

**Regular Sales Scheduled:**

56

**Timeshares Scheduled**

0

**Total Sales Scheduled:**

56

**Regular Sales To Be Sold:**

30

**Timeshares To Be Sold:**

0

**Total Sales To Be Sold:**

30

**NOTICE TO EXECUTION CREDITORS AND BIDDERS AT SHERIFF’S SALE**

The Sheriff’s Office is hereby providing to you the most current information as of the below date concerning this month’s Sheriff’s Sales. This information is always subject to change, up and until the time that the property you are interested in may be sold at the Sheriff’s Sale. The Sheriff shall not be liable for any loss of damage as a result of information which may be contained herein and/or which may be changed thereafter concerning a particular property scheduled for sale.

Sheriff of Monroe County

## Notice to Tax Collectors, Municipalities, POA's and Sewer/Water/Garbage Companies

If you find a property in your bailiwick for which taxes or fees are due and you would like the Sheriff's Office to include those amount(s) in costs you may voluntarily submit the amount(s) to our office no later than 14 days prior to sale.  
You may submit these amounts by any one of the following means:

Regular mail to:

Monroe County Sheriff's Office, C/O Real Estate Division, 610 Monroe Street, Stroudsburg, PA 18360

Email at:

[Real.estate.division@monroecountypa.gov](mailto:Real.estate.division@monroecountypa.gov)

Fax to:

(570) 517-3870/Attn: Real Estate

### Requirements for all submissions:

- We must receive the amount(s) from you no later than 08/14/2025
- You must include the date of sale which you are submitting figures for on the request.
- If multiple amounts are listed on the request, you must circle or highlight the amount you want collected.

ALL OF THE ABOVE ARE **REQUIRED**. IF ANY REQUIREMENTS ARE NOT MET THE AMOUNT YOU PROVIDED WILL NOT BE INCLUDED IN SHERIFF'S COSTS.

ADDITIONALLY, IF AT ANY TIME YOU ACCEPT A PAYMENT TOWARDS A FEE YOU HAVE PROVIDED WE MUST BE NOTIFIED **IMMEDIATELY** SO WE CAN ADJUST OUR COSTS.

TO ACCESS PROPERTY ASSESMENT INFORMATION FOR MONROE COUNTY BY PARCEL NUMBER CLICK THIS LINK

[http://agencies.monroecountypa.gov/monroeepa\\_prod/search/commonsearch.aspx?mode=parid](http://agencies.monroecountypa.gov/monroeepa_prod/search/commonsearch.aspx?mode=parid)

