-2025 LVNV Funding LLC V Daisy
Caban-Rivers - Judgment - MDJ Transfer -
\$3,009.01

DEFAULT JUDGMENT PRAECIPE FOR JUDGMENT

003444-CV-2025 Gem Edwards, Inc V Gaboro
Medical Supply, LLC; Robert Robinson -
Judgment - Foreign Judgments/Registration -
\$663,316.83

003518-CV-2025 Nextgear Capital, Inc; Miguel
Ramirez V Charlotte M Suydam - Judgment -
Foreign Judgments/Registration - \$34,485.13

JUDGMENT ON TRANSCRIPT

003395-CV-2025 Midland Credit
Management, Inc. V Nino Imedadze -
Judgment - Judgment/Transcript - \$977.71
003396-CV-2025 LVNV Funding LLC V Alissa
Mitchell AKA Alissa M Mitchell - Judgment -
Judgment/Transcript - \$1,666.96
003400-CV-2025 Anesthesia Associates of
Morristown V Lisa Winkler - Judgment -
Judgment/Transcript - \$2,866.43
003407-CV-2025 Berkheimer, Agent for
Pocono Mountain SD & Pocono Township V
Melissa S Lucas - Judgment -
Judgment/Transcript - \$2,471.26
003412-CV-2025 Credit Corp Solutions, Inc. V
Luis Matos - Judgment - Judgment/Transcript -
\$5,681.43
003431-CV-2025 Synchrony Bank V Kapeel
Shewnarain - Judgment - Judgment/Transcript
- \$7,899.19
003433-CV-2025 Donatus Anamege V House
Call Service, LLC - Judgment -
Judgment/Transcript - \$12,255.75
003520-CV-2025 Wilderness Acres Property
Owners Association, Inc; Christian Mead V
Jose Sanchez Sharon Sanchez - Judgment -
Judgment/Transcript - \$12,266.75

CIVIL APPEALS: ADMINISTRATIVE AGENCIES

003401-CV-2025 Matthew Bond V
Commonwealth of PA Dept of Transportation,
Bureau of Driver Licensing - Civil Appeal -
Department of Transportation
003402-CV-2025 John Carlson V
Commonwealth of Pennsylvania, Department
of Transportation, Bureau of Driver Licensing -
Civil Appeal - Department of Transportation
003434-CV-2025 Larry B Freshcorn V - Civil
Appeal - Department of Transportation

CIVIL APPEALS: JUDICIAL APPEALS

003341-CV-2025 V Robert Larsen - Civil
Appeal - Civil Appeal: Other
003443-CV-2025 Synchrony Bank V Dwaine
Simmons - Civil Appeal - Civil Appeal: Other
003465-CV-2025 Kimell J Debnam V Capital
One Bank (USA) NA - Civil Appeal - Civil
Appeal: Other
003471-CV-2025 Kimell J Debnam V Capital
One Bank, (USA), N.A - Civil Appeal - Civil
Appeal: Other
003515-CV-2025 Rocky Ridge Estates, LLC V
Sharon Hayes - Civil Appeal - Civil Appeal:
Other

WRIT OF REVIVAL CERTIFIED COPY LIENS

003420-CV-2025 Department of Labor and
Industry to the Use of the Unemployment

Compensation Fund V LAZ Scapes LLC -
Judgment - Certified Copy of Lien - \$13,450.82
003522-CV-2025 U S Department of Justice V
Robert Shirer - Judgment - Certified Copy of
Lien - \$45,888.00

FEDERAL TAX LIENS

003493-CV-2025 Department of Treasury-
Internal Revenue Service V Timothy J
Washburn - Judgment - Federal Tax Lien -
\$26,438.44
003497-CV-2025 Department of Treasury-
Internal Revenue Service V Brian D Barr -
Judgment - Federal Tax Lien - \$25,963.34

MUNICIPAL LIENS

003415-CV-2025 East Stroudsburg Borough V
Matthew Worrell - Municipal Lien - Sewer -
\$3,887.50
003416-CV-2025 East Stroudsburg Borough V
Adel Moustafa; Nawal Moustafa - Municipal
Lien - Sewer - \$2,240.23
003457-CV-2025 Middle Smithfield Township
V Broad Street Properties - Municipal Lien -
Sewer - \$1,764.79
003458-CV-2025 Middle Smithfield Township
V Craig Herbert - Municipal Lien - Sewer -
\$3,371.97
003459-CV-2025 Middle Smithfield Township
V Chanel Martin - Municipal Lien - Sewer -
\$1,816.85
003460-CV-2025 Middle Smithfield Township
V Ludwig Gessel - Municipal Lien - Sewer -
\$6,448.28
003461-CV-2025 Middle Smithfield Township
V Inga Drozdova - Municipal Lien - Sewer -
\$2,997.70
003462-CV-2025 Middle Smithfield Township
V Andre Askins - Municipal Lien - Sewer -
\$1,494.73
003463-CV-2025 Middle Smithfield Township
V Martin Velasquez - Municipal Lien - Sewer -
\$2,431.91
003464-CV-2025 Middle Smithfield Township
V Joseph Friel - Municipal Lien - Sewer -
\$1,532.06
003468-CV-2025 Middle Smithfield Township
V Eustace Benjamin - Municipal Lien - Sewer -
\$871.92
003469-CV-2025 Middle Smithfield Township
V Maria Sukhova - Municipal Lien - Sewer -
\$1,801.69
003478-CV-2025 Smithfield Sewer Authority V
Julia Guszin Shlomo V Guszin - Municipal Lien -
Sewer - \$3,842.50
003479-CV-2025 Smithfield Sewer Authority V
Antonio Sanjuan - Municipal Lien - Sewer -
\$915.00
003482-CV-2025 Middle Smithfield Township
Sewer Fund V Elizabeth Ervin - Municipal Lien -
Sewer - \$911.36

