

## **PUBLIC NOTICE**

**TO THE OWNERS OF PROPERTIES DESCRIBED IN THIS NOTICE, AND TO ALL  
PERSONS HAVING LIENS, JUDGMENTS OR MUNICIPAL OR OTHER CLAIMS  
AGAINST SUCH PROPERTIES:**

Notice is hereby given that The Columbia County Tax Claim Bureau shall conduct a Judicial Sale pursuant to Article VI, Section 610, et seq. of the Real Estate Tax Sale Law, Act of July 7, 1947, No. 542, P.L. 1368, as amended, on April 2, 2024 at 9:00 a.m. (or such date or dates adjourned or continued) in Courtroom No. 1 of the Columbia County Courthouse, 35 West Main Street, Bloomsburg, Pennsylvania and expose the parcels, hereafter described to Public Sale.

The properties exposed to sale will be sold free and clear of all tax and municipal claims, mortgages, liens, charges and estates of whatsoever kind, except ground rents separately taxed. Notice of the Upset Sale of each of the properties described herein was advertised in The Press-Enterprise on August 6, 2022 and September 3, 2022. An upset price was set for each such parcel exposed to sale, in accordance with the Act, however the properties set forth below were not sold at the Upset Sale, because the upset sale price was not obtained.

There will be NO REDEMPTION PERIOD after the date of the sale, but the delinquent taxes and costs can be paid up to the time of the sale. In accordance with Section 618 of the Real Estate Tax Sale Law, 72 P.S. § 5860.618, the owner shall not be permitted to repurchase said property.

IT IS STRONGLY URGED that prospective purchasers have an examination made of the title to any property in which they may be interested. Every reasonable effort has been made to keep the proceedings free from error. However, in every case the Tax Claim Bureau is selling the TAXABLE INTEREST and the property is offered for sale by the Tax Claim Bureau without guarantee of any warranty whatever, including, without limitation as to title, marketable title, to structure(s) or lack of structures upon the land.

**TERMS OF SALE:** Payment of the bid price, which shall not be less than the costs set forth in the upset price at the prior sale and the additional costs incurred relative to this sale, plus the fees incurred by the Tax Claim Bureau for the title search along with transfer taxes and recording costs shall be due and owing as soon as the sale is completed and must be made in the form of certified check, or money order. In the event that said amount is not paid before the close of business on the day of the sale, the sale will be voided and the bidder will not be permitted to bid on any properties in future sales. In the event that a successful bidder tenders a bad certified check or money order to the Tax Claim Bureau when purchasing a property in any sale the bidder shall not be permitted to bid on any properties in future sales and the matter shall be referred to the Columbia County District Attorney's Office for prosecution under the Pennsylvania Crimes Code.

Prospective purchasers at all tax sales are required to certify as follows:

1. In accordance with Section 619a of the Real Estate Tax Sale Law, 72 P.S. § 5860.619a, a successful bidder shall be required to provide certification to the Bureau that such person is not delinquent in paying real estate taxes owed to taxing bodies within Columbia County, nor is the bidder acting on behalf of another individual or entity who is delinquent in paying real estate taxes owed to taxing bodies within Columbia County.
2. In accordance with Section 619a of the Real Estate Tax Sale Law, 72 P.S. § 5860.619a, a successful bidder shall be required to provide certification to the Bureau that such person is not delinquent in paying municipal utility bills owed to municipalities within Columbia County, nor is the bidder acting on behalf of another individual or entity who is delinquent in paying municipal utility bills owed to municipalities within Columbia County.
3. Pursuant to Section 601 (d) of the Real Estate Tax Sale Law, 72 P.S. § 5860.601 (d), prospective bidders must certify that they have not had a landlord license revoked in any municipality in Columbia County and that they are not acting as an agent for a person whose landlord license has been revoked.

ACT 33 OF 2021 REQUIRES ALL BIDDERS MUST PRE-REGISTER BY MARCH 22, 2024 FOR THE JUDICIAL SALE. FORMS CAN BE OBTAINED AT THE TAX CLAIM BUREAU OFFICE OR ON COLUMBIAPA.ORG WEBSITE.

All parcels listed below are advertised by the present parcel number according to the Columbia County Tax Assessment Records.

Matthew E Turowski, Esquire  
Solicitor for Columbia County  
Tax Claim Bureau

**BEAVER TOWNSHIP**

<u>Parcel No.</u>	<u>Owner</u>	<u>Description</u>	<u>Tax Claim &amp; Tax Years</u>
01-20A-044-00,000	Lawrence A. Stewart	Evergreen Lake Lot 502	\$10,324.03 2006-2022
01-20B-056-00,000	Jesse G & Joan E. Burnett	Evergreen Lake Lot 270	\$9,537.29 2007-2022
01-20D-017-00,000	Paul W. & Ethel G. Williams	Evergreen Lake Lot 532	\$7,390.77 2010-2022
01-20D-023-00,000	Wilfre & Frances J. March	Evergreen Lake Lot 537	\$8,105.67 2009-2022

