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Legal Ads published in this issue may be electronically
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W-BLLA Component Parts:
Bar Association,
Hon. Max Rosenn Memorial Law Library,
The Luzerne Legal Register and
Luzerne County Lawyer Referral Service.

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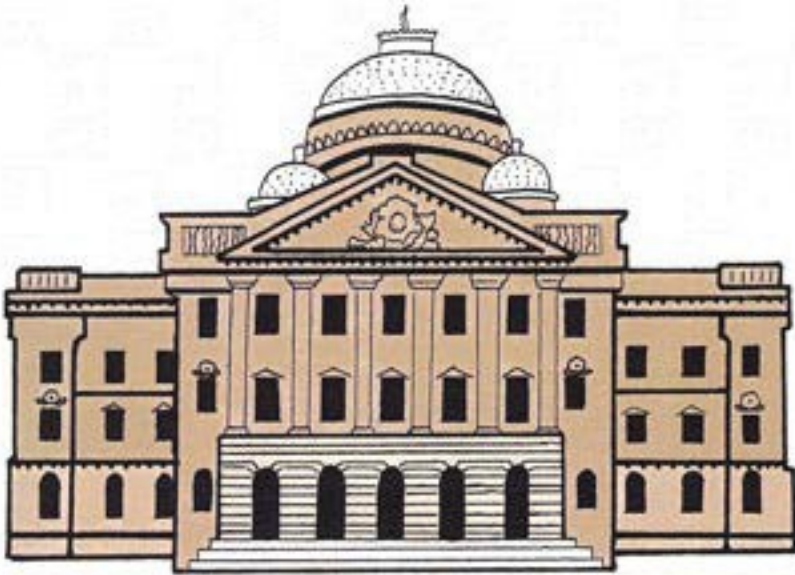
Oversees: Legal Register & Law Library

law.library@luzernecounty.org

**Please e-mail All Legal Ads and
Notices for Publication to
law.library@luzernecounty.org**

Tel.: (570) 822-6712

Office: 200 North River Street, Room 23
Wilkes-Barre, PA 18711



COURTHOUSE CLOSED

A Reminder to W-BLLA Members:

the Luzerne County

Courthouse will be

CLOSED on

Thursday, July 4th

in Celebration of

Independence Day.

June 21, 28



**Be a Hole
Sponsor**

at this year's
Outing!

July 19, 2024.

W-BLLA Members

If your Law Office/Firm is interested in being a **Hole Sponsor** at this year's **Summer Outing** or if you know of an area business that would be interested, please follow these directions.

The cost to be a sponsor is **\$150** and all money goes to our Bar's Luzerne County Bar Association Charitable Foundation, Inc. to be given 100% to area charities.

The Summer Outing serves as a major fundraiser for the Foundation.

Since its inception in 2003, the Charitable Foundation has donated over Three Hundred Thousand (\$325,000.00) Dollars to charities and worthy causes throughout Northeastern Pennsylvania.

All hole sponsors will have their business name prominently posted on the tee at your sponsored hole. You will also be identified in *The Luzerne Legal Register* and at the tournament awards reception as a participating sponsor.

Please e-mail your business name or logo as a .pdf file to

Gail.Kopiak@luzernecounty.org.

The check for \$150 should be made payable to “**The Luzerne County Bar Charitable Foundation**” and mailed to the Law Library.

Deadline to register is July 10, 2024.

June 21, 28; July 5

RAFFLE BASKETS NEEDED



The
Luzerne
County
Charitable
Foundation
will be
raffling off
gift baskets
at the

Summer Outing

All proceeds go to the Charitable Foundation.

If you are willing to do a basket,
please e-mail Gail at
Gail.Kopiak@luzernecounty.org

or call Gail at **(570) 822-6712.**

June 21, 28; July 5

A Live CLE at the



Includes Brunch on

FRIDAY, JULY 19, 2024

Check in Registration from 9:00 a.m. to 9:30 a.m.

CLE From 9:30 a.m. to 10:30 a.m.

Followed by Brunch (which is included in the cost).

MENTAL HEALTH

The Importance of Understanding and Addressing Trauma in
All Aspects of our Community.

Live at the Fox Hill Country Club.

(Worth 1 Substantive CLE Credit).

The W-BLLA (#53) is an accredited CLE Provider.

To REGISTER

Go to **Luzernecountybar.com**

or see Gail's Constant Contact being sent.

This CLE is ONLY \$20.00 for W-BLLA MEMBERS
and Includes Brunch.
\$10.00 W-BLLA YLD MEMBERS and
\$65.00 Non-Members.

**When registering be sure
to provide your name and
Attorney ID #.**

All payments must be received 48 hours in advance of the program.
This is a Live In-Person CLE Only.

The location for this LIVE CLE is the Fox Hill Country Club. Brunch is automatically included in the price, which includes the CLE reporting cost.

To attend the CLE you must register for it.

You **DO NOT** have to register for the Golf Outing to attend the CLE. You may just register and attend the CLE. But you must register for the CLE to attend it.

To pay by check: Please mail a check payable to the “Wilkes-Barre Law and Library Association” to the Law Library at W-BLLA, Room 23, 200 North River Street, Wilkes-Barre, PA 18711.

If you have any questions, please call Gail at (570) 822-6712 or e-mail Gail at ***Gail.Kopiak@luzernecounty.org.***

**TO ATTEND BOTH THE OUTING AND CLE SEE
THE SUMMER OUTING REGISTRATION AD.**

June 21, 28; July 5



WILKES-BARRE LAW &
LIBRARY ASSOCIATION

2024 SUMMER OUTING

All proceeds benefit the Charitable Bar Foundation

Friday—July 19th

~ Prices for All Day – Golf and No Golf ~

~ CLE/Brunch, Golf & Dinner ~

~ CLE/Brunch & Dinner ~

For CLE/Brunch Only

See the CLE ad.

~ Golf & Brunch Only ~

~ Brunch and Dinner Only ~

~ Dinner Only ~

~ Brunch Only~

GOLF

Full Day -

Registration and Brunch: 10:00 a.m.—12:00 p.m.

Shot Gun Start Line Up: 12:00 p.m.

Additional Food Stations on the Course

Beverage Cart: Water, Soft Drinks, Beer

Cards played all day!

Cocktails & Dinner Stations: 5:30 p.m.—7:30 p.m.
W-BLLA Retiring Executive Committee Members Photo,
and 2024 Law School Scholarship Recipient Photo will
be taken during the cocktail hour.

There will also be a brief Golf Program
with announcements of the various golf flight winners &
PRIZES!

**Also, everyone attending for the day or for just brunch and/or
dinner will receive a Bar gift!**

PLEASE NOTE:

There is a limit on the number of golfers and dinner attendees,
Golfers when registering online:

1. list the names of all the members of your foursome
(if less than 4 people list all in your group).
2. The name of the captain of your foursome, and
3. For what members of your foursome you are paying, and for those
you are not, their e-mail address.

**PLEASE REMEMBER a GOLF TEAM CANNOT BE
REGISTERED UNTIL
THE WHOLE TEAM IS PAID.**

So, the easiest way to register is for the captain to collect the money for
the team, then register the whole team, so payment is complete.

Golf ALL-DAY price includes brunch, food and drink on the course and dinner.

**The CLE is FREE for Summer Outing Attendees but you need to register
in advance to attend.**

Golf ALL-DAY Price is:

Early Registration (if paid **by July 8th):**

Regular Price: \$155—YLD/Summer Law Clerk: \$90

Student Bar Association Member: \$75

Price (if paid **AFTER July 8th):**

Regular Price: \$175—YLD/Summer Law Clerk: \$110

Student Association Member: \$95

Golf/Brunch Only [NO DINNER] Price is:

Early Registration (if paid **by July 8th):**

Regular Price: \$100—YLD/Summer Law Clerk: \$50

Student Bar Association Member: \$35

Price (if paid **AFTER July 8th):**

Regular Price: \$110—YLD/Summer Law Clerk: \$60

Student Bar Association Member: \$45

ALL-DAY [NO GOLF] (Brunch/Dinner) Price is:

Early Registration (if paid **by July 8th):**

Regular Price: \$70—YLD/Summer Law Clerk: \$55

Student Bar Association Member: \$40

Price (if paid **AFTER July 8th):**

Regular Price: \$85—YLD/Summer Law Clerk: \$70

Student Bar Association Member: \$55

Dinner Only Price is:

Early Registration (if paid **by July 8th):**

Regular Price: \$55—YLD/Summer Law Clerk: \$40

Student Bar Association Member: \$25

Price (if paid **AFTER July 8th):**

Regular Price: \$65—YLD/Summer Law Clerk: \$50

Student Bar Association Member: \$35

Brunch Only Price is:

Early Registration (if paid **by July 8th):**

Regular Price: \$15—YLD/Summer Law Clerk: \$10

Student Bar Association Member: \$5

Price (if paid **AFTER July 8th):**

Regular Price: \$25—YLD/Summer Law Clerk: \$20

Student Bar Association Member: \$10

Even though you are not golfing or attending the
cocktails/dinner portion of the Outing, you still must

let Gail know that you are attending.