AUGUST 28, 2025 SHERIFF SALES OF REAL PROPERTY

Clerk	Defendant	Status	Sheriff Number	Court Case	Parcel Number	Township	Attorney	Opening Bid	If No Bidding Plaintiff's Amount due or refund
KW	264 CHESTNUT RD HOLDINGS LLC	BANKRUPTCY	T47230	943 CIVIL 2024	19.111684	Tobyhanna	SARAH A ELIA		
KW	267 SCENIC DR HOMES LLC		T46938	1578 CIVIL 2023	19.89309	Tobyhanna	NATALIE PAUL	\$32,681.99	DUE: \$31,335.63
KL	738 RT 196 HOLDINGS LLC		T47246	606 CIVIL 2024	03.3.1.24	Coolbaugh	SCOTT SHECTMAN	\$49,001.47	DUE: \$47,981.50
BB	ABUSIO, ANTHONY ARTHUR , SR	POSTPONED TO DECEMBER 4, 2025	T47566	6090 CIVIL 2024	14.3C.2.1	Price	CIERRA MENDEZ		
KL	ACE, JAMES		T47496	7397 CIVIL 2024	07.12.4.55-2	Hamilton	GERALDINE M LINN	\$6,355.31	DUE: \$4,482.42
AM	BONELLIS, MICHELLE	POSTPONED TO OCTOBER 30, 2025 PER COURT ORDER	T47436	5893 CIVIL 2024	17.4.5.7	Stroud	ED E QAQISH		
KW	BUTTS, MICHAEL G.		T47470	6823 CIVIL 2024	07.8.1.56	Hamilton	GERALDINE M LINN	\$5,336.50	DUE: \$3,443.23
BB	CABRAL, KLINTON A. , JR	STAYED	T47574	1906 CIVIL 2024	17.15D.1.86	Stroud	ED E QAQISH		
BB	CATES, REGINALD		T47570	4683 CIVIL 2025	20.96341	Tunkhannock	CIERRA MENDEZ	\$17,064.51	DUE: \$12,405.80
KW	CLARK, ALICIA CORIN	STAYED	T47421	3987 CIVIL 2024	03.7G.2.65	Coolbaugh	ED E QAQISH		
KL	DENNIS, KIRK M	BANKRUPTCY	T47175	5661 CIVIL 2020	12.96701	Pocono	PERRY RUSSELL		
BB	DONLAN, LUCAS D.		T47471	4740 CIVIL 2024	09.5.1.8-1	Middle Smithfield	DANIEL J CAPECCI	\$5,155.38	DUE: \$3,258.49
BB	EDEL, DINA M.	POSTPONED TO DECEMBER 4, 2025 PER COURT ORDER PENDING BANKRUPTCY RELIEF	T46916	3854 CIVIL 2023	13.96004	Polk	ROBERT W WILLIAMS		
KL	ELIS HOLDINGS LLC,	POSTPONED TO OCTOBER 30, 2025	T47571	567 CIVIL 2025	03.4E.1.68	Coolbaugh	MICHAEL J SHAVEL		
AM	ESTEVEZ, ROSEMARIE	POSTPONED TO OCTOBER 30, 2025	T47572	5759 CIVIL 2022	03.14F.2.191	Coolbaugh	NICOLE C RIZZO		
KW	FACELLA, JOAN		T47377	4025 CIVIL 2022	20.3A.2.4	Tunkhannock	SARAH K MCCAFFERY	\$13,544.34	DUE: \$11,815.23
BB	FORD, PETER A.		T47519	7535 CIVIL 2023	03.8C.1.252	Coolbaugh	GERALDINE M LINN	\$7,579.87	DUE: \$2731.47
KW	HUS, DARIUSZ	POSTPONED TO OCTOBER 30, 2025 PER COURT ORDER	T47461	6876 CIVIL 2024	02.6D.1.44	Chestnuthill	CAROLYN T		
BB	JASMINE HOMES,		T47249	5835 CIVIL 2023	20.116814	Tunkhannock	MICHAEL J. PALUMBO	\$34,340.23	DUE: \$33,027.03
KW	KALAPACH, WILLIAM G.		T47441	4324 CIVIL 2022	14.5A.2.2	Price	ED E QAQISH	\$6,226.88	DUE: \$4,351.42
BB	LATTANZIO, STEPHANIE MARIE	POSTPONED TO SEPTEMBER 25, 2025	T47523	1667 CIVIL 2022	14.8D.1.44	Price	GERALDINE M LINN		
KL	M1 HOLDINGS LLC,		T47435	5505 CIVIL 2024	03.8B.1.82	Coolbaugh	JANET L GOLD	\$8,838.04	DUE: \$7,014.80
AM	M14 HOLDINGS LLC,		T47432	5503 CIVIL 2024	03.8C.1.422	Coolbaugh	JANET L GOLD	\$10,465.77	DUE: \$8,675.09

AUGUST 28, 2025 SHERIFF SALES OF REAL PROPERTY

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BB	M14 HOLDINGS LLC,		T47434	5519 CIVIL 2024	03.8E.1.534	Coolbaugh	JANET L GOLD	\$8,992.28	DUE: \$7,172.13
KL	M14 HOLDINGS LLC,		T47431	5501 CIVIL 2024	03.9C.1.169	Coolbaugh	JANET L GOLD	\$6,687.89	DUE: \$4,821.65
KW	M14 HOLDINGS LLC,		T47433	5510 CIVIL 2024	03.9B.1.83	Coolbaugh	JANET L GOLD	\$8,657.39	DUE: \$6,830.54
KW	MANCINI, MARSHA		T47169	6462 CIVIL 2023	02.9.1.25-1	Chestnuthill	NICOLE C RIZZO	\$7,861.33	DUE: \$6,018.56
BB	MARTOCCI, THOMAS		T47316	1150 CIVIL 2019	13.10B.2.14	Polk	ROGER FAY	\$8,180.03	DUE: \$6,987.00
KL	MEHER REAL ESTATE INVESTMENTS LLC		T47228	1593 CIVIL 2023	03.8C.1.28	Coolbaugh	ROBERT P WENDT	\$10,075.70	DUE: \$8,277.21
BB	MENDEZ, MELANIE M	POSTPONED TO OCTOBER 30, 2025	T47564	8650 CIVIL 2024	09.14B.4-2.27;09.14B.4-2.31;09.14B.4-2.34	Middle Smithfield	ED E QAQISH		
KL	MOORE, CANDACE S		T46756	1911 CIVIL 2019	16.98503	Smithfield	STEPHEN PANIK	\$14,090.02	DUE: \$12,371.82
AM	MUNGRO, WILFRED L.	STAYED	T47285	1957 CIVIL 2018	17.87226	Stroudsburg	DANIELLE M DILEVA		
BB	NJ WHOLESALE PRO LLC,		T47418	1188 CIVIL 2024	09.5A.1.30	Middle Smithfield	CAROLINE P APRAHAMIAN	\$12,451.78	DUE: \$10,700.00
BB	OBENG, KOFI	BANKRUPTCY	T47231	2832 CIVIL 2023	09.86798	Middle Smithfield	ALISON HART BRAFMAN		
AM	OSPA, LARRY J.	BANKRUPTCY	T47505	6727 CIVIL 2023	18.3.1.4.29	Stroudsburg	JEROME BLANK		
KW	OUKO, JULIUS P.		T47530	5675 CIVIL 2019	17.91091	Stroud	MATTHEW FALLINGS	\$9,842.46	DUE: \$5,039.31
BB	PINSKER, MITCHELL ALAN		T47430	4660 CIVIL 2024	03.7J.1.65	Coolbaugh	CIERRA MENDEZ	\$4,812.57	DUE: \$2,908.82
BB	PORTER, JEFFREY		T46639	7593 CIVIL 2022	02.6C.1.2	Chestnuthill	FRANK TROVATO	\$22,841.79	DUE: \$21,298.63
KW	REACHING OUT FOR JESUS,		T47569	3319 CIVIL 2024	02.3.1.1-1; 02.4.1.81	Chestnuthill	RICHARD BRENT SOMACH	\$2,791.28	REFUND: \$2,152.89
KW	RIDDLE, CHAD M.	POSTPONED TO SEPTEMBER 25, 2025	T47550	3468 CIVIL 2023	07.1.1.33	Hamilton	GREGORY JAVARDIAN		
BB	ROACH, CHARLES		T47131	3184 CIVIL 2017	20.96378	Tunkhannock	KATHERINE M WOLF	\$7,436.37	DUE: \$5,585.10
KW	RUSC, EDWARD	BANKRUPTCY	T47165	6841 CIVIL 2023	02.6A.1.4	Chestnuthill	PATRICK J WESNER		
AM	RYDER, ELIZABETH	STAYED	T47568	650 CIVIL 2023	03.7D.1.100	Coolbaugh	ROBERT FLACCO		
KL	SANTORY, ANATASIA		T47524	5521 CIVIL 2024	03.8D.1.228	Coolbaugh	MATTHEW FALLINGS	\$4,858.64	REFUND: \$44.19
KW	SIMPSON, MELVILLE W.	POSTPONED TO SEPTEMBER 25, 2025	T47573	6446 CIVIL 2024	08.8737	Jackson	JEROME BLANK		