003483-CV-2025 Middle Smithfield Township
Sewer Fund V Eric Dais; Tammy McPeak -
Municipal Lien - Sewer - \$1,292.20
003485-CV-2025 Middle Smithfield Township
Sewer Fund V Anthony Sekulski Jeannett
Sekulski - Municipal Lien - Sewer - \$1,163.44
003487-CV-2025 Middle Smithfield Township
Sewer Fund V William Brunson - Municipal
Lien - Sewer - \$1,998.47
003488-CV-2025 Middle Smithfield Township
V Victor Mauricio - Municipal Lien - Sewer -
\$1,527.84
003489-CV-2025 Middle Smithfield Township
Sewer Fund V Fanilva Delarosadeaubin -
Municipal Lien - Sewer - \$1,481.20
003490-CV-2025 Middle Smithfield Township
V Estate of George Weatherbee - Municipal
Lien - Sewer - \$1,884.97
003491-CV-2025 Middle Smithfield Township
V Julian Rosado - Municipal Lien - Sewer -
\$1,362.58
003492-CV-2025 Middle Smithfield Township
V Kristine Valcourt Marie Valcourt - Municipal
Lien - Sewer - \$2,112.69
003494-CV-2025 Middle Smithfield Township
V Maxine Castro; Wilberto Castro - Municipal
Lien - Sewer - \$1,407.48
003495-CV-2025 Middle Smithfield Township
V Edilio Urena - Municipal Lien - Sewer -
\$1,712.81
003496-CV-2025 Middle Smithfield Township
V Lanet Rivera - Municipal Lien - Sewer -
\$1,074.24
003498-CV-2025 Middle Smithfield Township
V Shelley Biggart - Municipal Lien - Sewer -
\$804.62
003499-CV-2025 Middle Smithfield Township
V David Ma Joann Ma - Municipal Lien - Sewer
- \$1,217.97
003500-CV-2025 Middle Smithfield Township
V Lilus Painting LLC - Municipal Lien - Sewer -
\$1,592.06

MUNICIPAL LIENS

003417-CV-2025 East Stroudsburg Borough V
Matthew Worrell - Municipal Lien -
Sewer/Waste - \$2,706.96
003418-CV-2025 East Stroudsburg Borough V
Adel Moustafa; Nawal Moustafa - Municipal
Lien - Sewer/Waste - \$1,694.41

TAX CLAIM LIENS

LIEN FOR FINE

003406-CV-2025 United States Attorney's
Office for the Southern District of New York V
Danny Matos - Lien - Lien for Fine - \$37,500.00

MECHANIC LIEN CLAIM

WAIVER OF LIENS

MISCELLANEOUS

GRANTOR/GRANTEE

Lendingone LLC/Spear Ventures Group LLC/Sat

Mortgage Electronic Registration Systems Inc/Picard, Ralph/Sat
 Mortgage Electronic Registration Systems Inc/Caicedo, Kleiber/Sat
 Balliet, William M Jr/Niper, David/Rele
 Mortgage Electronic Registration Systems Inc/Juarez, Juan Diego Saenz/Sat
 Citizens Bank N A/Whitmore, Thomas L/Sat
 Mortgage Electronic Registration Systems Inc/Kaley, Francine R/Sat
 Mortgage Electronic Registration Systems Inc/Hilliard, Raymond T/Sat
 Mortgage Electronic Registration Systems Inc/Denig, Jason M/Sat
 Mortgage Electronic Registration Systems Inc/Gluck, Matthew Steven/Sat
 Mortgage Electronic Registration Systems Inc/Servano, Jessica/Sat
 Mortgage Electronic Registration Systems Inc/Rosa, Javier/Sat
 JPMorgan Chase Bank National Association/Torres, Marcus/Sat
 Albano, Stephen John/Cross River Bank/Ucc1
 Mortgage Electronic Registration Systems Inc/Adamczyk, Henry R Jr/Sat
 PHH Mortgage Corporation/Fickling, James C/Sat
 Mortgage Electronic Registration Systems Inc/Iturriza, Alexandra M/Sat
 Future Acquisitions LLC/NewRez LLC/Sat
 Mortgage Electronic Registration Systems Inc/510 Enterprise LLC/Sat
 Secretary of Housing and Urban Development/Amatrudi, Edward/Sat
 Secretary of Housing and Urban Development/Bush, Carla D/Sat
 ESSA Bank & Trust/McDaniel, Rachel/Sat
 ESSA Bank & Trust/Kofol, Christopher Brush/Sat
 ESSA Bank & Trust/Orenstein, Scott/Sat
 ESSA Bank & Trust/Taylor, Michael A/Sat
 ESSA Bank & Trust/Arnone, Jeanette C/Sat
 ESSA Bank & Trust/Sinisko, James P/Sat
 Mortgage Electronic Registration Systems Inc/Ruane-Keane, Grainne D/Sat
 Hamlet Property Owners Association Inc/Hamlet Property Owners Association Inc/Reso
 Manufacturers and Traders Trust Company/Jennings, Steven E Jr/Sat
 Manufacturers and Traders Trust Company/Moylen, Robert C/Sat
 ESSA Bank & Trust/Bakieva, Milena K/Sat
 ESSA Bank & Trust/Podolek, Michael R/Sat
 ESSA Bank & Trust/Blass, Richard Carl/Sat
 ESSA Bank & Trust/Duick, Julianne/Sat
 ESSA Bank & Trust/Fillman, Kurt R/Sat
 ESSA Bank & Trust/Devivo, Thomas K/Sat
 Mortgage Electronic Registration Systems Inc/Okulewicz, Krzysztof B/Sat
 Pennsylvania Housing Finance Agency/Medina, Edwin A Jr/Sat

