

Commonwealth of Massachusetts
Land Court Department
Cases Filed by File Date
Cases Filed : 7/1/18 Through 9/30/18

Case Number	Filed Date	City	Street	Plaintiff	Defendant
18 MISC 000331	07/02/2018	Everett	73A-75A Everett Street	Marc Lindenbaum et al	Miguel Perez et al
18 MISC 000332	07/02/2018	Dartmouth	57 School Street	Erica Styan	Erica Styan Beneficiary of The Knowles Family Real Estate Trust et al
18 MISC 000333	07/03/2018	Medford	83 Medford Street	Rose Muccio et al	Angelo Camerano et al
18 MISC 000334	07/03/2018	Framingham	1 Grant Street	39 Grant Property Holdings, LLC	Howard One Grant, LLC et al
18 MISC 000335	07/03/2018	Quincy	90 Qincy SHore Drive	Yilin Yin	Northeastern Mortgage Company, Inc.
18 MISC 000336	07/03/2018	Eastham	160 Brownell Road	Ronald W. Carbone Trustee of Ron and Rhon Realty Trust et al	Edward Schneiderhan Member of the Eastham Zoning Board of Appeals et al
18 MISC 000337	07/05/2018	Falmouth	Main Street	Wilmington Savings Fund Society, FSB doing business as Christiana Trust, not individually but as Trustee for Hilldale Trust	Marcia R. Nolan
18 MISC 000338	07/05/2018	Lexington	30 Dexter Road	Sara Mannix et al	Michael Barg et al
18 MISC 000339	07/05/2018	Westport	32 Oakland Avenue	CIT Bank, N.A.	Cindy L. Kolesinskas
18 MISC 000342	07/05/2018	Orleans	104 Finlay Road	Cape Cod Five Cents Savings Bank	Nancy Radtke Co-Trustee of the Audrey B. Radtke Revocable Trust et al
18 MISC 000340	07/06/2018	Nantucket	130 Pleasant Street	M. Leonard Lewis Trustee of the Nantucket Trust et al	Judith Wegner Member of the Nantucket Planning Board et al
18 MISC 000341	07/09/2018	Belmont	5 A Street	David Cornetta et al	Pamela Bouvier et al
18 MISC 000343	07/09/2018	Nantucket	130 Pleasant Street	Town of Nantucket, by and through Its Director of Planning and Land Use Services	M. Leonard Lewis Trustee of the Nantucket Trust et al

Commonwealth of Massachusetts
Land Court Department
Cases Filed by File Date
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Case Number	Filed Date	City	Street	Plaintiff	Defendant
18 MISC 000344	07/09/2018	Chatham	75 Federal Street	Stephen J. Kuzma	Town of Chatham Zoning Board of Appeals et al
18 MISC 000345	07/09/2018	Cambridge	255 Lexington Avenue	JPMorgan Chase Bank, N.A.	Homevest Mortgage Corporation
18 MISC 000346	07/09/2018	Boston	16 Hallam Street	Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2005-R10	Ameriquest Mortgage Company et al
18 MISC 000347	07/10/2018	Hull	12 Maple Lane	Don Perry	Hull Zoning Board of Appeals et al
18 MISC 000348	07/10/2018	Marblehead	83 Pleasant Street	Liam Henry James McGeown	Nation One Mortgage Company, Inc. et al
18 MISC 000349	07/10/2018	Cambridge	36-38 Creighton Street	Mary E. Haggerty et al	Elizabeth Tobin et al
18 MISC 000350	07/11/2018	Marshfield	Ferry Street	Patricia M. Gorham	Margaret P. O'Connor
18 MISC 000351	07/12/2018	Beverly	908 Hale Street	GSR Mortgage Loan Trust 2005-R3, Mortgage Pass-Through Certificates, Series 2005-AR3, U.S. Bank National Association, as Trustee	VirtualBank, a Division of Lydian Private Bank
18 MISC 000352	07/12/2018	Framingham	1,11,1	John R. Pasciuti	Arista Development, LLC et al
18 MISC 000353	07/12/2018	Brookfield	25-27 Molasses Hill Road	JPMorgan Chase Bank, N.A.	Peter H. Lescord JR et al
18 MISC 000354	07/12/2018	Needham	37 Central Street	Randolph E. Rogers Trustee of the Margaret R. Hansis Trust	Gregory P. Vara Trustee of the Anne P. Vara Trust et al
18 MISC 000355	07/12/2018	Lynn	5 Ainsworth Place	Francis Ewing JR	Andrew D. Rovaldi et al
18 MISC 000356	07/12/2018	Malden	61 Olive Avenue	Rosemarie Paula Boardman	City of Malden et al