Register By Friday, July 12th.

Registration is Now OPEN!

To Register go to the Bar Website:

Luzernecountybar.com

or see the *Constant Contact* message sent.

Remember to use and submit the **Registration Form** whether paying by credit card or by check.

To pay by check: Please mail a check payable to the
“Wilkes-Barre Law and Library Association” to the Law Library
at W-BLLA, Room 23, 200 North River Street,
Wilkes-Barre, PA 18711.

Thanks to



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and to **Gerard A. Champi,**
President and CEO
of FNCB Bank,
for being a
**Sponsor of this year's
Summer Outing.**

If you or your law office/firm
would like to be

a Hole Sponsor

Please e-mail Gail at

Gail.Kopiak@luzernecounty.org.

Sponsorship Signs will be placed at the
various holes
and a List of Thanks
will be published in
the Register following the Outing.

Also, remember the Foundation
needs **Raffle Baskets** donated
for the Summer Outing Raffle.

Please consider a basket donation or even
donating a **restaurant certificate**
or the Raffle.

June 21, 28; July 5

W-BLLA 175th Anniversary Dinner Dance



The Association will have a block of rooms for members at Skytop with a subsidized price for lawyers and young lawyers. So, a member attending the Dinner for 6:00 p.m. on Saturday, May 31, 2025 can stay Friday night, May 30, 2025, the night before the dinner, and Saturday night, May 31, 2025, the night after the dinner at Skytop. The Association will have a nearby hotel for anyone wishing to stay only the 1 night after the dinner – as Skytop requires the two-night stay.

Since the dinner does not begin until Saturday evening, the Association wants to have activities available for members to do during the day on Saturday, May 31st.

Please indicate with **an x or a check mark** which activity or activities you think you may like to do if you were at Skytop Saturday morning and Saturday afternoon.

_____ Attend **Brunch**.

_____ Attend a **1 Hour CLE** on Appellate Law presented by members of the PA Supreme Court, Superior Court and possibly the Commonwealth Court.

_____ Play in a **9-hole Golf Tournament**.

_____ Take part in a **Cocktail Challenge**. Learn the art of making the perfect cocktail with Skytop's Master Mixologist.

_____ Participate in a **Photo Scavenger Hunt**. Use phone cameras to explore Skytop and locate a series of 20-30 clues. Clues will vary in difficulty and requirements. Teams will have 1 hour to scour the resort to capture photo evidence of as many clues as possible. The team with the most cumulative points based on clues found, wins. Indoor or outdoor options.

_____ Take a **Guided Nature Hike**. Join Skytop's Naturalist for an exploratory 1 to 1.5 hour long walk along forest trails. You will search for and learn about native plants and wildlife. Scenery can include waterfalls, mountain vistas, streams, wetlands, lakes, and several different types of forests.

_____ Ride in a **Guided Bike Tour**. Explore the grounds of Skytop on bike! A staff member will guide you through the beautiful forests of Skytop.

_____ Exercise in a **Private Fitness Class**. Includes yoga, Pilates, and more.

_____ Paddle in a **Guided Kayak Tour**. A staff members will guide you on our beautiful lake. Availability before 9am only.

_____ Learn to shoot in **Archery**. Channel your inner Robin Hood and try to get that Bullseye! In this session you will learn how to properly shoot, practice, and play some fun games against everyone in the session.

_____ Strike out in a **Lawn Bowling Competition**. This game is a twist on bowling and bocce with the goal being to get your ball closest to a smaller ball.

_____ Show off your knowledge in a **Triva Challenge**. Teams will put their knowledge to the test! Make this quiz your own by adding special sections of trivia from your company. Skytop will provide the emcee, who will run the game, present the scores, and announce the winning team.

_____ Warm by a **Private Campfire**. What better way to connect and build relationships than around a campfire? Skytop has a number of private campfire sites to choose from. Beverage service and s'mores can be arranged with your event coordinator at an additional charge.

_____ Ax-cel at **Axe Throwing**. Axe Throwing is most fun when you have lots of people engaged and watching! There are two targets with fencing surrounding each lane. Two throwers can simultaneously throw axes safely, as the area is well-defined and separated from anyone not in the throwing area. Expert Axe Throwing Coaches are on hand to teach you the ropes, ensure safety, run games, and competition. The experience includes all throwing gear, lessons and coach fee. Close-toed shoes are required.

_____ *Elementary!* Be **Sherlock Holmes**. Try Skytop's spin on an escape room! Use your inner detective skills to uncover hidden clues, crack tough codes, and solve our challenging puzzles. Participants only have an hour.

_____ Participate in a **Skytop Feud**. It's Skytop's take on Family Feud where teams will compete against each other to guess the most popular answers to a series of survey questions.

_____ Zip on a **Zip Line**. See the Poconos from a whole new angle: from above, zipping over the forest floor. Fly between trees and get up close and personal with nature. Along with one of our experienced guides, travel through the trees in the natural beauty of the Poconos and experience an exciting adventure.

[The 175th Anniversary Planning Committee will use the results of this survey to plan a group activity or activities (based on time permitting on Saturday, May 31st).]

**Please e-mail your completed Survey to
Gail.Kopiak@luzernecounty.org.**

June 7—July 5

ADR

Mediation & Arbitration

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- Certified Federal Court Mediator - MD of PA
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 - Special Needs Trusts



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ORPHANS' COURT

SCHEDULE OF ACCOUNTS AND AUDITS AUDIT SCHEDULE—FOR THE YEAR 2024

Accounts Filed by:	Will be Audited on:
March 25, 2024	May 7, 2024
April 26, 2024	June 4, 2024
May 24, 2024	July 2, 2024
June 24, 2024	August 6, 2024
July 22, 2024	September 3, 2024
August 23, 2024	October 1, 2024
September 27, 2024	November 5, 2024
October 25, 2024	December 3, 2024
November 22, 2024	January 7, 2025

Audits will occur on the dates listed above at **9:30 A.M.** in the Orphans' Court Division of the Luzerne County Courthouse, 200 North River Street, Wilkes-Barre, PA 18711.

It is strongly recommended that all attorneys having a matter on an Audit List of the Orphans' Court be present at the call of the Audit List. Any attorney seeking to be excused or to participate by phone for the call of the Audit List must contact the staff in Judge Hughes' or Judge Gartley's Chambers in advance of the call date in order to obtain permission from the Judge to be absent or participate by phone.

Apr. 26—Aug. 30

ATTORNEY DISCIPLINARY / ETHICS MATTERS

Representation, consultation and expert testimony in disciplinary matters and matters involving ethical issues, bar admissions and the Rules of Professional Conduct

James C. Schwartzman, Esq.

Judge, Court of Judicial Discipline (retired) • Former Chairman, Judicial Conduct Board of Pennsylvania • Former Chairman, Disciplinary Board of the Supreme Court of PA • Former Chairman, Continuing Legal Education Board of the Supreme Court of PA • Former Chairman, Supreme Court of PA Interest on Lawyers Trust Account Board • Former Federal Prosecutor • Selected by his peers as one of the top 100 Super Lawyers in PA • Named by his peers as *Best Lawyers in America* 2022 and 2015 Philadelphia “Lawyer of the Year” Ethics and Professional Responsibility Law and Legal Malpractice Law

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Guardianship Tracking System Online Workshops: Summer 2024

> Overview

The Administrative Office of the Pennsylvania Courts (AOPC) is offering a series of online workshops that show court-appointed guardians how to use the new Guardianship Tracking System (GTS). The GTS makes it possible for guardians of adult incapacitated persons to file inventory and annual reports online from any internet-accessible computer.

These online workshops are conducted through WebEx. Registration is required. You are welcome to attend any session that fits your schedule.