Mortgage Electronic Registration Systems Inc/Halla, Martin/Sat
 Citibank N A/Daigle, Gabriele R/Sat
 Truist Bank/Felker, Kelly T/Sat
 ESSA Bank & Trust/Tamm, Erin/Sat
 ESSA Bank & Trust/Harrington, Tamara Ann/Sat
 ESSA Bank & Trust/Kozma, Matthew R/Sat
 Bank of America N A/Brustein, Irving H/Sat
 Mortgage Electronic Registration Systems Inc/Zamojski, Janusz/Sat
 PNC Bank National Association/Bavaro, Angelo/Sat
 ESSA Bank & Trust/Mingora, Kevin Lee/Sat
 ESSA Bank & Trust/Young, Russell K/Sat
 ESSA Bank & Trust/Moyer, Bruce Howard/Sat
 PNC Bank National Association/Corbett, David/Sat
 Mortgage Electronic Registration Systems Inc/Valenzuela, Julie/Sat
 116 Turtle Wlk Lane/116 Turtle Wlk Lane/Maps
 116 Turtle Walk Lane/116 Turtle Walk Lane/Maps
 Mortgage Electronic Registration Systems Inc/Joshi, Amruta Anil/Sat
 Pocono Mountain School District/Pocono Mountain School District/Maps
 Mortgage Electronic Registration Systems Inc/Yumet, Ricardo A/Sat
 Pennsylvania Housing Finance Agency/Medina, Edwin A Jr/Sat
 Mortgage Electronic Registration Systems Inc/Salerno, Frank D/Sat
 Yersel, Funda/Yersel, Mehmet S/Pow
 Mortgage Electronic Registration Systems Inc/Gentles, Scott J/Sat
 Williams, Sharon Melinda/Commonwealth of Pennsylvania/Notr
 MV Realty of Pennsylvania LLC/McGinniss, Brian C/Sat
 NewRez LLC/Maffia, Alfred/Sat
 TD Bank N A/Francis, David/Sat
 Canadasaigua National Bank and Trust Company/Avellino Ventures LLC/Sat
 Mortgage Electronic Registration Systems Inc/Amatrudi, Edward/Sat
 Mortgage Electronic Registration Systems Inc/Rhodes, Kenneth E Jr/Sat
 Rehab Financial Group LP/T M Builders Inc/Sat
 Tyrrell, Dorritte M/Commonwealth of Pennsylvania/Notr
 United Wholesale Mortgage LLC/Pazmino, Fausto Miguel/Sat
 First National Bank of Pennsylvania/Damico, Barbara/Sat
 U S Bank National Association/Stadnicki, Bartlomiej/Sat
 Gonzalez, Lilliana/Mortgage Electronic Registration Systems Inc/Sat
 Mortgage Electronic Registration Systems Inc/Betances, Roger/Sat

Klix, Heather/Commonwealth of Pennsylvania/Notr
 Heeter, Florence O/Monroe County/Prefast
 Szucs, Thomas W/Keller, David/Ccorder
 NEPA Credit Union/Miranda, Joan R/Sat
 NE PA Credit Union/Wickham, Edgar R/Sat
 NE PA Credit Union/Wickham, Edgar R/Sat
 NE PA Credit Union/Braccini, Paul/Sat
 FNCB Bank/Arya & Patel LLC/Sat
 Gawrilowicz, Terri/Watercress Financial
 Financial Group LLC/Ucc1
 Fehrenbacher, Christian D/Monroe
 County/Prefast
 Rodriguez-Goodwin, Angela
 M/Commonwealth of Pennsylvania/Notr
 Merwine, Connie J/Monroe County/Prefast
 Merwine, Connie J/Monroe County/Prefast
 Groundfloor Real Estate LLC/Revive S&S
 LLC/Sat
 Groundfloor Real Estate 1 LLC/Barsome
 Management LLC/Ucc3term
 Fitzgerald, Adele/Fitzgerald, James/Powr
 Mortgage Electronic Registration Systems
 Inc/Bonnett, Samantha/Sat
 Mortgage Electronic Registration Systems
 Inc/Henning, Harley D/Sat
 Mortgage Electronic Registration Systems
 Inc/Neyhart, Jame S/Sat
 Mortgage Electronic Registration Systems
 Inc/Schneck, James/Sat
 Goffredo, Jody/Gilbert, Marion/Leas
 Mortgage Electronic Registration Systems
 Inc/Oconnor, Timothy P/Sat
 JPMorgan Chase Bank N A/Cordova, Lalena
 E/Sat
 Mortgage Electronic Registration Systems
 Inc/Baez, Diocorides/Sat
 Mortgage Electronic Registration Systems
 Inc/Sostre, Ramon L/Sat
 Hildabrandt, William Bradley/Jakobsen,
 John/Rway
 Duketheking LLC/Loan Funder LLCSeries
 101657/Ucc1
 Pocono Manor Investors LP/Aio Operating 2
 LLC/Ease
 Pocono Manor Investors LP/Western Alliance
 Bank/Subord
 Citizens Bank N A/Westdyke, George A/Sat
 Mortgage Electronic Registration Systems
 Inc/Pierre-Etienne, Fabienne/Sat
 Citizens Bank N A/Padro, Guillermo
 Guzman/Sat
 Mortgage Assets Management LLC/PHH
 Mortgage Corporation/Powr
 Cascade Funding Mortgage Trust Hb10/PHH
 Mortgage Corporation/Powr
 Stone Brook Partners/Wiggins, Hubert/Trms
 Lynch, Kelly A/Fifth Third Bank N A/Ucc1
 Mortgage Electronic Registration Systems
 Inc/Ivashchenko, Dmitro/Sat
 Bank of America N A/Janssens, Frank/Sat
 Shoppes At Turtle Walk L P/Brodhead Creek
 Regional Authority/Ease

KeyBank National Association/S & S
 Speedways Inc/Sat
 Wells Fargo Bank N A/Fitzsimons, Dermot
 H/Sat
 Vroom, George/Cross River Bank/Ucc1
 Wells Fargo Bank N A/Demichelis, Nestor/Sat
 Wells Fargo Bank N A/Thompson, Denise D
 P/Sat
 Vogel, Susan G/Vogel, Ronald/Powr
 Mortgage Electronic Registration Systems
 Inc/Winfield, Lorraine Dachiell/Sat
 Mortgage Electronic Registration Systems
 Inc/Patel, Jigarkumar/Sat
 Stroud Township/First Pennsylvania Resource
 L L C/Memo
 Haas, Ken B/Mccullough, Corie/Sat
 KeyBank National Association/S & S
 Speedways Inc/Trms
 DEPG Strouds Associates III L P/Oceanfirst
 Bank N A/Asle
 Shelkin, Alicia/Shelkin, Alicia/Maps
 Jesse L Dogan Trust/Jesse L Dogan Trust/Maps
 Bozzelli, William A/Bozzelli, William A/Maps
 FNCB Bank/Barret, Christopher/Sat
 Mortgage Electronic Registration Systems
 Inc/Marsico, Steven/Sat
 Mortgage Electronic Registration Systems
 Inc/Cavanagh, Peter J/Sat
 Gerardi, Ana Florencia
 Rodriguez/Commonwealth of
 Pennsylvania/Notr
 Smith, Charles/Blue Ridge Cable Technologies
 Inc/Rway
 Torsiello, Mark/Blue Ridge Cable Technologies
 Inc/Rway
 Wells Fargo Bank N A/Horowitz, Gaile/Sat
 PSECU/Mclaughlin, Brenda L/Sat
 Mortgage Electronic Registration Systems
 Inc/Snyder, Robert/Sat
 Wells Fargo Bank N A/Mignosi, Timothy/Sat
 Pocono Community Bank/Smilek, Chrostopher
 G/Sat
 Jakubowski, Anthony N/Monroe
 County/Prefast
 Stroud Township/First Pennsylvania Resource
 L L C/Memo