AUGUST 28, 2025 SHERIFF SALES OF REAL PROPERTY

Clerk	Defendant	Status	Sheriff Number	Court Case	Parcel Number	Township	Attorney	Opening Bid	If No Bidding Plaintiff's Amount due or refund
KL	SOMMERS, CATHIE		T47508	5323 CIVIL 2023	02.14B.1.201	Chestnuthill	GERALDINE M LINN	\$5,308.97	DUE: \$415.15
KL	SPREWELL, PRENTICE L		T46439	4198 CIVIL 2018	17.15F.1.66	Stroud	STEPHEN PANIK	\$9,109.66	DUE: \$7,291.85
AM	STEWART, GLEN G.	STAYED DUE TO BANKRUPTCY	T47460	4558 CIVIL 2024	12.6.2.35-2	Pocono	MATTHEW FALLINGS		
KL	STEWART, JOLENA CHANTE		T47468	6088 CIVIL 2024	03.8A.1.185	Coolbaugh	JARED M GREENBERG		
KL	SUGAR, MARVESE Y.		T47567	3391 CIVIL 2024	13.10C.2.7	Polk	CAROLYN TREGLIA	\$4,254.35	REFUND: \$660.56
AM	TURINSKY, THOMAS P.	POSTPONED TO OCTOBER 30, 2025 PER COURT ORDER PENDING BANKRUPTCY RELIEF	T47364	2154 CIVIL 2024	08.7B.1.107	Jackson	NICOLE C RIZZO		
BB	WEEKS, TERRANCE	STAYED DUE TO BANKRUPTCY	T47450	6494 CIVIL 2017	09.96925	Middle Smithfield	JEROME BLANK		
KW	WILLIAMSON, CONROY	STAYED	T47512	3537 CIVIL 2024	09.18A.1.94	Middle Smithfield	JILL M FEIN		
AM	WINDER, JOSEPH ADAM	POSTPONED TO OCTOBER 30, 2025	T47529	8307 CIVIL 2023	13.11A.1.72; 13.11A.1.9	Polk	CHRISTOPHER DENARDO	\$5,755.74	DUE: \$870.85
KL	WOLF, ALLISON	POSTPONED TO OCTOBER 30, 2025 PER COURT ORDER PENDING BANKRUPTCY RELIEF	T43277	7682 CIVIL 2019	16.91035	Smithfield	ROBERT J CRAWLEY		
BB	ZICKER, KEVIN T.	POSTPONED TO DECEMBER 4, 2025 PER COURT ORDER PENDING BANKRUPTCY RELIEF	T47438	2013 CIVIL 2022	02.17B.1.208	Chestnuthill	ROBERT W WILLIAMS		

## SHERIFF SALES OF REAL PROPERTY - TIMESHARES ONLY

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