

LORAIN COUNTY SHERIFF SALES
CIVIL DIVISION

Appraisal Date: 12/04/09
Sale Date: 01/13/10

Sorted By Case Number

All Sheriff Sales are advertised in either the Lorain Morning Journal or the Elyria Chronicle Telegram every Friday. Real Estate located in the Northern half of the County is advertised in the Morning Journal and real estate located in the Southern half of the County is advertised in the Elyria Chronicle Telegram. All care is taken to ensure the accuracy of the sale information, however we cannot control the information provided to us. Be advised that a property listed below may **NOT** be auctioned on the designated day due to various reasons.

SHERIFF ASSUMES NO LIABILITY FOR ERRONEOUS INFORMATION

REVISED: 01/28/10 8:19:52AM SALE DATE 01/13/10

Case Number	Property Address	Plaintiff Vs Defendant	Appraisal Amount	Starting Bid	Sale Price
04CV140544	WELLS FARGO * 1515 WEST 22ND STREET	LORAIN Vs KENNETH JACKSON AKA KENNETH JAY JACKSON, ET AL.	\$33,000.00	\$22,000.00	Sale Cancelled
			02-02-025-124-011		DENNIS REIMER Attorney
07CV150139	CHASE HOME FINANCE, LLC 1234 NEW MEXICO AVENUE	LORAIN Vs WILFREDO GUZMAN AND CHALOTTE A. GUZMAN, ET AL.			Sale Cancelled
			03-00-056-102-021		LERNER SAMPSON & ROTHFUSS Attorney
07CV151379	MIDFIRST BANK 755 16TH STREET	ELYRIA Vs QUINN A ALLGOOD, ET AL	\$99,000.00	\$66,000.00	Sale Cancelled
			10-00-003-103-010		MANLEY DEAS KOCHALSKI Attorney
07CV152988	SFJV 2005, LLC 38518 MISTY MEADOW TRAIL	NORTH RIDGEVILLE Vs MATTHEW J HILL ET AL	\$189,000.00	\$126,000.00	\$126,000.00
			07-00-043-104-032		LERNER SAMPSON & ROTHFUSS Attorney
07CV153768	DEUTSCHE BANK * 4306 JENEE DRIVE	LORAIN Vs MIGUEL FONSECA AND KETTY FONSECA, ET AL.	\$180,000.00	\$120,000.00	\$120,000.00
			02-02-010-000-090		LERNER SAMPSON & ROTHFUSS Attorney
08CV155415	THE CIT GROUP/CONSUMER * 341 KENYON AVE.	ELYRIA Vs MARK A. WILLIAMS, ET AL	\$45,000.00	\$30,000.00	\$30,000.00
			06-25-075-102-014		LIKENS & BLOMQUIST Attorney
08CV157730	U.S. BANK N.A. 3365 CONCORD CIRCLE	AVON Vs JEFFREY K. LEHMAN, ET AL	\$297,000.00	\$198,000.00	Sale Cancelled
			04-00-026-109-081		LERNER SAMPSON & ROTHFUSS Attorney
08CV157837	BELTWAY CAPITAL, LLC 922 WEST 21ST STREET	LORAIN Vs RUTH PHILLIPS, ET AL.	\$42,000.00	\$28,000.00	\$39,000.00
			02-01-006-146-020		MANLEY DEAS KOCHALSKI Attorney
08CV158009	EQUITY TRUST COMPANY 47581 STATE ROUTE 20	OBERLIN Vs LOUIS E. KISH, ET AL	\$90,000.00	\$60,000.00	\$60,000.00
			14-00-029-000-008		JOHN CURTIS ALBERTI Attorney
08CV158152	BANK OF NEW YORK 579 HAZELWOOD DRIVE	VERMILION Vs PEGGY L. GALLION, ET AL.			Sale Cancelled
					REISENFELD & ASSOCIATES Attorney