MORTGAGE GRANTOR/GRANTEE

Stein, Julie/Mortgage Electronic Registration
 Systems Inc
 Pessolano, Christopher J/PNC Bank National
 Association
 Rosas, Melcoir Huertas/Secretary of Housing
 and Urban Development
 Blake-McLennon, Barbara/Mortgage
 Electronic Registration Systems Inc
 McLennon, Barbara A/Rocket Mortgage
 LLC/Subm
 Friedman, Jared/Mortgage Electronic
 Registration Systems Inc
 Pulaski, Beth A/Police and Fire Federal Credit
 Union

Firehawk Enterprises LLC/Mortgage Electronic
 Registration Systems Inc
 Davis, Philip B II/Mortgage Electronic
 Registration Systems Inc
 Crespo, Bernardo/Coastal Community Bank
 Metelus, Jean J/Mortgage Electronic
 Registration Systems Inc
 Ferraz, Jorge/JPMorgan Chase Bank N A
 Medina, Arcadio Jr/ESSA Bank & Trust
 Pheasant, Steven D/ESSA Bank & Trust
 Irizarry, Essence Marie/Mortgage Electronic
 Registration Systems Inc
 Kendall, Kevin/First Keystone Community
 Bank
 Mennella, Lorenzo/First Keystone Community
 Bank
 Gothard, David/First Northern Bank and Trust
 Co
 Beers, Howard A Jr/First Northern Bank and
 Trust Co
 Yurick, Paul J III/Jim Thorpe Neighborhood
 Bank
 Griffith, Donald John Jr/Mortgage Electronic
 Registration Systems Inc
 Dilger, Matthew Alchermes/Allentown Federal
 Credit Union
 Depierro, Frank/Mortgage Electronic
 Registration Systems Inc
 Ufberg, Jeffrey/Mortgage Electronic
 Registration Systems Inc
 Galenis, Kevin/Mortgage Electronic
 Registration Systems Inc
 Quimby, Edward/Mortgage Electronic
 Registration Systems Inc
 Bush, Curtis R/Neffs National Bank
 Morris, Sabrina Guerrero/Bank of America N A
 Morris, Sabrina Guerrero/Neighborhood
 Assistance Corporation of America
 Hood, Andrew/Mortgage Electronic
 Registration Systems Inc
 Morys, Viktoriya/Mortgage Electronic
 Registration Systems Inc
 Neyhart, Karen/Mortgage Electronic
 Registration Systems Inc
 Trapp, Natasha/Mortgage Electronic
 Registration Systems Inc
 Wojciechowski, Keith/Mortgage Electronic
 Registration Systems Inc
 Siusta, Dariusz Bartlomiej/Polish and Slavic
 FCU
 Kaczmarczyk, Christopher/Navy Federal Credit
 Union
 Gagnon, Kevin P Jr/Fidelity Deposit & Discount
 Bank
 Alberto, Reynaldo/Navy Federal Credit Union
 Ramos, Henry/Coastal Community Bank
 Kinter, Karen Wendorf/Mortgage Electronic
 Registration Systems Inc
 Kims Luxury Vacation Homes PA
 LLC/Mortgage Electronic Registration Systems
 Inc
 R N B Realty LLC/Mortgage Electronic
 Registration Systems Inc
 Cekic, Edin/Mortgage Electronic Registration
 Systems Inc
 Reyes, Hector Perez/Mortgage Electronic
 Registration Systems Inc/Modm
 Lazerson, Joseph Ossip/Citizens Bank N A
 Walters, Kevin/Dart
 Williams, Andre/United States Senate FCU
 Perry, Steven M/Secretary of Housing and
 Urban Development
 Dweidar, Ahmed/Mortgage Electronic
 Registration Systems Inc
 Feher, Edward T Jr/Ephrata National Bank
 Marcantonio, Joshua/Mortgage Electronic
 Registration Systems Inc
 Haycock, Adam M/Wayne Bank
 Dacruz, Thiago/Mortgage Electronic
 Registration Systems Inc
 Revive S&S LLC/Alamo Flipco Financial LLC
 Sanfilippo, Vito/ESSA Bank & Trust
 Fitzgerald, James F/ESSA Bank & Trust
 Parsons, Jennifer/Mortgage Electronic
 Registration Systems Inc
 Fraher, Dorothy A/PSECU
 Frederick, Zorina J/Unlock Partnership
 Solutions Ao1 Inc
 Vail, John D/Bank of America N A
 Lee, Lisa M/Bank of America NA
 Bartone, Danine/Mortgage Electronic
 Registration Systems Inc
 Conte, Vivian/Mortgage Electronic
 Registration Systems Inc
 Sykes, Swayne D/Mortgage Electronic
 Registration Systems Inc
 Ruck, Thomas J/Pentagon Federal Credit
 Union
 Gonzalez, Marisol Iris/Mortgage Electronic
 Registration Systems Inc/Modm
 Rodriguez, Gerdin Gomez/Mortgage Electronic
 Registration Systems Inc
 Lucas, Johnnie E/Mortgage Electronic
 Registration Systems Inc
 Rodriguez, Gerdin Gomez/Mortgage Electronic
 Registration Systems Inc
 Ruiz, Emmanuel/Navy Federal Credit Union
 Krissel, Susan/Mortgage Electronic
 Registration Systems Inc
 Kubis, Pawel/Mortgage Electronic Registration
 Systems Inc
 Sutphin Blvd LLC/Mortgage Electronic
 Registration Systems Inc
 London, Alexandr Igorevich/Capital One N A
 Gulbinski, Michael/Mortgage Electronic
 Registration Systems Inc
 2642 Sidney LLC/Honesdale National Bank
 Diaz, Juan Carlos/Mortgage Electronic
 Registration Systems Inc
 Sotiropoulos, Diana/Mortgage Electronic
 Registration Systems Inc
 Serfass, Johnathan M/First Northern Bank and
 Trust Co
 Campoverde, Jose Alejandro/Secretary of
 Housing and Urban Development