Commonwealth of Massachusetts
Land Court Department
Cases Filed by File Date
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18 MISC 000357	07/13/2018	Cohasset	51 Church Street	Cohasset Historical Society, a Massachusetts non-profit corporation et al	Robert Hawker
18 MISC 000358	07/13/2018	Brockton	115 Chatham Road	Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, not individual capacity, but solely as Trustee for BCAT 2015-14TT	Jeannette Logan
18 MISC 000359	07/13/2018	Revere	17 Walden Street	Janice Stevenson	TND Homes 1 LLC
18 MISC 000360	07/16/2018	Medfield	Main Street	LCB Medfield, LLC	Stephen M. Nolan Member of the Medfield Zoning Board of Appeals et al
18 MISC 000361	07/16/2018	Dracut	60 Old Marsh Mill Road	Pamela A. Page formerly known as Pamela A. Crosley, Trustee	David Page et al
18 MISC 000362	07/16/2018	North Andover	16-18 Harkaway Road	Holly Lalami et al	Timothy Francis et al
18 MISC 000363	07/16/2018	Edgartown	245 Upper Main Street	Courtway Trust et al	Planning Board of the Town of Edgartown et al
18 MISC 000364	07/16/2018	Quincy	142 Centre Street	Prius V Investment Trust LLC	Daniel Denning et al
18 MISC 000365	07/17/2018	Falmouth	Locustfield Road	Lawrence Lynch Realty Corp.	Kenneth H. Foreman Member of the Falmouth Zoning Board of Appeals et al
18 MISC 000366	07/18/2018	Oak Bluffs	30 Circuit Avenue	Donald B. Corner et al	T. Ewell Hopkins, Jr. Member of the Oak Bluffs Planning Board et al
18 MISC 000367	07/19/2018	Boston	4 Liberty Square	Summit Farm Solar, LLC et al	Planning Board for the Town of New Braintree, Massachusetts et al

Commonwealth of Massachusetts
Land Court Department
Cases Filed by File Date
Cases Filed : 7/1/18 Through 9/30/18