> Workshop Topics

- Overview of the GTS
- How to log in to the GTS
- How to navigate the GTS Dashboard
- How to submit guardianship reports online
- How to determine if a report was accepted by the court
- Discuss additional support for GTS submissions

**This is the same subject matter covered in all past workshops.*

> Online Workshop Schedule

July 9	8am
July 25	2pm
August 7	10am
August 20	5pm
September 6	9am
September 23	1pm


Both registration and the workshop are completed through WebEx. Attending a session requires a computer or laptop with an internet connection.

Registration instructions appear on the next page.

GTS workshop Registration Instructions

Any person planning on attending a workshop must register for their preferred session through WebEx.

Registration can be completed using the following steps:

1. Go to the registration webpage: <https://pacourts.webex.com>
2. On this webpage, click on the three horizontal lines  appearing to the left and select **WebEx Training** from the menu. *Note:* The WebEx Training page may try to open in a new browser page or tab. If you have popup blockers enabled, the page may not open. You may need to disable popup blockers, or authorize one-time access if prompted, and then try opening the page again.
3. A full list of training classes offered by the AOPC display – Look for classes with a topic name starting with the acronym **GTS**. If needed, hover your mouse pointer over any of these topic names to see the full name of the class.
4. Click on the **Register** link for the preferred training class.
5. Complete the registration page. All fields are required. Please provide as much registration information as possible. If there are items that do not apply to the person registering, enter **NONE** in the field.
6. Click the **Register** button at the bottom of the screen. You will receive an e-mail confirming your registration and a reminder e-mail will be sent a few days prior to training.

You will receive instructions for logging into the online classroom and printable training documents will be e-mailed to you prior to your scheduled session.

Cancellations: If you register for a class and later decide not to attend, instructions for cancelling a registration are included in the confirmation and reminder emails.



AOPC
Administrative Office of
the Pennsylvania Courts

May 31—June 28

Steinbacher, Goodall & Yurchak Announces Addition of Law Office of J. Howard Langdon in Muncy; New Real Estate Legal Services

Steinbacher, Goodall & Yurchak, an elder and special needs law firm with locations in Altoona, State College, Wilkes-Barre, Williamsport, Wyalusing and Wysox, Pa., is pleased to announce that the **Law Office of J. Howard Langdon** in Muncy, Pa., has joined SGY, effective May 20, 2024. The now former office of Attorney Langdon, located at 3 South Main St. in Muncy, will become SGY's seventh office location.

As part of the transaction, Attorney Langdon, who has been practicing law in Lycoming County since 1975, will become Of Counsel with SGY as he embarks toward his eventual retirement. Additionally, SGY will be branching out its practice area of law to include all aspects of real estate transactions, including both buyer and seller representation for both commercial and residential properties. Attorney Langdon, who has practiced real estate law for several decades, will assist SGY in setting up this new practice area.

More information, including resources and seminar information, can be found at PAElderCounsel.com.

June 14, 21, 28

THE LUZERNE LEGAL REGISTER

DECEDENTS' ESTATES

Notice is hereby given that letters testamentary or of administration have been granted in the following estates. All persons indebted to said estates are required to make payment and those having claims or demands to present the same without delay to the administrators or executors named or their attorneys

FIRST PUBLICATION

ESTATE OF LORETTA BLESSNER APPLEBY a/k/a Loretta A. Appleby, late of Dallas Borough (died March 3, 2024), Robert Appleby, Administrator; Hiscox & Musto, 400 Third Ave., Suite 201, Kingston, PA 18704

ESTATE OF MARION C. BALDO a/k/a Marion Carol Baldo, late of West Wyoming (died April 21, 2024), Magdalyn Baldo Cosgrove and Nancy Vaxmonskey, Executrices; Hiscox & Musto, 400 Third Ave., Suite 201, Kingston, PA 18704

ESTATE OF MARY C. BARAN, late of Forty Fort (died May 2, 2024), Conrad Shellock, Executor; Hiscox & Musto, 400 Third Ave., Suite 201, Kingston, PA 18704

ESTATE OF NICHOLAS CLAYTON BENKO a/k/a Nicholas C. Benko, late of Freeland (died April 13, 2024), Christopher M. Benko, Administrator; Robert S. Sensky, Esquire, Laputka, Bayless, Ecker & Cohn, P.C., One South Church Street, Suite 301, Hazleton, PA 18201

ESTATE OF GAIL V. BOTTACAVOLA, late of Mountain Top (died October 9, 2022), Michelle Coyne, Executrix; Donald G. Karpowich, Esquire, 85 Drasher Road, Drums, PA 18222

ESTATE OF ADAM L. HAUZE, III, late of Mountain Top (died October 9, 2022), Adam L. Hauze, IV, Executor; Rebecca L. Warren, Esquire, P.O. Box 235, Beaver Meadows, PA 18216

ESTATE OF BERNARD T. LAMONT, late of Wilkes-Barre (died March 20, 2024), Linda Lamont, Administratrix; Catherine R. O'Donnell, Esquire, O'Donnell Law Offices, 267 Wyoming Ave., Kingston, PA 18704

ESTATE OF ARTHUR H. LONG a/k/a Arthur Long, late of Mountain Top (died October 26, 2023), David A. Long, Executor; Rebecca L. Warren, Esquire, P.O. Box 235, Beaver Meadows, PA 18216

ESTATE OF IRENE LONG, late of Mountain Top (died January 18, 2024), David A. Long, Executor; Rebecca L. Warren, Esquire, P.O. Box 235, Beaver Meadows, PA 18216

ESTATE OF KATHLEEN MARY MASULIS a/k/a Kathleen M. Masulis a/k/a Kathleen Masulis a/k/a Kathy Masulis, late of Pittston City (died April 13, 2024), William Gordon Finn, Executor; Angela F. Stevens, Esquire, 400 Third Avenue, Suite 101, Kingston, PA 18704

ESTATE OF EVELYN ORLOV, late of Wilkes-Barre (died April 29, 2024), Janice M. Orlov, Executrix; Hourigan, Kluger & Quinn, P.C., 600 Third Avenue, Kingston, PA 18704

ESTATE OF WILLIAM F. ORR, late of Sugarloaf Township (died April 18, 2024), Michele E. Lincalis, Executrix; Kevin R. Grebas, Esquire, Colbert & Grebas, PC, 210 Montage Mountain Road, Suite A, Moosic, PA 18507

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ESTATE OF DANIEL A. PETERS, late of Wilkes-Barre (died February 15, 2024), Tracey L. Peters-Murray, Administratrix; Hourigan, Kluger & Quinn, P.C., 600 Third Avenue, Kingston, PA 18704

ESTATE OF JOSEPH A. PETRASEK, late of Luzerne Borough (died May 22, 2024), Maureen A. Petrasek, Executrix; Robert V. Davison, Esquire, New Bridge Center, 480 Pierce Street, Suite 216, Kingston, PA 18704

ESTATE OF DORIS PEZZNER, late of Wilkes-Barre (died May 31, 2024), Jonathan Blum, Executor; Jonathan Blum, Esquire, 297-299 Pierce Street, Kingston, PA 18704

ESTATE OF IRENE L. SAMUELS a/k/a Irene Louise Samuels, late of Larksville Borough (died May 12, 2024), Klint E. Samuels, Administrator; Frank J. Aritz, Esquire, 23 West Walnut Street, Kingston, PA 18704

ESTATE OF JANE ANN SOBOTA, late of Forty Fort (died June 1, 2024), Marsha Ann Basco, Executrix; Jonathan A. Spohrer, Esquire, 279 Pierce Street, Kingston, PA 18704

SECOND PUBLICATION

ESTATE OF FAYE BEALL, late of Plymouth Twp. (died May 9, 2024), Martin Beall, Personal Representative; Law Offices of Bernard Walter, 1674 Memorial Hwy., Shavertown, PA 18708

ESTATE OF GREGORY A. BELLE-TIERE, late of Hazleton (died May 8, 2024), Jean Ann Belletiere, Executrix; Alexis C. Falvello, Esquire, The Falvello Law Firm, P.C., 641 State Route 93, Sugarloaf, PA 18249

ESTATE OF PAUL BERDY, late of Wilkes-Barre (died May 3, 2024),

Leonard Berdy, Executor; Hourigan, Kluger & Quinn, P.C., 600 Third Avenue, Kingston, PA 18704

ESTATE OF ANN ELIZABETH BERRINI, late of Wilkes-Barre (died April 25, 2024), Dominick Berrini, Administrator; Alexander B. Russin, Esquire, 1516 Wyoming Avenue, Forty Fort, PA 18704

ESTATE OF EUGENE R. DIEHL, late of Butler Township (died April 26, 2024), Bradley Diehl, Administrator; Alexander B. Russin, Esquire, 1516 Wyoming Avenue, Forty Fort, PA 18704