Marrano, Alexander/Mortgage Electronic
Registration Systems Inc
Duffy, Michael J/Mortgage Electronic
Registration Systems Inc
Shay, Bradley/Mortgage Electronic
Registration Systems Inc
Joseph, Kirt/Mortgage Electronic Registration
Systems Inc
McSwegan, Matthew J/Citizens Bank N A
Bocan, Daniel/Mortgage Electronic
Registration Systems Inc
Tang Shi Group Ltd/Mortgage Electronic
Registration Systems Inc
Davila, Denis R/Mortgage Electronic
Registration Systems Inc
Odikadze, Zurab/Mortgage Electronic
Registration Systems Inc
Alleyne, Alvin/Mortgage Electronic
Registration Systems Inc
Buchanan, Daniel Peter/Mortgage Electronic
Registration Systems Inc
Bajwa, Sophie M/Dart
Hale, Cassandra A/Mortgage Electronic
Registration Systems Inc
Fitzsimons, Dermot H/Wells Fargo Bank N A
Stanford, James G/Mortgage Electronic
Registration Systems Inc
Hoop, Brian C/Nationstar Mortgage
LLC/Modm
DEPG Strouds Associates III L P/Oceanfirst
Bank N A
Alston, Bennie T Jr/Mortgage Electronic
Registration Systems Inc
Adams, David/Wells Fargo Bank N A
Jones, Roxanne/NewRez LLC/Modm
Cooper, Isabela/Mortgage Electronic
Registration Systems Inc
Brown, Michael/Peoples Security Bank and
Trust Company
Paucar, Vilma Sofia Trelles/Mortgage
Electronic Registration Systems Inc
Whitehead, Patricia/US Mortgage Resolution
Trust/Asgn
Vallejo, Cruz/US Mortgage Resolution
Trust/Asgn
Hoffman, Donald J/PennyMac Loan Services
LLC/Asgn
Mortgage Electronic Registration Systems
Inc/Wisby, Madelyn/Relm
Kanaley, John/Wilmington Savings Fund
Society FSB/Asgn
Huff-Haddon, Eva W/Finance of America
Reverse LLC/Asgn
Fortress Property Group LLC/Family Benefit
Life Insurance Company/Asgn
Harris, Frankie/Secretary of Housing and
Urban Development/Asgn
Fountaine, Shante/1900 Capital Trust II/Asgn
Stickler, David M/Nationstar Mortgage
LLC/Asgn
Davis, Jeerome K/Federal Home Loan
Mortgage Corporation/Asgn

Shamav Ventures LLC/Wilmington Savings
Fund Society/Asgn
Schmidt, Pamela/Goldman Sachs Mortgage
Company/Asgn
Schmidt, Pamela/U S Bank Trust National
Association/Asgn
PCP Holdings LLC/Goldman Sachs Mortgage
Company/Asgn
PCP Holdings LLC/U S Bank Trust National
Association/Asgn
Panasiuk, Joanne/Cascade Funding Mortgage
Trust AB2/Asgn
Flores, Alvaro/U S Bank Trust Company
National Association/Asgn

**Sheriff's Sale
OF VALUABLE
REAL ESTATE**

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Monroe County, Commonwealth of Pennsylvania to 674 CIVIL 2023 I, Nick Cirranello, Sheriff of Monroe County, Commonwealth of Pennsylvania will expose the following described real estate to be sold at a public online auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910 on:

**Thursday, June 26, 2025
AT 10:00 A.M.**

By accessing the web address: www.bid4assets.com/monroecountysheriffsales

PURCHASERS MUST PAY 10% OF THE PURCHASE PRICE OR SHERIFF'S COSTS, WHICHEVER IS HIGHER TO BID4ASSETS BY WIRE TRANSFER NO LATER THAN 4:00PM THE DAY AFTER AUCTION

LEGAL DESCRIPTION

ALL the following lot situate in the Township of Tunkhannock County of Monroe and State of Pennsylvania, and being more particularly described as follows:

BEGINNING at an iron pipe, said iron pipe being the intersection of the Easterly line of Beech Lane with the Southerly line of Summit Drive as shown on map entitled "Section H, Indian Mountain Lake, 12 February 1965", thence along the Southerly line of Summit Drive as shown on said map, North 73 degrees 25 minutes 50 seconds East 95.00 feet to an iron pipe; thence along Lot No. 209 as shown on said map South 16 degrees 34 minutes 10 seconds East 170.00 feet to a point; thence along Lot No. 211 as shown on said map, South 73 degrees 25 minutes 50 seconds West 95.00 feet to an iron pipe; thence along the Easterly line of Beech Lane as shown on said map, North 16 degrees 34 minutes 10 seconds West 170.00 feet to the place of beginning.

BEING Lot No. 210. Section H, as shown on Plotting of Indian Mountain Lake Development Corp., made by Leo A. Achterman, Jr. dated February 12, 1965

PARCEL NO 20/8D/1/87

PIN 20631116948866

FOR INFORMATIONAL PURPOSES ONLY: Being known as 118 Beech Lane, Albrightsville, PA 18210

BEING THE SAME PREMISES which GRANTORS Leo J. Shane, Jr. and Mary Alice Shane, by Deed dated April 4, 2018 and recorded May

2, 2018 in the Office of the Recorder of Deeds in and for the County of Monroe, Pennsylvania in Book 2509, Page 8099, Instrument No. 201810565 granted and conveyed unto Michael A. Zayas in fee.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: **Michael A. Zayas** TO ALL PARTIES IN INTEREST AND CLAIMANTS:

Prospective bidders must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid plus costs shall be paid to bid4assets, on their website, as the purchase price for the property sold by the Sheriff's Office, Stroudsburg, PA. A schedule of proposed distribution for the proceeds received from the above captioned sale will be on file in the Office of the Sheriff within thirty (30) days from the date of the sale. Distribution in accordance therewith will be made within ten (10) days thereafter unless exceptions are filed within said time.

Nick Cirranello
Sheriff of Monroe County
Pennsylvania
Samantha Gable, Esquire

Sheriff's Office
Stroudsburg, PA
Patrick J. Best, Sheriff's Solicitor
May 30, Jun 6, 13

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Randy E. Bender, late of Paradise Township, Monroe County, Commonwealth of Pennsylvania, May 4, 2025 deceased. Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant. Kimberly Bender, Executrix
364 Upper Swiftwater Road
Cresco, PA 18326

William J Reaser, Jr, Esq.
111 North 7th Street
Stroudsburg, PA 18360

May 30, Jun 6, 13

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Norman DeLano, late of Mount Pocono Borough, Monroe County, Commonwealth of Pennsylvania, 02/13/2025 deceased.