Case Number	Filed Date	City	Street	Plaintiff	Defendant
18 MISC 000368	07/19/2018	Upton	19 Rockdale Hill Circle	Deutsche Bank National Trust Company, as Trustee for Argent Securities Inc., Asset-Backed Pass-Through Certificates, Series 2006-W4	Argent Mortgage Company, LLC et al
18 MISC 000369	07/19/2018	Boston	2451 Washington Street	2451 Washington LLC	Pena Realty Corporation formerly known as Coldwell Banker Pena Realty Corporation
18 MISC 000370	07/20/2018	Westwood	545 Oak Street	Bank of America, N.A.	Guaranty Residential Lending, Inc., as Successor to Knutson Mortgage Corporation
18 MISC 000371	07/20/2018	Needham	219 Brookline Street	Bank of America, N.A.	New England Home Mortgage, LLP
18 MISC 000372	07/20/2018	Framingham	1329 Old Worcester Road	Sic Chee Tam et al	GMAC Mortgage Corporation also known as GMAC Mortgage, LLC
18 MISC 000373	07/23/2018	Fall River	37 O'Grady Street	Bank of America, N.A.	American Home Mortgage doing business as American Brokers Conduit
18 MISC 000374	07/23/2018	Sudbury	20 Robert Best Road	Bank of America, N.A.	Encore Credit Corp.
18 MISC 000375	07/23/2018	Malden	Parsonage Road	Qiao Juan Gao et al	Carlos P. DaSilva et al
18 MISC 000376	07/24/2018	Woburn	8 Mikaila Way	Wilmington Savings Fund Society, FSB, doing business as Christiana Trust not in its individual capacity but solely as Trustee of Broughman Fund I Trust	Ze Jun Chai also known as Julie Chai
18 MISC 000377	07/24/2018	North Reading	1 Erwin Road	Kathleen L. Spagnolo	Mortgage Electric Registration System Inc. et al
18 MISC 000378	07/25/2018	Middleton	20 Acorn Street	Alison Bastable	Curtis H. Rogers et al
18 MISC 000379	07/25/2018	Waltham	117 Summer Street	Henry J. Merola	Marianne V. Merola

Commonwealth of Massachusetts
Land Court Department
Cases Filed by File Date
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Case Number	Filed Date	City	Street	Plaintiff	Defendant
18 MISC 000380	07/25/2018	Waltham	114 Church Street	Henry J. Merola et al	Marianne V. Merola
18 MISC 000381	07/25/2018	Boston	1280 Massachusetts Avenue	Walter Fusiek	Alva-Mora, LLC et al
18 MISC 000382	07/25/2018	Barnstable	209 Hansel Howard Road	Edward F. Burnham also known as Ward F. Burnham	Brenda T. Meringolo Co-Executor of the Estate of Edward P. Burnham et al
18 MISC 000383	07/26/2018	Provincetown	5 Priscilla Alden Street	Mitchell Douglas Baker et al	DDM Properties, LLC
18 MISC 000384	07/26/2018	Boston	98 & 104 Baker Street	Kenya Scott	Nikollaq Topi et al
18 MISC 000385	07/26/2018	Norfolk	123 Seekonk Street	Michael Brogan doing business as Run & Gun Ranch	Town of Norfolk et al
18 MISC 000386	07/26/2018	Watertown	10-12 North Beacon Court	Vincent J. Salese	Marcelo E. Barrionuevo
18 MISC 000387	07/26/2018	Newton	36-38 Saco Street	Donna M. Slifka Individually and as trustee of A.S.D. Realty Trust	Alfred S. Defazio JR
18 MISC 000388	07/26/2018	Braintree	290 Wood Road	Wood on Wood Road Inc.	Stephen Karl Member of the Braintree Zoning Board of Appeals et al
18 MISC 000389	07/26/2018	Wareham	5 Fairview Lane	Citibank, N.A.	Irma M. Barce Individually and as Personal Rep. of the Est. of Elmer A. Barce and as Trustee of the Barce Family Trust, Michael Sullivan, as personal representative of the Estate of Elmer A. Barce, Christine L. Barce, and Cynthia A. Bierdevicz et al
18 MISC 000390	07/27/2018	Northampton	8 Bixby Court	Federal National Mortgage Association	Jonathon H. Podolsky et al
18 MISC 000391	07/27/2018	Essex	1 Laurel Lane/0 Southern Avenue	Ralph W. Drinkwater Trustee of Drinkwater Essex Realty Trust	Town of Essex
18 MISC 000392	07/30/2018	Georgetown	61 Bailey Lane	Matthew Zega et al	Timothy Dougherty et al

Commonwealth of Massachusetts
Land Court Department
Cases Filed by File Date
Cases Filed : 7/1/18 Through 9/30/18