ESTATE OF LINDA ANN EROH, late of Hollenback Township (died January 8, 2024), Daren Eroh, Executor; Robert A. Bull, Esquire, Law Offices of Bull & Bull, LLC, 106 Market Street, Berwick, PA 18603

ESTATE OF IDA F. GALLAGHER a/k/a Ida Gallagher, late of Hazle Township (died May 10, 2024), William J. Gallagher, Executor; Joseph D. Ustynoski, Esquire, Ustynoski & Marusak, LLC, 101 West Broad St., Suite 205, Hazleton, PA 18201

ESTATE OF MARGARET M. GRAHAM a/k/a Margaret Mary Graham, late of Freeland (died May 4, 2024), Joan E. Boyle, Executrix; Alexis C. Falvello, Esquire, The Falvello Law Firm, P.C., 641 State Route 93, Sugarloaf, PA 18249

ESTATE OF SARAH ANN HARRIS a/k/a Sally Ann Harris a/k/a Sally Harris, late of Plains Township (died May 8, 2024), Helen Hobbis, Executrix; Joseph R. Lohin, Esquire, Lohin Law Offices, LLC, 101 Bryce Lane, Apt. 453, King of Prussia, PA 19406

THE LUZERNE LEGAL REGISTER

ESTATE OF JAMES R. HUTCHISON a/k/a James Robert Hutchison, late of Hazle Township (died March 4, 2024), Mary Ann Hutchison, Executrix; William J. Schneider, Esquire, James A. Schneider, Esquire, 439 West Broad Street, Hazleton, PA 18201-6106

ESTATE OF JOYCE ANN KEHLER, late of Harveys Lake (died November 1, 2023), Joyce A. Coolbaugh, Executrix; Alexander B. Russin, Esquire, 1516 Wyoming Avenue, Forty Fort, PA 18704

ESTATE OF CARL KUTZ, late of Wilkes-Barre (died April 26, 2024), Jerome Kutz, Administrator; Angela F. Stevens, Esquire, 400 Third Avenue, Suite 101, Kingston, PA 18704

ESTATE OF ETTORE JOHN LIPPI a/k/a Ettore J. Lippi, late of Kingston (died May 28, 2024), Gary Lippi, Executor; Stephen J. Fendler, Esquire, Comitiz Law Firm, LLC, 46 Public Square, Suite 101, Wilkes-Barre, PA 18701

ESTATE OF ROSE ELAINE MARESCA a/k/a Rose Maresca, late of Sugarloaf Twp. (died April 20, 2024), Harsh Gandhi, Executor; Conrad A. Falvello, Esquire, The Falvello Law Firm, P.C., 641 State Route 93, Sugarloaf, PA 18249

ESTATE OF CECELIA M. McNEW, late of Wilkes-Barre (died July 7, 2010), Jason Donald McNew, Administrator; Kevin M. Walsh, Esquire, 297-299 Pierce Street, Kingston, PA 18704

ESTATE OF JAMES W. ROSEN-STEEL, JR., late of Plymouth (died April 23, 2024), James W. Rosensteel, III, Administrator; Patrick J. Aregood, Esquire, 1218 South Main St., Wilkes-Barre, PA 18706

ESTATE OF RONALD STELLA, late of Plains Township (died May 5, 2024), Eilleen Armas, Personal Representative; Law Offices of Bernard Walter, 1674 Memorial Hwy., Shavertown, PA 18708

ESTATE OF DAVID SULT a/k/a David H. Sult a/k/a David Headly Sult, late of Wilkes-Barre (died November 8, 2023), Donald Sult, Administrator; Charles A. Rado, Esquire, 411 Jefferson Ave., Scranton, PA 18510

ESTATE OF RICHARD WEN-GRZYNEK, late of Mountain Top (died May 5, 2022), Dennis Wengrzynek, Executor; Raymond A. Hassey, Esquire, 304 Wilkes-Barre Township Blvd., Wilkes-Barre, PA 18702

ESTATE OF JOHN J. YANOCHKO, JR. a/k/a John J. Yanochko a/k/a John Yanochko, late of Foster Township (died April 27, 2024), Mary Welshko and Thomas Yanochko, Executors; Peter O'Donnell, Esquire, 305 South Church Street, Suite 175, Hazleton, PA 18201

THIRD PUBLICATION

ESTATE OF LYNDA MARIE ARDO, late of Pittston (died February 22, 2024), Carmen Ardo, Executor; Kevin R. Grebas, Esquire, Colbert & Grebas, P.C., 210 Montage Mountain Road, Suite A, Moosic, PA 18507

ESTATE OF MICHAEL C. CEFALO, SR. a/k/a Michael Charles Cefalo, late of Exeter Borough, Barbara A. Cefalo, Executrix; Kevin R. Grebas, Esquire, Colbert & Grebas, PC, 210 Montage Mountain Road, Suite A, Moosic, PA 18507

ESTATE OF RICHARD W. COVE-LESKIE, late of Wilkes-Barre (died May 12, 2024), Richard J. Cove-

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leski, Executor; Matthew Reinert, Esquire, 345 Market Street, Kingston, PA 18704

ESTATE OF JAMES DEICE a/k/a James J. Deice, late of Pittston (died March 27, 2024), Judith Deice, Executrix; Gene M. Molino, Esquire, Skibitsky & Molino, 457 North Main Street, Suite 101, Pittston, PA 18640

ESTATE OF MARY ELLEN DETZ, late of Kingston (died March 8, 2024), Marie T. Mecca, Executrix; Hourigan, Kluger & Quinn, P.C., 600 Third Avenue, Kingston, PA 18704

ESTATE OF FRANK FALKINBURG, late of Wilkes-Barre (died May 19, 2019), Bruce Falkinburg and Cecilia Falkinburg, Administrators; Brenda D. Colbert, Esquire, Colbert & Grebas, P.C., 210 Montage Mountain Road, Suite A, Moosic, PA 18507

ESTATE OF GREGORY JOSEPH FESSLER, late of Dallas (died March 12, 2024), Maria Fessler, Administratrix; Rosenn, Jenkins & Greenwald, LLP, 1065 Highway 315, Suite 200, Wilkes-Barre, PA 18702

ESTATE OF JOHN H. FREUDENVOLL, late of Plains (died November 29, 2023), Ruth E. Calderon, Administratrix; Matthew J. Parker, Esquire, Marshall, Parker & Weber, LLC, 49 E. Fourth Street, Suite 105, Williamsport, PA 17701

ESTATE OF THERESE M. INVERSO, late of Edwardsville (died March 22, 2024), Carol L. Young, 7637 Newport Road, Mt. Airy, MD 21771, Executrix

ESTATE OF CHRISTY A. LINKOWSKY, late of Forty Fort Borough (died June 19, 2022), Charles A.J. Halpin, III, Esquire, The Land Title

Bldg., 100 S. Broad St., #1830, Philadelphia, PA 19110, Administrator

ESTATE OF RONALD LIPINSKI, late of Nanticoke City (died February 19, 2024), Leah Brizzy, Administratrix; David E. Schwager, Esquire, 183 Market Street, Suite 100, Kingston, PA 18704-5444

ESTATE OF JOSEPH NIEWINSKI, late of Nanticoke (died April 2, 2024), Marie Pierson, Administratrix; Bregman & Lantz, LLC, 1205 Wyoming Ave., Forty Fort, PA 18704

ESTATE OF RICHARD E. OLECHNA, late of Exeter (died March 13, 2024), Heather Flieger, Personal Representative; Joseph F. Toczydlowski, Jr., Esquire, 723 North Main St., Archbald, PA 18403

ESTATE OF MARGARET PELCZAR, late of Shickshinny (died March 6, 2024), Mary Ann Morgan, Executrix; Rosenn, Jenkins & Greenwald, LLP, 1065 Highway 315, Suite 200, Wilkes-Barre, PA 18702

ESTATE OF EUGENE PELLETIER, late of Wilkes-Barre (died March 23, 2024), Jody Walsh and Ann Marie White, Executors; Shandra S. Kisailus, Esquire, 245 North River Street, Wilkes-Barre, PA 18702

ESTATE OF MARIE D. TARSELLI, late of Sugarloaf Township (died March 2, 2024), Regina Tarselli, Executrix; Landon R. Hodges, Esquire, Steinbacher, Goodall & Yurchak, 243 Second Street, P.O. Box 114, Wyalusing, PA 18853

NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State of the Commonwealth of

THE LUZERNE LEGAL REGISTER

Pennsylvania, on June 10, 2024 with respect to a proposed non-profit corporation:
COMMUNITY DEVELOPMENT ASSOCIATION OF PITSTON which has been incorporated under the Nonprofit Corporation Law of 1988.