			Appraisal Amount	Starting Bid	Sale Price
08CV158183			\$60,000.00	\$40,000.00	\$43,000.00
*BANK OF NEW YORK 211 WEST 35TH STREET	LORAIN	Vs JAMES T PUCKETT, AKA JAMES TAYLOR PUCKETT, ET AL 02-01-003-242-005			REISENFELD & ASSOCIATES Attorney
08CV158429			\$129,000.00	\$86,000.00	Sale Cancelled
LITTON LOAN SERVICING L.P. 328 NORTH PROSPECT STREET	OFERLIN	Vs CLARENCE WARFIELD AKA CLARENCE RYAN WARFIELD ET AL 09-00-074-103-054			LERNER SAMPSON & ROTHFUSS Attorney
08CV159023			\$42,000.00	\$28,000.00	\$56,770.00
WELLS FARGO BANK, * 6251 WEST RIVER ST.,SOUTH	ELYRIA	Vs JASON W. CASS, ET AL 06-24-010-105-043 06-24-010-105-044			MANLEY DEAS KOCHALSKI Attorney
08CV159166			\$132,000.00	\$88,000.00	\$105,000.00
* COUNTRYWIDE HOME LOANS 34863 CHESTNUT RIDGE ROAD	NORTH RIDGEVILLE	Vs CHRISTINA ELY ET AL 07-00-014-103-203			CARLISLE MCNELLIE & RINI Attorney
08CV159460	Minimum Bid \$70,100.00				\$72,000.00
CITIMORTGAGE * 12610 SOUTH REED ROAD	GRAFTON	Vs LONZO L. WILLIS, ET AL. 11-00-024-000-044			LERNER SAMPSON & ROTHFUSS Attorney
08CV159693			\$60,000.00	\$40,000.00	Sale Cancelled
* U.S BANK 132 SOUTH STREET	WILLINGTON	Vs JAMES W BRASEE AKA JAMES BRASEE ET AL 18-00-027-111-031			LERNER SAMPSON & ROTHFUSS Attorney
08CV159703			\$99,000.00	\$66,000.00	\$80,000.00
U.S.BANK NATIONAL* 8647 HARRIS DR.	NORTH RIDGEVILLE	Vs ARNOLD WALTERS, ET AL 07-00-014-105-043			LAURITO & LAURITO Attorney
08CV160012			\$120,000.00	\$80,000.00	\$159,615.12
MIDFIRST BANK 6112 EASTVIEW AVE.	NORTH RIDGEVILLE	Vs JEROME J. LIGAS, ET AL 07-00-020-130-031 07-00-020-130-032			MANLEY DEAS KOCHALSKI Attorney
08CV160084			\$117,000.00	\$78,000.00	\$90,000.00
COUNTRYWIDE HOME LOANS * 7285 NOLL DRIVE	NORTH RIDGEVILLE	Vs RICHARD A. PATTON, ET AL 07-00-028-103-054			CARLISLE MCNELLIE & RINI Attorney
09CV160311			\$60,000.00	\$40,000.00	\$40,000.00
WELLS FARGO BANK NA 3414 MCKINLEY STREET	LORAIN	Vs SUSAN G GLASSFORD, ET AL 03-00-046-118-009 03-00-046-118-010			LERNER SAMPSON & ROTHFUSS Attorney
09CV160341			\$69,000.00	\$46,000.00	\$54,000.00
THE BANK OF NEW YORK * 2553 SHAKESPEARE LANE,UNIT NO.30	AVON	Vs DAVID BRANDT, ET AL 04-00-022-801-030			KAMAN & CUSIMANO Attorney
09CV160489			\$189,000.00	\$126,000.00	Sale Cancelled
US BANK * 32596 REDWOOD BOULEVARD	AVON LAKE	Vs RUSSELL L. WEARSCH, ET AL. 04-00-018-181-031			DENNIS REIMER Attorney