Case Number	Filed Date	City	Street	Plaintiff	Defendant
18 MISC 000393	07/30/2018	Boston	79-91 West Broadway	Oranmore Enterprises, LLC	Moawed Properties, LLC
18 MISC 000394	07/31/2018	Falmouth	63 Girard Avenue	Vincent J. Geoffroy	Heather P. Campion et al
18 MISC 000395	07/31/2018	Quincy	70 Cross Street	Stephen Salvatore et al	City of Quincy Zoning Board of Appeals et al
18 MISC 000396	08/01/2018	Dracut	275 Donahue Road	Claire D. Ignacio	FEC Mortgage Corp. formerly known as Financial Enterprises Corp.
18 MISC 000397	08/01/2018	Leominster	23 High Street	The Bank of New York Mellon formerly known as The Bank of New York, as Trustee for the Certificateholders of CWALT, Inc., Alternative Loan Trust 2005-72, Mortgage Pass-Through Certificates, Series 2005-72	Gerald A. Kukome et al
18 MISC 000398	08/01/2018	Woburn	0 & 165 Cambridge Road	Bryan Melanson	Eileen Marsan
18 MISC 000399	08/01/2018	Amesbury	46R Birchmeadow Road	Tracy Harris	City of Amesbury Zoning Board of Appeals et al
18 MISC 000400	08/02/2018	Topsfield	137 Asbury Street	G. Christopher Abbott et al	Town of Topsfield et al
18 MISC 000401	08/02/2018	Nahant	139 Wilson Road	Michael Vongaramvilai	Francesca Luca
18 MISC 000402	08/02/2018	Duxbury	188 Harrison Street	Chiu Wei-Chi Trustee of the 240 Harrison Street Realty Trust	The Town of Duxbury Zoning Board of Appeals et al
18 MISC 000403	08/03/2018	Springfield	107 Tyler Street	Bank of America, N.A. Successor by Merger to Fleet National Bank	Victor I. Anoje et al
18 MISC 000404	08/03/2018	Sudbury	Lincoln Lane	Richard S. Mansfield et al	The Town of Sudbury et al
18 MISC 000405	08/06/2018	Newton	159 Christine Street	Kevin Bianco	Richard Bianco et al
18 MISC 000406	08/06/2018	Everett	15 Otis Street	Debra A. Young et al	Donna M. Nasta

Commonwealth of Massachusetts
Land Court Department
Cases Filed by File Date
Cases Filed : 7/1/18 Through 9/30/18

Case Number	Filed Date	City	Street	Plaintiff	Defendant
18 MISC 000407	08/06/2018	Chilmark	81 Squibnocket Farm Road	Leigh F. Goldman as Trustee of the Ann Apurna MA Trust Agreement, u/d/t dated June 20, 2016	Andrew Lawrence Trustee of the Baxter Realty Trust, u/d/t dated June 8, 2009
18 MISC 000408	08/07/2018	Worcester	18-20 Lovewell Street	U.S. Bank National Association, not in its individual capacity, but solely as Trustee for the RMAC Trust, Series 2016-CTT	John M. Adkisson
18 MISC 000409	08/08/2018	Georgetown	57 Bailey Lane	Timothy C. Dougherty et al	Alexandra Zega et al
18 MISC 000410	08/10/2018	Natick	2 Arrow Path	Natick Residential Realty, LLC	Natick Planning Board
18 MISC 000411	08/10/2018	Boston	424 Massachusetts Avenue	Gerardo Raffaele	Andrew J. Rogers III et al
18 MISC 000412	08/10/2018	Norton	16 Sailors Lane	Wells Fargo Bank N.A., as Trustee for Carrington Mortgage Loan Trust, Series 2006-NC3 Asset-Backed Pass-Through Certificates	Ameripath Mortgage Corporation
18 MISC 000413	08/10/2018	Grafton	53 Church Street	Bank of America, N.A.	Crusader Bank, F.S.B.
18 MISC 000414	08/10/2018	Mansfield	113 School Street	Bank of America, N.A.	First Magnus Financial Corporation
18 MISC 000415	08/13/2018	Melrose	20 Arlington Street	Robert A. Skaare II et al	Samuel J. Keller et al
18 MISC 000416	08/13/2018	Abington	59 North Avenue	Donald H. Jackson, Jr. doing business as The John Galt Assets Company	Paul Keating
18 MISC 000417	08/15/2018	Newburyport	2 Opportunity Way	Packaging Realty, LLC et al	HVV Massachusetts, Inc. et al
18 MISC 000418	08/15/2018	Quincy	71 Water Street	Nicola A. DiCienzo	Angela A. Pizziferri
18 MISC 000419	08/15/2018	Brockton	East Ashland Street	U.S. Bank National Association	Harry Cooper et al