June 21

NOTICE OF HEARING

RE: Free and Clear Sale

A Petition has been filed asking the Court to enter a Decree that the below referenced properties be sold free and clear of all respective claims, liens, mortgages and encumbrances:

Notice is hereby given to the following individuals and entities along with their successors, heirs, personal representatives and assigns, and all individuals and entities holding interest in the below properties. The Court has set a hearing on said Petition. The hearing will be held as set forth below.

Docket Number; Parcel Number; Property Owner; Individual(s) to be Served; Property Location

BLACK CREEK TWP

2023-13157; 03-U5S1 -006-013-000; Bonifacio, Zelpha P. & Maria Elena Ruben; Zelpha P. Bonifacio & Maria Elena Ruben; IROQUOIS CIR

2024-01555; 03-R4-00A-002-000; Keller, Arnold & Bonnie; Bonnie Keller; OVERLOOK RD

BEAR CREEK TWP

2024-00874; 04-J11S1 -002-018-000; Chismar, Stephen (deceased) & Mary (deceased); Joan Grzezdziński aka Joan Kaminski & Leonard Salvatore & Peter Kulick as possible heirs to

Mary Chismar; 527 ADJ WOODLAND RD

2023-13068; 04-K13S1 -005-009-000; Knecht, Vince E., Alfred C. Jr., Barry R. (deceased); Sharon Olsen (deceased); Linda Shovlin (deceased); Vince E. Knecht & Alfred C. Knecht, Jr. & Joy Knecht, as possible heir to Barry R. Knecht; BEAR CREEK BLVD 2023-13173; 04-K13S1 -005-011-000; Knecht, Vince E., Alfred C. Jr., Barry R. (deceased); Sharon Olsen (deceased); Linda Shovlin (deceased); Vince E. Knecht & Alfred C. Knecht, Jr. & Joy Knecht, as possible heir to Barry R. Knecht; BEAR CREEK BLVD

BUTLER TWP

2023-13176; 06-Q8S11 -004-012-000; Boris, Oliverly Castro Majano & Xiomara Torres; Oliverly Castro Majaro Boris & Xiomara Torres; DEBBIE DR

2023-13175; 06-Q8S9 -003-006-000; Boris, Oliverly Castro Majano & Xiomara Torres; Oliverly Castro Majaro Boris & Xiomara Torres; MINK SPRINGS CT

2023-13174; 06-Q8S11 -004-013-000; Kotch, John W. (deceased) & Bonnie A. (deceased); John W. Kotch; 164 DEBBIE DR

COURTDALE BORO

2023-13106; 07-G9S1 -009-008-000; Urevitch, Joseph (deceased); Michelle & Jacinta Urevitch, as possible heirs to Estate of Joseph Urevitch; 252 COURTDALE AVE

DALLAS TWP

2024-00910; 10-C7S3 -009-008-000; Comiskey, Bernard (deceased); Betty Comiskey, as possible heir to Bernard Comiskey; WARREN AVE

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2024-00902; 10-E8S2 -006-001-000; Davis, Thomas (deceased) & Hannah (deceased); Dwight Davis, as possible heir to Thomas & Hannah Davis; BROOK ST

2023-13097; 10-C7S3 -008-006-000; Jubis, Andrew (deceased) & Sophia (deceased); Carol Jubis, William Ott, Suzanne Ott, John Hmelovsky, as possible heirs to Sophia Jubis; HIGGS AVE

2023-13061; 10-E8S1 -012-007-000; Susquehanna Investors Limited; Susquehanna Investors Limited; POPLAR ST

DUPONT BOROUGH

2023-13132; 15-E12NE4-002-010-000; Warunek, Edward Jr. & Kenneth; Edward Warunek Jr. & Kenneth Warunek; COOLIDGE ST

EXETER BOROUGH

2023-13171; 16-E10 -T01-243-000; Burney, Terri Lee; Terri Lee Burney; 243 BIRCHWOOD EST

2023-13114; 16-E10 -T01-329-000; Dacri, Joseph & Julie; Joseph Dacri & Julie Dacri; 329 BIRCHWOOD ESTATES

2023-13151; 16-E10 -00A-015-036; Falvo, Gerald; Courtney Falvo; 224 FOURTH ST

2023-13179; 16-E10 -T01-259-000; Goble, Ann & Joseph Martin; Joseph Martin; 259 BIRCHWOOD EST

2023-13153; 16-E10 -00A-015-047; Parker, Scott; Scott Parker; 229 BIRCHWOOD EST

2023-13074; 16-E10 -00A-12A-067; Zupancic, William J. Jr. & Joyce (deceased); William J. Zupancic Jr.; 250 BIRCHWOOD EST

EXETER TWP

2024-01549; 17-A10-00A-033-000; Ross, Thomas & Margo A.; Margo A. Ross & Administrator of the Small Business Association; 30 MILL HILL RD

2022-00684; 17-B10S1-008-006-000; Kastner, Edward; Edward Kastner & Discover Bank; 10 COOLIDGE AVE

FREELAND BOROUGH

2023-01135; 22-R9NE2 -012-004-000; PGA Incorporated; PGA Incorporated; SOUTH ST

2023-13111; 22-R9NE2 -012-04B-000; PGA Incorporated; PGA Incorporated; ADJ PUBLIC RD

2023-13155; 22-Q9SE4 -T01-022-000; Copeland, David J. & Cheryl Porreca; David J. Copeland, Cheryl Porreca, & Hawk Hills Mobile Home Park; 22 807 SCHWABE ST

2023-13130; 22-Q9SE4 -T01-014-000; Kockie, Robert; Robert Kockie & Hawk Hills Mobile Home Park; 14 HAWK HILLS CT

FOSTER TWP

2023-13064; 23-Q11S6 -014-016-000; Crogan, Carol E. (deceased); Larry Crogan, as possible heir to Carol E. Crogan; HOLIDAY DR

2023-13066; 23-Q11S6 -015-005-000; Liszka, Mark & Ewelina; Mark Liszka & Ewelina Liszka; WOODHAVEN DR

2023-13062; 23-Q12 -00A-011-014; Loughery, Patrick M.; Patrick M. Loughery & William Arnold; 14 LADNERS ACRES

2023-13063; 23-Q11S8 -003-008-000; Mashall, Alan; Alan Marshall; PRESCOTT RD

2023-13067; 23-Q11S7 -007-006-000; Townsend, Mark T.; Mark T. Townsend; HOLIDAY DR

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HANOVER TWP

2023-13108; 25-I9NW2 -005-021-000; Morena, Escutia Valentin; Escutia Valentin Morena; 4 LUZERNE ST

2023-13109; 25-I8S2 -009-011-000; Thomas, Wayne; Wayne Thomas; 41 RUTTER ST

HAZLE TWP

2024-00788; 26-S8S6 -009-010-000; Generose, Mary Josephine, deceased; Lawrence Generose, as possible heir to Mary Josephine Generose; 57 MAIN ST

2023-13081; 26-S7 -T02-002-000; Arismendy, Santana; Santana Arismendy; 310 HOLLY LYNN DR

2024-01554; 26-T5S1-001-389-000; Wright, Melvin M. & Marie E. Jr.; Melvin M. Wright Jr.; HAWK MOUNTAIN DR

2024-00793; 26-U5S14 -001-028-000; Amil, Sylbert; Sylbert Amil; WHITE OAK LN

2024-00792; 26-U5S12 -001-155-000; Bamidele, Gbolahan; Gbolahan Bamidele; BUTTON-BUSH LN

2024-00769; 26-U5S7 -010-015-000; Bilinski, Emil A. Jr.; Emil A. Bilinski Jr.; 234 CROW ST

2024-00790; 26-U5S8 -001-012-000; Braidio, John W.; John W. Braidio; 12 TURNBERRY LN

2024-00797; 26-U5S14 -001-177-000; Cruz, Damarys A.; Damarys A. Cruz; MAPLE LN

2024-00702; 26-U5S15 -001-317-000; Dilag, Adria & Leosandro; Adria Dilag & Leosandro Dilag; BLUE SPRUCE DR

2024-00727; 26-U5S14 -001-027-000; Dizon, Julius & Kim; Julius Dizon & Kim Dizon; WHITE OAK LN