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant. Norman A. DeLano
17 North Sixth Street
Stroudsburg, PA 18360

Mark A. Primrose, Esq.
17 North Sixth Street
Stroudsburg, PA 18360

May 30, Jun 6, 13

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Linda M. DeStefano a/k/a Linda DeStefano a/k/a Linda Mae DeStefano, late of Polk Township, Monroe County, Commonwealth of Pennsylvania, 04/13/2025 deceased.

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant. Wayne Muffley
2621 West View Drive
Saylorsburg, PA 18353
Lana Muffley
P.O. Box 164
Gilbert, PA 18331

David A. Martino, Esq.
1854 Route 209
Brodheads ville, PA 18322

May 30, Jun 6, 13

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Joseph Hudy, late of Chestnuthill Township, Monroe County, Commonwealth of Pennsylvania, 03/03/2025 deceased.

Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant. Cynthia Hudy
2603 Highview Drive
Brodheads ville PA 18322

Connie J. Merwine, Esq.
501 New Brodheads ville Blvd N
Brodheads ville PA 18322

May 30, Jun 6, 13

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Ignard Rondon, late of Tunkhannock Township, Monroe County, Commonwealth of Pennsylvania, 12/6/2022 deceased.

Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant. Esther Watkins

141 Upper Notch Road
Albrightsville, PA 18210

Jason Costanzo, Esq.
115 E. Broad Street
Bethlehem PA 18018

May 30, Jun 6, 13

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Elvis Burgos Sr. aka Elvis Burgos, late of Chestnuthill Township, Monroe County, Commonwealth of Pennsylvania, 03/01/2025 deceased.

Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant. Sylvia Burgos

c/o Fisher & Fisher Law Offices
525 Main Street
PO Box 396
Gouldsboro, PA 18424

Timothy B. Fisher II, Esq.
Fisher & Fisher Law Offices
525 Main Street
PO Box 396
Gouldsboro, PA 18424

May 30, Jun 6, 13

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of James Joseph Diana, late of East Stroudsburg, Monroe County, Commonwealth of Pennsylvania, February 12, 2025 deceased.

Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant. Suzanne Dolores Gibson

995 West Main Street, Apartment A
Plymouth, PA 18651

Douglas J. Tkacik, Esq.
18 East Market Street
Bethlehem, PA 18018

May 30, Jun 6, 13

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Joann Elizabeth Kiefer A/K/A Joann E. Kiefer, late of Tunkhannock Township, Monroe County, Commonwealth of Pennsylvania, 03/15/2025 deceased.

Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant. Franklin J. Kiefer, Jr.

4779 Aziza Road
New Tripoli, PA 18066

Gladys E. Wiles, Esq.
7731 Main Street
Fogelsville, PA 18051

May 30, Jun 6, 13

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Cherylynn Frantz, late of Tunkhannock Township, Monroe County, Commonwealth of Pennsylvania, 03/15/2025 deceased.

Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

Samuel Frantz
c/o Fisher & Fisher Law Offices LLC
525 Main Street
PO Box 396
Gouldsboro, PA 18424

Timothy B. Fisher II Esq.
Fisher & Fisher Law Offices LLC
525 Main Street
PO Box 396
Gouldsboro, PA 18424

May 30, Jun 6, 13

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Elsa Klara Direnga aka Elsa C. Direnga, late of Coolbaugh Township, Monroe County, Commonwealth of Pennsylvania, 11.11.2024 deceased.

Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

Mary Kathleen Sanelli
P.O. Box 754
Pocono Summit, PA 18346

Jennifer Ann Wise, Esq.
P.O. Box 218
Scotrun, PA 18355

May 30, Jun 6, 13

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Phyllis V. Wandell, late of Chestnut Hill Township, Monroe County, Commonwealth of Pennsylvania, 11/18/2014 deceased.

Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

Christine Dunne
2621 Albatross Lane
Matthews NC 28104

Gretchen Marsh Weitzmann, Esq.
700 Monroe St
Stroudsburg PA 18360

Jun 6, 13, 20

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Lorenzo Buffa, late of Eldred Township, Monroe County, Commonwealth of Pennsylvania, January 2, 2025 deceased.

Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

Elaine Buffa
285 Delaware Ave.
Palmerton, PA 18071

Steven J. Hartz, Esq.
P.O. Box 3
Bowmanstown, PA 18030

Jun 6, 13, 20

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Michelle E. Hitt a/k/a Michelle Hitt, late of Coolbaugh Township, Monroe County, Commonwealth of Pennsylvania, 04/18/2025

deceased.

Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant. Brian Elwood Hitt
712 Monroe Street
Stroudsburg, PA 18360

David L. Horvath, Esq.
712 Monroe Street
Stroudsburg, PA 18360

Jun 6, 13, 20

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Lorriane O. Woodling, late of Stroud Township, Monroe County, Commonwealth of Pennsylvania, May 8, 2025 deceased.

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant. Vicki L. Woodling, Executrix
110 Sandhurst Road
Mundelein, IL 60060

Richard E. Deetz, Esq.
1222 North Fifth Street
Stroudsburg, PA 18360

Jun 6, 13, 20

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of William Charles Kimler aka William C. Kimler aka William Kimler, late of Coolbaugh Township, Monroe County, Commonwealth of Pennsylvania, 11/23/2023 deceased.

Letters Testamentary in the above named estate having been granted to the under-

signed, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant. James Hogan

c/o Fisher & Fisher Law Offices LLC
525 Main Street
PO Box 396
Gouldsboro, PA 18424

Timothy B. Fisher II, Esq.
Fisher & Fisher Law Offices LLC
525 Main Street
PO Box 396
Gouldsboro, PA 18424

Jun 6, 13, 20

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Dorothy M. Quinn, late of Middle Smithfield Township, Monroe County, Commonwealth of Pennsylvania, 03/06/2025 deceased.

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant. Michael N. Nicholson and Thomas S. Nicholson
17 North Sixth Street
Stroudsburg PA 18360

Mark A. Primrose, Esq.
17 North Sixth Street
Stroudsburg, PA 18360

Jun 13, 20, 27

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Barbara Swirczewski, late of Tobyhanna Township, Monroe County, Commonwealth of Pennsylvania, 04/02/2025 deceased.