**Commonwealth of Massachusetts
Land Court Department
Cases Filed by File Date
Cases Filed : 7/1/18 Through 9/30/18**

Case Number	Filed Date	City	Street	Plaintiff	Defendant
18 MISC 000420	08/16/2018	Acton	184 Main Street	James Samuel et al	Acton Zoning Board of Appeals et al
18 MISC 000421	08/16/2018	Everett	33 Jackson Avenue	Bank of America, N.A.	Delta Funding Corporation
18 MISC 000422	08/16/2018	Revere	83-83A Shirley Avenue	Bank of America, N.A.	Delta Funding Corporation
18 MISC 000423	08/17/2018	Marshfield	23 Second Road	Thomas A. DiLorenzo	Jacqueline Brophy Personal Representative of the Estate of Jane-Ellen Costello et al
18 MISC 000424	08/17/2018	Raynham	190 Overlook Drive	Bank of America, N.A.	Mortgage Funding Corp.
18 MISC 000425	08/20/2018	Braintree	35 Rocsam Park Road	Roger E. Aiello Trustee of the Roger E. Aiello Revocable Trust	Robert Hernais Member of the Town of Braintree Planning Board et al
18 MISC 000426	08/20/2018	Wilbraham	3 James Circle	Bank of America, N.A.	Jennifer J. Earl et al
18 MISC 000427	08/20/2018	Scituate	Chief Justice Cushing Highway	Richard Margeson	Jason Carle et al
18 MISC 000428	08/21/2018	Wareham	2 Whitman Street	U.S. Bank National Association	Robert Jackson
18 MISC 000429	08/21/2018	Lakeville	18 Crooked Lane	New England Institute of Religious Research, Inc.	Mathew 6 Foundation et al
18 MISC 000430	08/21/2018	Billerica	22 Turner Road	John Spinosa	Heirs of Patrick Padula
18 MISC 000431	08/21/2018	Edgartown	Assessors Map 37 Lot 10	Bruce Tomason	Richard A. Brown et al
18 MISC 000432	08/22/2018	Boston	300 Commercial Street	Jacques Saade	Wilmington Trust, National Association, Trustee for MFRA Trust 2014-2 et al
18 MISC 000433	08/22/2018	Braintree	140 Campanelli Drive	The Norfolk Companies Inc. et al	Braintree Planning Board et al

Commonwealth of Massachusetts
Land Court Department
Cases Filed by File Date
Cases Filed : 7/1/18 Through 9/30/18