2024-00798; 26-U5S5 -008-012-000; Garcia, Rhodora & William; Rhodora Garcia & William Garcia; PINE VALLEY LN

2024-00723; 26-U5S15 -001-290-000; Gonzales, Gerald B. & Kathleen A. Yap; Gerald B. Gonzales; CRANBERRY LN

2024-00768; 26-U5S13 -001-390-000; Honeg, Yoo Jeong; Yoo Jeong Hong; HONEYSUCKLE DR

2024-00750; 26-U5S8 -008-030-000; Keller, Marc J. & Karen G.; Marc J. Keller & Karen G. Keller; UNAMI CIR

2024-00756; 26-U5S9 -001-035-000; Lampong, Georinda; Georinda Lampong; TURNBERRY LN

2024-00718; 26-U5S4 -006-026-000; Marquez, Virgo L. & Angelito B.; Virgo L. Marquez & Angelito B. Marquez; GREENBRIAR LN

2024-00694; 26-U5S5 -010-008-000; Matias, Benjamin & Ana; Benjamin Matias & Ana Matias; INVERNESS LN

2024-00720; 26-U5S14 -001-367-000; Mendevil, Jennifer Legaspi; Jennifer Legaspi Mendevil; VIRGINA PINE & MAPLE LN

2024-00721; 26-U5S2 -007-008-000; Mendoza, Philip M. & Maritonne; Philip M. Mendoza & Maritonne Mendoza; SEMINOLE CIR

2024-00695; 26-U6S1 -003-006-000; Motor, Fulton; Fulton Motor; FRONT ST

2024-00757; 26-U6S1 -003-007-000; Motor, Fulton; Fulton Motor; FRONT ST

2024-00701; 26-U6S1 -003-06A-000; Motor, Fulton; Fulton Motor; BACK ST

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2024-00759; 26-U5S6 -002-001-000; Mrozoski, James M. & Kathleen Dorish; Discover Bank; 398 EH TURNBERRY LN

2024-00751; 26-U5S14 -001-256-000; Panganiban, Joel M.; Joel M. Panganiban; ALDEN LN

2024-00699; 26-V7S2 -002-06A-000; Poon, Lucilla; Lucilla Poon; 215 BEAVER BROOK RD

2024-00794; 26-U5S14 -001-260-000; Racraquin, Leonila & Romeo; Leonila Racraquin & Romeo Racraquin; ALDEN LN

2024-00789; 26-U5S15 -001-204-000; Roque, Hermie M. & Frederico M.; Hermie M. Roque & Frederico M. Roque; BUTTON-BUSH LN

2024-00765; 26-U5S7 -007-001-000; Salazar, Sherwin & Eunice; Sherwin Salazar & Eunice Salazar; 174 KICKAPOO DR

2024-00795; 26-U5S14 -001-113-000; Tamba, Alvin & Shah; Alvin Tamba & Shah Tamba; BAYTREE CIRCLE

2024-00771; 26-U5S14 -001-199-000; Vo, Jonathan & Raul Aramento; Jonathan Vo & Raul Aramento; SASSAFRAS LN

2024-00726; 26-U5S8 -002-024-000; Zelano Investments & Todd Hartnett; Zelano Investments & Todd Hartnett; 244 CORN SILK AVE

HUGHESTOWN BOROUGH

2024-01014; 28-E12NW4-011-004-000; Quick, Wayne D.; Wayne D. Quick; CENTER ST

HUNLOCK TWP

2024-00932; 29-H5 -00A-15C-000; Croop, Alice C. & James S. & Marilou & Alys Jane Farrell (all deceased); JoAlice K. Smyth, Stephen Kaye, Stanley

Kaye, as possible heirs to Marilou Kaye (Croop); ROARING BROOK DR

2024-00875; 29-H5 -00A-15H-000; Croop, Alice C. & James S. & Marilou & Alys Jane Farrell (all deceased); JoAlice K. Smyth, Stephen Kaye, Stanley Kaye, as possible heirs to Marilou Kaye (Croop); SWAMP RD

2024-00873; 29-J6S1 -001-015-000; Croop, Alice C. & James S. & Marilou & Alys Jane Farrell (all deceased); JoAlice K. Smyth, Stephen Kaye, Stanley Kaye, as possible heirs to Marilou Kaye (Croop); STATE ROUTE 11

2024-00876; 29-J5S2 -004-05A-000; Croop, Alice C. & James S. & Marilou & Alys Jane Farrell (all deceased); JoAlice K. Smyth, Stephen Kaye, Stanley Kaye, as possible heirs to Marilou Kaye (Croop); SORBERTOWN RD

2024-01013; 29-J6S1 -002-007-000; George, Orval Jr.; Florence M. George, as Administratrix of Estate of Orval George, Jr.; HUNLOCK GARDENS

2024-00877; 29-J6S1 -002-04A-000; George, Orval Jr.; Florence M. George, as Administratrix of Estate of Orval George, Jr.; GARDEN DR

2024-00872; 29-J6 -00A-05A-000; Gray, Gary E.; Gary Gray, Jr., Paul Gray, Erin Gray, as possible heirs to Gary E. Gray; 371 ROUTE 11

2024-00931; 29-I6 -001-001-000; Croop, Alice C. & James S. & Marilou & Alys Jane Farrell (all deceased); JoAlice K. Smyth, Stephen Kaye, Stanley Kaye, as possible heirs to Marilou Kaye (Croop); ADJ FRED CROOP

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HUNTINGTON TWP

2024-00998; 30-J1S1 -001-010-000; Howell, Jason J.; Jason J. Howell; OLD TIOGA TPKE

2024-00997; 30-J1 -00A-020-000; Lovett, Stanley W. & Catherine S.; Stanley W. Lovett & Catherine S. Lovett; 1367 OLD TIOGA TPKE

2024-00909; 30-K2 -00A-09B-000; Spak, John P. III; John P. Spak III; 13 OLD KOONS RD

2024-00908; 30-K3 -00A-52B-000; Sutton, Richard & Michelle; Michelle Sutton & Tammac Holdings Corp.; HIGHBRIDGE RD

JENKINS TWP

2024-00999; 33-E11S1 -003-014-000; Burke, John; James C. Burke, Patricia Howells, Lorraine Grenevich, Margaret Burke, Joseph Burke, as possible heirs to John Burke; 422 S MAIN ST

2024-01010; 33-F11S1 -06A-16A-000; Dudeck, Gerald & Rosalie; Gerald Dudeck, Kevin Dudeck, as possible heirs to Rosalie Dudeck; REAR MAIN ST

KINGSTON BOROUGH

2024-01647; 34-H9NE2-010-02A-000; Reisinger, Joseph R.; Joseph R. Reisinger, Robert J. Kovach, & Allouz Mohamed; 65-69 THIRD AVE

KINGSTON TWP

2024-00764; 35-F9S4 -009-08A-000; Goble, Fred H. (deceased) & Elizabeth H. (deceased); Thomas J. Connors, Roseann Cator, as possible heirs to Fred Goble; SHADY LN

2024-00987; 35-E9S7 -001-002-000; Star Builders Contractor, Inc.; Star Builders Contractor, Inc.; HARRIS HILL RD

LEHMAN TWP

2023-13095; 40-G5 -T02-017-000; Morgan, Caroline; Caroline Morgan & Country Crest MHP; 45 COUNTRY CREST LN

2024-00924; 40-G6S2 -004-04A-000; Wawrzynski, Joyce T. & Estate of Stanley Labus; Joyce T. Wawrzynski; MAPLE ST

NANTICOKE CITY

2023-01221; 42-J7SE2-003-017-000; Bozinski, Robert; Zoe Bozinski, as possible heir to Robert Bozinski; 420 E WASHINGTON ST

2024-01003; 42-J7SW2 -014-035-000; Group One Properties, LLC; Group One Properties, LLC; 148 W BROAD ST

2024-00991; 42-J7SE4 -025-022-000; Rondon, Yager & Charlotte Cureton; Yager Rondon & Charlotte Cureton; 42 W FIELD ST

NEW COLUMBUS BORO

2024-00992; 45-K1S1 -005-002-000; Woodward, Thomas & Marsha Combarro; Thomas Woodward & Marsha Combarro; OLD TIOGA TPKE

NEWPORT TWP

2024-01012; 46-K7S1 -001-006-000; Galli, Michael A., deceased & Ann M.; Ann M. Galli; FRANKLIN ST

2024-01005; 46-K6S1 -010-012-000; Brabant, Raymond J.; Raymond J. Brabant; 101 NEWPORT ST

