

**Regular Sales Scheduled:**

56

**Timeshares Scheduled**

0

**Total Sales Scheduled:**

56

**Regular Sales To Be Sold:**

12

**Timeshares To Be Sold:**

0

**Total Sales To Be Sold:**

12

**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	POSTPONED TO DECEMBER 4, 2025 PER COURT ORDER PENDING BANKRUPTCY RELIEF	T47230	943 CIVIL 2024	19.111684	Tobyhanna	SARAH A ELIA		
KW	267 SCENIC DR HOMES LLC	POSTPONED TO SEPTEMBER 25, 2025 PER COURT ORDER	T46938	1578 CIVIL 2023	19.89309	Tobyhanna	NATALIE PAUL		
KL	738 RT 196 HOLDINGS LLC	SOLD TO THIRD PARTY	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	SOLD TO THIRD PARTY	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.	POSTPONED TO OCTOBER 30, 2025 PER COURT ORDER	T47470	6823 CIVIL 2024	07.8.1.56	Hamilton	GERALDINE M LINN		
BB	CABRAL, KLINTON A. , JR	STAYED	T47574	1906 CIVIL 2024	17.15D.1.86	Stroud	ED E QAQISH		
BB	CATES, REGINALD	SOLD TO THIRD PARTY	T47570	4683 CIVIL 2022	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	SOLD TO PLAINTIFF	T47175	5661 CIVIL 2020	12.96701	Pocono	PERRY RUSSELL	\$10,413.40	DUE: \$8,621.67
BB	DONLAN, LUCAS D.	POSTPONED TO SEPTEMBER 25, 2025	T47471	4740 CIVIL 2024	09.5.1.8-1	Middle Smithfield	DANIEL J CAPECCI		
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	POSTPONED TO OCTOBER 30, 2025 PER COURT ORDER	T47377	4025 CIVIL 2022	20.3A.2.4	Tunkhannock	SARAH K MCCAFFERY		
BB	FORD, PETER A.	POSTPONED TO SEPTEMBER 25, 2025 PENDING BANKRUPTCY RELIEF	T47519	7535 CIVIL 2023	03.8C.1.252	Coolbaugh	GERALDINE M LINN		
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,	POSTPONED TO SEPTEMBER 25, 2025 PER COURT ORDER	T47249	5835 CIVIL 2023	20.116814	Tunkhannock	MICHAEL J. PALUMBO		
KW	KALAPACH, WILLIAM G.	POSTPONED TO OCTOBER 30, 2025 PER COURT ORDER	T47441	4324 CIVIL 2022	14.5A.2.2	Price	ED E QAQISH		
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,	POSTPONED TO OCTOBER 30, 2025 PER COURT ORDER	T47435	5505 CIVIL 2024	03.8B.1.82	Coolbaugh	JANET L GOLD		
KL	M14 HOLDINGS LLC,	POSTPONED TO OCTOBER 30, 2025 PER COURT ORDER	T47431	5501 CIVIL 2024	03.9C.1.169	Coolbaugh	JANET L GOLD		

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
AM	M14 HOLDINGS LLC,	POSTPONED TO OCTOBER 30, 2025 PER COURT ORDER	T47432	5503 CIVIL 2024	03.8C.1.422	Coolbaugh	JANET L GOLD		
KW	M14 HOLDINGS LLC,	POSTPONED TO OCTOBER 30, 2025 PER COURT ORDER	T47433	5510 CIVIL 2024	03.9B.1.83	Coolbaugh	JANET L GOLD		
BB	M14 HOLDINGS LLC,	POSTPONED TO OCTOBER 30, 2025 PER COURT ORDER	T47434	5519 CIVIL 2024	03.8E.1.534	Coolbaugh	JANET L GOLD		
KW	MANCINI, MARSHA	SOLD TO THIRD PARTY	T47169	6462 CIVIL 2023	02.9.1.25-1	Chestnuthill	NICOLE C RIZZO	\$7,861.33	DUE: \$6,018.56
BB	MARTOCCI, THOMAS	POSTPONED TO OCTOBER 30, 2025 PER COURT ORDER	T47316	1150 CIVIL 2019	13.10B.2.14	Polk	ROGER FAY		
KL	MEHER REAL ESTATE INVESTMENTS LLC	SOLD TO PLAINTIFF	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	SOLD TO THIRD PARTY	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,	SOLD TO PLAINTIFF	T47418	1188 CIVIL 2024	09.5A.1.30	Middle Smithfield	CAROLINE P APRAHAMIAN	\$12,451.78	DUE: \$10,700.00
BB	OBENG, KOFI	POSTPONED TO SEPTEMBER 25, 2025 PER COURT ORDER PENDING BANKRUPTCY RELIEF	T47231	2832 CIVIL 2023	09.86798	Middle Smithfield	ALISON HART BRAFMAN		
AM	OSPA, LARRY J.	STAYED DUE TO BANKRUPTCY	T47505	6727 CIVIL 2023	18.3.1.4.29	Stroudsburg	JEROME BLANK		
KW	OUKO, JULIUS P.	POSTPONED TO OCTOBER 30, 2025	T47530	5675 CIVIL 2019	17.91091	Stroud	MATTHEW FALLINGS		
BB	PINSKER, MITCHELL ALAN	STAYED	T47430	4660 CIVIL 2024	03.7J.1.65	Coolbaugh	CIERRA MENDEZ		
BB	PORTER, JEFFREY	STAYED	T46639	7593 CIVIL 2022	02.6C.1.2	Chestnuthill	FRANK TROVATO		
KW	REACHING OUT FOR JESUS,	SOLD TO PLAINTIFF	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	POSTPONED TO DECEMBER 4, 2025 PER COURT ORDER	T47131	3184 CIVIL 2017	20.96378	Tunkhannock	KATHERINE M WOLF		
KW	RUSC, EDWARD	POSTPONED TO OCTOBER 30, 2025 PER COURT ORDER PENDING BANKRUPTCY RELIEF	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	POSTPONED TO OCTOBER 30, 2025	T47524	5521 CIVIL 2024	03.8D.1.228	Coolbaugh	MATTHEW FALLINGS		
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	SOLD TO THIRD PARTY	T47508	5323 CIVIL 2023	02.14B.1.201	Chestnuthill	GERALDINE M LINN	\$5,308.97	DUE: \$415.15
KL	SPREWELL, PRENTICE L	POSTPONED TO SEPTEMBER 25, 2025 PER COURT ORDER	T46439	4198 CIVIL 2018	17.15F.1.66	Stroud	STEPHEN PANIK		
AM	STEWART, GLEN G.	STAYED DUE TO BANKRUPTCY	T47460	4558 CIVIL 2024	12.6.2.35-2	Pocono	MATTHEW FALLINGS		
KL	STEWART, JOLENA CHANTE	SOLD TO PLAINTIFF	T47468	6088 CIVIL 2024	03.8A.1.185	Coolbaugh	JARED M GREENBERG	\$4,897.55	DUE: \$2,995.50
KL	SUGAR, MARVESE Y.	SOLD TO PLAINTIFF	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		
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		

AUGUST 28, 2025

SHERIFF SALES OF REAL PROPERTY - TIMESHARES ONLY

Clerk	Defendant	Status	Sheriff Number	Court Case	Parcel Number	Debt Amount	Attorney	Opening Bid	If No Bidding Plaintiff's Amount due or refund