Case Number	Filed Date	City	Street	Plaintiff	Defendant
18 MISC 000434	08/23/2018	Boxford	Silverbrook Road	Town of Boxford	Douglas R. Conn Trustee of the 94 Lockwood Lane Realty Trust and the 15 Silverbrook Road Realty Trust, and as Former President and Treasurer of the Andrews Farm Water Company, Inc.
18 MISC 000435	08/23/2018	Quincy	90 Quincy Shore Drive	Joseph P. O'Shea	Seawinds Condominium Trust
18 MISC 000436	08/23/2018	Braintree	Campanelli Drive	AMAZON.COM.DEDC, LLC	Braintree Planning Board et al
18 MISC 000437	08/23/2018	Brewster	300 Foster Road	Cape Cod Five Cent Savings Bank	JP Morgan Chase Bank, N.A. et al
18 MISC 000438	08/24/2018	Methuen	268 Lowell Street	Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2006-R1	Ameriquest Mortgage Company et al
18 MISC 000439	08/24/2018	Boston	44-46 Donnybrook Road	Donald R. Lewis	Jennine G. Lewis et al
18 MISC 000440	08/24/2018	Holbrook	81 Pleasant Street	Jefferson Romain	Eric W. Back et al
18 MISC 000441	08/28/2018	Marblehead	16 Manataug Trail	Kenneth P. Martin III et al	William R. Moriarty Member of the Marblehead Zoning Board of Appeals et al
18 MISC 000442	08/28/2018	Marblehead	53/55 Gregory Street	Steven M. Timmons et al	Jean A. McLean
18 MISC 000443	08/28/2018	Newton	188 Derby Street	Theodore M. Crutchfield JR	Leslie E. McMillan
18 MISC 000444	08/28/2018	Marblehead	197 Washington Street	Lorraine Stevens Trustee of the Lorraine Stevens, Trust	Michael J. Irving et al
18 MISC 000445	08/28/2018	Watertown	42 Cuba Street	Thomas Pease et al	Sharon Ellis et al
18 MISC 000446	08/28/2018	Lawrence	19-21 Sargent Street	Roger Bijjani	Fidelity Union Mortgage Corporation/Virgin Islands et al
18 MISC 000447	08/29/2018	Revere	382 Ocean Avenue	Wells Fargo Bank, N.A.	Ashot Davtian et al

Commonwealth of Massachusetts
Land Court Department
Cases Filed by File Date
Cases Filed : 7/1/18 Through 9/30/18

Case Number	Filed Date	City	Street	Plaintiff	Defendant
18 MISC 000448	08/30/2018	Provincetown	4 Bradford Acres Road	Charles R. Pisano et al	Steven Thunberg Trustee of Bradford Acres Condominium Trust of Provincetown et al
18 MISC 000449	08/30/2018	Haverhill	3 Homer Street	Bayview Loan Servicing, LLC	Kimberly Ann Gagne formerly known as Kimberly A. Tannian
18 MISC 000450	08/30/2018	Bolton	288 Sugar Road	Wells Fargo Bank, N.A., as Trustee for Carrington Mortgage Loan Trust, Series 2006-NC2 Asset-Backed Pass-Through Certificates	Duane Wellhoefer et al
18 MISC 000451	08/30/2018	Millbury	91 South Oxford Street	Jason Richard Langway et al	United Companies Lending Corporation
18 MISC 000452	08/30/2018	Arlington	45 Trowbridge Street	Denise A. Spero	William F. Flannigan et al
18 MISC 000453	08/30/2018	Edgartown	Land, Lot 128, Map 12	Richard A. Brown	Town of Edgartown et al
18 MISC 000454	08/30/2018	Wilmington	2R Judith Road	Kirk Donovan et al	John Hanekamp et al
18 MISC 000455	08/31/2018	Boston	518 Shawmut Avenue	Nationstar Mortgage LLC doing business as Mr. Cooper	Paula M. Kravetz Individually and as Attorney-in-fact for Larry Jay Kravetz et al
18 MISC 000456	09/04/2018	Natick	42 Leach Lane	Abner Kurtin et al	Town of Natick Planning Board et al
18 MISC 000457	09/04/2018	Boston	234 Poplar Street	James L. Hester et al	Aames Funding Corporation doing business as Aames Home Loan
18 MISC 000458	09/05/2018	Boston	168 Brooks Street	PennyMac Corp.	Silvia E. Flores et al
18 MISC 000459	09/05/2018	Sutton	20 Blackstone Street	Town of Grafton by and through its Board of Selectmen	The Planning Board of the Town of Sutton et al
18 MISC 000460	09/06/2018	Boston	98-100 Orient Avenue	James J. Carney JR	Camille M. Carney et al
18 MISC 000461	09/07/2018	Boston	25 Dorchester Avenue	Janice Stevenson	TND Homes I LLC