01-20D-027-00,000	Michael, II & Paula Sullivan	Evergreen Lake Lot 543	\$8,755.37 2006-2022
01-20D-043-00,000	Alfred J. Maslag	Evergreen Lake Lot 3B-Section B	\$8,962.39 2006-2022
01-20D-056-00,000	Leroy F. & Joyce H. Homer	Evergreen Lake Lot 4B	\$7,199.76 2011-2022

### **BERWICK BOROUGH**

<u>Parcel No.</u>	<u>Owner</u>	<u>Description</u>	<u>Tax Claim &amp; Tax Years</u>
04B-04-056-00,000	Lester & Frances A. Pifer	341 Vine Street	\$15,918.15 2010-2022

### **TOWN OF BLOOMSBURG**

<u>Parcel No.</u>	<u>Owner</u>	<u>Description</u>	<u>Tax Claim &amp; Tax Years</u>
05E-12-120-00,000	Robert J. & Mary J. Rosemeier	Old Berwick Road	\$16,933.81 2007-2022

### **BRIAR CREEK BOROUGH**

<u>Parcel No.</u>	<u>Owner</u>	<u>Description</u>	<u>Tax Claim &amp; Tax Years</u>
06-01-015-00,168	Keith E. Mowery	3 Lark Drive Trailer	2012-2022 \$10,905.98

### **CATAWISSA BOROUGH**

<u>Parcel No.</u>	<u>Owner</u>	<u>Description</u>	<u>Tax Claim &amp; Tax Years</u>
08-01-091-00,000	Frank L. & Shirley M. Metzger	175 South 2 <sup>nd</sup> Street	\$19,421.85 2005-2022

### **CENTRALIA BOROUGH**

<u>Parcel No.</u>	<u>Owner</u>	<u>Description</u>	<u>Tax Claim &amp; Tax Years</u>
10A-01-065-00,000	Michael A. Gallagher, Michael Cheddar and Henry J. Darrah	Vacant land (Lot 9, Block 140)	\$8,199.51 2002-2022

10B-02-104-00,000	Frank Broskas	Vacant land (Lot 11, Block 29)	\$7,149.30 2004-2022
10B-02-124-00,000	Robert S. Gourley, Trustee Sue F. Gourley, Trustee	Vacant land (Lots 11& 12, Block 38)	\$7,086.10 2006-2022
10B-02-125-00,000	Robert S. Gourley, Trustee Sue F. Gourley, Trustee	Vacant land	\$8,888.24 2006-2022
10B-03-076-00,000	John & Margaret Lavelle	Vacant land Lot 11, Block 6 ½)	\$7,391.73 2005-2022

### **CLEVELAND TOWNSHIP**

<u>Parcel No.</u>	<u>Owner</u>	<u>Description</u>	<u>Tax Claim &amp; Tax Years</u>
13-10A-054-00,000	Greg Spalenka	Evergreen Lane, Lot 532	\$14,090.08 2009-2022
13-10C-021-00,000	Paul & Margaret Miller	Vacant land (.479 acres per deed) Lot 273	\$10,112.33 2009-2022

### **CONYNGHAM TOWNSHIP**

<u>Parcel No.</u>	<u>Owner</u>	<u>Description</u>	<u>Tax Claim &amp; Tax Years</u>
14-09A-098-00,000	Curtis M. Kasmer	568 First Street, Wilburton	\$22,041.10 2009-2022
14-09A-105-00,000	George & Mary H. Bolich	615 Second Avenue	\$25,469.18 2006-2022
14-10A-016-00,000	Ada A. Beaver, Trustee	1204 Legion Street	\$23,833.73 2008-2022
14-10C-38-01,000	Richard D. & Leona L. Fronk	347 Columbia Avenue Aristes	\$15,190.78 2011-2022
14-10C-094-00,000	Jesse & Felecia White	633 Summit Hill Rd. Aristes	\$24,753.85 2010-2022

**GREENWOOD TOWNSHIP**

<u>Parcel No.</u>	<u>Owner</u>	<u>Description</u>	<u>Tax Claim &amp; Tax Years</u>
17-03A-027-00,000	Valley View Lake Association, Inc.	Vacant land	\$19,426.78 2006-2022

**MADISON TOWNSHIP**

<u>Parcel No.</u>	<u>Owner</u>	<u>Description</u>	<u>Tax Claim &amp; Tax Years</u>
21-18-008-00,000	Robert L. & Roxann M. Sarviss	1788 Millville Road	\$45,038.90 2008-2022

**ORANGEVILLE BOROUGH**

<u>Parcel No.</u>	<u>Owner</u>	<u>Description</u>	<u>Tax Claim &amp; Tax Years</u>
28-02-115-00,025	Christopher & Traci Moser	25 Creekside Lane Cabin	2010-2022 \$12,658.94

**PINE TOWNSHIP**

<u>Parcel No.</u>	<u>Owner</u>	<u>Description</u>	<u>Tax Claim &amp; Tax Years</u>
29-03A-003-00,000	Patricia A. Magill	8 Church Road	\$30,876.83 2008-2022

**SCOTT TOWNSHIP**

<u>Parcel No.</u>	<u>Owner</u>	<u>Description</u>	<u>Tax Claim &amp; Tax Years</u>
31-3C2-105-00,000	Paul E. & Joan Shymansky	2673 Old Berwick Road	\$27,164.80 2011-2022