2024-00983; 46-K6S1 -010-013-000; Brabant, Raymond J.; Raymond J. Brabant; 97 NEWPORT ST

PLYMOUTH TWP

2024-01007; 49-I8S1A -000-VAR-000; DeLeon, Wilfred; Wilfred DeLeon; PLYMOUTH TWP FLTS

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2024-01008; 49-I7S3 -003-19A-000; Hudock, Brandie & Shawn (deceased); Brandie Hudock; 350 VALLEY VIEW AVE

2021-03900; 49-I7S6-005-005-000; Guskiewicz, Charles B.; Charles B. Guskiewicz; 35 MAUDE ST

2021-03941; 49-I7S4-001-012-000; Brojakowski, Michael; Helen Brojakowski, as possible heir to Michael Brojakowski; 1699 W MAIN ST

2024-01553; 49-I7S7-002-012-000; Traher, Lynn D. & Bonnie G.; Lynn D. Traher; 21-29 N MILL ST

PLAINS TWP

2024-01551; 50-F10S1 -001-019-000; Eyet, Irwin; Marie Eyet, as possible heir to Irwin Eyet; HARRIET ST

2024-01006; 50-G10SW2-002-014-000; Lecitshon, Francis P.; Francis P. Lecitshon; 54 LAUREL ST

RICE TWP

2023-13098; 53-L8S1 -001-007-000; Gosart, Charles W. (deceased) & Helen (deceased); Betty Gosart, as Executrix of Estate of Charles W. Gosart; THOMAS RD

2024-00989; 53-L9S4 -003-005-000; Heritage Woods Real Estate, LLC; Heritage Woods Real Estate, LLC; BURMA RD

ROSS TWP

2024-00927; 54-F4 -00A-027-000; Lamoreaux, Russell (deceased) & Estate of Myrtle Lamoreaux; Jennifer Ross Davis, Sarah Ross Anderson, as possible heirs to Myrtle Lamoreaux; HARRIS POND RD

SALEM TWP

2023-13076; 55-O3 -T02-419-000; Gross, Mark; Mark Gross; 19 FOURTH LN

2024-00984; 55-M3S1 -003-018-000; Hammond, Peter; Peter Hammond; HICKORY LN

2024-00985; 55-P4NW2 -003-008-000; Horner, Hayes; Hayes Horner; 53 MAIN ST

2024-00986; 55-P3SW1 -008-029-000; Stoker, Melissa A.; Melissa A. Stoker; 504 E FOURTH ST

2023-13078; 55-M3 -T03-010-000; Tubbs, June (deceased); James Tubbs, as Administrator of the Estate of June Tubbs & Sleepy Hollow MHP; 10 SLEEPY HOLLOW CT

2023-13113; 55-M3 -T03-023-000; Tubbs, June (deceased); James Tubbs, as Administrator of the Estate of June Tubbs & Sleepy Hollow MHP; 47 SLEEPY HOLLOW CT

SHICKSHINNY BOROUGH

2024-00906; 56-L4SW2 -002-008-000; Eisenhauer, Craig; Craig Eisenhauer; 88 W BUTLER ST

WYOMING BOROUGH

2024-00719; 67-F10NE2-006-015-000; O'Connell, Henry P. & Thelma M. Daley, deceased; Henry P. O'Connell; MONOCANOCK AVE

WHITE HAVEN BOROUGH

2024-00904; 68-P12 -00A-01A-000; Investrac, Inc.; Investrac, Inc.; BUFFALO ST

2024-00925; 68-P12NW1-016-002-000; PGA Incorporated; PGA Incorporated; CHURCH ST

HAZLETON CITY

2024-00767; 71-T8SW34-020-01A-000; Peralta, Rodaly; Rodaly Peralta; E JUNIPER ST

THE LUZERNE LEGAL REGISTER

2024-00772; 71-T8NW44-020-002-000; Mizenko, Jeremy & Stephanie; Jeremy Mizenko & Stephanie Mizenko; 618 REAR JAMES ST

PITTSSTON CITY

2024-00990; 72-E11NE3-002-008-000; RVFM 4 Series, LLC; RVFM 4 Series, LLC; 18 GEORGE ST

2024-00907; 72-E11NE3-027-039-000; PLP Promise Land Properties, LLC; PLP Promise Land Properties, LLC; 31 PROSPECT PL

WILKES-BARRE CITY

2018-02925; 73-H10NW4-026-011-000; Tenebruso, Tony; Tony Tenebruso; 316 N MAIN ST

2024-01641; 73-H9SE3-001-004-000; Reisinger, Joseph R.; Joseph R. Reisinger, Frances Fadelsak, Robert J. Kovach & Allouz Mohamed; 64 W ROSS ST

2024-01643; 73-H9SE4-010-022-000; Reisinger, Joseph R.; Joseph R. Reisinger, Linda Lynnett, Robert J. Kovach & Allouz Mohamed; 31 ACADEMY ST

2024-01009; 73-H9SE4-030-016-000; Hooker, Diane M.; John Hooker, as possible heir to Diane Hooker & SLM Financial Corporation; 89 NEW ALEXANDER ST

2024-00988; 73-H9SW3-008-010-000; Vidal, Juan M.; Juan M. Vidal; 54 MARLBOROUGH AVE

2024-01646; 73-H9SE4-025-001-000; Reisinger, Joseph R.; Joseph R. Reisinger, Frances A. Dreier, MCSFC, Ltd., Robert J. Kovach & Allouz Mohamed; 448-450 S FRANKLIN ST

2024-01558; 73-H9SE4-025-002-000; Reisinger, Joseph R.;

Joseph R. Reisinger, MCSFC, Ltd., Robert J. Kovach & Allouz Mohamed; 444-446 S FRANKLIN ST

2024-01645; 73-H9SE4-025-003-000; Reisinger, Joseph R.; Joseph R. Reisinger, Reba Yarnal, Robert J. Kovach & Allouz Mohamed; 440-442 S FRANKLIN ST

2024-01628; 73-H9SE4-033-011-000; Reisinger, Joseph R.; Joseph R. Reisinger, MCSFC, Ltd., Helen Bennett, Robert J. Kovach & Allouz Mohamed; 14 MONROE ST

2024-01627; 73-H9SE4-033-012-000; Reisinger, Joseph R.; Joseph R. Reisinger, MCSFC, Ltd., Helen Bennett, Robert J. Kovach & Allouz Mohamed; 12 MONROE ST

2024-01644; 73-H9SE4-033-013-000; Reisinger, Joseph R.; Joseph R. Reisinger, Robert J. Check, Barbara A. Check, Robert J. Kovach & Allouz Mohamed; 6 MONROE ST

2024-01648; 73-H9SE4-013-022-000; Reisinger, Joseph R.; Joseph R. Reisinger, Eugene Pallidino, Lorraine Pallidino, Robert J. Kovach & Allouz Mohamed; 20-22 SULLIVAN ST

2024-01629; 73-I9NE2-034-006-000; Reisinger, Joseph R.; Joseph R. Reisinger, Huntington National Credit Corp., John Ernst, Robert J. Kovach & Allouz Mohamed; GROVE ST

2023-01858; 73-I9NE1-024-003-000; Valenti, Anthony Jr. & Louis M. Weibrecht; Louis Max Weibrecht; 650 S MAIN ST

2024-01002; 73-I9NE3-029-001-000; Smith, Michael A. &

THE LUZERNE LEGAL REGISTER

Carol L.; Michael A. Smith & Carol L. Smith & Bank of America; BLACKMAN ST

2024-01552; 73-I9NE4-035-001-000; Kuncewicz, Lea B.; Theresa Novak & Mary Hepner, as guardian for Lea B. Kuncewicz; 240-242 BROWN ST

2024-01642; 73-I9NW2-026-09A-000; Reisinger, Joseph R.; Joseph R. Reisinger, Huntington National Credit Corp., Robert J. Kovach & Allouz Mohamed; 126 CARLISLE ST

2024-01550; 73-H10NE1-024-002-000; Havrilok, John & Anna; Nicholas Havrilok, as possible heir to Anna Havrilok; 60-62 MILL ST

2024-01557; 73-G10SE1-012-003-000; Reisinger, Joseph R.; Joseph R. Reisinger, Huntington National Credit Corp., Robert J. Kovach & Allouz Mohamed; 29-31 E MAIN ST

2024-01649; 73-G10SE1-012-002-000; Reisinger, Joseph R.; Joseph R. Reisinger, Huntington National Credit Corp., Robert J. Kovach & Allouz Mohamed; 25-27 E MAIN ST

HARVEYS LAKE BOROUGH

2024-00697; 74-C6S1 -001-10A-000; Ebbecke, Frederick; Frederick Ebbecke; KITCHEN AVE

2024-00696; 74-C6S1 -001-10B-000; Ebbecke, Frederick; Frederick Ebbecke; KITCHEN AVE

2023-13131; 74-C6S7 -001-005-078; Frantz, Timothy James; Timothy James Frantz & Hansons Landing Mobile Home Park; 416 SMITH ST

2023-13129; 74-C6S7 -001-005-112; Gallagher, Desiree Tarise; Desiree Tarise Gallagher & Hansons Landing Mobile Home Park; 307 LARK LN

2023-13159; 74-C6S7 -001-005-029; Robinson, Terry (deceased); Hansons Landing Mobile Home Park; 206 EAGLE LN

Place: Luzerne County Courthouse, 200 N. River St., Wilkes-Barre, PA 18711.