Commonwealth of Massachusetts
Land Court Department
Cases Filed by File Date
Cases Filed : 7/1/18 Through 9/30/18

Case Number	Filed Date	City	Street	Plaintiff	Defendant
18 MISC 000462	09/07/2018	East Bridgewater	Assessors Map 77, Plot 656	Jolene Sheehan	Roy E. Gardner Member of the East Bridgewater Planning Board et al
18 MISC 000463	09/07/2018	Concord	66 & 80 Old Stow Road	Donald Rober et al	Michael Fercu Trustee of the Fercu Family Trust et al
18 MISC 000464	09/07/2018	Acton	535 Acorn Park Drive	Leader Bank, N.A.	Shanti Vanguri
18 MISC 000465	09/10/2018	Medford	51 Jerome Street	Bank of America, N.A. Successor by Merger to BAC Home Loans Servicing, LP f/k/a Countrywide Home Loans Servicing, LP	Dana Richardson also known as Dana M. Richardson et al
18 MISC 000466	09/10/2018	Newburyport	18 Henry Graf Jr. Road	REM Realty LLC	RiverRun Gardens LLC et al
18 MISC 000467	09/11/2018	Sturbridge	Leadmine Wildlife Management Area	Commonwealth of Massachusetts, by and through its Department of Fish and Game	Mark S. Palmer et al
18 MISC 000468	09/12/2018	Middleton	13 East Street	Dwayne A. Castetter SR	Debra F. Cameron et al
18 MISC 000469	09/13/2018	Wayland	6 Fields Lane	William Balicki et al	Warren H. Ziegler et al
18 MISC 000470	09/13/2018	Rehoboth	48 Broad Street	Bank of America, N.A.	Accredited Home Lenders, Inc.
18 MISC 000471	09/13/2018	Southborough	8 Whistler Lane	Joseph H. Bane et al	GMAC-RFC doing business as GMAC Residential Funding Corporation
18 MISC 000472	09/13/2018	Maynard	0 Dana Road	Michael Allen et al	Diane L. Krauthamer Individually and as Personal Rep. of the Est. of Kenneth E. Stallions et al
18 MISC 000473	09/14/2018	Halifax	7 Old Ocean Avenue	Christine M. McKenna et al	Valerie Harrington et al
18 MISC 000474	09/14/2018	Hingham	Zero Lazelle Street	David A. Barry Trustee of 91 Lazell Street Realty Trust et al	Steven Murphy Chief of the Hingham Fire Dept. et al
18 MISC 000475	09/14/2018	Burlington	10 Hickory Lane	Kenny Bushee	David Bushee

Commonwealth of Massachusetts
Land Court Department
Cases Filed by File Date
Cases Filed : 7/1/18 Through 9/30/18

Case Number	Filed Date	City	Street	Plaintiff	Defendant
18 MISC 000476	09/14/2018	Sturbridge	280 Big Alum Road	Barbara Rice	Joel R. Casaubon et al
18 MISC 000477	09/17/2018	Mattapoisett	141 Orlando Street	Bank of America, N.A.	Accredited Home Lenders, Inc.
18 MISC 000478	09/17/2018	Mashpee	18 Bingham Drive	Bank of America, N.A.	American Money Centers, Inc.
18 MISC 000479	09/18/2018	Falmouth	154 Maravista Avenue	John Almquist et al	Virginia C. Ross et al
18 MISC 000480	09/20/2018	Dudley	25 Tanyard Road	Bank of America, N.A.	Aames Funding Corporation doing business as Aames Home Loan

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