			Appraisal Amount	Starting Bid	Sale Price
09CV160574			\$159,000.00	\$106,000.00	\$140,000.00
CITIMORTGAGE INC			Vs	DAVID C MEHALICK AKA DAVID MEHALICK ET AL	
504	ALEXIS DRIVE	ELYRIA	10-00-005-107-635		LERNER SAMPSON & ROTHFUSS Attorney
09CV160721			\$54,000.00	\$36,000.00	Sale Cancelled
*DEUTSCHE BANK NATIONAL TRUST			Vs	LEANNE DAWSON, ET AL	
124	BELL AVENUE	ELYRIA	06-24-026-117-011		LERNER SAMPSON & ROTHFUSS Attorney
09CV160786			\$93,000.00	\$62,000.00	Sale Cancelled
U.S. BANK, N.A.			Vs	MICHAEL J. ZIRNESKIE, JR., ET AL	
33115	CHESTNUT RIDGE RD	NORTH RIDGEVILLE	07-00-009-121-017		LERNER SAMPSON & ROTHFUSS Attorney
09CV161202			\$180,000.00	\$120,000.00	Sale Cancelled
COUNTRYWIDE HOME LOANS SERVICING, L.P.			Vs	ROBERT T. HALAS, ET AL.	
5502	SCHUELLER BOULEVARD	SHEFFIELD VILLAGE	03-00-008-000-056		LAURITO & LAURITO Attorney
09CV161528			Previously appraised at: \$30,000.00	\$20,000.00	\$20,000.00
CITIMORTGAGE, INC SUCCESSOR BY MERGER TO ABN AMRO MORTGAC			Vs	JEAN VAN ARNHEM, AKA JEAN M VAN ARNHEM, ET AL	
1305	WEST 19TH STREET	LORAIN	02-02-025-117-006		LERNER SAMPSON & ROTHFUSS Attorney
09CV161592			\$69,000.00	\$46,000.00	\$46,000.00
WELLS FARGO BANK, N.A.			Vs	TIMOTHY A. HENES, ET AL	
3829	HARVARD DRIVE	LORAIN	03-00-099-107-005		LERNER SAMPSON & ROTHFUSS Attorney
09CV161740			\$75,000.00	\$50,000.00	\$50,000.00
*RBS CITIZENS, NA F/K/A CITIZENS			Vs	LONNIE A TOLLETT JR, ET AL	
262	HILLIARD ROAD	ELYRIA	06-25-032-104-020		JAMES E GORANSON Attorney
09CV161839			\$108,000.00	\$72,000.00	\$72,000.00
*JPMORGAN CHASE BANK			Vs	EVELYN GNUSCHKE ET AL	
174	ELYRIA AVENUE	AMHERST	05-00-024-122-009		WELTMAN WEINBERG & REIS Attorney
09CV162218			\$48,000.00	\$32,000.00	Sale Cancelled
NATIONAL CITY *			Vs	SAMUEL A. FERGUSON, ET AL.	
3358	LEXINGTON AVENUE	LORAIN	02-01-003-225-018		LERNER SAMPSON & ROTHFUSS Attorney
09CV162329					Sale Cancelled
NATIONAL CITY REAL ESTATE SERVICES LLC			Vs	JAMES SEVENY, AKA JAMES H SEVENY, ET AL	
849	ROSEWOOD DRIVE	ELYRIA	06-23-030-106-013		LAURITO & LAURITO Attorney
09CV162360			\$120,000.00	\$80,000.00	\$80,000.00
THIRD FEDERAL SAVINGS *			Vs	ROBERTA J. BOAL-MADEY, ET AL	
6704	WEST RIVER RD.	VERMILION	01-00-017-000-027		CARLISLE MCNELLIE & RINI Attorney
09CV162428			\$45,000.00	\$30,000.00	\$40,000.00
BANK OF AMERICA, N.A.			Vs	ALICE GOULDSBERRY, ET AL.	
4875	SADDLEWOOD DRIVE	SHEFFIELD LAKE	03-00-036-106-008		LERNER SAMPSON & ROTHFUSS Attorney