Date: July 22, 2024.

Time: 9:00 a.m.

Elite Revenue Solutions, LLC
Agent for the Luzerne County
Tax Claim Bureau

June 21

NOTICE OF HEARING

IN THE COURT OF COMMON
PLEAS OF LUZERNE COUNTY
ORPHANS' COURT DIVISION

A-9606 OF 2024

IN RE: INVOLUNTARY
TERMINATION OF
PARENTAL RIGHTS

IN THE MATTER OF THE
ADOPTION OF MINOR MALE
CHILD L.J.H., D.O.B.
NOVEMBER 29, 2013

TO: UNKNOWN FATHER

A Petition has been filed asking the Court to allow the adoption of your children. The Court has set a hearing to consider ending your rights to your child and allowing adoption. That hearing will be held at Orphans' Court, Brominski Building, 113 North Street, Wilkes-Barre, Lu-

THE LUZERNE LEGAL REGISTER

zerne County, Pennsylvania, June 12, 2024, at 11:30 a.m. If you do not appear at this hearing, the Court may decide that you are not interested in retaining any rights to your child. And your failure to appear may affect the Court's decision on whether to end your rights to your children. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your children may be ended by the Court without your being present. You are to contact counsel listed below to obtain a copy of said Petition. You have a right to be represented at the hearing by a lawyer.

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

NORTH PENN LEGAL SERVICES

33 North Main St.
Pittston, PA 18640
(570) 299-4100

- or -

21 N. Church Street
Hazleton, PA 18201
(570) 455-9511

BY THE COURT:

MEGAN P. MAGUIRE,
ESQUIRE

Atty. ID. #53926
590 Rutter Avenue
Kingston, PA 18704
(570) 288-7799
Fax: (570)288-7798

June 21

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE

—
COURT OF COMMON PLEAS
LUZERNE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW

—
NO. 202203974
—

WELLS FARGO BANK,
NATIONAL ASSOCIATION, NOT
IN ITS INDIVIDUAL OR
BANKING CAPACITY, BUT
SOLELY AS TRUSTEE ON
BEHALF OF THE LAKE
COUNTRY MORTGAGE LOAN
TRUST 2006-HE1

Plaintiff

v.

KERRIE ROZELLE HILBERT, IN
HER CAPACITY AS HEIR OF
JACQUE E. ROZELLE ET AL.

Defendants

—
COMPLAINT IN
MORTGAGE FORECLOSURE
—

To: UNKNOWN HEIRS, SUCCESSIONS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS, CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER JACQUE E. ROZELLE, Defendant(s), 1241 MAIN STREET, SWOYERSVILLE, PA 18704

You are hereby notified that Plaintiff, WELLS FARGO BANK, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL OR BANKING CAPACITY, BUT SOLELY AS TRUSTEE ON BEHALF OF THE LAKE COUNTRY MORTGAGE LOAN TRUST 2006-HE1, has filed a Mortgage Foreclosure

THE LUZERNE LEGAL REGISTER

Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of LUZERNE County, PA docketed to No. 202203974, seeking to foreclose the mortgage secured on your property located, 1241 MAIN STREET, SWOYERSVILLE, PA 18704.

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.

North Penn Legal Services, Inc.

33 N. Main Street
Suite 200
Pittston, PA 18640
(570) 299-4100
(855) 236-6405 (toll free)
(570) 824-0001 (fax)

- or -

101 West Broad Street
Suite 713
Hazleton, PA 18201
(570) 455-9512
(877) 515-7628 (toll free)
(570) 455-3625 (fax)

Servicios Legales de
North Penn, Inc.

33 la Calle Main del Norte
Oficina 200
Pittston, PA 18640
(570) 299-4100
(855) 236-6405
(Llamada gratuita)
(570) 824-0001 (fax)

- or -

101 la Calle Broad del Oeste
Oficina 713
Hazleton, PA 18201
(570) 455-9512
(877) 515-7628
(Llamada gratuita)
(570) 455-3625 (fax)

TROY FREEDMAN,
ESQUIRE
ID No. 85165
ROBERTSON, ANSCHUTZ,
SCHNEID, CRANE &
PARTNERS, PLLC

A Florida professional
limited liability company
Attorneys for Plaintiff

133 Gaither Drive
Suite F
Mt. Laurel, NJ 08054
(855) 225-6906

June 21

THE LUZERNE LEGAL REGISTER

PETITION FOR
CHANGE OF NAME

NOTICE IS HEREBY GIVEN that on June 13, 2024, the Petition of Jose Michel Zapata, was filed in the Court of Common Pleas of Luzerne County, No. 06505 of 2024, praying for a Decree to Change his name to Joce Mikael Carter.

The Court has fixed August 12, 2024 at 1 p.m., Luzerne County Courthouse, 200 North River Street, Wilkes-Barre, Pennsylvania 18711, as the time and place for the hearing on said Petition, when and where all interested may appear and show cause why the prayer of the said Petitioner should not be granted.

June 21

PETITION FOR
CHANGE OF NAME

NOTICE IS HEREBY GIVEN that on June 13, 2024, the Petition of Michael Gerardi on behalf of Vayda Lorraine Kozemko, was filed in the Court of Common Pleas of Luzerne County, No. 06330 of 2024, praying for a Decree to Change her name to Vayda Lorraine Gerardi. The Court has fixed August 6, 2024

at 9:30 a.m., Orphans' Court, Brominski Building, 3rd Floor, 113 West North Street, Wilkes-Barre, Pennsylvania 18711, as the time and place for the hearing on said Petition, when and where all interested may appear and show cause why the prayer of the said Petitioner should not be granted.

June 21

NOTICE

NOTICE IS HEREBY GIVEN that Dominique Shea, of 11 Creekside Drive, Wilkes-Barre, Pennsylvania 18702 filed and received approval from the Office of the Secretary of the Commonwealth of Pennsylvania, Harrisburg, Pennsylvania on May 13, 2024, its application for a certificate to do business under an assumed of fictitious name of:

CRAFTY BEANS CO.

with its principal Pennsylvania place of business at: 294 Main Street, Dupont, Pennsylvania 18641.

ERIK N. DINGLE, ESQUIRE
458 Wyoming Avenue
Kingston, PA 18704
(570) 718-1313

June 21



HOURS

Daily

8:30 A.M. – 4:00 P.M.

**The Law Library is OPEN to
W-BLLA Members 24/7.**

To be Vetted by the Sheriff's Office for
specific After hours Courthouse
Building Access, submit the Form on
the next page whenever access is
necessary.



**W-BLLA MEMBERS REQUEST TO BE VETTED FOR
AFTER HOURS COURTHOUSE BUILDING ACCESS
FOR USE OF THE LAW LIBRARY**

**SUBMIT THIS REQUEST TO THE
LUZERNE COUNTY SHERIFF'S DEPARTMENT
SEND TO: eugene.gurnari@luzernecounty.org**

YOUR NAME: _____

SUPREME COURT I.D. #: _____ TEL # _____

EMAIL ADDRESS: _____

OFFICE ADDRESS: _____

**PLEASE STATE SPECIFICALLY THE DATES FOR THE
NIGHT TIME OR WEEKEND
AFTER HOUR ACCESS BEING REQUESTED:**

(The Sheriff's Department will let you know if your request for After Hours Access to the Building is granted and for the time period it has been granted for. Your Library Access Card will then be programmed to let you into the building for this period of time so that you may have After Hours Access).



PERIODICAL PUBLICATION

*** Dated Material. Do Not Delay. Please Deliver Before Monday, June 24, 2024**