Letters Testamentary in the above named

estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

Beth Bennett

c/o Fisher & Fisher Law Offices LLC

525 Main Street

PO Box 396

Gouldsboro, PA 18424

Timothy B Fisher II, Esq.

Fisher & Fisher Law Offices LLC

525 Main Street

PO Box 396

Gouldsboro, PA 18424

Jun 13, 20, 27

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Albert C. Borger, late of Chestnuthill Township, Monroe County, Commonwealth of Pennsylvania, 12/05/2024 deceased.

Letters Testamentary in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

Desiree D. Kresge

268 Sundance Rd.

Effort, PA 18330

Joseph P. McDonald, Jr., Esq.

1651 West Main Street

Stroudsburg, PA 18360

Jun 13, 20, 27

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Warren J Tyranski, late of Ross Township, Monroe County, Commonwealth of Pennsylvania, 10/02/2024 deceased.

Letters Testamentary in the above named estate having been granted to the under-

signed, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

Patrick H Tyranski

87 Hillcrest Road

Mount Vernon, NY 10552

Helen Zapata

5140 48th Street

Woodside, NY 11377

John J. McGee, Esq.

PO Box 3298

Scranton, PA 18505

Jun 13, 20, 27

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Joseph W. Miller aka Joseph Miller, late of Chestnuthill Township, Monroe County, Commonwealth of Pennsylvania, 01/31/2025 deceased.

Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

Joseph B. Miller

c/o Fisher & Fisher Law Offices LLC

525 Main Street

PO Box 396

Gouldsboro, PA 18424

Timothy B. Fisher II, Esq.

Fisher & Fisher Law Offices LLC

525 Main Street

PO Box 396

Gouldsboro, PA 18424

Jun 13, 20, 27

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Barbara A. Taylor aka Barbara Taylor, late of Pocono Township, Monroe County, Commonwealth of Pennsylvania, 12/22/2022 deceased.

Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

Theodore A. Taylor

c/o Fisher & Fisher Law Offices LLC
525 Main Street
PO Box 396
Gouldsboro, PA 18424

Timothy B. Fisher II, Esq.
Fisher & Fisher Law Offices LLC
525 Main Street
PO Box 396
Gouldsboro, PA 18424

Jun 13, 20, 27

**PUBLIC NOTICE
ESTATE NOTICE**

Estate of Maria Enid Perez, late of Hamilton Township, Monroe County, Commonwealth of Pennsylvania, 4/17/22 deceased.

Letters of Administration in the above named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment, and those having claims are directed to present the same without delay to the undersigned or his/her attorney within four months from the date hereof and to file with the Clerk of the Court of Common Pleas of the Forty-Third Judicial District, Orphans' Court Division, a particular statement of claim, duly verified by an Affidavit setting forth an address with the County where notice may be given to Claimant.

John J. Perez, Sr.

263 N. Easton Belmont Pike
Stroudsburg, PA 18360

John J. Perez, Jr.

86 Morris St.
Nazareth, PA 18064

Latisha Bernard Schuenemann, Esq.

Barley Snyder, LLP
2755 Century Blvd.
Wyomissing, PA 19610

Jun 13, 20, 27

PUBLIC NOTICE

NONPROFIT ARTICLES OF INCORPORATION

NOTICE IS HEREBY GIVEN that Nonprofit Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, on May 30, 2025, for the purpose of obtaining a Certificate of Incorporation under the provisions of the Nonprofit Corporation Law of 1988. The name of the proposed nonprofit corporation is **Smile Ministry**.

It will be organized under Section 501(c)(3) of the Internal Revenue Code of 1986, as thereafter amended, for the exclusive purpose of: to assist homeless persons in Pennsylvania find housing, to provide life coaching to homeless and low-income persons in Pennsylvania, and to create a women's ministry where women can support and uplift one another through faith.

McNEES WALLACE & NURICK LLC
100 Pine Street
Harrisburg, PA 17101

Jun 13

**PUBLIC NOTICE
IN THE COURT OF COMMON PLEAS
OF MONROE COUNTY, PENNSYLVANIA
CIVIL DIVISION
NO.: 007582-CV-2022**

**WILMINGTON SAVINGS FUND SOCIETY, FSB,
D/B/A CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS CERTIFICATE TRUSTEE FOR NRP MORTGAGE TRUST I,**
Plaintiff

vs

MEHER REAL ESTATE INVESTMENTS, LLC
Defendant(s)

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.

Monroe County Bar Association

Find a Lawyer Program

PO Box 591

Stroudsburg, PA 18360

570-424-1340

Jun 13

PUBLIC NOTICE

**IN THE COURT OF COMMON PLEAS
OF MONROE COUNTY, PENNSYLVANIA
CIVIL DIVISION**

NO: 008202-CV-2024

NATIONSTAR MORTGAGE LLC

vs.

ALAN P. LUBER,

NOTICE

TO THE DEFENDANTS:

You are hereby notified Nationstar Mortgage LLC, has filed a Complaint in Mortgage Foreclosure with regard to 537 Watercrest Avenue f/k/a 295 Watercrest Avenue, Effort, PA 18330, endorsed with a Notice to Defend, against you at No. 008202-CV-2024 in the Civil Division of the Court of Common Pleas of Monroe County, Pennsylvania, wherein plaintiff seeks to foreclose on the mortgage encumbering said property, which foreclosure would lead to a public sale by the Monroe County Sheriff.

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.

Monroe County Lawyer Referral Services

Monroe County Bar Association

PO Box 591

Stroudsburg, PA 18360

(570) 424-1340

PLAINTIFF'S ATTORNEY:

STEPHEN M. HLADIK, ESQUIRE

HLADIK, ONORATO & FEDERMAN, LLP

298 WISSAHICKON AVENUE

NORTH WALES, PA 19454, (215) 855-9521

Jun 13

PUBLIC NOTICE

**IN THE COURT OF COMMON PLEAS
OF MONROE COUNTY, PENNSYLVANIA
CIVIL DIVISION
NO. 5973-CV-2024**

FORD MOTOR CREDIT COMPANY LLC

PO BOX 35917

CLEVELAND, OH 44135

Plaintiff

v.