			Appraisal Amount	Starting Bid	Sale Price
09CV162486			\$99,000.00	\$66,000.00	Sale Cancelled
* BAC HOME LOANS			Vs DANIEL C SCARVELLI ET AL		
9683	MURRAY RIDGE ROAD	ELYRIA	10-00-002-000-038		LERNER SAMPSON & ROTHFUSS Attorney
SALE CANCELLED					
09CV162491			\$33,000.00	\$22,000.00	\$22,000.00
* DEUTSCHE BANK			Vs ROGER RUTTER ET AL		
1228	OBERLIN AVENUE	LORAIN	02-02-026-120-025		MANLY DEAS KOCHALSKI Attorney
09CV162562			\$123,000.00	\$82,000.00	\$82,000.00
LORAIN NATIONAL BANK			Vs HARVEST CLASSIC HOMES LLC, ET AL		
118	SPRINGBROOK CIRCLE	ELYRIA	06-24-014-000-081		KENNETH C CLASON Attorney
09CV162563			\$189,000.00	\$126,000.00	\$146,000.00
* BAC HOME LOANS			Vs DUANE R SPENCE ET AL		
37956	STONEY LAKE DRIVE	NORTH RIDGEVILLE	07-00-042-110-005		CARLISLE MCNELLIE & RINI Attorney
09CV162576			\$189,000.00	\$126,000.00	\$126,000.00
REGIONS BANK			Vs JOSEPH W PARKER, ET AL		
4262	SANTINA WAY	LORAIN	02-02-010-000-142		KEITH WEINER & ASSOCIATES Attorney
09CV162675			\$159,000.00	\$106,000.00	Sale Cancelled
CHASE HOME FINANCE LLC			Vs DARRYL L CAMPBELL, ET AL		
300	SKYLINE DRIVE	ELYRIA	06-24-006-000-056		DENNIS REIMER Attorney
SALE CANCELLED					
09CV162738			\$30,000.00	\$20,000.00	\$20,000.00
JPMC SPECIALTY MORTGAGE LLC			Vs JOSE R. PARADA, ET AL.		
1689	EAST 32ND STREET	LORAIN	03-00-096-104-046		SHAPIRO & VAN ESS Attorney
09CV162759			\$87,000.00	\$58,000.00	\$58,000.00
US BANK NA			Vs KAREN L KELLEY, ET AL		
239	MARSEILLES AVENUE	ELYRIA	06-25-019-109-019		LERNER SAMPSON & ROTHFUSS Attorney
09CV162792			\$81,000.00	\$54,000.00	No Bid
U.S. BANK, N.A.			Vs INDIANA SMITH, ET AL.		
2745	GARFIELD BOULEVARD	LORAIN	03-00-048-109-017		LERNER SAMPSON & ROTHFUSS Attorney
NO BID					
09CV162811			\$195,000.00	\$130,000.00	Sale Cancelled
* BAC HOME LOANS			Vs JOSEPH E MALDONADO ET AL		
37478	SANDY RIDGE DRIVE	NORTH RIDGEVILLE	07-00-033-111-002		LERNER SAMPSON & ROTHFUSS Attorney
SALE CANCELLED					
09CV162825			\$21,000.00	\$14,000.00	\$14,000.00
*DEUTSCHE BANK NATIONAL TRUST			Vs TABITHA M PACKARD, ET AL		
10	SHEAR STREET	ELYRIA	06-24-085-104-027		LERNER SAMPSON & ROTHFUSS Attorney
09CV162910			\$54,000.00	\$36,000.00	Sale Cancelled
JPMORGAN CHASE BANK, NATIONAL ASSOCIATION			Vs VERBLE JONES, ET AL.		
1831-	1833 WEST 21ST STREET	LORAIN	02-02-024-117-057		LERNER SAMPSON & ROTHFUSS Attorney
SALE CANCELLED					

			Appraisal Amount	Starting Bid	Sale Price
09CV162967			\$96,000.00	\$64,000.00	\$64,000.00
*BAC HOME LOAN SERVICING LP			Vs JAMES M MCGUIRE, ET AL		
904 HARTFORD DRIVE	ELYRIA		06-25-027-108-015		CARLISLE MCNELLIE & RINI Attorney
09CV162968			\$51,000.00	\$34,000.00	Sale Cancelled
DEUTSCHE BANK *			Vs DAVID TORRES, ET AL.		
2053 EAST 30TH STREET	LORAIN		03-00-094-102-014		LERNER SAMPSON & ROTHFUSS Attorney
09CV163014			\$39,000.00	\$26,000.00	\$68,067.00
MIDFIRST BANK			Vs LESTER A MURPHY, ET AL		
12578 AVALON DRIVE	EATON TWP		11-00-036-116-011		MANLEY DEAS KOCHALSKI Attorney
09CV163103			\$90,000.00	\$60,000.00	Sale Cancelled
ONEWEST BANK, FSB			Vs WILLIAM COLEMAN ET AL		
876 GEORGIA AVENUE	AMHERST		05-00-036-106-008		DENNIS REIMER Attorney
09CV163434			\$300,000.00	\$200,000.00	Sale Cancelled
* WELLS FARGO BANK			Vs ESTHER P BRUNER ET AL		
12675 BAUMHART ROAD	AMHERST		08-13-012-000-011 08-13-012-000-009		LERNER SAMPSON & ROTHFUSS Attorney
09CV163483			\$90,000.00	\$60,000.00	\$60,000.00
CHASE HOME *			Vs TOBY B. WORKMAN, ET AL.		
761 WEST SHORE BOULEVARD	SHEFFIELD LAKE		03-00-038-119-049		DENNIS REIMER Attorney
09CV163511			\$63,000.00	\$42,000.00	Sale Cancelled
HSBC BANK *			Vs GARY HUFF, ET AL.		
1601 WEST 11TH STREET	LORAIN		02-02-027-119-007		LERNER SAMPSON & ROTHFUSS Attorney
09CV163602			\$42,000.00	\$28,000.00	\$35,000.00
JPMORGAN CHASE BANK, *			Vs SARAH A. HUSKA FKA SARAH A. MCGEE, ET AL		
585 WOODSIDE AVE.	VERMILION		01-00-004-119-013		LERNER SAMPSON & ROTHFUSS Attorney
09CV163625			\$33,000.00	\$22,000.00	\$50,000.00
* U.S BANK			Vs ROBERT A FYE ET AL		
1528 PAINE STREET	LORAIN		03-00-054-103-020		LERNER SAMPSON & ROTHFUSS Attorney
09TX005938		Tax Bid \$1,626.00 Plus Court Costs			Sale Cancelled
LORAIN COUNTY TREASURER			Vs IRIS S DIAN ET AL		
VACANT LAND	COLUMBIA STATION		12-00-021-101-003		JOHN G MORRISSON Attorney
If not sold today - 2nd sale date:	01/27/10				
09TX005939		Tax Bid \$4,915.41 Plus Court Costs			No Bid
LORAIN COUNTY TREASURER			Vs GATEWAY SHOPPING CENTER, LTD, ET AL		
THREE VACANT LOTS	LORAIN		03-00-057-110-039 03-00-057-110-040 03-00-057-110-041		JOHN G MORRISSON Attorney
If not sold today - 2nd sale date:	01/27/10				
09TX005943		Tax Bid \$10,706.69 Plus Court Costs			No Bid
LORAIN COUNTY TREASURER			Vs JEANETTE M AKERS ET AL		
THREE VACANT LOTS	VERMILION		01-00-003-102-039 01-00-003-102-040 01-00-003-102-066		JOHN G MORRISSON Attorney
If not sold today - 2nd sale date:	01/27/10				

Total: 58