JULIA B MENDEZ

126 WARNER DR

SAYLORSBURG, PA 18353

Defendant

NOTICE OF CIVIL ACTION

COMPLAINT IN CIVIL ACTION

NOTICE TO:

JULIA B MENDEZ

126 WARNER DR

SAYLORSBURG, PA 18353

YOU HAVE BEEN SUED IN COURT. NOTICE IS HEREBY GIVEN THAT FORD MOTOR CREDIT COMPANY LLC.. filed a Complaint in Civil Action against you in the Court of Common Pleas of Monroe County, Pennsylvania, Case No.5973-CV-2024If 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 PER-

SONS AT A REDUCED FEE OR NO FEE.

Monroe County Bar Association

Lawyer Referral Service,

P.O. Box 591

Stroudsburg, Pennsylvania 18360

telephone (570) 424-1340

fax (570) 424-8234

Further inquiry can be directed to counsel for

Plaintiff as follows:

Michael J Dougherty, Esq.

PA ID No. 76046

Weltman, Weinberg & Reis Co., L.P.A.

325 Chestnut Street, Suite 501

Philadelphia, PA 19106

Tel. (215) 599-1500

Jun 13

PUBLIC NOTICE

CIVIL ACTION

COURT OF COMMON PLEAS

MONROE COUNTY, PA

CIVIL ACTION-LAW

NO. 000401-CV-2023

**NOTICE OF ACTION IN MORTGAGE FORE-
CLOSURE**

WELLS FARGO BANK, N.A.,

Plaintiff

v.

**MICHELLE RENEE SCHOTT A/K/A MICHELLE
RENEE, IN HER CAPACITY AS HEIR OF THOMAS
A. WEST; ET AL.,**

Defendants

To: UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,
AND ALL PERSONS, FIRMS, OR ASSOCIATIONS
CLAIMING RIGHT, TITLE, OR INTEREST FROM
OR UNDER THOMAS A. WEST Defendant(s),
2373 LOCUST RIDGE ROAD A/K/A 52 LO-
CUST RIDGE ROAD POCONO LAKE, PA 18347

COMPLAINT IN MORTGAGE FORECLOSURE

You are hereby notified that Plaintiff, WELLS
FARGO BANK, N.A., has filed a Mortgage Fore-
closure Complaint endorsed with a Notice
to Defend, against you in the Court of Com-
mon Pleas of MONROE County, PA docketed
to No. 000401-CV-2023, seeking to foreclose
the mortgage secured on your property located,
2373 LOCUST RIDGE ROAD A/K/A 52 LO-
CUST RIDGE ROAD POCONO LAKE, PA 18347.

NOTICE

YOU HAVE BEEN SUED IN COURT. If you wish
to defend against the claims set forth in this
notice you must take action within twenty
(20) days after the Complaint and Notice are
served, by entering a written appearance per-
sonally or by attorney and filing in writing with
the Court your defenses or objections to the

claims set forth against you. You are warned
that if you fail to do so, the case may proceed
without you, and a judgment may be entered
against you by the Court without further no-
tice for any money claimed in the Complaint
or for any other claim or relief requested by
the plaintiff. You may lose money or property
or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAW-
YER AT ONCE. IF YOU DO NOT HAVE A LAW-
YER, 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 THE INFORMATION ABOUT AGENCIES
THAT MAY OFFER LEGAL SERVICES TO ELIGI-
BLE PERSONS AT A REDUCED FEE OR NO FEE.

Monroe County Bar Association

Find A Lawyer Program

PO Box 591

Stroudsburg PA, 18360

Telephone: 570-424-1340

Fax: (570) 424-8234

Robertson, Anschutz, Schneid, Crane & Partners, PLLC

A Florida professional limited liability company

ATTORNEYS FOR PLAINTIFF

Troy Freedman, Esq. ID No. 85165

133 Gaither Drive, Suite F

Mt. Laurel, NJ 08054

855-225-6906

Jun 13

PUBLIC NOTICE

CIVIL ACTION

COURT OF COMMON PLEAS

MONROE COUNTY, PA

CIVIL ACTION-LAW

NO. 006894-CV-2023

**NOTICE OF ACTION IN MORTGAGE FORE-
CLOSURE**

**WINTRUST MORTGAGE, A DIVISION OF BAR-
RINGTON BANK & TRUST COMPANY, N.A.,**

Plaintiff

v.

ALLEN JACKSON,

Defendant

To: ALLEN JACKSON Defendant, 4103 MANOR
DRIVE, STROUDSBURG, PA 18360

COMPLAINT IN MORTGAGE FORECLOSURE

You are hereby notified that Plaintiff, WIN-
TRUST MORTGAGE, A DIVISION OF BAR-
RINGTON BANK & TRUST COMPANY, N.A., has
filed a Mortgage Foreclosure Complaint en-
dorsed with a Notice to Defend, against you

in the Court of Common Pleas of MONROE County, PA docketed to No. 006894-CV-2023, seeking to foreclose the mortgage secured on your property located, 4103 MANOR DRIVE STROUDSBURG, PA 18360.

NOTICE

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in this notice you must take action within twenty (20) days after the Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so, the case may proceed without you, and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or 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 THE INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Monroe County Bar Association

Find A Lawyer Program

PO Box 591

Stroudsburg PA, 18360

Telephone: 570-424-1340

Fax: (570) 424-8234

Robertson, Anschutz, Schneid, Crane & Partners, PLLC
A Florida professional limited liability company

ATTORNEYS FOR PLAINTIFF

Troy Freedman, Esq. ID No. 85165

133 Gaither Drive, Suite F

Mt. Laurel, NJ 08054

855-225-6906

Jun 13



Our panel of experienced Mediators and Arbitrators provide attorneys and their clients, businesses, and families a way to resolve legal matters.

The Monroe County Bar Association's (MCBA) ADR program provides:

- Knowledgeable and experienced professionals
- The opportunity for you to select a Mediator or Arbitrator experienced in a wide variety of legal matters such as business, contract law, personal injury, insurance, family law, civil rights, employment, planned communities, wills and estates, discrimination and more
- A professional and neutral environment for your use
- An affordable alternative to a court trial

For more information regarding the MCBA program and to review our panel of Mediators and Arbitrators go to:

www.monroebar.org

Monroe County Bar Association
913 Main Street
Stroudsburg PA 18360
570.424.7288



Jerome P. Cheslock
Retired Judge
Monroe County
Court of Common Pleas



Thomas F. Ford
Tom Ford Business
Law Office PC



Gerard J. Geiger
Newman Williams PC



Tobey Oxholm
Just Resolutions ADR



Charles J. Vogt
Law Offices of
Charles J. Vogt LLC